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City of Columbia Falls
130 6th Street West
Columbia Falls, MT 59912

RESOLUTION NO. 1897

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COLUMBIA FALLS, MONTANA, APPROVING AN APPLICATION FOR A CONDITIONAL USE PERMIT BY J AND L GOLF, LLC TO ADD A CASINO TO A NEW SPORTS BAR AT 605 NUCLEUS AVE, UNIT 2, COLUMBIA FALLS, MORE PARTICULARLY DESCRIBED AS LOTS 1 AND 2 OF BLOCK 45 OF THE ORIGINAL TOWNSITE OF COLUMBIA FALLS MONTANA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE CLERK AND RECORDER OF FLATHEAD COUNTY, MONTANA.

WHEREAS, an Application been filed with the City by J and L Golf, LLC to add a casino to a sports bar at 605 Nucleus Ave, Unit 2, more particularly described as Lots 1 and 2 of Block 45 of the Original Townsite of Columbia Falls Montana, according to the map or plat thereof on file and of record in the office of the Clerk and Recorder of Flathead County, Montana.

WHEREAS, the property is currently zoned CB-4 Central Business which allows, with conditional use pursuant to 18.338.030 (2) in the Columbia Falls Municipal Code, the proposed casino;

WHEREAS, said requested conditional use permit was considered by the Columbia Falls City-County Planning Board at its regular meeting on Tuesday, March 14, 2023, and said Board recommended granting the proposed conditional use permit, with certain conditions; and

WHEREAS, said conditional use permit was considered by the City Council of the City of Columbia Falls, Montana, at a public hearing held during the Council's regularly scheduled meeting on Monday, April 3, 2023, pursuant to public notice as required by law, and all comments filed or voiced concerning said requested conditional use permit having been considered by the City Council, along with the recommendation of the Planning Board.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF COLUMBIA FALLS, MONTANA AS FOLLOWS:

Section One. Findings of Fact. That the City Council specifically finds that the conditions set forth in the Columbia Falls Municipal Code are accurately evaluated as set forth in Conditional Use Report #CCU-23-01 of the Columbia Falls Planning Office, and the City Council hereby adopts said report as findings of fact in support of the requested conditional use permit.

Section Two. Permit Approved. That based upon the findings of Section One of this Resolution, the Application by J and L Golf, LLC to add a casino to the sports bar at 605 Nucleus Ave, Unit 2, more particularly described as Lots 1 and 2 of Block 45 of the Original Townsite of Columbia Falls Montana, according to the map or plat thereof on file and of record in the office of the Clerk and Recorder of Flathead County, Montana.

Section Three. Conditional Use Permit. That the conditional use permit is approved, specifically contingent upon the conditions set forth on Exhibit "A" attached hereto and incorporated herein by reference.

Section Four. Effective Date. That this Resolution shall become effective immediately upon its passage and approval by the City Council.

PASSED AND ADOPTED BY THE CITY COUNCIL OF COLUMBIA FALLS, MONTANA THIS 3rd DAY OF APRIL, 2023, THE COUNCIL VOTING AS FOLLOWS:

AYES: Shepard, Fisher, Hamilton, Lovering, Piper, Robinson and Barnhart

NOES: None

ABSENT: None

CITY CLERK

APPROVED BY THE MAYOR OF COLUMBIA FALLS, MONTANA THIS 3rd DAY OF APRIL, 2023.

MAYOR

ATTEST:

CITY CLERK

EXHIBIT "A"

1. The applicant shall develop the project as proposed, except as modified by these Conditions.
2. The casino is limited to 20 gaming machines consistent with State Law.
3. The casino will comply with all State and Local regulations.
4. The applicant shall secure a sign permit from the City of Columbia Falls prior to installing any signage. Signage shall comply with the City's Sign Regulations.
5. The Conditional Use Permit shall terminate 18 months from the date of issuance if commencement of the authorized activity has not begun.