

RESOLUTION NUMBER \_\_\_\_\_

**A Resolution to Adopt amendments to the *Our Missoula 2045 Land Use Plan and Place Type Map*.**

**WHEREAS**, the *Our Missoula 2045 Land Use Plan* serves as the official public document to guide current and future growth and development as it relates to land uses, population, housing needs, economic conditions, local services and facilities, natural resources and natural hazards; and

**WHEREAS**, 76-25, MCA, referred to as the *Montana Land Use Planning Act (the Planning Act)* requires cities with populations of 5,000 or more to adopt new land use plans, zoning codes, and subdivision codes. Pursuant to 76-25-201, MCA, each local government is required to establish a Land Use Plan and Future Land Use Map; and

**WHEREAS**, the Planning Act requires the Land Use Plan to include a Future Land Use Map that reflects the anticipated and preferred pattern and intensities of development for the jurisdiction over the next 20 years; and

**WHEREAS**, the City of Missoula adopted by Resolution the *Our Missoula 2045 Land Use Plan and Place Types Map (Future Land Use Map)* on December 16, 2024; and

**WHEREAS**, pursuant to 76-25-301, MCA, each local government is required to establish zoning regulations in substantial compliance with its adopted land use plan; and

**WHEREAS**, the City of Missoula has been developing a Unified Development Code since the adoption of the Land Use Plan; and

**WHEREAS**, a Unified Development Code is a document that contains city regulations that relate to private development, including zoning, subdivision, public works, and parks-related regulations; and

**WHEREAS**, the City of Missoula adopted by Resolution the *Parks, Recreation, Open Space, and Trails (PROST) Plan* on June 23, 2025; and

**WHEREAS**, the City of Missoula has aligned the recommendations from the *PROST Plan* with the *Unified Development Code*; and

**WHEREAS**, the zoning map provided in the Unified Development Code reflects increased attunement to site-specific constraints and presents contemporary zoning districts; and

**WHEREAS**, site-specific constraints have been reevaluated around areas affected by floodplain realignment, access to childcare, proximity to the airport, access to residential support services, and maintaining agricultural, open space, and civic uses; and

**WHEREAS**, the Land Use Plan and Place Types Map must be amended to reflect newly recognized site-specific constraints and contemporary zoning districts; and

**WHEREAS**, the *Our Missoula 2045 Land Use Plan* uses Street Types to tailor street designs that reflect surrounding land uses, fostering cohesive, livable communities and aligning infrastructure with sustainable urban development.

**WHEREAS**, the description accompanying the Street Types map in the Land Use Plan is amended to

clarify that the map is approximate and illustrative; and

**WHEREAS**, the official, regulatory Street Type map, along with all notations, references, and data contained therein, will be adopted and incorporated into the Unified Development Code; and

**WHEREAS**, the City of Missoula is proposing adoption of the *Unified Development Code (Title 22)* on December 22, 2025; and

**WHEREAS**, the City of Missoula intends to ensure that the Land Use Plan remains current and consistent with the Unified Development Code during its adoption process; and

**WHEREAS**, the Planning Act mandates ongoing public involvement in the development and adoption of land use policies and regulations, guided by a municipally adopted Public Participation Plan.

**WHEREAS**, the draft amendments were made available for public review on October 30, 2025. The adoption process and draft for the amended *Our Missoula 2045 Land Use Plan* was publicized through newsletters, emails, and memos to agencies requesting feedback. Additionally, public hearing details and draft documents were shared via the Engage Missoula website; and

**WHEREAS**, the Missoula City Planning Commission will hold public hearings on November 18, November 20, and December 2, 2025; and

**WHEREAS**, the City Council will hold public hearings on December 15, and 17, 2025, in order to take public comment on the proposed amended *Our Missoula 2045 Land Use Plan* and Place Type Map and to consider Planning Commission's recommendations when determining whether to adopt a Resolution to Adopt the amended *Our Missoula 2045 Land Use Plan* and Place Types Map; and

**WHEREAS**, the City Council will hold the Final Consideration of the amended Land Use Plan and Future Land Use Map on December 22, 2025, to adopt or deny a Resolution to Adopt the amended *Our Missoula 2045 Land Use Plan* and Places Type Map; and

**NOW, THEREFORE, BE IT RESOLVED** that the City Council adopts this Resolution to Adopt amendments to the *Our Missoula 2045 Land Use Plan* and Place Types Map, with consideration of the public comment submitted to the City Council, and as recommended by the Planning Commission.

PASSED AND ADOPTED \_\_\_\_\_, 2025.

ATTEST:

\_\_\_\_\_  
**Claire Trimble**  
City Clerk

\_\_\_\_\_  
**Andrea Davis**  
Mayor

(SEAL)