

ORIGINAL ORDINANCE NO.: 1911

INTRODUCED BY: Shuster

ENROLLED ORDINANCE NO.: 1678

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP OF THE CITY OF LARAMIE, WYOMING, BY REZONING APPROXIMATELY 6 ACRES OF LAND GENERALLY LOCATED ON BOTH SIDES OF BOSWELL DRIVE BETWEEN 9TH STREET AND FUTURE BILL NYE AVENUE EXTENSION FROM B1 (LIMITED BUSINESS) WITH ROB (RESIDENTIAL OVERLAY FOR BUSINESS DISTRICTS) TO B2 (BUSINESS) WITH ROB (RESIDENTIAL OVERLAY FOR BUSINESS DISTRICTS).

WHEREAS, on October 23, 2014 Spring Creek Storage, LLC and Spring Creek Investments, LLC filed with the City an application to rezone approximately 6 acres of land generally located on both sides of Boswell Drive between 9th Street and future Bill Nye Avenue extension to B2 (Business) with Rob (Residential Overlay for Business Districts); and

WHEREAS, on December 8, 2014 City staff presented the rezoning application to the Planning Commission with a recommendation that the City Council approve the proposed amendment; and

WHEREAS, on December 8, 2014 the City Planning Commission reviewed the rezoning application and by majority vote of its members recommended approval of the rezoning of the subject property; and

WHEREAS, notice of a public hearing in compliance with Wyo. Stat. §15-1-602 was published in the *Laramie Boomerang* on January 11, 2015;

WHEREAS, a public hearing was held on January 27, 2015 which notice was given at least fifteen (15) business days prior to the public hearing in compliance with Wyo. Stat. § 15-1-602.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LARAMIE:

Section 1. That the foregoing recitals are incorporated in and made a part of this Ordinance by this reference.

Section 2. That the Zoning District Map of City is hereby amended by rezoning the subject property from B1 District with ROB overlay to B2 District with ROB overlay, which is described as follows:

PARCEL A:

A PARCEL OF LAND BEING SITUATED IN THE WEST ¼ OF SECTION 4, TOWNSHIP 15N, RANGE 73W OF THE 6TH PM, ALBANY COUNTY, WYOMING. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE W ¼ OF SECTION 4 THENCE S89°55'36"E A DISTANCE OF 1121.00 FEET TO A POINT;
THENCE N 89°59'44"E A DISTANCE OF 738.67 FEET TO THE POINT OF BEGINNING;

THENCE N 89°59'44"E A DISTANCE OF 34.42 FEET TO A POINT;

THENCE N 34°03'11"W A DISTANCE OF 133.62 FEET TO A POINT;

THENCE N 56°55'45"E A DISTANCE OF 59.04 FEET TO A POINT;

THENCE ALONG A CONVEX CURVE TO THE RIGHT A CHORD BEARING OF N 66°02'45"E A CHORD DISTANCE OF 53.87 FEET WITH A RADIUS OF 170.00 FEET TO A POINT;

THENCE N 75°09'44"E A DISTANCE OF 406.49 FEET TO A POINT;

THENCE S 16°32'14"E A DISTANCE OF 267.96 FEET TO A POINT;

THENCE S 73°27'55"W A DISTANCE OF 463.37 FEET TO A POINT;

THENCE N 33°15'14"W A DISTANCE OF 145.94 FEET TO THE POINT OF BEGINNING.

SAID PARCEL OF LAND CONTAINING 3.07 ACRES MORE OR LESS.

AND;

PARCEL B:

A PARCEL OF LAND BEING SITUATED IN THE WEST ¼ OF SECTION 4, TOWNSHIP 15N, RANGE 73W OF THE 6TH PM, ALBANY COUNTY, WYOMING. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE W ¼ OF SECTION 4 THENCE S 89°55'36"E A DISTANCE OF 1121.00 FEET TO A POINT;

THENCE N 89°59'44"E A DISTANCE OF 773.09 FEET TO A POINT;

THENCE N 34°03'11"W A DISTANCE OF 193.63 FEET TO THE POINT OF BEGINNING;

THENCE N 34°03'11"W A DISTANCE OF 224.65 FEET TO A POINT;

THENCE N 74°15'19"E A DISTANCE OF 773.74 FEET TO A POINT;

THENCE S 11°35'08"E A DISTANCE OF 197.00 FEET TO A POINT;

THENCE ALONG A CONCAVE CURVE TO THE LEFT A CHORD BEARING OF S 76°47'18"W A CHORD DISTANCE OF 49.94 FEET WITH A RADIUS OF 880.00 FEET TO A POINT;

THENCE S 75°09'44"W A DISTANCE OF 513.30 FEET TO A POINT;

THENCE ALONG A CONCAVE CURVE TO THE LEFT A CHORD BEARING OF S 66°02'45" A CHORD DISTANCE OF 72.88 FEET WITH A RADIUS OF 230.00 FEET TO A POINT;

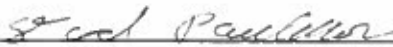
THENCE S 56°55'45"W A DISTANCE OF 56.17 FEET TO THE POINT OF BEGINNING.


SAID PARCEL CONTAINING 3.23 ACRES MORE OR LESS.

Section 3. That the foregoing described property contains 6 acres more or less, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and all improvements thereon.

Section 4. That this ordinance shall become effective after its passage, approval and publication.

Passed and approved this 17th day of February, 2015.


David A. Paulekas, Mayor and President of the
City Council

Attest: 
Sue Morris-Jones, MMC
City Clerk

Duly published in the *Laramie Boomerang* this 12th day of March, 2015.

First Reading: January 6, 2015

Public Hearing: January 27, 2015

Second Reading: February 3, 2015

Third Reading and Final Action: February 17, 2015

Original Ordinance No. 1911

Page 3 of 4