



**NOTICE OF PUBLIC HEARING  
BEFORE THE GALLATIN COUNTY CONSOLIDATED  
BOARD OF ADJUSTMENT**

NOTICE IS HEREBY GIVEN that a public hearing will be held before the Gallatin County Consolidated Board of Adjustment on **April 16, 2024**, at **4:00 p.m.** in the Courthouse Community Room, 311 W. Main St., Bozeman, MT, **and by Zoom.**

**GALLATIN COUNTY/BOZEMAN AREA ZONING DISTRICT**

**D'Agostino Setback Variance (Z2024-058).** The purpose of the public hearing is to consider a variance request by Molly and John D'Agostino (Applicant and Property Owner) for approval of a variance from Section 7.06 setbacks of the Gallatin County/Bozeman Area Zoning Regulation regarding a property line setback for a corner yard. The regulation requires a 35-foot-yard setback for a corner lot in this instance. The Applicant requests approval to encroach 10 feet into the required 35-foot-yard setback to construct a new single-family residence. The 30,000-square-foot (0.69 acres) Subject Property is legally described as Lot 24 of the Staffanson Subdivision No. 1, located in the Southeast  $\frac{1}{4}$  of Section 16, T2S, R5E, P.M.M., Gallatin County, MT. generally located just west of the intersection of Staffanson Rd. and Cottonwood Rd. with an address of 5692 Staffanson Rd., Bozeman, MT 59715.

Testimony may be presented during the public hearing. Written comments or questions should be directed to Chris Scott at the Gallatin County Planning Department, 311 West Main St., Room 108, Bozeman, MT 59715; or by email at [chris.scott@gallatin.mt.gov](mailto:chris.scott@gallatin.mt.gov) or by calling (406) 582-3130. If you have a disability that limits your participation in this hearing or providing testimony in these formats, or otherwise need additional accommodations, please contact the Gallatin County ADA Coordinator at 406-582-3007.

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President, Consolidated Board of Adjustment

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