

# FRANKLIN TO THE FORT

## City of Missoula

### **Location Description:**

S. 3rd St. W., Russell St., Bitterroot Spur Trail, and Fort Missoula

**Size:** 1,389.7 acres

**Date of Creation:** 2001

### **City Council Ward/Representatives:**

Ward 6; Ed Childers and Marilyn Marler

### **Population\*:**

2000 – 6,990

2010 – 7,722

### **Housing\*:**

2000 – 3,492 units

2010 – 3,877 units

### **Zoning Districts:** 1,392.6 acres

- » Residential – 706.4 acres (50.7%)
- » Commercial – 192.0 acres (13.8%)
- » Industrial – 36.3 acres (2.6%)
- » Open Space/Public – 350.3 acres (25.2%)
- » Unzoned – 104.7 acres (7.5%)
- » Missoula County – 2.9 acres (0.2%)

### **Land Use Designations:**

- ◆ Residential – 2 Dwelling Units per Acre
- ◆ Residential – 4 Dwelling Units per Acre
- ◆ Residential – 6 Dwelling Units per Acre
- ◆ Residential – 12-15 Dwelling Units per Acre
- ◆ Residential – 16 Dwelling Units per Acre
- ◆ Residential – 24 Dwelling Units per Acre
- ◆ Community Commercial
- ◆ Special District – Community
- ◆ Community & Highway/Heavy Commercial
- ◆ Highway/Heavy Commercial
- ◆ Existing Park
- ◆ Parks and Open Space
- ◆ Public/Quasi-Public Lands & Facilities

### **Parks and Open Spaces:** 329.03 acres

- Franklin Park - 3.963 acres
- Fort Missoula - 168.165 acres
- Larchmont Golf Course - 153.75 acres
- Bridge Court Common Area - 0.04 acre
- Clark St. Town Homes Common Area - 0.2 acre

- Cottage Court Common Area - 0.12 acre
- McIntosh Loop Common Area - 1.3 acres
- West Central Square Common Area - 0.5 acre

**Miles of Trails:** 2.7      **Miles of Roads:** 38.8

### **Sidewalk and Street Improvements (2011)**

- S. 6th W. and Schilling (Kemp to 7th) - 4 blocks - curbs, gutters, sidewalks, pavement
- Catlin (3rd—7th) - 8 blocks of pavement, curbs, gutters, sidewalks
- Eaton, Clark, south of Benton - 30 blocks of curbs, gutters, sidewalks
- Brooks (Mount to Paxson) - 10 blocks of curbs, gutters, sidewalks

### **Schools:**

Franklin Grade School  
Valley Christian (K-12)  
C.S. Porter Middle School  
Big Sky High School

**Grocery Store:** Rosauers

### **Community Garden:**

Garden of Eton – Blessed Trinity Church

**Historic Resources:** Fort Missoula

### **Neighborhood Development (2008-2010):**

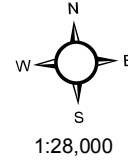
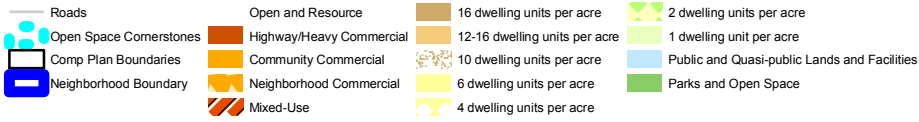
Single Family Residence – 54 units  
Single Family Townhouse – 10 units  
Duplex - 13  
Multi-Family 3-4 units - 2  
Store/Customer Services - 1  
Office/Bank Professional - 1  
Commercial Other - 3

