

Missoula City Council Land Use and Planning Committee Minutes - DRAFT

**March 30, 2022
9:45 am
ZOOM Webinar**

Members present: **Mirtha Becerra, Daniel Carlino, John P. Contos, Jordan Hess, Gwen Jones, Kristen Jordan, Mike Nugent, Jennifer Savage, Amber Sherrill, Sandra Vasecka, Heidi West**

Members absent: **Stacie Anderson**

1. ADMINISTRATIVE BUSINESS

The meeting was called to order at 9:46 a.m.

1.1 Roll Call

Amanda Vermace called the roll.

1.2 Approval of the Minutes

1.2.1 Approval of the Minutes from March 9, 2022

The minutes were approved as submitted.

2. PUBLIC COMMENT

There was no public comment for items not listed on the agenda.

3. COMMITTEE BUSINESS

3.1 Greenough Heights Major Subdivision and Rezoning

Pre Public Hearing - Informational Item only

Dave DeGrandpre, Planning Supervisor with the Community Planning, Development and Innovation department, presented on the Greenough Heights Subdivision and Rezoning request. Mr. DeGrandpre provided background on the property including the location, surrounding neighborhood, and existing condition. He also gave a visual and provided details on the proposed subdivision site plan.

The committee inquired about the potential for bicycle and pedestrian trail plans, sidewalk width, and road safety.

Additionally, Mr. DeGrandpre provided details on the property's current zoning and proposed zoning being requested. He also covered the impacts of the environment and local services if the subdivision is approved and included details of the conditions that would be required upon approval of the request. Dave DeGrandpre, Planning Supervisor with the Community Planning, Development and Innovation department, continued his

presentation by going over the variances and recommended motions. He also provided information from the Planning Board Public Hearing.

The committee requested additional input from the Transportation and Parks and Recreation staff during the public hearing or post-public hearing. They also sought more information about the mitigation of water quality and erosion requirements. Other items covered were park access to the open space, options to prevent lot encroachment, grading of the land, wildlife impacts, other zoning options, density, property setbacks, and affordable housing.

Anna Vickers, with IMEG and representative for the developer, shared visuals of the property and addressed some of the questions and concerns raised by the committee.

4. ADJOURNMENT

The meeting was adjourned at 10:47 a.m.