

ORDINANCE 3072

AN ORDINANCE ASSIGNING A ZONING CLASSIFICATION OF R-3 SINGLE-FAMILY HIGH DENSITY DISTRICT TO THE MINOR PLAT OF VICTORY CHRISTIAN CENTER TRACTS, IN G.L.O. LOT 2, SECTION 19, TOWNSHIP 20 NORTH, RANGE 4 EAST, P.M.M., CASCADE COUNTY, MONTANA, TO TRACT 1 OF SAID MINOR, ALL AS SHOWN ON THE SITE PLAN ATTACHED HERETO MARKED EXHIBIT "A" AND BY THIS REFERENCE MADE A PART HEREOF

* * * * *

WHEREAS, Harold Poulsen is the owner of record of the property being platted as the Minor Plat of Victory Christian Center Tracts, in G.L.O. Lot 2, Section 19, Township 20 North, Range 4 East, P.M.M., Cascade County, Montana; and,

WHEREAS, Harold Poulsen, has petitioned said Minor Plat of Victory Christian Center Tracts, be assigned a City zoning classification of R-3 Single-family high density district with a conditional use permit allowing a worship facility and the phased construction of the worship facility expansion, upon Tract 1 and upon annexation to City; and,

WHEREAS, Harold Poulsen, has agreed that any development of the subject property shall be substantially in accordance with the site plan attached, as Exhibit "A" and by this reference made a part hereof and the Annexation Agreement of the Minor Plat of Victory Christian Center Tracts; and,

WHEREAS, notice of assigning a zoning classification of R-3 Single-family high density district with a conditional use permit allowing a worship facility and the planned expansion, to said Minor Plat of Victory Christian Center Tracts, was published in the Great Falls Tribune advising that a public hearing on this zoning designation would be held on the 5th day of April, 2011, before final passage of said Ordinance herein; and,

WHEREAS, following said public hearing, it was found and recommended that the said zoning designation be made and, NOW THEREFORE,

BE IT ORDAINED BY THE COMMISSION OF THE CITY OF GREAT FALLS, STATE OF MONTANA:

Section 1. It is determined that the herein described zoning designation will meet the criteria and guidelines cited in Section 76-2-304 Montana Code Annotated, and Sections 17.16.36.040 and 17.16.40.030 of the Unified Land Development Code of the City of Great Falls.

Section 2. That the zoning of the Minor Plat of Victory Christian Center Tracts, in G.L.O. Lot 2, Section 19, Township 20 North, Range 4 East, P.M.M., Cascade County, Montana, be designated as R-3 Single-family high density district classification allowing a worship facility and the planned expansion.

Section 3. This ordinance shall be in full force and effect either thirty (30) days after its passage and adoption by the City Commission or upon filing in the office of the Cascade County Clerk and Recorder the resolution annexing the Minor Plat of Victory Christian Center Tracts, in G.L.O. Lot 2, Section 19, Township 20 North, Range 4 East, P.M.M., Cascade County, Montana, into the corporate limits of the City of Great Falls, Montana, whichever event shall occur later.

APPROVED by the City Commission on first reading March 15, 2011.

PASSED, APPROVED AND ADOPTED by the City Commission of the City of Great Falls, Montana, on second reading April 5, 2011.

Michael J. Winters, Mayor

ATTEST:

Lisa Kunz, City Clerk

(CITY SEAL)

APPROVED FOR LEGAL CONTENT:

