

ORDINANCE NO. 04-5306

AN ORDINANCE AMENDING THE ZONE CLASSIFICATION ON Tract 3A & 4, Certificate of Survey 2465 in the SW ¼ of Section 25, Township 1N, Range 24E. **THE SUBJECT PROPERTY IS LOCATED ON THE NORTH SIDE OF RIMROCK ROAD, BETWEEN 66TH ST. WEST AND 70TH ST. WEST.**

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BILLINGS, MONTANA:

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 twelve (12) 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 twelve (12) criteria required by state law.

2. **DESCRIPTION.** A tract of land situated in the SW ¼ of Section 25, Township 1 N, Range 24 E, P.M.M., Yellowstone County, Montana, more particularly described as: Tracts 3a & 4, Certificate of Survey 2465 are presently zoned Residential-9600 and are shown on the official zoning maps within this zone.

3. **ZONE AMENDMENT.** The official zoning map is hereby amended and the zoning for **the above described parcel** is hereby changed from **Residential-9600** to **Residential-7000-Restricted** and from the effective date of this ordinance, shall be subject to all the rules and regulations pertaining to **Residential-7000-Restricted** as set out in the Billings, Montana City Code.

4. **REPEALER.** All ordinances or parts of ordinances in conflict herewith are hereby repealed.

5. **EFFECTIVE DATE.** This ordinance shall be effective from and after final passage and as provided by law.

PASSED by the City Council on first reading November 22, 2004.

PASSED, ADOPTED AND APPROVED on second reading December 13, 2004.

CITY OF BILLINGS:

BY: _____
Charles F. Tooley, Mayor

ATTEST:

BY: _____
Marita Herold, CMC/AAE, City Clerk

ZC#744