

City of Gillette, Wyoming
Department of Community Development
Planning Division
Request for Zoning Amendment

CASE NO. _____ z

- I. **Applicants Name:** Kelly Gangestad
Mailing Address: PO Box 125 Gillette, Wy. 82717
Phone No.: 307-299-8082 - 680-7722
Interest in Property: _____

kggang82@gmail.com

- II. Explain in detail the reasons for the proposed zoning amendment. Describe specifically the error in the current zoning, or how changing conditions require this requested amendment (attach additional pages if needed.)

Purpose: Request for zoning text amendment is in regard to permitted accessory use of "residential occupancy" pertaining to properties in zoning district "R-R" Rural Residential. This would include owners or persons directly employed by the owner and/or their immediate families to reside on the premises with certain restrictions defined below.

Overview: Many of the properties in the "R-R" district consist of private acreages greater than 2 acres. Most all of these properties have been annexed to "R-R" from prior being termed county. Property ownership often times include tasks of animal care, upkeep of out buildings, fence lines, painting, tree/bush trimming, keeping noxious weeds controlled, mowing, and snow removal. In certain situations such as health, wellbeing, and budgetary changes of the property owner these maintenance tasks described can far exceed their physical and economic abilities to up hold. The provision for an "on premise" caretaker would benefit the overall neighborhood curb appeal.

"R-R" district now states – "does not include residential occupancy" Section 3 - D

In reference to R-R Section 3 – D above, a text amendment request for the provision of "**residential occupancy**" to be amended to the "R-R" district with the addition of "**single family dwelling unit**". The provision to include the residential occupancy of the following dwelling types: **mobile/manufactured homes, guest homes, lodges, and "recreational vehicles: self-contained and capable of being legally transported for sewage disposal."**

The above text amendment request would be amended to "R-R" Rural Residential District when property is greater than 2 acres in physical size and maximum occupied dwelling unit quantity of 1.

- III. **Map Amendment:** NA

- IV. **Text Amendment:**

- a. **Sections(s) proposed to be amended:**

"R-R" – Section – 3 – D – Add as a Permitted Accessory Use.

- b. **Proposed wording of the section:**

"Does not include permanent residential occupancy except by owner and/or their immediate families; persons and/or their immediate families directly employed as a caretaker by the property owner; single family dwelling maximum quantity of 1 of the following: mobile/manufactured homes, guest homes, lodges, and recreational vehicles: self-contained and capable of being legally transported for sewage disposal may be accessory uses to a permitted use.

"R-R" zoning district properties must be greater than 2 acres for this permanent residential occupancy amendment provision listed above to apply.

Petition

Purpose: Request for zoning text amendment is in regard to permitted accessory use of "residential occupancy" pertaining to properties in zoning district "R-R" Rural Residential. This would include owners or persons directly employed by the owner and/or their immediate families to reside on the premises with certain restrictions defined below.

Overview: Many of the properties in district "R-R" consist of private acreages greater than 2 acres. Most all of these properties have been annexed to "R-R" from prior being termed county. Property ownership often times include tasks of animal care, upkeep of out buildings, fence lines, painting, tree/bush trimming, keeping noxious weeds controlled, mowing, and snow removal. In certain situations such as health, wellbeing, and budgetary changes of the property owner these maintenance tasks described can far exceed their physical and economic abilities to up hold. The provision for an "on premise" caretaker would benefit the overall neighborhood curb appeal. "R-R" district now states – **"does not include residential occupancy"** Section 3 - D. In reference to R-R Section 3 – D above, a text amendment request for the provision of **"residential occupancy"** to be amended to the "R-R" district with the addition of **"single family dwelling unit"**. The provision to include the residential occupancy of the following dwelling types: **mobile/manufactured homes, quest homes, lodges, and "recreational vehicles: self-contained and capable of being legally transported for sewage disposal"**.

The above text amendment request would be amended to "R-R" Rural Residential District when property is greater than 2 acres in physical size and maximum occupied dwelling unit quantity of 1.

Undersigned in Favor:

<u>Name:</u>	<u>Address:</u>	<u>Phone#:</u>
Talton Bane	7450 Ridgcrest DR	682 0914
Carl Gorman	3250 Ridgcrest	686-7522
Heather DeBerg	3109 Ridgcrest	363-4020
Cindy Schmidt	3052 Ridgcrest	682-6621
Mel Patenaude	2858 Ridgcrest	682 4222
Barbara Saterano	2831 Ridgcrest	682-9242
Jamya Curry	2805 Ridgcrest	686-0213
Michelle Curry	2805 Ridgcrest Dr	686-0213
Steve West	2804 Ridgcrest Dr	682-9759
Michael Gorman	3250 Ridgcrest	686-7522
Houa Hangstad	3455 Ridgcrest	6807722
[Signature]	1700 Knollwood Dr	686-0583
Don Pittman	3150 Ridgcrest Dr	682-9758
Shirley Kellgren	3150 Ridgcrest Dr.	682-9758
[Signature]	2950 Ridgcrest	689-7355
Therri Fure	2950 Ridgcrest	686-259-6383
[Signature]	1600 W-4-J Rd.	680-6326
Don Pinon	3101 DAKCREST	682-0120
Luc A. Pinon	111	10
Patrick W. Luffman	1115 Vanscoy Dr.	682-4654
Bob Hardy	1117 Vanscoy	682-1606
Lamin Stewart	1113 Vanscoy	680-8524
Don D. V. S.	1121 Vanscoy	756-2828
Reh Vogt	1121 Vanscoy Dr.	756-2624

Petition

Purpose: Request for zoning text amendment is in regard to permitted accessory use of "residential occupancy" pertaining to properties in zoning district "R-R" Rural Residential. This would include owners or persons directly employed by the owner and/or their immediate families to reside on the premises with certain restrictions defined below.

Overview: Many of the properties in district "R-R" consist of private acreages greater than 2 acres. Most all of these properties have been annexed to "R-R" from prior being termed county. Property ownership often times include tasks of animal care, upkeep of out buildings, fence lines, painting, tree/bush trimming, keeping noxious weeds controlled, mowing, and snow removal. In certain situations such as health, wellbeing, and budgetary changes of the property owner these maintenance tasks described can far exceed their physical and economic abilities to up hold. The provision for an "on premise" caretaker would benefit the overall neighborhood curb appeal. "R-R" district now states – ***"does not include residential occupancy"*** Section 3 - D In reference to R-R Section 3 – D above, a text amendment request for the provision of ***"residential occupancy"*** to be amended to the "R-R" district with the addition of ***"single family dwelling unit"***. The provision to include the residential occupancy of the following dwelling types: ***mobile/manufactured homes, guest homes, lodges, and "recreational vehicles: self-contained and capable of being legally transported for sewage disposal"***.

The above text amendment request would be amended to "R-R" Rural Residential District when property is greater than 2 acres in physical size and maximum occupied dwelling unit quantity of 1.

Undersigned in Favor:

Name:	Address:	Phone#:
K. Gangesstad	3455 Ridgecrest	299-8082
Honda Larmer	3353 Ridgecrest	686-7201
Dr. J. S. Fard	3253 Ridgecrest	686-2113
Hymer & Wint	2901 Wolfwood	680-2104
Tom & Pat	3350 Ridgecrest Dr	299-0550
Donna M. Foster	3350 Ridgecrest	299-2427
Laquie Gray	3455 Ridgecrest Dr	686-2026

