

Planning Board Summary Recommendation to Approve Rezoning

Planning Board Recommendation:

Following a public hearing on Tuesday, April 20, 2021, with 8 voting members present, the Missoula Consolidated Planning Board voted 8 ayes and 0 nays to recommend approval of an ordinance to rezone the property at 2103, 2103 ½, 2105, and 2105 ½, from RT10 Two Unit/Townhouse to RT5.4 Two Unit Townhouse based on the findings of fact in the staff report.

Planning Board Discussion:

Planning Board discussion included the following:

- This rezoning provides some assurance to neighbors about future development due to the limited scope and scale of the zone change.
- The possibility of three new homes is reasonable.
- This is a good area for increased density, near the urban core and not on undeveloped farmland.
- Connection to City water and sewer would be beneficial.
- Questions regarding what types of site redevelopment would prompt street improvements and connection to City services.

See the Planning Board Minutes for further Planning Board discussion.