



CITY OF HELENA
Zoning Commission
December 10, 2024 - 6:00 PM
Commission Chambers and
Zoom Online Webinar; <https://zoom.us/j/92989300533>

Call to Order and Roll Call

Minutes

A. October 8, 2024

Regular Items

A. Public Hearings

Item 1:

Make a recommendation on an ordinance amending City of Helena ordinance no. 3097 and the official zoning map for the City of Helena that:

Changes the zoning district from R-2 (residential) to R-U (residential-urban) for the property legally described as Lots 6 and 18-25 in Block 26; Lots 1-3, 4A, 5A, 6-9 in Block 48; Lots 1-9 in Block 49; Lots 1 & 2 in Block 50; Lots 1-17 in Block 51; Lots 1-4 in Block 54; Lots 1-7 in Block 55;

Changes the zoning district from R-2 (residential) to R-4 (residential-office) for the property legally described as Lots 1-2 in Block 53;

Changes the zoning district from B-2 (commercial) to R-U (residential-urban) for the property legally described as Lots 16-26 in Block 28;

And changes the zoning district from B-2 (commercial) and R-2 (residential) to R-4 (residential-office) for the property legally described as Lots 1-2 in Block 52; of The Peaks Phase 1 of the Crossroads at Mountain View Meadows Subdivision, in the City of Helena, Lewis and Clark County, Montana.

This property is located in the Peaks Phase 1 of the Crossroads at Mountain View Meadows and is generally located along Peaks Edge St from and including Cayuse Ave to War Eagle St, along Peaks Ave from War Eagle St to Runkle Pkwy, and including Lone Chief Loop, Lone Chief St (as currently annexed), Crow Peak Ave, and Mount Baldy St (as currently annexed).

Item 2:

Make a recommendation on a resolution granting a Conditional Use Permit to allow a Contractor Yard use in a B-2 zoning district for property legally described as: Lots 9, 10, 11, and 12 in Block 22 of the Grand Ave Addition to the City of Helena, Lewis and Clark County, Montana, as shown on the Certificate of Survey filed under Doc. No. 300423.

This property is located at 1126 Poplar Street and is generally located on the north side of Poplar Street between North Montana Avenue and National Avenue.

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) 447-8491; 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.



Public Comment

Member Communications / Proposals for next Agenda

Announcements

- Next scheduled meeting is Tuesday, January 14, 2025 .

Adjournment

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