

ORDINANCE 3204

AN ORDINANCE BY THE CITY COMMISSION OF THE CITY OF GREAT FALLS ASSIGNING A ZONING CLASSIFICATION OF R-5 MULTI-FAMILY MEDIUM DENSITY DISTRICT TO THE PROPERTY LEGALLY DESCRIBED AS: LOTS 8-21, BLOCK 30 OF THE REPLAT OF LINCOLN HEIGHTS AND THE ADJOINING RIGHT OF WAY OF 15<sup>TH</sup> ALLEY SOUTH LOCATED IN THE NE1/4 OF SECTION 18, TOWNSHIP 20 NORTH, RANGE 4 EAST, P.M. MT, CASCADE COUNTY, MONTANA

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WHEREAS, K&V Family Properties LLC, is the owner of record and has petitioned the City of Great Falls to annex the subject properties, consisting of ±1.028 acres, as legally described above; and

WHEREAS, K&V Family Properties LLC has petitioned said properties to be assigned a City zoning classification of R-5 Multi-family Medium Density, upon annexation to City; and

WHEREAS, the Great Falls Zoning Commission conducted a public hearing on March 26, 2019, 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 Lots 8-21, Block 30 of the Replat of Lincoln Heights and the adjoining right of way of 15th Alley South located in NE1/4 of Section 18, Township 20 North, Range 4 East, P.M. MT, Cascade County, Montana to R-5 Multi-Family Medium Density 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 before the Great Falls City Commission on this zoning designation would be held on the 7th day of May, 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 ORDAINED 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 Mont. Code Ann. § 76-2-304, and meets the requirements of OCCGF Section 17.16.40.030.

Section 2. That the property legally described as: Lots 8-21, Block 30 of the Replat of Lincoln Heights and the adjoining right of way of 15th Alley South located in NE1/4 of Section 18, Township 20 North, Range 4 East, P.M. MT, Cascade County, Montana, be designated as R-5 Multi-Family Medium Density 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 April 16, 2019.

ADOPTED by the City Commission of the City of Great Falls, Montana on second reading May 7, 2019.

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Bob Kelly, Mayor

ATTEST:

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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 3204, on the Great Falls Civic Center posting board and the Great Falls City website.

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Lisa Kunz, City Clerk

(CITY SEAL)

Exhibit A - Ordinance 3204



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

-  Ordinance 3204
-  Tracts of Land

