

# CONDITIONAL USE PERMIT/AMENDMENT APPLICATION

Community Development Department, Planning Division 316 North Park Avenue, Room 445, Helena, MT 59623 406-447-8490; citycommunitydevelopment@helenamt.gov

Date received:

#### APPLICATION FEE: \$435.00 (PAYABLE TO THE CITY OF HELENA) ALL FEES ARE NON-REFUNDABLE

PROPERTY (	<b>PROPERTY OWNER:</b> Primary Contact? □		
Name:	133 7th Ave. LLC	Primary Number:	406 459 3344
Address:	1437 Helena Ave. #8	Other Phone:	
Email:	iversonmontana@gmail.com		
APPLICANT	APPLICANT (If different from property owner): Primary Contact? 🖸	ary Contact? 🖸	
Name:	John Iverson	Primary Number:	46 459-3344
Address:	1437 Helena Ave #8	Other Phone:	
Email:	iversonmontana@gmail.com	Company:	
AUTHORIZE	<b>AUTHORIZED REPRESENTATIVE</b> : $Primary Contact? \square$	П	
Name:		Primary Number:	
Address:		Other Phone:	
Email:		Company:	
☐ ADDRES	ADDRESS OF PROPERTY: 102 South Cooke St. Helena, MT 59601	St. Helena, MT 5	9601
	Address	City	State Zip Code
□ Legal De	Legal Description (Block & Lots, Subdivision, COS #)	cos #)	
COR	CORBIN SUBD, S32, T10 N, R03 W, BLOCK 29, Lot 18 - 20	OCK 29, Lot 18 - 20	
Current:	Current Zoning District R-2 (there is a pending application to change it to R-3)	iding application t	o change it to R-3)
☐ Geocode	Geocode 05-1888-32-2-19-19-0000		
☐ Provide	Provide a current deed & plat		
☐ Are there	Are there other related Land Use Applications being submitted: Yes 🖸 No 🛚	s being submitted: Y	'es 🗵 No 🔲
□ Submit p	Submit proof of current paid taxes		

#### I HEREBY CERTIFY AND ACKNOWLEDGE THE STATEMENTS IN THIS APPLICATION AND ANY ATTACHED INFORMATION ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE

If yes, provide a o	Have any variand	If yes, see Board	Are you request	Please provide application ma		Applicant:		Signed:	
If yes, provide a copy of the variance decision or CUP Resolution.	Have any variances or CUPs been previously given for this property?			Please provide all the information requested in the Application instructions. An incomplete application may delay the review of your request.	(If different from Owner)		Property Owner	/h /h	
	7. Nes		N	on instructions		Date:		Date:	
	V No			. An incomplete			1, 1	5/14/24	

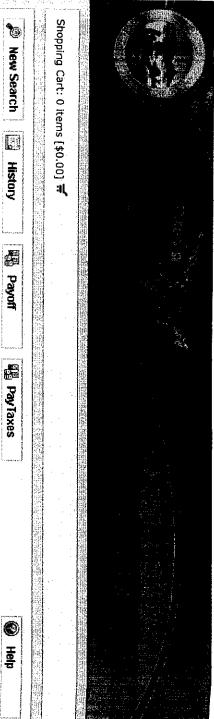
applications for conditional use permits: Review Process and Criteria per 11-3-3 City Code: The following completeness review is required for

- ≻ Within ten (10) working days of receipt of an application and required filing fee, the City shall review the applicant of the determination as to whether or not the application is complete forming the basis for an informed decision on the application. The City shall give written notice to by this chapter. The application is complete if all the information required is provided, thereby the submitted information to determine whether the application contains all the information required
- Ω If the City determines that information is missing from the application, the City will identify those working days of the notice of deficiency, the City may deny approval of the application elements in the notification. If the applicant fails to submit the missing information within five (5)
- ဂ If the applicant corrects the deficiencies and resubmits the application within the time provided contains all the information required by this chapter. above, the City has ten (10) working days to notify the applicant whether the resubmitted application
- D After a complete application has been filed, the City shall investigate the facts bearing on the this Title and then give its recommendation to the Zoning and City Commission application to assure that the action on the application is consistent with the intent and purpose of

### AFTER ALL OF THE CONDITIONS FOR APPROVAL HAVE BEEN COMPLETED A CONDITIONAL USE PERMIT IS EFFECTIVE UPON APPROVAL BY THE CITY COMMISSION AND

## YOUR PROPOSAL MUST COMPLY WITH THE FOLLOWING:

- Building and fire codes including required building and occupancy permits
- maximum lot coverage; building height; landscaping; parking; screening; and signage Zoning Ordinance requirements including but not limited to: front, side and rear yard setbacks;
- Sidewalks, curbs, and gutters; if deteriorated, repair or replacement may be required



Tax Comparison

Status: Current

Property Tax ID:

Realware#: 188832219190000 Receipt: 10440

2023 Owner(s): CHOVANAK MICHAEL T & SHIRLEY

Mailing Address: 102 S COOKE ST HELENA, MT 596015235

**Levy District:** 01-01, Tax District 01

2023 Yalue:

Taxable: Market: \$328,300 \$4,432

Total: Second Half: First Half: 2023 Taxes: View Pie Charts

\$1,825.12 \$1,825.09 \$3,650.21 Due: Due:

11/30/2023 5/31/2024

2023 Payments:

Second Half: Total: First Half: \$1,825.12 \$1,825.09 \$3,650.21

(May include penalty & interest)

#### 2023 Legal Records:

12.4

Detail

Detail

Geo Code: 05-1888-32-2-19-19-0000 Deed Book: M40 Page: 7842 Instru#: 3174141 Date: 2009-08-31

Property address: 102 S COOKE ST, HELENA MT 59601 Subdivision: (COR) SubDiv COR Lot: 18 Block: 29 TRS: T10 N, R03 W, Sec. 32

**Legal:** CORBIN SUBD, S32, T10 N, R03 W, BLOCK 29, Lot 18 - 20

Acres: 0.26

Note: The accuracy of this data is not guaranteed. Property Tax data was last updated 02/14/2024 01:00 PM.

Lewis & Clark County 316 North Park Ave; Room #113 Heiena, Montana 59623 Send Payments to:

Phone: (406) 447-8329 Email: propertytax@lccountymt.gov

