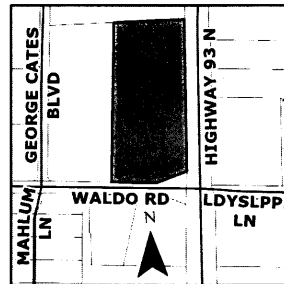


**RESOLUTION NUMBER 2020-024**

A0311202001

**A RESOLUTION TO** zone an Unzoned Property to C-C2 General Commercial, of the Missoula County Zoning Regulations, legally described as:

Lot 1 of Denbleyker Subdivision, Section 16, T14N, R20W, P.M.M. Less Highway Right-of-Way.



**WHEREAS**, 76-2-201 M.C.A. authorizes the Board of County Commissioners to adopt zoning regulations; and,

**WHEREAS**, the Board of County Commissioners did adopt zoning regulations for Missoula County through the passage of County Resolution 2017-039; and,

**WHEREAS**, 76-2-202 M.C.A. provides for the establishment and revision of zoning districts; and,

**WHEREAS**, a notice of public hearing was advertised in the *Missoulian* on December 15<sup>th</sup> and December 22<sup>nd</sup>, 2019; and,

**WHEREAS**, a request to zone the property legally described above to C-C2 General Commercial was reviewed by the Missoula Consolidated Planning Board at a public hearing held January 7, 2020; and,

**WHEREAS**, the Missoula Consolidated Planning Board unanimously voted to recommend approval of the zoning request; and

**WHEREAS**, a hearing was held by the County Commissioners of Missoula County on January 30, 2020, in order to give the public an opportunity to be heard regarding the request to zone the property legally described above to C-C2 General Commercial and,

**WHEREAS**, the County Commissioners resolve to make a clear record of their intent to zone the subject property and;

**WHEREAS**, the Missoula Board of County Commissioners adopted Resolution 2020-008 on January 30, 2020, stating its intention to zone the subject property; and

**WHEREAS**, a protest period was held for thirty (30) days after the first publication of Resolution 2020-008 on February 9, 2020; and,

**WHEREAS**, no protest petitions were filed by persons who own real property within 300 feet of the area proposed for the zoning request.

**NOW, THEREFORE, BE IT RESOLVED** by the Board of County Commissioners that a Resolution has been adopted to zone the above described property C-C2 General Commercial.

**BE IT FURTHER RESOLVED** by the Board of County Commissioners that the following condition of approval shall apply to the above described property: The construction of basements is prohibited, and the lowest floor and all utilities including ductwork shall be constructed a minimum of 2' above highest adjacent existing grade.

**PASSED AND ADOPTED THIS 11 DAY OF MARCH 2020**

ATTEST:

BOARD OF COUNTY COMMISSIONERS  
MISSOULA COUNTY

**Tyler R. Gernant**  
Tyler Gernant, Clerk and Recorder

*[Signature]*  
*Denny*

*[Signature]*  
Josh Slotnick, Chair

*[Signature]*  
David Strohmaier, Commissioner

**NOT AVAILABLE FOR SIGNATURE**  
Juanita Vero, Commissioner

