



RESOLUTIONS OF THE CITY OF HELENA, MONTANA

RESOLUTION NO. 20406

A RESOLUTION ANNEXING THE CRAFTSMAN VILLAGE PHASE 3 OF
THE CROSSROADS AT MOUNTAIN VIEW MEADOWS SUBDIVISION
IN LEWIS AND CLARK COUNTY INTO THE CITY OF HELENA, MONTANA

WHEREAS, R and D Partners, LLC, (now known as Mountain View Meadows, LLC), the legal owner of an approximately 3.59-acre portion of Tract A-1-A-1-A-1-A as shown on Certificate of Survey No. 3265465, more specifically described as Lots 9-21 in Block 45, Lots 7-19 in Block 44, and the internal dedicated public rights-of-way, as shown on the final plat of Craftsman Village Phase 3 of the Crossroads at Mountain View Meadows Subdivision, recorded under Document No. 3312862, which property is currently located adjacent to the existing city limits and generally located east of Swift Current Street and north of Twilight Avenue, in Lewis and Clark County Montana, has requested that the City of Helena annex said property;

WHEREAS, the City of Helena desires to annex said property and the internal rights-of-way under the provisions of Montana law;

WHEREAS, the City Commission established conditions for annexation by Resolution No. 19911 on May 7, 2012, and as amended by Resolution No. 20341 on May 22, 2017; and

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WHEREAS, the conditions of annexation associated with the Craftsman Village Phase 3 of the Crossroads at Mountain View Meadows Subdivision have been met.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMISSION OF THE CITY OF HELENA, MONTANA, AS FOLLOWS:

Section 1. The Helena City Commission hereby annexes an approximate 3.59-acre portion of Tract A-1-A-1-A-1-A as shown on Certificate of Survey No. 3265465, more specifically described as Lots 9-21 in Block 45, Lots 7-19 in Block 44, and the internal dedicated public rights-of-way, as shown on the final plat of Craftsman Village Phase 3 of the Crossroads at Mountain View Meadows Subdivision filed under Document No. 3312862, which property is currently located adjacent to the existing city limits and generally located east of Swift Current Street and north of Twilight Avenue, in Lewis and Clark County Montana, as shown on Exhibit "A" attached hereto.

Section 2. The boundaries of the City of Helena are hereby extended to include the above-described property.

Section 3. The Clerk of the Commission shall certify, under seal of the City of Helena, the Resolution which shall be filed with the Clerk and Recorder of Lewis and Clark County, and

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thereafter said annexed property shall be a part of the City of Helena and the City of Helena shall have the power to pass all necessary ordinances pertaining thereto.

PASSED AND EFFECTIVE BY THE COMMISSION OF THE CITY OF HELENA, MONTANA, THIS 25th DAY OF SEPTEMBER, 2017.



John Hovms

CLERK OF THE COMMISSION

James E. Smith

MAYOR

*Exhibit A
Resolution 20406*

PLAT OF UPLANDS PHASE 1 OF THE CROSSROADS AT MOUNTAIN VIEW MEADOWS SUBDIVISION

A PORTION OF TRACT 1-A OF CERTIFICATE OF SURVEY NO. 3226447
AND A PORTION OF TRACT C-2-A-1-A-1-A-1-A-1 OF CERTIFICATE OF SURVEY NO. 3250291
LOCATED IN SECTION 35, TOWNSHIP 10 NORTH, RANGE 3 WEST, P.M.M.
LEWIS AND CLARK COUNTY, MONTANA

CURVE	RADIUS	DELTA	CHORD BEARING	CHORD DISTANCE	CURVE LENGTH
CA	62.00'	37°27'00"	N86°05'30"E	38.41'	65.93'
CB	62.00'	40°03'30"	N87°12'30"E	41.51'	63.12'
CC	230.00'	30°58'44"	N83°11'12"E	2.98'	3.96'
CD	230.00'	11°39'00"	N84°58'12"E	40.99'	48.18'
CE	131.00'	12°24'41"	S19°28'18"W	36.70'	38.67'

LEGEND

- SET YELLOW PLASTIC CAP (20KA 18008.SI) ON 5" REBAR
- FOUND YELLOW PLASTIC CAP (REMARK 12730.SI) ON 2" REBAR UNLESS OTHERWISE NOTED
- PROPERTY BOUNDARY UPLANDS PHASE 1 (IMMEDIATE BOUNDARY)
- LOT LINE
- ROAD CENTERLINE
- UTILITY EASEMENT
- P.O.B. POINT OF BEGINNING

CURVE
RADIUS = 60.00'
DELTA = 15°00'00"
CHORD BEARING = N85°00'00"E
CHORD DISTANCE = 10.00'
CURVE LENGTH = 15.71'

CURVE
RADIUS = 150.00'
DELTA = 37°14'03"
CHORD BEARING = N87°02'00"E
CHORD DISTANCE = 14.47'
CURVE LENGTH = 14.47'

TRACT C-2-A-1-A-1-A-1-A-1-A
263.979 ACRES

JEANNETTE RANKIN DRIVE

ELOUISE COBELL STREET

FUTURE JEANNETTE RANKIN DRIVE
87' PUBLIC STREET RIGHT-OF-WAY

TRACT 1-A-2
8.122 ACRES

SUMMERS CROSSING AVENUE

TRACT 1-A-1
32.957 ACRES

20' UTILITY EASEMENT
30' EMERGENCY ACCESS EASEMENT (CREATED THIS PLAT)

CURVE
RADIUS = 35.00'
DELTA = 88°48'00"
CHORD BEARING = N02°23'17"W
CHORD DISTANCE = 33.27'
CURVE LENGTH = 37.00'

UPLAND AVENUE

ELOUISE COBELL STREET

BLOCK 9

BLOCK 12

BLOCK 22

SCALE: 1" = 40'

BASIS OF BEARINGS
EAST LINE OF NE 1/4 OF SEC. 35 AS SHOWN
ON C.O.S. 314762

SHEET 3 OF 3

Survey and plat are not valid unless seal contains original signature of surveyor.

CERTIFICATE OF SURVEYOR



JAKE R. ZISKA, PLS Date

1/4	SEC.	TWP.	RGE.
35	10N	3W	

R & D PARTNERS
PLAT OF UPLANDS PHASE 1
OF THE CROSSROADS AT
MOUNTAIN VIEW MEADOWS

WVC ENGINEERING
1075 NORTH STREET, SUITE F
HELENA, MT 59601
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