

Peters Setback VARIANCE

V-19-002

The Board of County Commissioners ("BOCC") held a public hearing on June 18, 2019, regarding the application of William and Wendy Peters ("Applicant") for a Variance from the Rules and Regulations Governing Zoning, Sheridan County, Wyoming ("Zoning Regulations"). The BOCC received the written Staff Report dated June 18, 2019, heard public comment, and considered written comments.

1. Applicant is requesting a variance from Section 8.D. Minimum yard requirements of the Zoning Regulations to permit a detached garage to be located 5 feet from the north property line.
2. The property for which the Variance is requested consists of approximately 0.71 acres, lies within the Urban Residential zoning district, has a physical address of 1336 Highway 345, and is located in the:

S1/2SE1/4 of Section 17, T57N, R85W.

3. After holding a public hearing on June 6th, 2019, the Planning and Zoning Commission certified their recommendation to the BOCC to GRANT the Variance.

THE BOCC HEREBY FINDS AS FOLLOWS:

4. Applicant properly applied for a Variance, proper notice was published, and hearings were held in accordance with the Zoning Regulations.
5. The use is already allowed within the zoning district.
6. The Variance is not contrary to the public welfare.
7. Special conditions do exist on the property.
8. A literal enforcement of the regulation would result in an unnecessary hardship.
9. The proposed variance would promote the public health, safety, morals and general welfare.

NOW THEREFORE, THE BOCC HEREBY GRANTS the Variance to permit a detached garage to be located 5 feet from the north property line.

DATED: July 18, 2019.

Pursuant to W.S. 16-3-114 and Rule 12 of the *Wyoming Rules of Appellate Procedure*, any person aggrieved or adversely affected by this decision may seek judicial review in the appropriate district court by filing a petition for review within 30 days.

**BOARD OF COUNTY COMMISSIONERS
SHERIDAN COUNTY, WYOMING**

BY:


Chairman

STATE OF WYOMING)

County of Sheridan)

This instrument was acknowledged before me on the 18 day of July, 2019
by Tom Ringley as Chairman of the Board of County Commissioners for Sheridan
County, Wyoming.

Elleen M. Evers
Notary Public



NO. 2019-751282 APPROVAL - BOCC
EDA SCHUNK THOMPSON, SHERIDAN COUNTY CLERK
PUBLIC WORKS-ANDREA