

ORDINANCES OF THE CITY OF HELENA, MONTANA

ORDINANCE NO. 3244

AN ORDINANCE ADDING A DEFINITION OF PHASED DEVELOPMENT BY AMENDING
TITLE 12, CHAPTER 1 OF THE HELENA CITY CODE

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

Title 12, Subdivision Regulations, Chapter 1, Title, Purpose,
Definitions, of the Helena City Code, is hereby amended as follows:

Chapter 1 TITLE, PURPOSE, DEFINITIONS

12-1-1: TITLE: No change.

12-1-2: PURPOSE OF THE SUBDIVISION REVIEW PROCESS: No change.

12-1-3: AUTHORITY: The ~~city planning division~~ Community Development Department, and the planning board if applicable, is charged with the duty of making investigations of all proposed plats, subdivisions and certificates of survey and is directed to make recommendations to the governing body for approval, conditional approval or disapproval of the proposed divisions of land coming before the city commission. Authorization for this title is contained in the Montana ~~s~~Subdivision and ~~p~~Platting ~~a~~Act, title 76, chapter 3, Montana Code Annotated (Ord. 3164, 9-23-2013; amd. Ord. 3244, 10-29-2018)

12-1-4: JURISDICTION: No change.

12-1-5: RELATIONSHIP TO ZONING: No change

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12-1-6: LANDS UNSUITABLE FOR SUBDIVISION DEVELOPMENT: No change

12-1-7: SUBDIVISIONS FOR BUILDING PURPOSES PROHIBITED: No change

12-1-8: DEFINITIONS: Whenever the following words or phrases appear in this title, they shall be given the meanings attributed to them by this section. Unless otherwise specified, the definitions in section 76-3-103, Montana Code Annotated, apply to this title.

ALLEY: A public right-of-way which provides only a secondary means of access to property and is not intended for general travel.
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PERENNIAL STREAM: A stream or part of a stream that, under normal precipitation conditions, flows throughout the year. Streams that are dewatered during part of the year by withdrawals, but would otherwise flow throughout the year without the withdrawals, are perennial streams.

PHASED DEVELOPMENT: A subdivision application and preliminary plat that at the time of submission consist of independently platted development phases that are scheduled for review on a schedule proposed by the subdivider.
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VICINITY MAP: A small scale map showing the location of a tract of land in relation to a larger land area. (Ord. 3164, 9-23-2013; amd. Ord. 3244, 10-29-2018)

FIRST PASSED BY THE COMMISSION OF THE CITY OF HELENA, MONTANA,
THIS 15TH DAY OF OCTOBER, 2018.

/S/ WILMOT J. COLLINS
MAYOR

ATTEST:

/S/ DEBBIE HAVENS
CITY CLERK

FINALLY PASSED BY THE COMMISSION OF THE CITY OF HELENA,
MONTANA, THIS 29TH DAY OF OCTOBER, 2018.

/S/ WILMOT J. COLLINS
MAYOR

ATTEST:

/S/ DEBBIE HAVENS
CITY CLERK