

MISSOULA CONSOLIDATED PLANNING BOARD AGENDA

Tuesday, September 3, 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

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.

A. CALL TO ORDER:

B. ROLE CALL:

C. APPROVAL OF MINUTES:

A. August 20, 2024

D. PUBLIC COMMENT ON NON-AGENDA ITEMS:

E. STAFF ANNOUNCEMENTS:

A. Planning Board Memo - Our Missoula Project Update: Compliance with the new Montana Land Use and Planning Act (MCA 76-25/SB 382)

F. PUBLIC HEARINGS:

A. Rezone of 2139 South 7th Street West from R5.4 Residential to RM1.5 (multi-dwelling) - Zoe Walters, Associate Planner, City of Missoula

[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 located at 2139 South 7th Street West and legally described as Lots 14, 15, and 16 in Block 73 of Daly Addition No. 2, to the City of Missoula, Missoula County, Montana, together with the North onehalf of the vacated alley in said Block lying South of and adjacent to said Lots 14, 15, and 16, located in Section 29, Township 13 North, Range 19 West, P.M.M. from R5.4 Residential to RM1.5 Residential (multi-dwelling), based on the findings of fact and conclusions of law in the staff report.

- B. Carrera Commons 10-Lot Major Subdivision & Rezoning - Alex Bramlette, Senior Planner, City of Missoula**

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Recommended Motion:

Recommend City Council approve the adoption of an ordinance to rezone the subject property located at 123 S. Curtis Street legally described as the South 110 feet of Lot 5 in Curtis and Major's Addition, as described in Book 1088 at Page 547, micro records of Missoula County, located in the southwest onequarter of Section 20, Township 13 North, Range 19 West, P.M.M., Missoula County, Montana, from RT10 Residential (two-unit/townhouse) to RT5.4 Residential (two-unit/townhouse), based on the findings of fact and conclusions of law in the staff report.

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

Please refer to the Staff Report for the four (4) variance requests related to this subdivision which staff are also recommending for approval

G. COMMUNICATIONS & SPECIAL PRESENTATIONS:

H. COMMITTEE REPORTS:

I. OLD BUSINESS:

J. NEW BUSINESS:

K. COMMENTS FROM BOARD MEMBERS:

L. ADJOURNMENT: