

ORDINANCE #146

AN ORDINANCE REPEALING AND REPLACING THE DISTRICT MINIMUMS AND MAXIMUMS SETBACK(S) AND AREA CHART OF TITLE 11, CHAPTER 3, SECTION 4 OF THE TOWN OF ENNIS ZONING CODES

As per Title 11, Chapter 1, Section 13 of the Town of Ennis Zoning Codes, “The Town Commission may, from time to time, amend, supplement or change this Title and Zoning Map” the Town Commission of the Town of Ennis, Montana hereby ordains as follows:

1. REPEAL AND REPLACE the setback(s) and area minimums and maximums chart from Title 11, Chapter 3, Section 4 with the following:

District	Area D/U	Lot Area	Front Yard	Side Yard	Rear Yard	Street Frontage	Height	Intensity
Ag 640	640 acres	640 acres	50 ft	1) 10 ft	1) 10 ft	1,200 ft	2) none	2) none
Ag 160	160 acres	160 acres	50 ft	1) 10 ft	1) 10 ft	1,200 ft	2) none	2) none
Ag 80	80 acres	80 acres	50 ft	1) 10 ft	1) 10 ft	1,200 ft	2) none	2) none
R-RD	10 acres	3 acres	50 ft	10 ft	1) 10 ft	250 ft	35 ft	none
R-LD	1/2 acre	7,500 sq ft	20 ft	10 ft	20 ft	75 ft	25 ft	none
R-MD	1/4 acre	5,000 sq ft	20 ft	10 ft	10 ft	50 ft	25 ft	none
R-TD	1/8 acre	4,000 sq ft	15 ft	5 ft	5 ft	50 ft	25 ft	none
L-CR	3)	3)	3)	3)	3)	3)	35 ft	4) 0.8
C-CR	3)	3)	3)	3)	3)	3)	35 ft	4) 3.0
HC	-	3)	25 ft	3)	3)	100 ft	35 ft	4) 0.4
C-I	-	1 acre	50 ft	25 ft	25 ft	100 ft	35 ft	4) 0.4
P-I	3)	3)	50 ft	25 ft	3)	3)	35 ft	4) 0.6

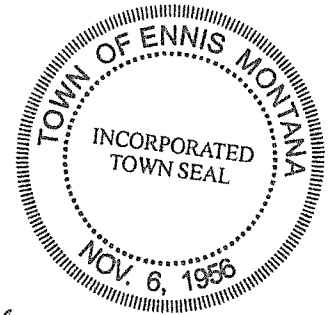
2. REPEALER: All Ordinances or parts of this ordinance in conflict with the provisions of this ordinance are hereby repealed.

3. SEVERABILITY CLAUSE: If any section, provision or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any section, provision, or part thereof not adjudged invalid or unconstitutional.

4. WHEN AFFECTIVE: This Ordinance shall be in effect from and after 30 days following its final approval and adoption.

Nici Haas
Nici Haas, Mayor

ATTEST:



Ginger Guinn
Ginger Guinn, Clerk/Treasurer

1st Reading: January 13, 2022
2nd Reading: February 10, 2022
Adoption: February 10, 2022