

ORDINANCE NO 2228

AN ORDINANCE amending Ordinance No. 826, the Zoning Ordinance of the City of Sheridan, to zone the entirety of the land more particularly described in Appendix A Section 1., and shown on the attached Exhibit A, from an B-1 Business District to a R-1 Residence District; for the property located at 612 1st Avenue West.

WHEREAS, the owner of the following described land has petitioned the City Council to rezone the same from an R-1 Residence District to B-1 Business District, and a public hearing having been held thereon by the City Council; THEREFORE

BE IT ORDAINED BY THE CITY COUNCIL OF SHERIDAN, WYOMING:

Section 1.

The following described land is hereby rezoned from a B-1 Business District to a R-1 Residence District, to wit:

A tract of land **beginning** at the northeast corner of said Lot 3 (monumented with a 2" Aluminum Cap per PLS 6812); thence S01°13'24"E, 33.02 feet along the west line of Tract 18, Brundage Place to a point; thence N89°23'51"W, 13.50 feet along said west line of Tract 18, Brundage Place to a point; thence N00°32'48"E, 33.00 feet to a point, said point lying on the north line of said Lot 3, said point also lying on the south right-of-way line of First Avenue West; thence S89°23'51"E, 12.48 feet along said north line of Lot 3 and the south right-of-way line of First Avenue West to the **Point of Beginning** of said tract.

Section 2.

That Ordinance No. 826, The Zoning Ordinance of the City of Sheridan is hereby amended to conform herewith.

Section 3.

If any provision or portion of this ordinance is declared by any court of competent jurisdiction to be void, unconstitutional, or unenforceable, than all remaining provisions and portions of this ordinance shall remain in full force and effect.

Section 4.


That this ordinance shall be in full force and effect immediately upon its passage and publication as provided by law.

PASSED, APPROVED, AND ADOPTED this 5th day of April, 2021.

ATTEST:



Cecilia Good, City Clerk
State of Wyoming)
)SS
County of Sheridan)


Richard Bridger, Mayor

Subscribed and sworn to (or affirmed) before me this 9th day of

April, 2021 by Richard Bridger



Notary Public

My commission expires 4/11/24

