

ORDINANCE 3210

AN ORDINANCE BY THE CITY COMMISSION OF THE CITY OF GREAT FALLS ASSIGNING A ZONING CLASSIFICATION OF R-3 SINGLE-FAMILY HIGH DENSITY DISTRICT TO THE PROPERTIES LEGALLY DESCRIBED AS: LOTS 4-6, BLOCK 10 OF FINLAY'S SUPPLEMENT TO PROSPECT PARK ADDITION AND THE ADJOINING RIGHT OF WAY OF 15TH STREET SOUTH AND 22ND ALLEY SOUTH LOCATED IN THE S1/2 SW1/4 OF SECTION 18, TOWNSHIP 20 NORTH, RANGE 4 EAST, P.M. MT, CASCADE COUNTY, MONTANA

* * * * *

WHEREAS, Travis Manus, is the owner of record and has petitioned the City of Great Falls to annex the subject properties, consisting of ±0.215 acres, as legally described above; and

WHEREAS, Travis Manus has petitioned said properties to be assigned a City zoning classification of R-3 Single-family High Density, upon annexation to the City; and

WHEREAS, the Great Falls Zoning Commission conducted a public hearing on September 24, 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 4-6, Block 10 of Finlay's Supplement to Prospect Park Addition, and the adjoining right-of-way of 15th Street South and 22nd Alley South located in S1/2 SW1/4 of Section 18, Township 20 North, Range 4 East, P.M. MT, Cascade County, Montana to R-3 Single-family High 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 5th day of November, 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 4-6, Block 10 of Finlay's Supplement to Prospect Park Addition, and the adjoining right-of-way of 15th Street South and 22nd Alley South located in S1/2 SW1/4 of Section 18, Township 20 North, Range 4 East, P.M. MT, Cascade County, Montana, be designated as R-3 Single-family High 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 October 15, 2019.

ADOPTED by the City Commission of the City of Great Falls, Montana on second reading November 5, 2019.

Bob Kelly, Mayor

ATTEST:

Darcy Dea, Deputy City Clerk

(SEAL OF CITY)

APPROVED FOR LEGAL CONTENT:

Sara Sexe, City Attorney

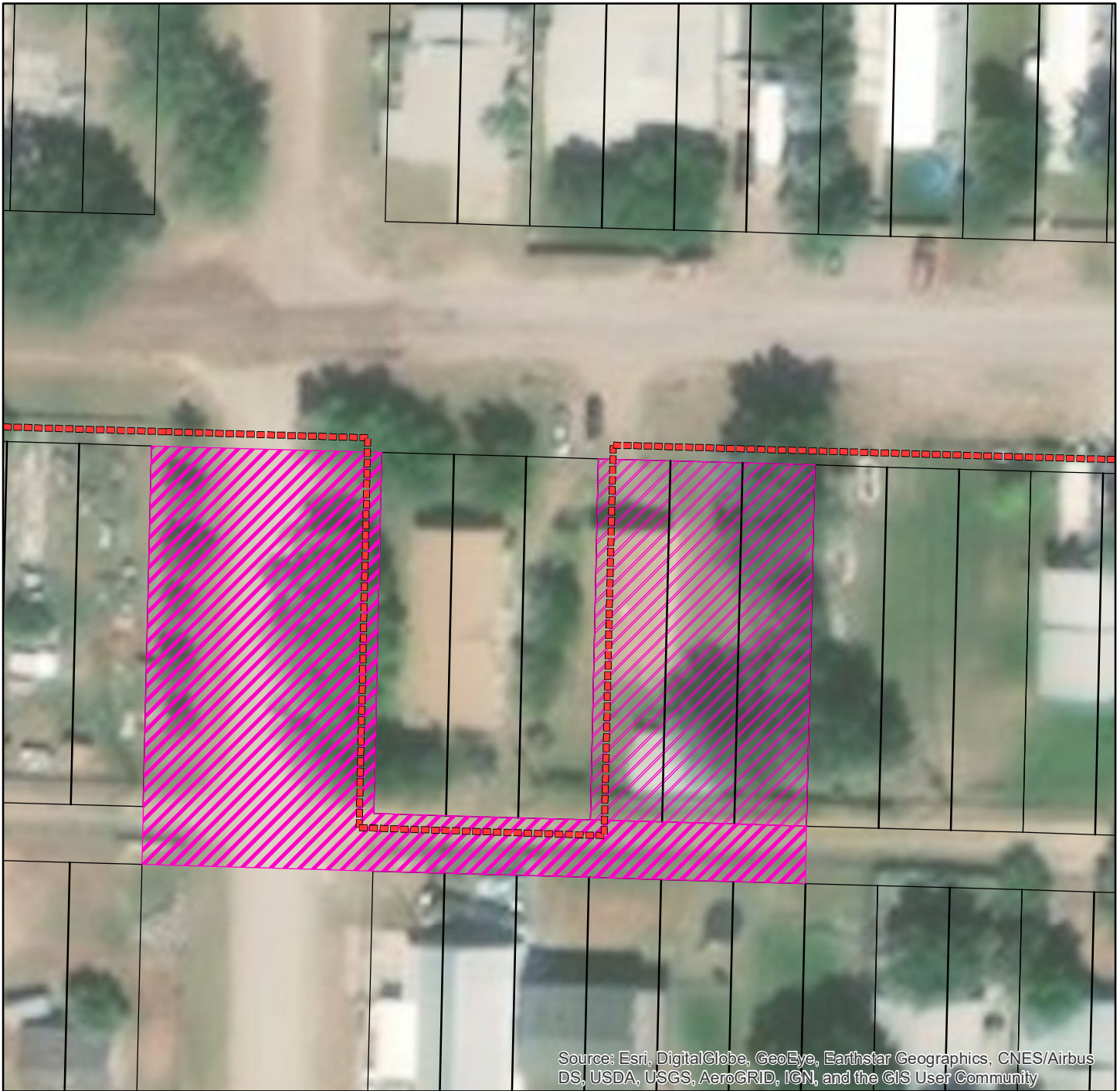
State of Montana)
County of Cascade : ss
City of Great Falls)

I, Darcy Dea, Deputy 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 3210, on the Great Falls Civic Center posting board and the Great Falls City website.

Darcy Dea, Deputy City Clerk

(CITY SEAL)

Ordinance 3210 - Exhibit A



 Ordinance 3210

