

ORDINANCE NO. _____

AN ORDINANCE CHANGING THE ZONING OF LOT 5 OF BLOCK 13 OF EAST SIDE ADDITION FROM THE RESIDENTIAL A DISTRICT TO THE GENERAL COMMERCIAL DISTRICT, AND PROVIDING FOR A HEARING THEREON.

WHEREAS, Olivia Prewitt of IMEG Consultants Corp has made application for the property described as Lots 5 & 6 and the north 10' of Lot 7, Block 13 of East Side Addition, such that the request is for Lot 5 to be rezoned from the Residential A (RA) District to the General Commercial (GC) District so that the entirety of the property is to be zoned as GC District;

AND WHEREAS, such property is situated within the city limits of the City of Miles City, Montana, and subject to the zoning jurisdiction of the City of Miles City;

AND WHEREAS, Section 24-96 of the Code of Ordinances of Miles City, Montana requires that such application be referred to the City Zoning Commission for public hearing and recommendation to the City Council prior to any action by the City Council upon such application;

AND WHEREAS, the Miles City Zoning Commission, on June 10, 2026, upon public hearing and deliberation, recommended to the City Council that such zone change be approved.

BE IT ORDAINED, by the City Council of the City of Miles City, Montana, as follows:

Section 1. Zoning for the following described real property located within the City of Miles City, Custer County, Montana, is hereby rezoned from the Residential A (RA) District to the General Commercial (GC) District, to wit:

Lot 5 of Block 13 of East Side Addition, located in Section 34, Township 8 North, Range 47 East, City of Miles City, Custer County, Montana. Said zone change shall provide for the entirety of Lots 5 & 6 and the north 10' of Lot 7, Block 13 of East Side Addition to be zoned General Commercial (GC) District.

Section 2. The Final Report of the Zoning Commission of the City of Miles City, prepared as part of the review of this application, and attached hereto as Exhibit "A," is hereby adopted as Findings of Fact to support the Council's decision.

Section 3. Prior to final passage, a public hearing shall be held upon this proposed zone change before the City Council at 6:00 P.M. on the 14th day of July, 2026, in the Council Chambers at City Hall, 17 S. Eighth Street, Miles City, Montana.

Section 4. The City Clerk and/or zoning Administrator shall give notice of the date, time and place of such hearing in accordance with Sections 76-2-303 and 7-1-4127(7)(b), MCA, as well as Section 24-97 of the Code of Ordinances of Miles City, Montana. Said notice shall include publication twice in the Miles City Star, with the first notice published at least 15 business days prior to the date of such hearing, as well as notice by first class mail seven calendar days before the hearing to the applicant, landowners, all adjoining property owners, and owners of land within 150 feet of the subject property.

Section 5. This ordinance shall be in full force and effect thirty (30) days after its final passage and approval.

Said Ordinance first read and put on its passage this 23rd day of June, 2026.

C. A. Grenz, Mayor

ATTEST:

Mary Rowe, City Clerk

FINALLY PASSED AND ADOPTED this ____ day of _____, 2026.

C. A. Grenz, Mayor

ATTEST:

Mary Rowe, City Clerk