### **Neighborhood Guidance Documents:**

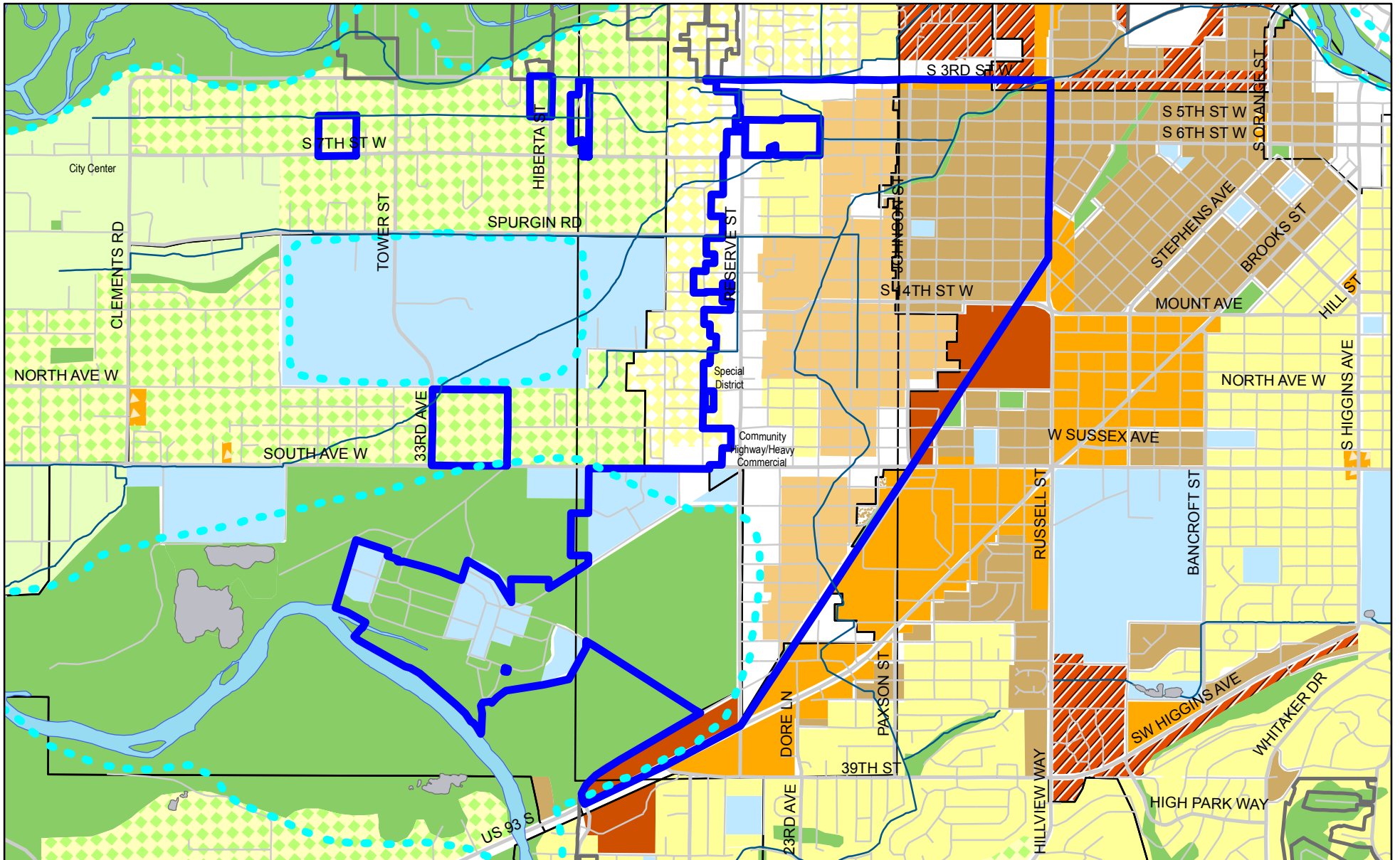
Fort Missoula Regional Park Master Plan - 2008  
Franklin to the Fort Infrastructure Plan – 2006  
Reserve Street Area Plan – 1995  
Fort Missoula Plan - 1994

