

# Project Reviews

## City of Helena

**Project Number: ZBOA2310-003**

Description: **2517 Airport Road**

Applied: **10/2/2023**

Approved:

Site Address: **2517 AIRPORT RD**

Closed:

Expired:

City, State Zip Code: **HELENA, MT 59601**

Status: **RECEIVED**

Applicant: **<NONE>**

Parent Project:

Owner: **STATE OF MONTANA**

Contractor: **<NONE>**

Details:

### LIST OF REVIEWS

SENT DATE	RETURNED DATE	DUE DATE	TYPE	CONTACT	STATUS	REMARKS
Review Group: ALL						
10/12/2023	10/17/2023	10/26/2023	BUILDING	Kim Mack	APPROVED	
Notes: Complete building code review will be completed to ensure compliance. 75 feet permitted by current building code based on use and type of construction.						
10/12/2023		10/26/2023	CITY ATTORNEY	Attorney Bucket		
Notes:						
10/12/2023	10/24/2023	10/26/2023	ENGINEERING	Tyson Lesmeister	NO COMMENT	
Notes:						
10/12/2023	10/18/2023	10/26/2023	FIRE	Lou Antonick	APPROVED	
Notes: International Fire Code review in coordination with the International Building Code will be completed to ensure compliance.						
10/12/2023		10/26/2023	POLICE	Police Bucket		
Notes:						
10/12/2023	10/13/2023	10/26/2023	PUBLIC WORKS	JAMIE CLARK	SEE COMMENTS	Please see comments
Notes: The FAA and Airport should be consulted as to whether or not additional building heights would affect airport operations, runway safe areas and/or approaches and whether or not building heights in the location are subject to any applicable FAA guidelines/regulations. There is no reference to FAA regulations found within the application materials nor any correspondence/approval from the FAA presented. This location is within 100 feet of the airport.						

# Project Reviews

## City of Helena

10/12/2023	10/30/2023	10/26/2023	TRANSPORTATION SYSTEMS	Mark Young	SEE COMMENTS	
Notes:						
We concur with Public Works comments.						
Review Group: AUTO						
10/2/2023		10/5/2023	DIRECTOR REVIEW	Christopher Brink		
Notes:						

## Kyle Holland

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**From:** Vierra, Joseph (FAA) <joseph.vierra@faa.gov>  
**Sent:** Tuesday, October 31, 2023 8:20 AM  
**To:** Kyle Holland  
**Subject:** RE: Proposed variance for building exceeding City of Helena height restrictions

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good Morning Kyle,

I apologize for the delay. I had our planner and environmental specialist take a look at this, and the only comment that we have is per 14CFR Part 77 notice criteria, we request the proponent to submit a 7460-1 electronically at <https://oeaaa.faa.gov>.

Notice Criteria Tool: <https://oeaaa.faa.gov/oeaaa/external/gisTools/gisAction.jsp>

The requirements for filing with the Federal Aviation Administration for proposed structures vary based on a number of factors: height, proximity to an airport, location, and frequencies emitted from the structure, etc. For more details, please reference [CFR Title 14 Part 77.9](#).

You must file with the FAA at least 45 days prior to construction if:

- your structure will exceed 200ft above ground level
- your structure will be in proximity to an airport and will exceed the slope ratio
- your structure involves construction of a traverseway (i.e. highway, railroad, waterway etc...) and once adjusted upward with the appropriate vertical distance would exceed a standard of 77.9(a) or (b)
- your structure will emit frequencies, and does not meet the conditions of the [FAA Co-location Policy](#)
- your structure will be in an instrument approach area and might exceed part 77 Subpart C
- your proposed structure will be in proximity to a navigation facility and may impact the assurance of navigation signal reception
- your structure will be on an airport or heliport
- filing has been requested by the FAA

If you require additional information regarding the filing requirements for your structure, please identify and contact the appropriate FAA representative using the [Air Traffic Areas of Responsibility map](#) for Off Airport construction, or contact the [FAA Airports Region / District Office](#) for On Airport construction.

The tool below will assist in applying Part 77 Notice Criteria.

