



CITY OF HELENA
Pre-Application Meeting
May 11, 2026– 1:30 PM

Zoom Online Meeting; <https://us02web.zoom.us/j/84080329567>

Call to Order

A. Pre-Development Consultation

PREAPP2605-0009

Celine Saucier of Morrison-Maierle, on behalf of DevCo US Construction, is proposing a 236 unit, multiple building apartment development on a 9.32 acre parcel at 3580 North Benton Ave. The property is currently zoned B-2. Access is proposed to be off of Green Meadow Drive and off a proposed new road to be constructed connecting Green Meadow Drive and North Benton Ave. The applicants propose connecting a water main extension loop through the site to a 12" main in Green Meadow Drive and propose a sewer main extension to the site from a 12" sewer main on the south side of the proposed site. Stormwater retention will be via retention ponds throughout the greenspace areas of the site to retain the 100-year, 24-hour storm event.

B. Subdivision Pre-Application

PREAPP2605-0010

Tony Prothero, on behalf of Gary Weaver, is proposing a 12-lot major subdivision southeast of the intersection of Canyon Ferry Rd and York Rd. The parcel is approximately 43.57 acres, in city limits, and zoned B-2. The applicant proposes a new water main extension from existing city water mains, a new gravity sewer collection system to lift station, then force main to nearest available existing sewer mains. They proposed installing new storm water handling facilities per city standards. Access to the created lots will be provided via new paved streets with curb and gutter.

FUTURE PRE-APPLICATION DEADLINES:

June 1, June 15, July 6

FUTURE PRE-APPLICATION MEETING DATES:

June 8, June 22, July 13

Persons with disabilities requiring accommodations to participate in the City's meetings, services, programs, or activities should contact the City's ADA Coordinator, Ellie Ray, as soon as possible to allow sufficient time to arrange for the requested accommodation, at any of the following: Phone: (406) 447-8490; TTY Relay Service 1-800-253-4091 or 711; Email: citycommunitydevelopment@helenamt.gov; Mailing Address & Physical Location: 316 North Park, Avenue, Room 445, Helena, MT 59623.