

ORDINANCE NO.

AN ORDINANCE TO AMEND THE DISTRICT ZONING MAP OF THE CITY OF GILLETTE, WYOMING, FOR PROPERTY GENERALLY LOCATED NORTHWEST OF THE INTERSECTION OF SOUTHERN DRIVE AND WYOMING STATE HIGHWAY 50, LEGALLY DESCRIBED AS A PART OF THE SW1/4 SW1/4 OF SECTION 5 AND THE SE1/4 SE1/4 OF SECTION 6, T49N, R72W, OF THE 6TH PRINCIPAL MERIDIAN, CAMPBELL COUNTY, WYOMING, FROM C-1, GENERAL COMMERCIAL DISTRICT, R-4, MULTI-FAMILY RESIDENTIAL DISTRICT, AND R-1, SINGLE-FAMILY RESIDENTIAL DISTRICT, TO R-1, SINGLE-FAMILY RESIDENTIAL DISTRICT, AND C-P, PLANNED NEIGHBORHOOD BUSINESS DISTRICT, SUBJECT TO ALL PLANNING REQUIREMENTS

THE PROPERTY IS MORE PARTICULARLY DESCRIBED AS:

Parcel One From R-1, R-4, and C-1 to R-1 is More Particularly Described as Follows:

A tract of land situated in the SW1/4 SW1/4 of Section 5 and SE1/4 SE1/4 of Section 6, T49N, R72W of the Sixth Principal Meridian, Campbell County, Wyoming. Said tract of land being described more particularly as follows:

Beginning at the Northwest corner of the said SE1/4 SE1/4 of Section 6 and the Southwest corner of Doud Ranch Addition, Phase III; thence N86° 53'15"E along the South boundary of said Doud Ranch Addition, Phase III a distance of 906.01 feet to the Northwest corner of the Family Life Church Tract; thence S24° 26'24"W a distance of 427.65 feet to the Southwest corner of the said Family Life Church Tract; thence S65° 23'00"E a distance of 659.23 feet to the Southeast corner of the said Family Life Church Tract and the Westerly right of way of Highway 50; thence S24° 27'40"W along the said Westerly right of way of Highway 50 a distance of 708.21 feet to the South line of the said SE1/4 SE1/4 of Section 6; thence S86° 39'20"W along the said South line of the said SE1/4 SE1/4 of Section 6 a distance of 1050.56 feet to the Southwest corner of the said SE1/4 SE1/4 of Section 6; thence N00° 38'58"E along the West line of the said SE1/4 SE1/4 of Section 6 a distance of 1320.75 feet to the said Northwest corner of the said SE1/4 SE1/4 of Section 6 and the POINT OF BEGINNING.

EXCEPTING THEREFROM:

A tract of land situated in the SE1/4 SE1/4 of Section 6, T49N, R72W of the Sixth Principal Meridian, Campbell County, Wyoming. Said tract of land being described more particularly as follows:

Commencing at the Northwest corner of the said SE1/4 SE1/4 of Section 6 and the Southwest corner of Doud Ranch Addition, Phase III; thence N86° 53'15"E along the South boundary of said Doud Ranch Addition, Phase III a distance of

906.01 feet to the Northwest corner of the Family Life Church Tract; thence S24 26'24"W a distance of 427.65 feet to the Southwest corner of the said Family Life Church Tract; thence S65 23'00"E a distance of 659.23 feet to the Southeast corner of the said Family Life Church Tract and the Westerly right of way of Highway 50; thence S24 27'40"W along the said Westerly right of way of Highway 50 a distance of 352.52 feet to the TRUE POINT OF BEGINNING; thence S24 27'40"W along the said Westerly right of way of Highway 50 a distance of 238.28 feet; thence N64 45'03"W a distance of 123.36 feet; thence Northwesterly along a curve to the left through a central angle of 19 21'27"E with a radius of 451.67 feet an arc distance of 152.60 feet and with a chord that bears N74 25'46"W a chord distance of 151.87 feet; thence N01 57'38"E a distance of 39.68 feet; thence Northeasterly along a curve to the right through a central angle of 22 30'02" with a radius of 150.00 feet an arc distance of 58.91 feet and with a chord that bears N13 12'39"E a chord distance of 58.53 feet; thence N24 27'40"E a distance of 168.39 feet; thence S65 04'51"E a distance of 300.01 feet to the POINT OF BEGINNING.

Said tract of land contains 30.01 acres, more or less, subject to all rights, restrictions, reservations and/or easements of sight and record.

Parcel Two From R-1, R-4, and C-1 to C-P is More Particularly Described as Follows:

A tract of land situated in the SE1/4 SE1/4 of Section 6, T49N, R72W of the Sixth Principal Meridian, Campbell County, Wyoming. Said tract of land being described more particularly as follows:

Commencing at the Northwest corner of the said SE1/4 SE1/4 of Section 6 and the Southwest corner of Doud Ranch Addition, Phase III; thence N86 53'15"E along the South boundary of said Doud Ranch Addition, Phase III a distance of 906.01 feet to the Northwest corner of the Family Life Church Tract; thence S24 26'24"W a distance of 427.65 feet to the Southwest corner of the said Family Life Church Tract; thence S65 23'00"E a distance of 659.23 feet to the Southeast corner of the said Family Life Church Tract and the Westerly right of way of Highway 50; thence S24 27'40"W along the said Westerly right of way of Highway 50 a distance of 352.52 feet to the TRUE POINT OF BEGINNING; thence S24 27'40"W along the said Westerly right of way of Highway 50 a distance of 238.28 feet; thence N64 45'03"W a distance of 123.36 feet; thence Northwesterly along a curve to the left through a central angle of 19 21'27"E with a radius of 451.67 feet an arc distance of 152.60 feet and with a chord that bears N74 25'46"W a chord distance of 151.87 feet; thence N01 57'38"E a distance of 39.68 feet; thence Northeasterly along a curve to the right through a central angle of 22 30'02" with a radius of 150.00 feet an arc distance of 58.91 feet and with a chord that bears N13 12'39"E a chord distance of 58.53 feet; thence N24 27'40"E a distance of 168.39 feet; thence S65 04'51"E a distance of 300.01 feet to the POINT OF BEGINNING.

Said tract of land contains 1.66 acres, more or less, subject to all rights, restrictions, reservations and/or easements of sight and record.

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF GILLETTE, WYOMING, THAT:

Section 1. The Zoning of two (2) parcels legally described above and shown on the attached Exhibit A Map from R-1, Single-Family Residential District, R-4, Multi-Family Residential District, and C-1, General Commercial District, to R-1, Single-Family Residential District (one (1) parcel), and to C-P, Planned Neighborhood Business District (one (1) parcel).

Section 2. A Subdivision Plat covering the land area to be rezoned and conforming to the rezoning configuration shall be submitted, approved, and recorded prior to the rezoning taking effect.

PASSED, APPROVED AND ADOPTED this _____ day of _____, 20____.

Louise Carter-King, Mayor

(S E A L)

ATTEST:

Karlene Abelseth, City Clerk

Publication Date: