

Memorandum

REPORT TO: City Commission

FROM: Susana Montana, Senior Planner, Development Review Division
Brian Krueger, Manager, Development Review Division
Rebecca Harbage, Deputy Director of Community Development
Erin George, Director of Community Development

SUBJECT: Approve the Final Plat for the Parklands At Village Downtown Subdivision and Authorize the Director of Transportation and Engineering to Execute the Same on Behalf of the City of Bozeman, Application 25686 (Montana)

MEETING DATE: March 24, 2026

AGENDA ITEM TYPE: Community Development - Quasi-Judicial

RECOMMENDATION: Approve the Final Plat for the Parklands At Village Downtown Subdivision and Authorize the Director of Transportation and Engineering to Execute the Same on Behalf of the City of Bozeman, Application 25686.

STRATEGIC PLAN: 4.2 High Quality Urban Approach: Continue to support high-quality planning, ranging from building design to neighborhood layouts, while pursuing urban approaches to issues such as multimodal transportation, infill, density, connected trails and parks, and walkable neighborhoods.

BACKGROUND: The Parklands At Village Downtown Subdivision Preliminary Plat was approved by the City Commission on September 9, 2025 (Application No. 25273) and the attached Preliminary Plat Findings of Fact and Order was signed on September 23, 2025. This is a major subdivision preliminary plat application to divide a 1.2-acre property into 8 buildable lots. The property is zoned R-4, Residential, High-Density District, and Lots 2 through 8 must contain two dwelling units each in order to comply with the minimum required density of the R-4 district. Lot 1 has the option of either a single-household dwelling or a two-household dwelling.

The Final Plat submittal meets/satisfies all conditions of approval and code

provisions of the Preliminary Plat as well as the standards of Montana Code Annotated (MCA) Sections 76-3-611(1) and 76-3-612 as certified by the City Attorney.

UNRESOLVED ISSUES: None.

ALTERNATIVES: None suggested.

FISCAL EFFECTS: The proposed development of this subdivision will generate additional property tax revenues with which to support municipal services to the development.

Attachments:

[25686 Parklands Amended FP Commission Memo for Granicus.pdf](#)

[25686 City Attorney Certificate.pdf](#)

[25273_Parklands_Amended_PP_Findings_of_Fact_Signed.pdf](#)

Report compiled on: March 4, 2026