



ANNEXATION OF COUNTY POCKETS

JUNE 23, 2020





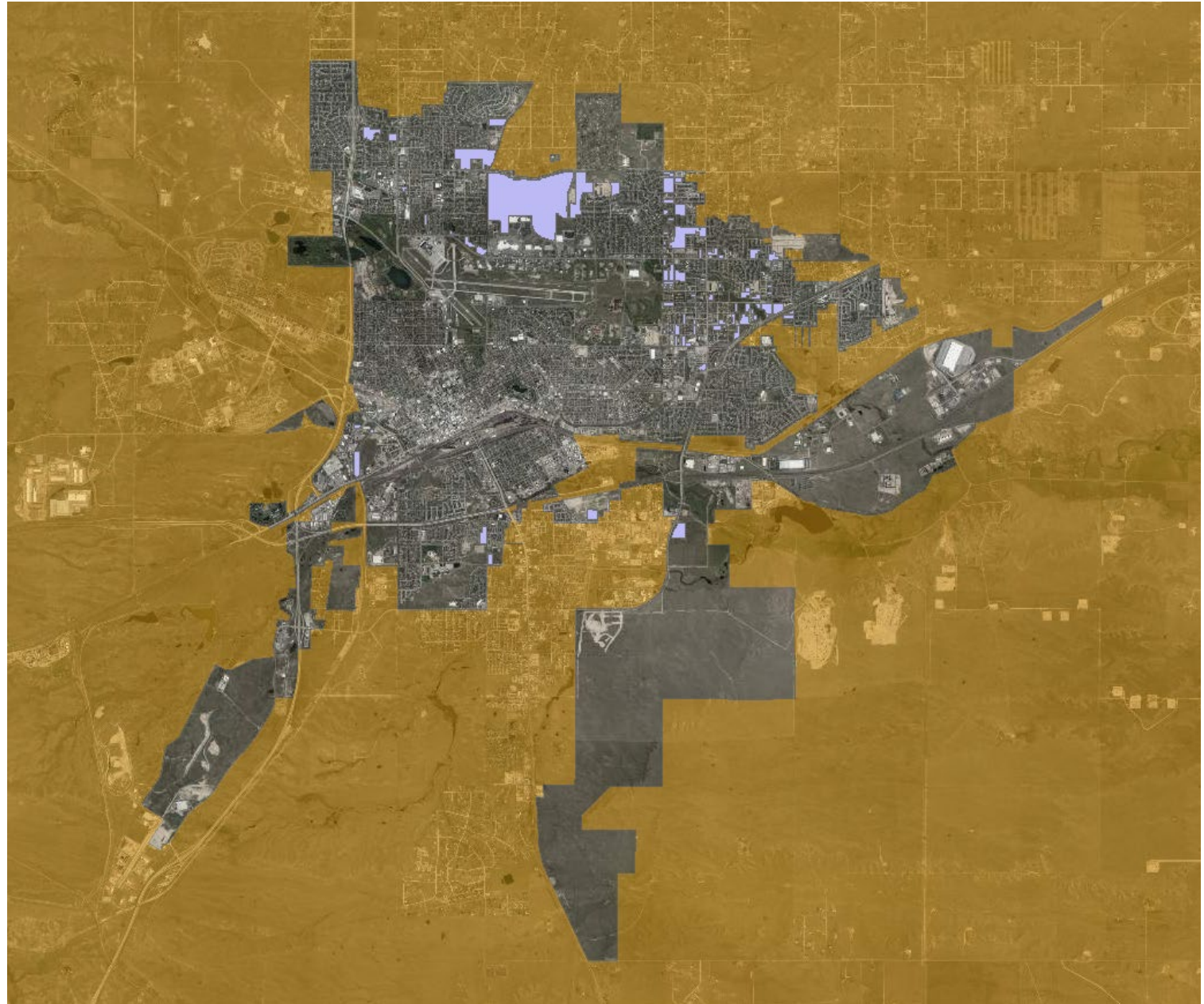
Governing Body 2022 Goals

- Reed Ave Corridor
- Belvoir Ranch
- Surface Water Drainage
- **County Pockets**
- Homeless Issues
- 15th Street Experience
- Gymnastics Building

