

NOTICE OF PUBLIC HEARING

The Board of Commissioners of Flathead County, Montana, hereby gives notice pursuant to Section 76-2-205(1), M.C.A., that it will hold a public hearing to consider a request by Gary and Jessica Krueger to change the zoning designation in a portion of the Highway 93 North Zoning District from AG-40 (Agricultural) to SAG-5 (Suburban Agricultural).

The boundaries of the area proposed to be amended from AG-40 to SAG-5 are described as:

Parcel 1: Tract 2 of Certificate of Survey No. 19944, (aka Assessor's Tract 5) located and being in the Southwest Quarter of the Northeast Quarter, East Half of the Northwest Quarter and the North Half of the Southwest Quarter of Section 11, Township 29 North, Range 22 West, P.M.M., Flathead County, Montana.

Parcel 2: (Assessor's Tract 6A) The Southwest Quarter of the Southwest Quarter of Section 11, Township 29 North, Range 22 West, P.M.M., Flathead County, Montana

The properties are located off Fox Farm Road, Kalispell, MT, on approximately 109.45 acres.

The proposed change would generally change the character of the zoning regulations applicable to the property from those intended to protect and preserve agricultural land for the performance of a wide range of agricultural functions, intended to control the scattered intrusion of uses not compatible with an agricultural environment, including, but not limited to, residential development, to regulations intended to protect and preserve smaller agricultural functions and to provide a buffer between urban and unlimited agricultural uses, encouraging concentration of such uses in areas where potential conflict of uses will be minimized, and to provide areas of estate-type residential development. The AG-40 classification has a minimum lot size of 40 acres; a change to SAG-5 would result in a minimum lot size of 5 acres.

The regulations defining the AG-40 and SAG-5 Zones are contained in the Flathead County Zoning Regulations, on file for public inspection at the Office of the Clerk and Recorder, Courthouse, located at 800 South Main, Kalispell, Montana, at the Flathead County Planning and Zoning Office, 1035 1st Avenue West, Kalispell, Montana, and on the Flathead County Planning and Zoning Office's website, at: http://flathead.mt.gov/planning_zoning/downloads.php. Documents related to the proposed zone change are also on file for public inspection at the Office of the Clerk and Recorder and the Flathead County Planning and Zoning Office.

The public hearing will be held on the **13th day of August, 2015, at 10:30 o'clock a.m.**, in the Office of the Board of Commissioners of Flathead County, Third Floor Old Courthouse, 800 South Main, Kalispell, Montana.. At the public hearing, the Board of Commissioners will give the public an opportunity to be heard regarding the proposed change to the Highway 93 North Zoning District.

Written comments are encouraged and will be reviewed by the Commissioners prior to the hearing if received by the Flathead County Commissioners' Office at least three business days prior to the hearing.

DATED this 23rd day of June, 2015.

ATTEST:
Debbie Pierson, Clerk

By: Diana Kille
Deputy



BOARD OF COUNTY COMMISSIONERS
Flathead County, Montana

By: Pamela J. Holmquist
Pamela J. Holmquist, Chairman