

ORDINANCE 22-\_\_\_\_\_

AN ORDINANCE OF THE CITY OF BILLINGS,  
PROVIDING THE ZONE CLASSIFICATION ON Parcel C of  
Certificate of Survey 1100, BE AMENDED

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BILLINGS THAT:

**Section 1. RECITALS.** *Title 76, Chapter 2, Part 3, MCA, and Sections 27-302 and 27-1502, BMCC, provide for amendment to the City Zoning Map from time to time. The City Zoning Commission and staff have reviewed the proposed zoning for the real property hereinafter described. The Zoning Commission and staff have considered the ten (10) criteria required by Title 76, Chapter 2, Part 3, MCA. The recommendations of the Zoning Commission and staff have been submitted to the City Council, and the City Council, in due deliberation, has considered the ten (10) criteria required by state law.*

**Section 2. DESCRIPTION.** **Parcel C of Certificate of Survey 1100**, is presently zoned **Agriculture 10 acres or over (A)**, a county zone, and is shown on the official zoning map within this zone.

**Section 3. ZONE DISTRICT AMENDMENT.** The official zoning map is hereby amended and the zoning for **Parcel C of Certificate of Survey 1100**, is hereby changed from **Agriculture 10 acres or over** a county zone, to **Mid-Century Neighborhood (N2), Neighborhood Office (NO) and Public 1 (P1)** as shown on the attached exhibit, and from the effective date of this ordinance, shall be subject to all the rules and regulations pertaining to **Mid-Century Neighborhood (N2), Neighborhood Office (NO) and Public 1 (P1)**, as set out in the Billings, Montana City Code.

**Section 4. EFFECTIVE DATE.** This ordinance shall be effective thirty (30) days after second reading and final adoption as provided by law, or upon effective date of Resolution 22-01 approving the annexation of the above territory, whichever is later.

**Section 5. REPEALER.** All resolutions, ordinances, and sections of the City Code inconsistent herewith are hereby repealed.

**Section 6. SEVERABILITY.** If any provision of this ordinance or the application thereof to any person or circumstances is held invalid, such invalidity shall not affect the other provisions of this ordinance which may be given effect without the invalid provisions or application, and, to this end, the provisions of this ordinance are declared to be severable.

PASSED by the City Council on first reading this 25<sup>th</sup> day of April, 2022.

PASSED, ADOPTED and APPROVED on second reading this 9<sup>th</sup> day of May, 2022.

CITY OF BILLINGS

BY: \_\_\_\_\_

William A. Cole, Mayor

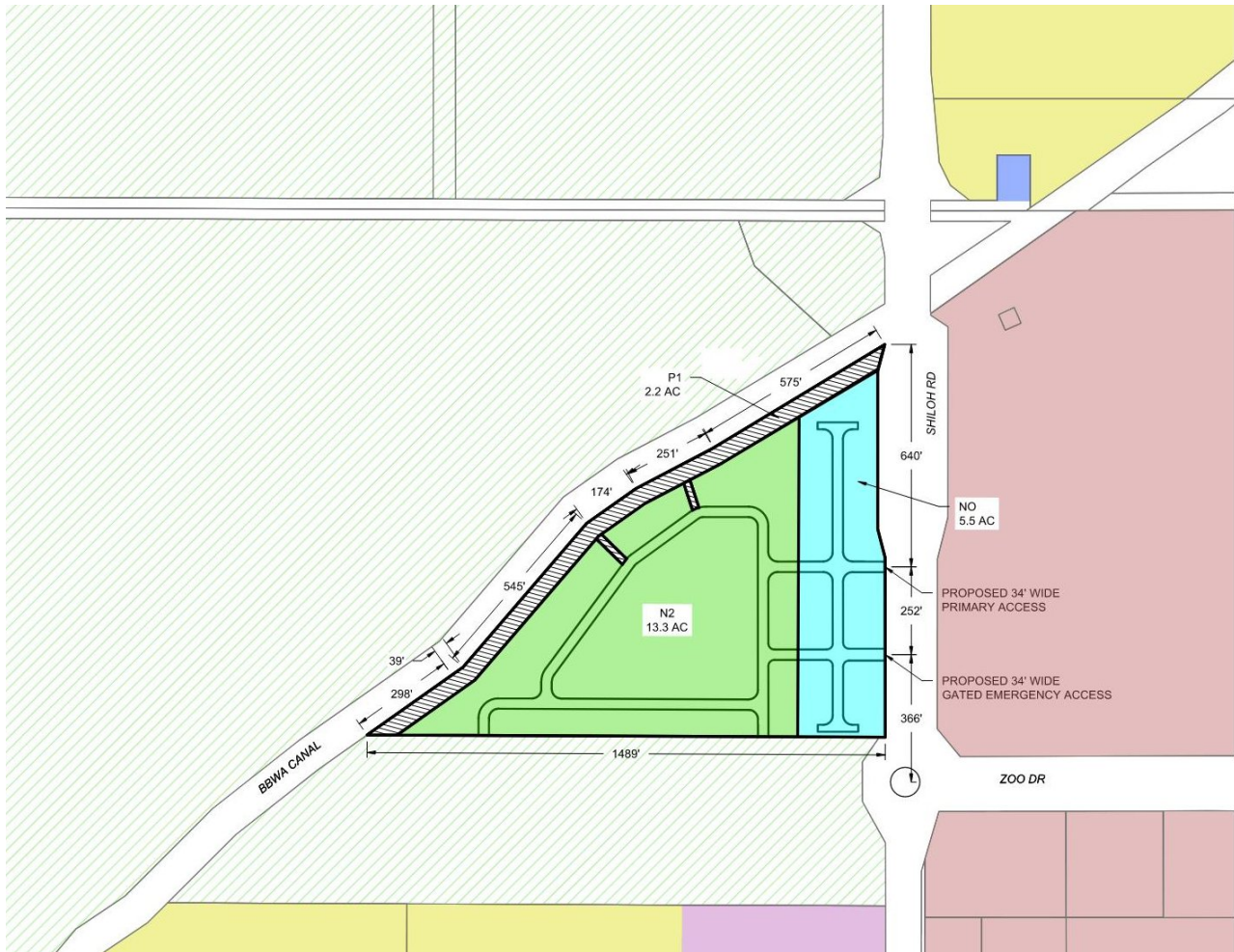
Attest:

BY: \_\_\_\_\_

Denise R. Bohlman, City Clerk  
Zone Change 1008, Shiloh Farm, LLC

Zone Change 1008

# Zoning Exhibit



## ZONING LEGEND

- NO: NEIGHBORHOOD OFFICE
- N2: MID-CENTURY RESIDENTIAL
- P1: OPEN SPACE, PARKS, RECREATION
- CX: HEAVY COMMERCIAL
- A: AGRICULTURE (10+ ACRES)
- RR1: RURAL RESIDENTIAL
- NMU: NEIGHBORHOOD MIXED-USE
- N3: SUBURBAN NEIGHBORHOOD

**PROPOSED ZONE CHANGE BOUNDARY**