James W. Santoro, City Attorney

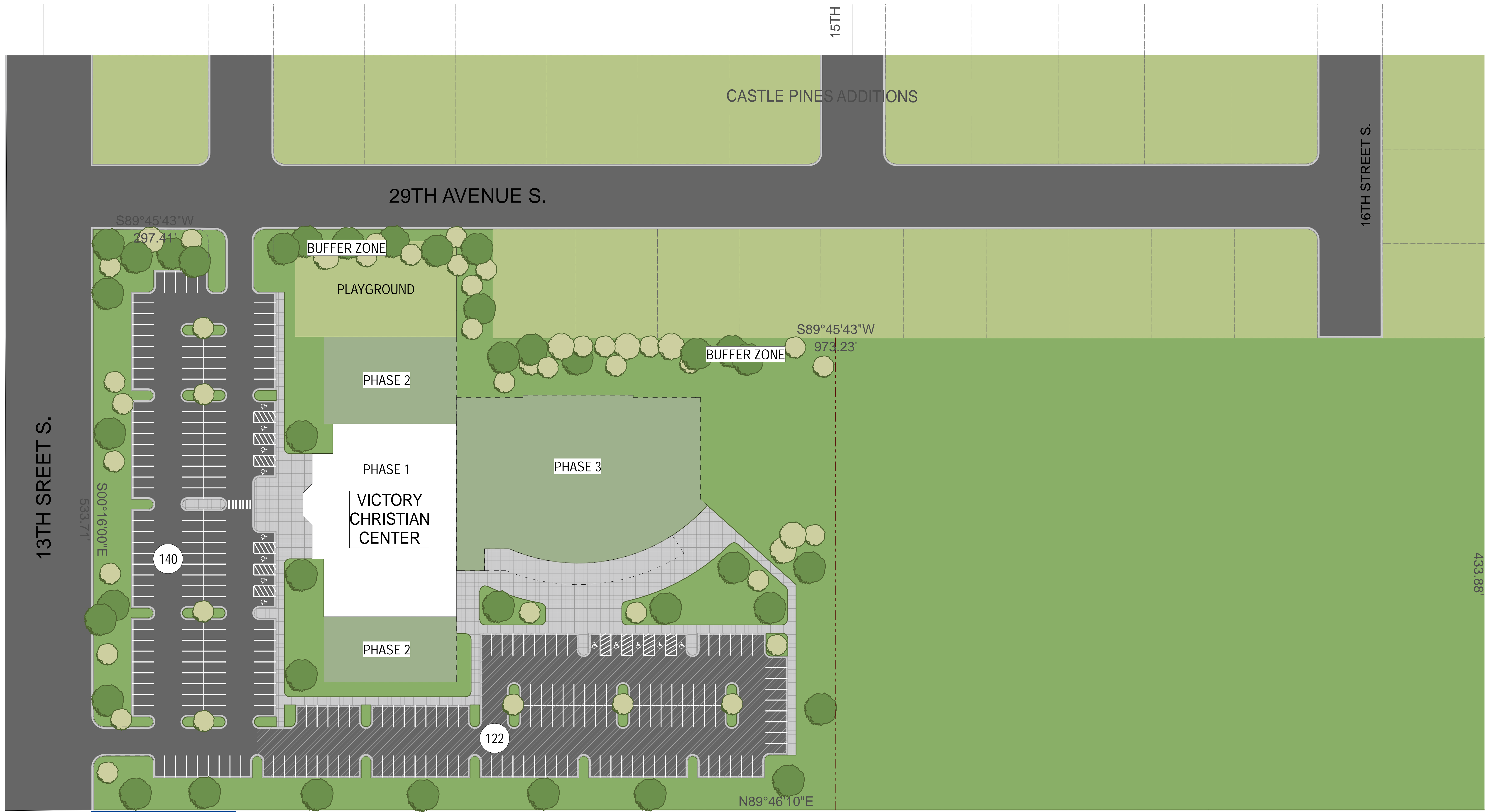
State of Montana)
County of Cascade : ss
City of Great Falls)

I, Lisa Kunz, City Clerk of the City of Great Falls, Montana, do certify that I did post as required by law and as prescribed and directed by the Commission, Ordinance 3072 in three conspicuous places within the limits of said City to-wit:

On the Bulletin Board, first floor, Civic Center Building;
On the Bulletin Board, first floor, Cascade County Court House;
On the Bulletin Board, Great Falls Public Library

Lisa Kunz, City Clerk

(CITY SEAL)



±7.5 acres