

# MISSOULA CONSOLIDATED PLANNING BOARD AGENDA

Tuesday, August 6, 2024  
6:00 PM

## How to attend the meeting:

Hybrid meeting - held virtually over Microsoft Teams and in the Sophie Moiese Room of the Missoula County Courthouse, 200 W. Broadway

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## Microsoft Teams meeting

Join on your computer, mobile app or room device

[Click here to join the meeting](#)

Meeting ID: 248 230 913 480

Passcode: 35nQvt

### Or call in (audio only)

+1 406-272-4824 United States, Billings

Phone Conference ID: 127 489 322#

If calling in by phone, please press \*6 to unmute or \*5 to raise your hand.

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### A. CALL TO ORDER:

### B. ROLE CALL:

### C. APPROVAL OF MINUTES:

- A. July 30, 2024  
deferred till August 20 meeting

### D. PUBLIC COMMENT ON NON-AGENDA ITEMS:

### E. STAFF ANNOUNCEMENTS:

### F. PUBLIC HEARINGS:

- A. Aspire Phased Subdivision and Rezoning-Dave DeGrandpre, Land Use Supervisor, Community Planning, Development & Innovation

[Missoula Engage Project Page](#) (click hyperlink to view project)

Recommended Motion:

Recommend City Council approve the adoption of an ordinance to rezone the subject property as shown and legally described in Exhibits A and B from RT5.4 Residential to RT5.4 Residential / NC-A, Aspire Neighborhood Character Overlay

Recommend City Council approve the Aspire Phased Subdivision preliminary plat application, subject to the recommended conditions of approval, based on the findings of fact and conclusions of law in the staff report.

\*Please refer to the Staff Report for the eight (8) variance requests related to this subdivision which staff are also recommending for approval\*

- B. Rezone of 725 W. Central Ave. & 715 W. Central Ave. from RM1-35 Residential (Multi-dwelling) to B2-2 Community Business-Jon Sand, Associate Planner, City of Missoula

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**Recommended Motion:**

Recommend City Council adopt an ordinance to rezone the subject properties located at 725 W. Central Ave. and 715 W. Central Ave. and legally described as Lots 5-10 and the east one-half of Lot 11 in Block 35 of Homevale Addition, located Section 28, Township 13 North, Range 19 West, P.M.M. from RM1-35 Residential (Multi-dwelling) to B2-2 Community Business, based on the findings of fact and conclusions of law in the staff report.

**G. COMMUNICATIONS & SPECIAL PRESENTATIONS:**

- A. Our Missoula Project Update: Compliance with the new Montana Land Use and Planning Act (MCA 76-25/SB 382) - Laval Means, City of Missoula

**H. COMMITTEE REPORTS:**

**I. OLD BUSINESS:**

**J. NEW BUSINESS:**

**K. COMMENTS FROM BOARD MEMBERS:**

**L. ADJOURNMENT:**