# Franklin to the Fort

## Land Use Designation

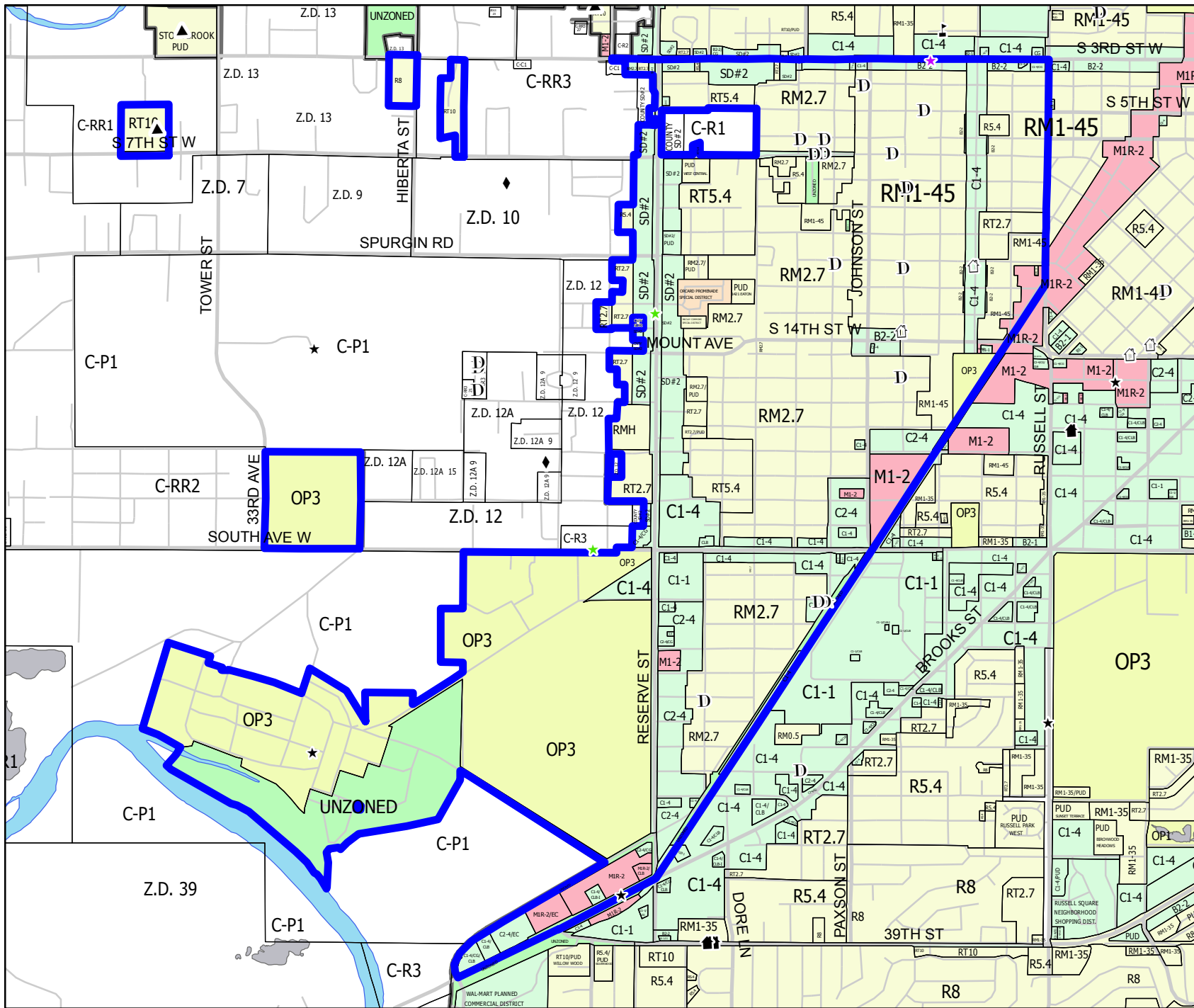


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## Zoning and Development



**City Zoning Districts**

- Commercial
- Industrial
- Open Space
- PUD
- Residential
- Special Zoning Dist.
- Unzoned

**Subdivisions 2008-2010**

- Major Subdivisions
- Minor Subdivisions

**Building Permits 2008-2010**

- Duplex
- Multi dwelling 3-4 units
- Multi dwelling 5+ units
- Store/customer svcs
- Office/bank prof.
- Commercial other
- Social/recreational
- School/education
- Hospital or Inst