* Structure Type:	BUILDING   Building			
Please select structure type and complete location point information.				
Latitude:	46	Deg	36	M 8.83 S N
Longitude:	111	Deg	59	M 51.10 S W
Horizontal Datum:	NAD83			
Site Elevation (SE):	3912	(nearest foot)		
Structure Height :	87	(nearest foot)		
Is structure on airport:	<input checked="" type="radio"/> No <input type="radio"/> Yes			
<input type="button" value="Submit"/>				

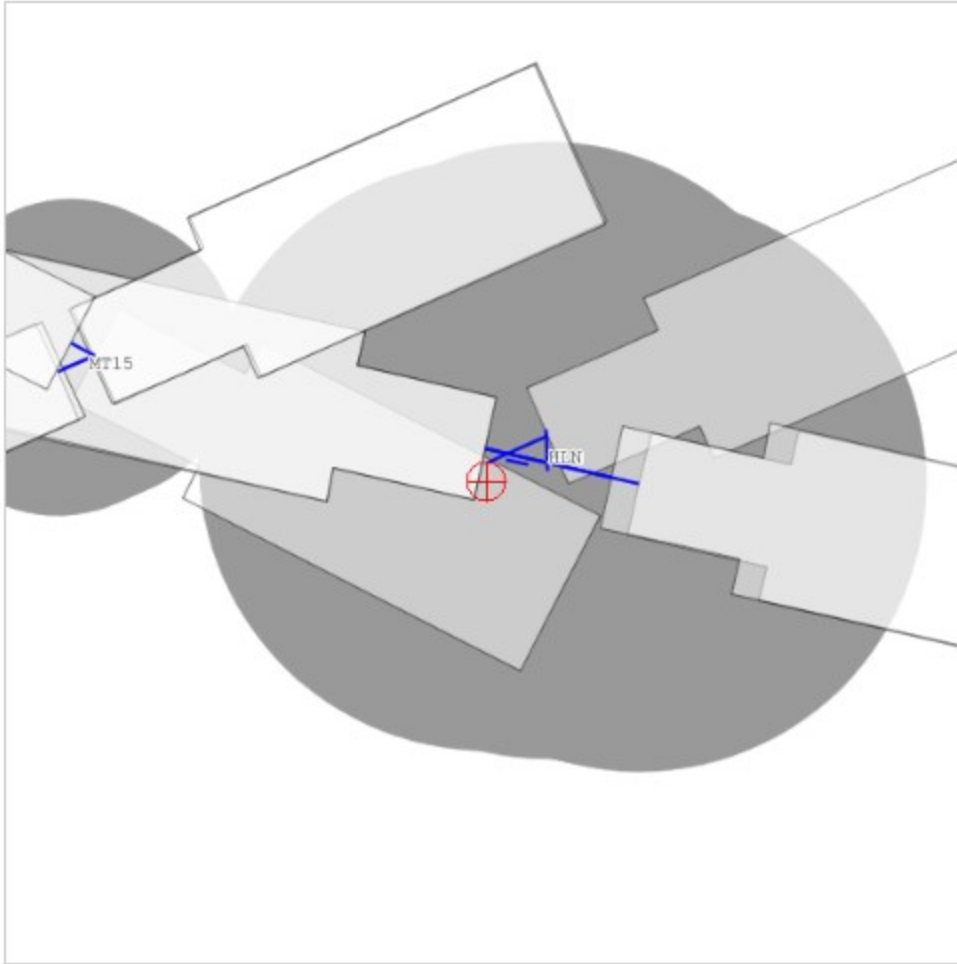
### Results

You exceed the following Notice Criteria:

Your proposed structure is in proximity to a navigation facility and may impact the assurance of navigation signal reception. The FAA, in accordance with 77.9, requests that you file.

77.9(b) by 103 ft. The nearest airport is HLN, and the nearest runway is 10/28.

The FAA requests that you file



V/R,

Joseph Vierra  
Management and Program Assistant  
Helena Airports District Office  
2725 Skyway Drive, Suite 2  
Helena, MT 59602  
(406) 441-5413  
[joseph.vierra@faa.gov](mailto:joseph.vierra@faa.gov)

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**From:** Kyle Holland <KHOLLAND@helenamt.gov>  
**Sent:** Thursday, October 26, 2023 11:59 AM  
**To:** Vierra, Joseph (FAA) <joseph.vierra@faa.gov>  
**Subject:** Proposed variance for building exceeding City of Helena height restrictions

Hello Joseph,

Attached is some information about the project that we spoke about on the phone.

This project is located at 2517 Airport Road, and is an expansion of the State of Montana liquor warehouse. The proposed addition is to the south of the existing structure and will be 67' tall. The attached parking exhibit file states a finished floor elevation of 3,917.4' giving the building roof an elevation of 3,984.4'.

I have attached my staff report and the application to this email for your review and comment.

The construction documents for what they are proposing are too large to attach to this email,  [but here is a OneDrive link to them for your reference.](#)

Please let me know if you have any questions or if there is any other information I can provide.

Regards,



**Kyle Holland, AIA**

Planner II, Community Development Dept.

[\(406\) 447-8492](tel:(406)447-8492) | [kholland@helenamt.gov](mailto:kholland@helenamt.gov) | [helenamt.gov](http://helenamt.gov)

Room 403, City-County Building

