

ORDINANCE NO. 225

AN ORDINANCE REGULATING THE SUBDIVISION AND ANNEXATION OF LAND TO, AND MAKING SAID LAND A PART OF THE TOWN OF MILLS, WYOMING, REGULATING THE SUBDIVISION AND/OR PLATTING OF LAND IN THE TOWN OF MILLS, FOR THE PURPOSE OF ANNEXATION, TRANSFER OF OWNERSHIP, OR FOR BUILDING DEVELOPMENT; PROVIDING REGULATIONS FOR THE PREPARATION OF PETITIONS FOR ANNEXATION AND ESTABLISHING PROCEDURES TO BE FOLLOWED.

BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF MILLS, WYOMING:

SECTION 1. NAME OF ORDINANCE:

This Ordinance shall be known and may be cited as the "Annexation-Subdivision Ordinance of the Town of Mills."

SECTION 2. INTENT, PURPOSE AND SCOPE:

This Ordinance is established to promote public health, safety, welfare and the orderly growth of the Town of Mills, Wyoming, and this Ordinance shall apply to any tract of land which is within the Town of Mills but is not subdivided and to all areas outside of the town limits which may annex to and become a part of the Town of Mills, Wyoming.

SECTION 3. PROCEDURES:

Any person desiring to subdivide or plat any land which is within, or partially within, the town limits of the Town of Mills, Wyoming, or any person wishing to annex property to the town limits of the Town of Mills, Wyoming, shall comply with the provisions set forth below:

- A. All subdividers or petitioners for annexation shall be required to prepare and file with the town clerk of the Town of Mills a preliminary plat of the proposed area which shall be clearly and legibly drawn by an engineer licensed in the State of Wyoming. Such plat shall contain the scale, true north arrow, date of preparation and the following additional information:

1. Proposed name of subdivision.
2. Names and addresses of the subdivider, owner, land surveyor, and any professional engineer.
3. Vicinity sketch showing names of adjacent subdivisions and owners of adjacent unsubdivided land.
4. Location by section, range and township. Description of boundaries by metes and bounds.
5. Existing and proposed contours with intervals of not more than five (5) feet.
6. Existing streets, highways, railroad rights-of-way, easements, parks, permanent buildings, section lines and corporate limits, drainage channels, utility lines, utility easements and any other significant features.
7. Proposed locations, widths and names of streets, lots, lot and block numbers, provisions for water distribution systems, provisions for sewerage, drainage and flood control.
8. Permanent utility easements.
9. Proposed use of land.
10. Specifications for proposed street development.

B. All subdividers or petitioners for annexation shall be required to prepare and file with the town clerk of the Town of Mills plans and specifications for development of streets, water and sewer distribution and drainage. In this regard, the developer shall be required, as a minimum standard in the development of proposed streets, to provide at least a four (4) inch lift of gravel base and two (2) inch blacktop

mat or to meet whatever greater or lesser requirements agreed to by the town council.

All proposed water mains shall be cast iron pipe or such other material as agreed to by the town council and shall be of a diameter of at least six (6) inches unless a greater or lesser diameter is required by the town council. All water mains and service lines shall be installed below the frost line. All installations to be in compliance with state, federal and local health and safety codes.

All sewer mains shall be of vitrified clay tile or other material agreed to by the town council and of a size agreed to by the town council and shall be installed at such depths and at a grade suitable for proper drainage as agreed to by the town council. All sewage installations shall comply with all applicable state, federal and local health and safety codes and regulations.

C. Upon receipt by the town clerk of the preliminary plats, the town clerk shall relay said preliminary plat and petition to the town street commissioner, sewer commissioner and water commissioner for their respective review and tentative approval of design standards.

D. The subdivider and/or petitioner shall, in conjunction with the petition, and simultaneously therewith, submit a written proposal concerning the installation of all proposed water and sewage systems which proposal shall include full and complete description of all material to be used, location of all mains, valves, tees, service lines, and all other applicable data to which shall be attached the written approval, in duplicate, of the Wyoming Department of Public Health and Social Services.

E. After review of the preliminary plat and the water and sewer design standards, the matter shall be taken up at the next regular council meeting by the town council at which time the town council shall either

give preliminary approval or if the proposal is not approved, shall provide the petitioner or subdivider with the reasons therefor in writing.

F. If the proposal has been given preliminary approval by the town council, then, the subdivider or petitioner shall have one (1) year within which to complete all requirements agreed upon, and upon completion thereof, and submission to the town council of the final plat, together with written petition for annexation signed by all landowners, the town council, at its next regularly scheduled council meeting, shall approve the annexation and authorize the mayor and town clerk to execute the approval on said plat.

G. The subdivider shall record the final approved plat as signed by the mayor in the office of the County Clerk of Natrona County, Wyoming, within thirty (30) days after the date of approval, otherwise the final plat shall be considered void.

PASSED on First Reading the 9th day of January, 1974.

PASSED on Second Reading the 5th day of June, 1974.

PASSED, APPROVED and ADOPTED on Third and Final Reading the 5th day of June, 1974.

TOWN OF MILLS, a Municipal Corporation

Attest:

By

L. A. Wilcox
L. A. Wilcox, Mayor

Norene Reed
Norene Reed, Clerk of Town of Mills,
a Municipal Corporation

I, Norene Reed, Town Clerk of the Town of Mills, Wyoming, do hereby certify that the foregoing is a true and correct copy of Ordinance No. 225, entitled "AN ORDINANCE REGULATING THE SUBDIVISION

AND ANNEXATION OF LAND TO, AND MAKING SAID LAND A PART OF THE TOWN OF MILLS, WYOMING, REGULATING THE SUBDIVISION AND/OR PLATTING OF LAND IN THE TOWN OF MILLS, FOR THE PURPOSE OF ANNEXATION, TRANSFER OF OWNERSHIP, OR FOR BUILDING DEVELOPMENT; PROVIDING REGULATIONS FOR THE PREPARATION OF PETITIONS FOR ANNEXATION AND ESTABLISHING PROCEDURES TO BE FOLLOWED." Passed third reading by the town council of the Town of Mills, Wyoming, at a regular meeting held at the council chambers on the 5th day of June, 1974.

Sign: Norene Reed
Norene Reed, Town Clerk

I, regularly appointed, duly qualified and acting Town Clerk of the Town of Mills, Wyoming, do hereby certify that signed, attested, sealed and certified copies of this Ordinance No. 225 approved and passed as certified above, were, following its passage by the town council, posted up in the town clerk's office and the Mills Post Office for a period of ten (10) days as required by law; that it took effect and became in force as a legal ordinance of the Town of Mills, Wyoming, on the 25th day of June, 1974.

Sign: Norene Reed
Norene Reed, Town Clerk