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City Limits



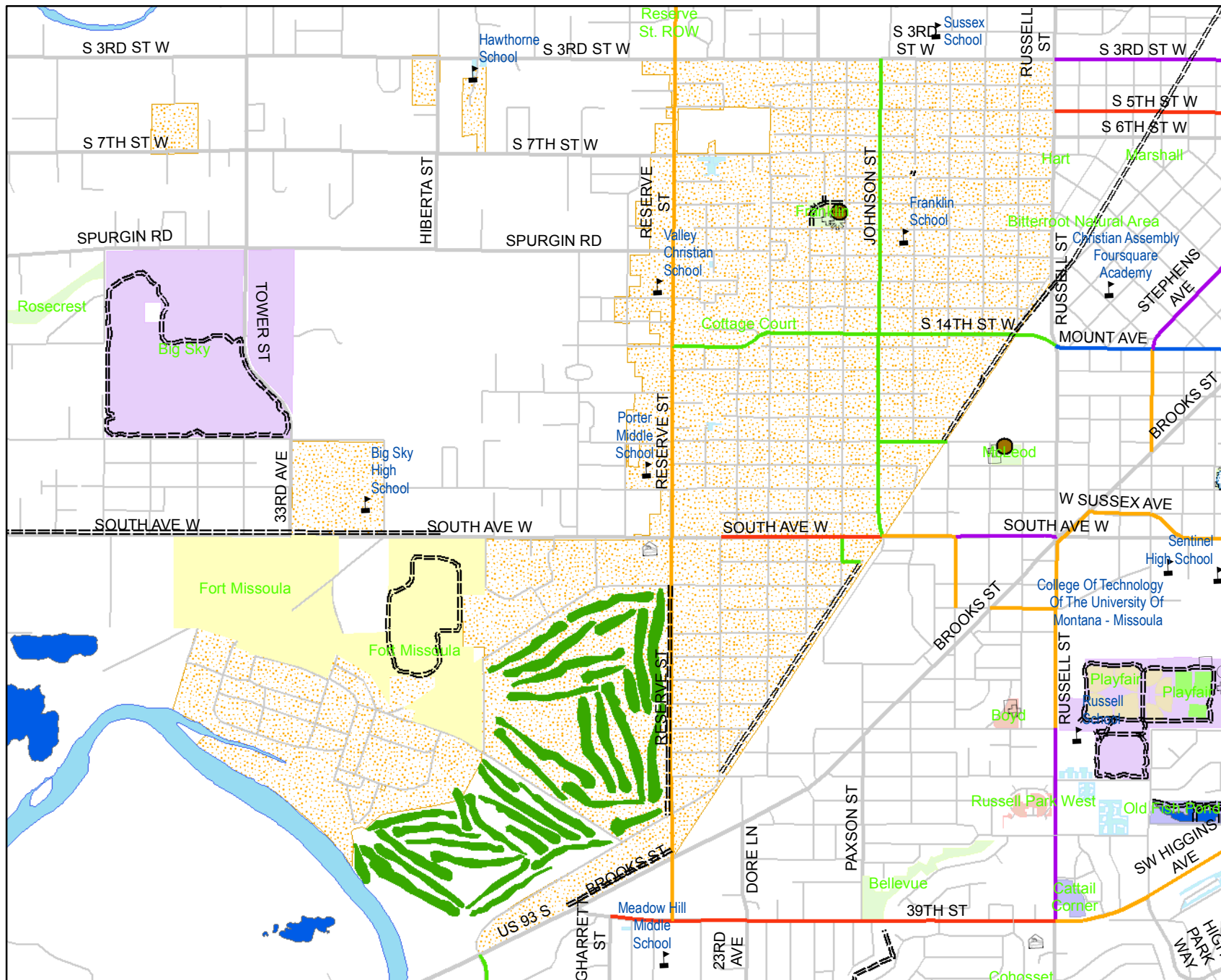
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For detailed zoning designations see County Zoning Resolution 76-113 and City Zoning Ordinance Title 20 available at Office of Planning and Grants (OPG). Special Districts standards can also be found at OPG. City overlay zones CG, EC, CLB, and CLB-I approved under Title 19 prior to November 4, 2009 are shown on zoning maps.

