

ORDINANCES OF THE CITY OF HELENA, MONTANA

ORDINANCE NO. 3208

AN ORDINANCE AMENDING CITY OF HELENA ORDINANCE No. 2359 AND AMENDING THE OFFICIAL ZONING MAP FOR THE CITY OF HELENA FOR A ZONE CHANGE FROM A B-1 (NEIGHBORHOOD BUSINESS) DISTRICT TO A B-2 (GENERAL COMMERCIAL) DISTRICT, FOR LOTS 1-5 IN BLOCK 1 OF THE COTTONWOOD BUSINESS PARK IN THE CITY OF HELENA, MONTANA

WHEREAS, the Helena City Commission has determined that Ordinance No. 2359 should be amended and the zoning designation of those lots owned by **D & S Diversified Properties, LLP, and Paul Dorrance**, and legally described as Lots 1-5 in Block 1 of the Cottonwood Business Park in the City of Helena, Montana, generally located south of Barney Street and west of McHugh Lane, with property addresses of 625, 645, 665, and 685 Barney Street and 3310 McHugh Lane, should be changed as follows:

From B-1 (Neighborhood Business) to B-2 (General Commercial), as shown on Exhibit "A" attached hereto

WHEREAS, the official zoning map of the City of Helena, Montana, as noted in Section 11-1-3 of the Helena City Code, should be amended to change the zoning designation for said property; and

WHEREAS, a public hearing was held on **March 10, 2015**, before the Helena Zoning Commission concerning said amendment of Ordinance No. 2359 and said rezoning, and the Zoning Commission recommended **APPROVAL** of the amendment and zone change; and

WHEREAS, a public hearing was held on **April 20, 2015**, before the Helena City Commission concerning amendment of Ordinance No.

ORDINANCES OF THE CITY OF HELENA, MONTANA

Ord. No. 3208

2359 and said rezoning at which staff recommended **APPROVAL** of the amendment and zone change; and

WHEREAS, said amendment and zone change appear to be in the best interests of the City of Helena, Montana, and the inhabitants thereof; and

WHEREAS, in considering said amendment and zone change, the City of Helena has given due consideration to the matters set forth in §76-2-304, MCA.

NOW, THEREFORE, BE IT ORDAINED BY THE COMMISSION OF THE CITY OF HELENA, MONTANA:

Section 1. City of Helena Ordinance No. 2359 is amended and the zoning designation of the property legally described as Lots 1-5 in Block 1 of the Cottonwood Business Park in the City of Helena, Montana, generally located as stated above, is changed as follows:

From B-1 (Neighborhood Business) to B-2 (General Commercial), as shown on Exhibit "A" attached hereto

Section 2. The official zoning map of the City of Helena, Montana, is hereby modified to reflect the changes made herein.

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ORDINANCES OF THE CITY OF HELENA, MONTANA

Ord. No. 3208

FIRST PASSED BY THE COMMISSION OF THE CITY OF HELENA, MONTANA,
THIS 20th DAY OF APRIL, 2015.

/S/ James E. Smith
MAYOR

ATTEST:

/S/ Debbie Havens
CLERK OF THE COMMISSION

FINALLY PASSED BY THE COMMISSION OF THE CITY OF HELENA,
MONTANA, THIS 4TH DAY OF MAY, 2015.

/S/ James E. Smith
MAYOR

ATTEST:

/S/ Debbie Havens
CLERK OF THE COMMISSION