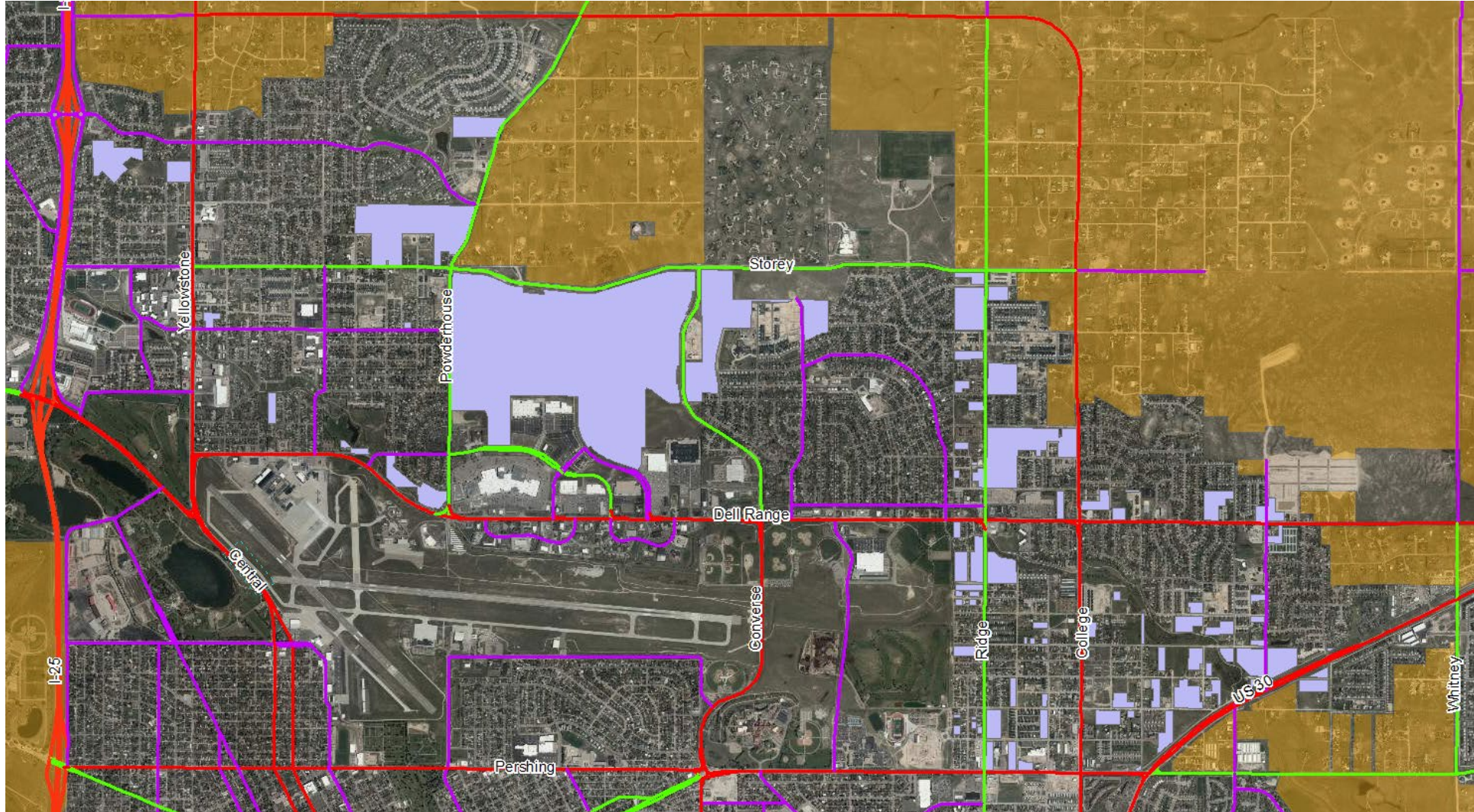


○ Pockets

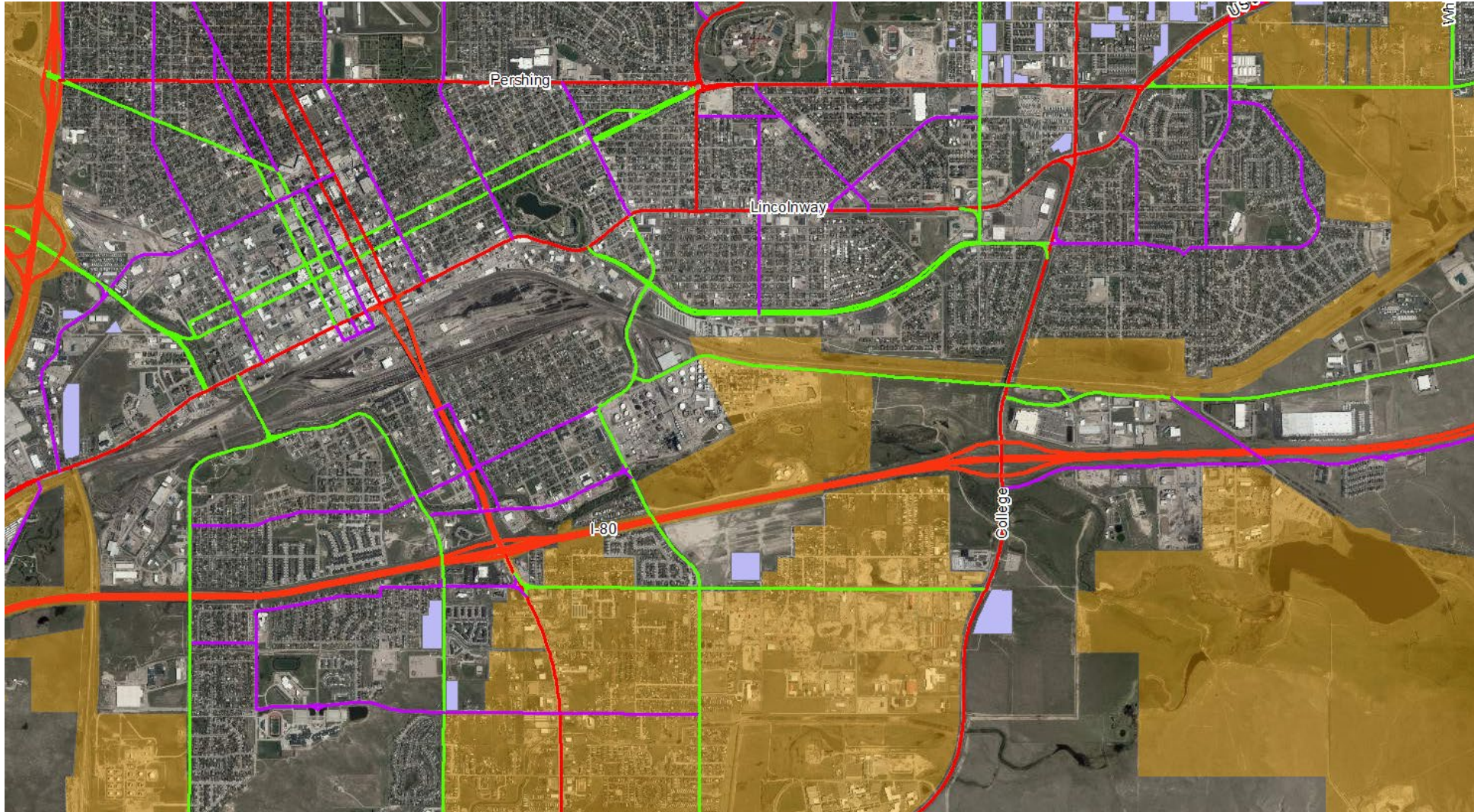
- Orange – Unincorporated County
- Purple – County Pocket
- Not colored – Corporate Boundary
- 65 exist
- 354 parcels
- 249 independent property owners