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## Public Facilities



**Legend**

**Commuter Network**

- Bike Lane
- Bike Route
- 2010 New Bike Lane
- 2011 New Bike Lane
- 2011 Sharrows
- Trails

**Parks & Open Spaces**

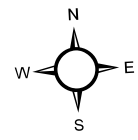
- Community Park
- Neighborhood Park
- Pocket Park
- Regional Park
- Conservation Land
- Common Area
- Playground
- Baseball Diamond
- Field
- Golf Course

**Other Facilities**

- Schools
- Fire Stations
- Basketball
- Horseshoes
- Tennis
- Volleyball
- Shelter
- Spray Deck
- Restroom
- Roads

**Neighborhood Boundaries**

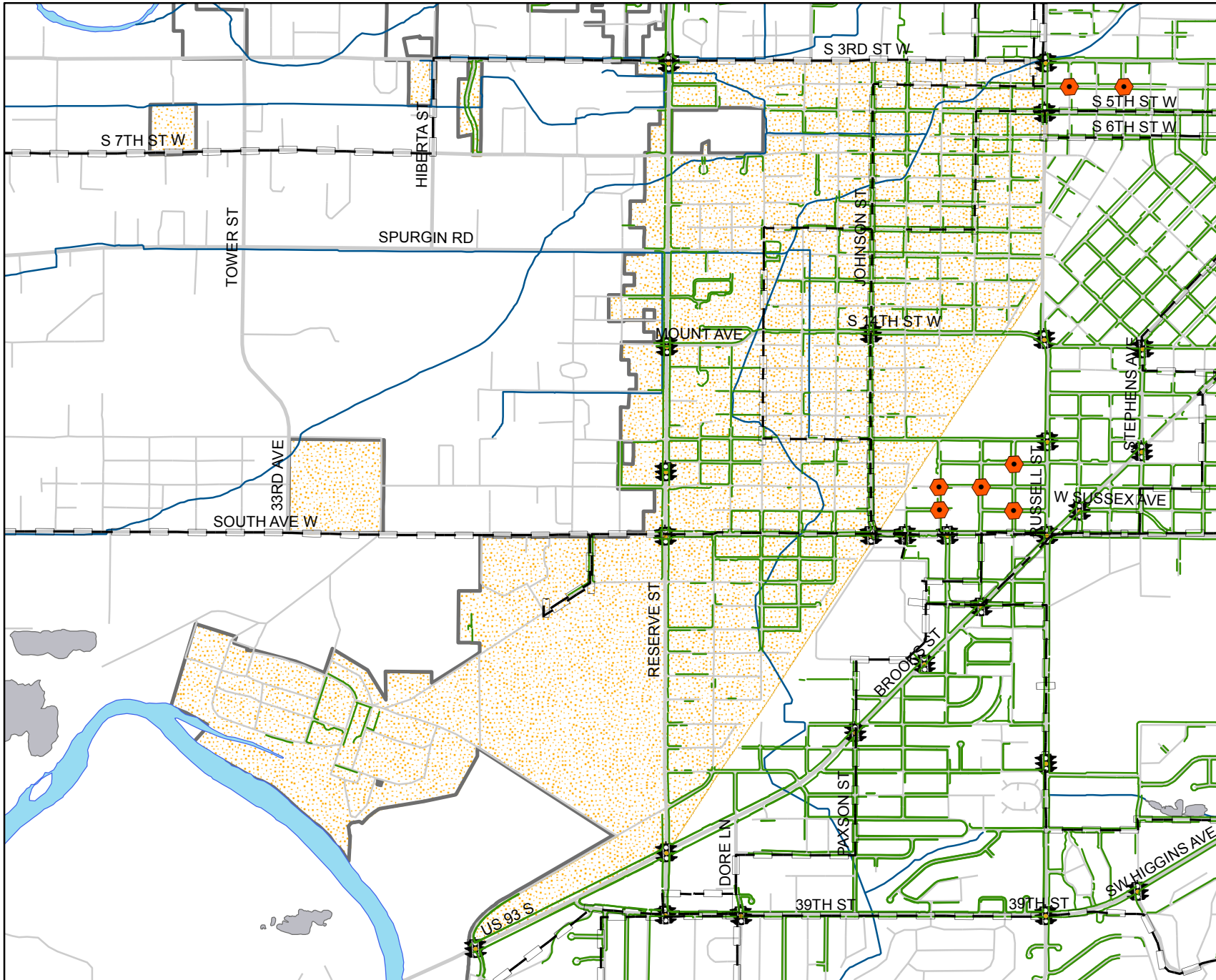
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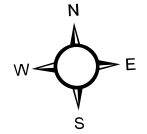
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## Transportation

**Legend**

- Roads
- Sidewalks
- Mountain Line Routes
- Traffic Lights
- Traffic Calming**
- Traffic Circle
- Roundabout
- Franklin to the Fort



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