

**FINDINGS OF FACT FOR  
AMENDED PLAT OF TRACT 3, BLOCK 14 AND  
ALL OF BLOCK 15, BELVIEW PALISADE ADDITION,  
CASCADE COUNTY, MONTANA  
(PREPARED IN RESPONSE TO 76-3-608(3)MCA)**

**I. PRIMARY REVIEW CRITERIA**

**Effect on Agricultural**

The tract of land involved in the amended plat is not currently being utilized for agricultural purposes. The boundary line adjustment proposed in the amended plat will not interfere with any irrigation system or present any interference with agricultural operations in the vicinity. The area within the Amended Plat is occupied by a church and accessory uses.

**Effect on Local Services**

The purpose of the amended plat is to dedicate an additional 10 feet of right-of-way to Flood Road. The additional right-of-way will allow roadway improvements and widening. No new lots will be created. The owner of the tracts of land involved in the amended plat will be responsible for the utility extensions, tapping and connection associated with the annexation of said tracts.

**Effect on the Natural Environment**

The amended plat is not expected to adversely affect soils or the water quality or quantity of surface or ground waters. Surface drainage from the involved tracts of land is directed to detention facilities within the tracts of land owned by the applicant.

**Effect on Wildlife and Wildlife Habitat**

The amended plat borders urban development. The subdivision is not in an area of significant wildlife habitat and will not result in closure of public access to hunting or fishing areas, nor to public lands.

**Effect on Public Health and Safety**

Based on available information, the amended plat is not subject to abnormal potential natural hazards such as flooding, snow or rockslides, wildfire, nor potential man-made hazards such as, nearby industrial or mining activity, or high traffic volumes. The tracts of land abut an operating BNSF railroad line.

**II. REQUIREMENTS OF THE MONTANA SUBDIVISION AND PLATTING ACT, UNIFORM STANDARDS FOR MONUMENTATION, AND LOCAL SUBDIVISION REGULATIONS**

The amended plat meets the requirements of the Montana Subdivision and Platting Act and the surveying requirements specified in the Uniform Standards for Monumentation, and conforms to the design standards specified in the local subdivision regulations. The subdividers and the local government have complied with the subdivision review and approval procedures set forth in the local subdivision regulations.

**III. EASEMENT FOR UTILITIES**

No permanent easements will be necessary to extend utilities to the amended plat. Within the subdivision, the subdividers will provide the necessary utility easements as a part of the amended plat.

**IV. LEGAL AND PHYSICAL ACCESS**

Flood Road, a paved public road presently maintained by Cascade County provides legal and physical access to the tracts contained within the amended plat.