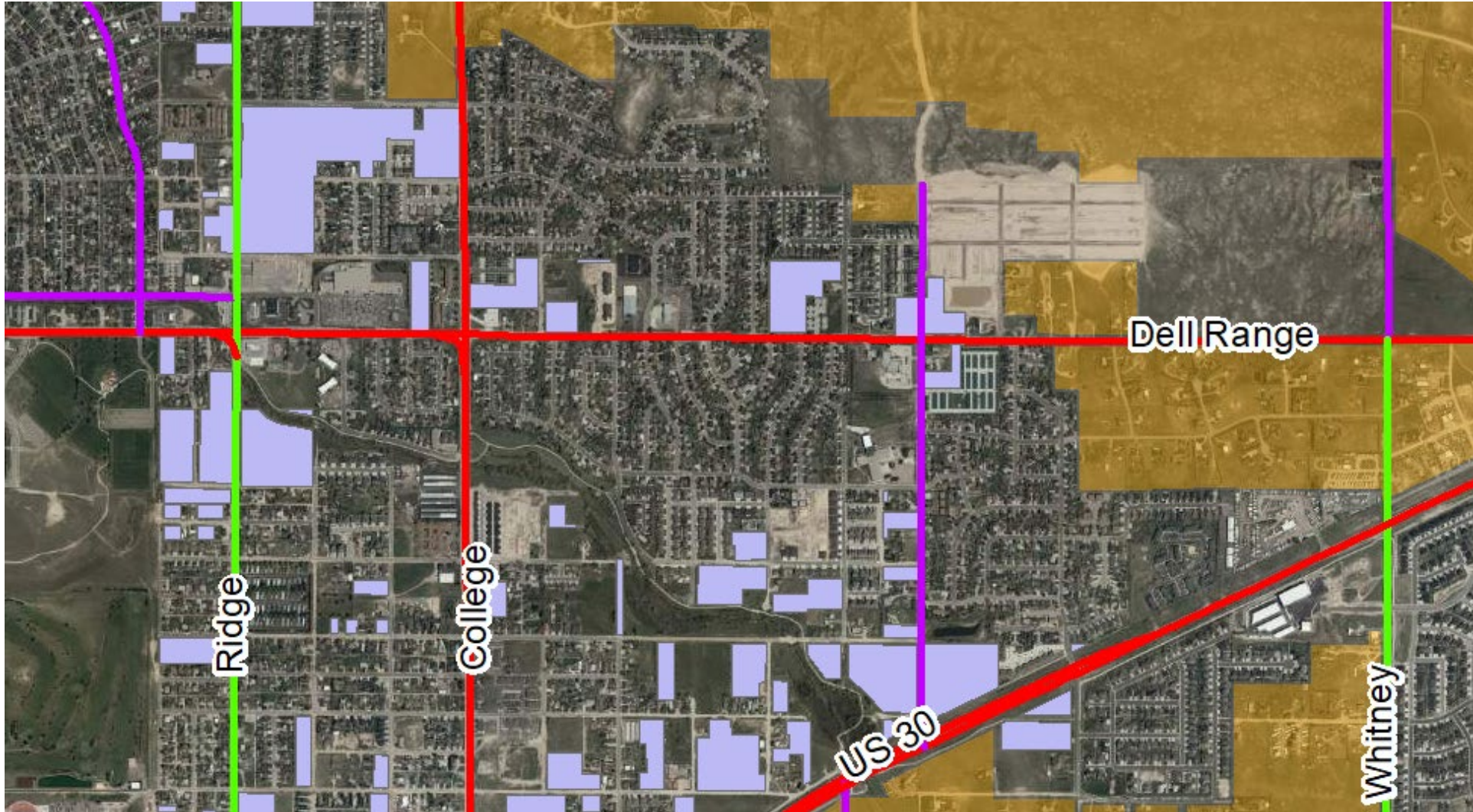
○ Pockets



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City initiated pursuant to Wyo. Stat. § 15-1-404

Requirements

- Survey / map
- Notice property owners identifying proposed zoning and any animal control and other health and safety requirements requiring immediate compliance
- Find that the property meets criteria for annexation
- Prepare annexation report





Wyo. Stat. § 15-1-406(c)

- If seventy-five percent (75%) or more of the perimeter of the area to be annexed is contiguous to the corporate limits of the annexing city or town, protest provisions of Wyo. Stat. § 15-1-404(b) do not apply.
- Pockets 100% contiguous



○ Nonconforming uses / Wyo. Stat. § 15-1-410(a)

- Cannot restrict the continuous use of the property by a current or subsequent property owner if the use was existing at any time within the year prior to the date of annexation and was lawful at the time the property was annexed.
- Discontinuation of 12-months results in loss of status.
- Establishment of Nonconforming Use Form



○ Code changes

- Modifications to Municipal code Titles 1 and 13
 - Incorporation of some elements of Title 1 into Unified Development Code (UDC)
 - PC consideration of UDC amendments July 5th
 - Governing Body introduction July 11th
- Highlights
 - Default to statutory annexation provisions
 - UDC definition of Development to trigger public improvements
 - Septic systems allowed to continue with Governing Body Exception





Timeline

Resolution noting compliance Wyo. Stat. § 15-1-402

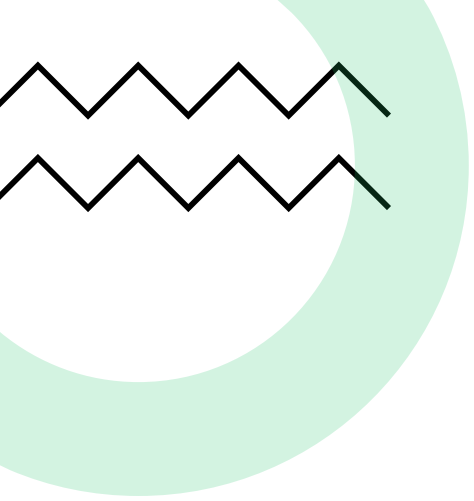
- Governing Body introduction
- Public Services Committee
- Governing Body final consideration



Annexation and Zoning Ordinance

- Planning Commission consideration (Zoning amendment only)
- Governing Body Public Hearing (annexation) and introduction (Zoning and Annexation)
- Public Services Committee
- Second Reading by the Governing Body
- Public Services Committee
- Governing Body final consideration





Public Education

- Website:
www.cheyennecity.org/annexation
- Public meetings
- Community meetings



Questions?

Planning and Development
Department

developmentstaff@cheyennecity.org

307-637-8282

Information:

www.cheyennecity.org/annexation

