

ORDINANCE 3195

AN ORDINANCE BY THE CITY COMMISSION OF THE CITY OF GREAT FALLS ASSIGNING A ZONING CLASSIFICATION OF I-2 HEAVY INDUSTRIAL DISTRICT TO THE PROPERTY LEGALLY DESCRIBED AS: A PORTION OF MARK 7K, A TRACT OF LAND EQUALING +/- 6.254 ACRES LOCATED IN SECTION 4, TOWNSHIP 20 NORTH, RANGE 4 EAST, P.M. MT, CASCADE COUNTY, MONTANA

\* \* \* \* \*

WHEREAS, Talcott Holdings Inc., the owner of record, has petitioned the City of Great Falls to annex the subject property, consisting of ±6.254 acres, as legally described above; and,

WHEREAS, Talcott Holdings Inc. has petitioned said property to be assigned a City zoning classification of I-2 Heavy Industrial district, upon annexation to City; and,

WHEREAS, the Great Falls Zoning Commission conducted a public hearing on November 27, 2018, to consider said zoning request and, at the conclusion of said hearing, passed a motion recommending the City Commission zone the property legally described as a portion of Mark 7K, a Tract of Land equaling +/- 6.254 acres, located in Section 4 Township 20 North, Range 4 East, P.M. MT, Cascade County, Montana to I-2 Heavy Industrial district; and

WHEREAS, notice of assigning said zoning classification to the subject property was published in the *Great Falls Tribune* advising that a public hearing on this zoning designation would be held on the 15th day of January, 2019, before final passage of said Ordinance herein; and,

WHEREAS, the zoning map amendment on said property meets the Basis of Decision requirements in the Official Code of the City of Great Falls (OCCGF), Section 17.16.40.030; and

WHEREAS, following said public hearing, it was found and decided that said zoning designation be made.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF GREAT FALLS, MONTANA:

Section 1. It is determined that the herein requested zoning assignment meets the criteria and guidelines cited in Section 76-2-304 Montana Code Annotated, and meets the requirements of OCCGF Section 17.16.40.030.

Section 2. That the property legally described as: a portion of Mark 7K a Tract of Land equaling +/- 6.254 acres, located in Section 4 Township 20 North, Range 4 East, P.M. MT, Cascade County, Montana, be designated as I-2 Heavy Industrial district as shown in Exhibit A.

Section 3. This ordinance shall be in full force and effect thirty (30) days after its passage and adoption by the City Commission.

ACCEPTED by the City Commission of the City of Great Falls, Montana on first reading December 18, 2018.

ADOPTED by the City Commission of the City of Great Falls, Montana on second reading January 15, 2019.

\_\_\_\_\_  
Bob Kelly, Mayor

ATTEST:

\_\_\_\_\_  
Lisa Kunz, City Clerk

(SEAL OF CITY)

APPROVED FOR LEGAL CONTENT:

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Sara Sexe, City Attorney

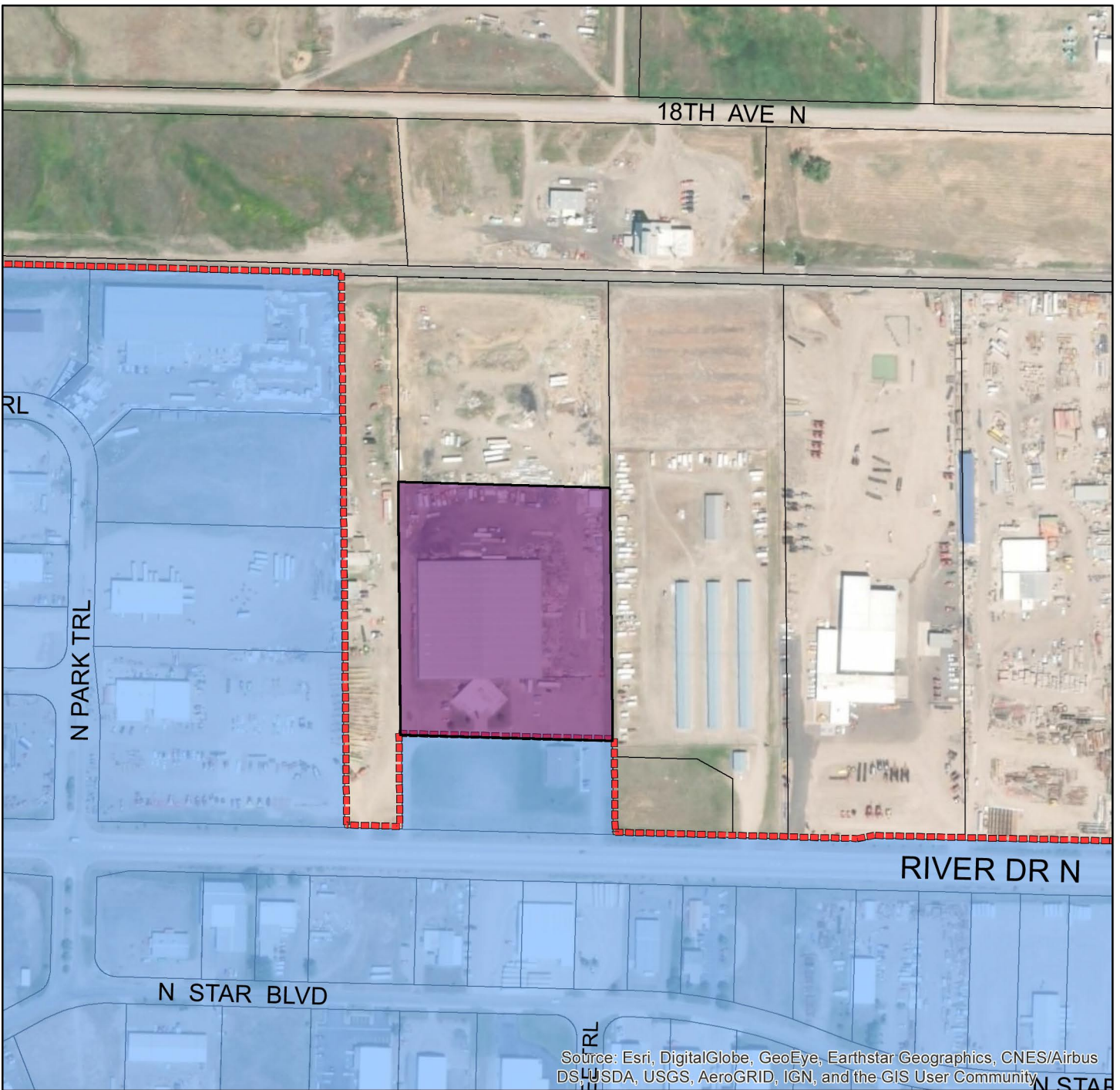
State of Montana    )  
County of Cascade  : ss  
City of Great Falls )

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 3195, on the Great Falls Civic Center posting board and the Great Falls City website.




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Lisa Kunz, City Clerk

(CITY SEAL)

# Ordinance 3195 Exhibit A



Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

-  I-2 Heavy Industrial
-  Tracts of Land
-  Ordinance 3195

