

TOWN OF ALPINE

300 ORDINANCE NO. 2022-18

TOWN BOUNDARIES

AN ORDINANCE ANNEXING CERTAIN LAND TO THE TOWN OF ALPINE AND APPROVING THE TRU-GRIT LAND DEVELOPMENT, LLC “TRACT B” ANNEXATION TO THE TOWN OF ALPINE

BE IT ORDAINED BY THE GOVERNING BODY OF THE TOWN OF ALPINE:

STATE LAW. For state law as to power of towns to annex territory see W.S. § 15-1-402-15-1-406 (2017).

WHEREAS, Edward Ernste, Manager of the Tru-Grit Land Development, LLC, owner of the property described herein as “Exhibit A” and depicted herein on the map “Exhibit B” has initiated proceedings for annexation into the Town of Alpine, Lincoln County, Wyoming pursuant to W.S. § 15-1-403.

Section 1. That the Town of Alpine hereby finds as follows:

(a) The Notice of Hearing on the proposed annexation was published in the Star Valley Independent not less than fifteen (15) days prior to the date of the public hearing; and

(b) That an accurate annexation map of said property accompanies this ordinance; and

(c) That the annexation of the area hereinafter described is for the protection of health, safety, and welfare of the persons residing in the area and the Town of Alpine; and

(d) That the area sought to be annexed will constitute a natural, geographical, economic and social part of the Town of Alpine; and

(e) That the area is a logical and feasible addition to the Town and that the extension of basic services continually available in the Town of Alpine can be furnished to the area sought to be annexed; and

(f) That the Governing Body is prepared to issue such franchises as are necessary to public electric utilities to serve the annexed area pursuant to W.S. § 15-1-410, and to authorize the designated utility to serve the entire annexed area.

Section 2: That all real property as described herein shall be, and the same hereby is, annexed into the Town of Alpine, Lincoln County, Wyoming, and the boundaries of the Town of Alpine corporate municipal limits are hereby extended and changed to include said tract of land described in Exhibits A and B, attached and incorporated herein. Upon adoption of this Ordinance, said real property shall be zoned as Mixed Residential Commercial (MRC) and such designation shall be shown upon the official zoning map of the Town of Alpine, Wyoming.

Section 3: In accordance with the requirements of W.S. § 15-1-406, the Alpine Town Clerk shall file with the Lincoln County Clerk a map of the area annexed hereunder together with a copy of this Ordinance approved by the Governing Body of the Town of Alpine so that the corporate municipal boundaries of the Town of Alpine can be extended and changed to include said land and the same shall be reflected in the official real property records of Lincoln County, Wyoming.

Section 4: Annexation of the real property as described herein shall not terminate any covenants, conditions or restrictions of record. The real property within the annexed area is still subject to any homeowners or property owners' association fees levied by the homeowners or property owner associations or entities of record.

Section 5: Sections, paragraphs, sentences, clauses and phrases of this ordinance are severable. If any phrase, clause, sentence, paragraph or section of this ordinance is declared illegal or unconstitutional, such illegality or unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs and sections.

Section 6: This Ordinance shall become effective twenty (20) business days following the public hearing on December 20, 2022.

Section 7: This ordinance passed and approved on the following dates:

Passed First Reading this 20th day of December 2022

VOTE: 5 Yes, 0 No, 0 Abstain, 0 Absent

Passed Second Reading this 17th day of January 2023

VOTE: 5 Yes, 0 No, 0 Abstain, 0 Absent

Passed on Third and Final Reading this 21st day of June 2022

VOTE: 5 Yes, 0 No, 0 Abstain, 0 Absent

TOWN OF ALPINE



Eric Green, Mayor

ATTEST:



Monica Chenault, Clerk/Treasurer

ATTESTATION OF THE TOWN CLERK

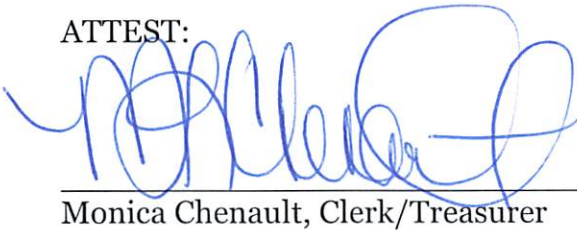
STATE OF WYOMING)
COUNTY OF LINCOLN)
TOWN OF ALPINE)

I hereby certify that the forgoing 300 Ordinance No. 2022-18 shall be duly posted for ten (10) days in the Town Office.

I further certify that the foregoing Ordinance will be posted on the Town website in final form, upon its passing and approved by the Town Council as soon as is practicable.

I further certify that the forgoing Ordinance was duly recorded in the BOOK OF ORDINANCES VI, TOWN OF ALPINE; LINCOLN COUNTY, WYOMING.

ATTEST:



Monica Chenault, Clerk/Treasurer

EXHIBIT A

Tru-Grit Land Development, LLC Tract B Annexation Legal Description

A parcel of land situate in SE1/4 SE1/4 Section 19 and NE1/4 NE1/4 Section 30, T37N, R118W, Lincoln County, Wyoming, being all of Tract B of record in the office of the clerk of Lincoln County, reception number 784810, recorded on May 4th, 1994, more particularly described as follows:

Beginning at a point at the southeast corner of lot 5 Peters Subdivision as recorded in Lincoln county a found 3" brass cap;

Thence S00°39' 29"W, 1188.57 feet along east line of said tract and west line of Aspen Meadows Subdivision to a point on the north line of Palisades Reservoir take line a found iron pipe;

Thence N63°00'49"W, 160.41 feet along south line of said tract and the north take line to a found aluminum cap;

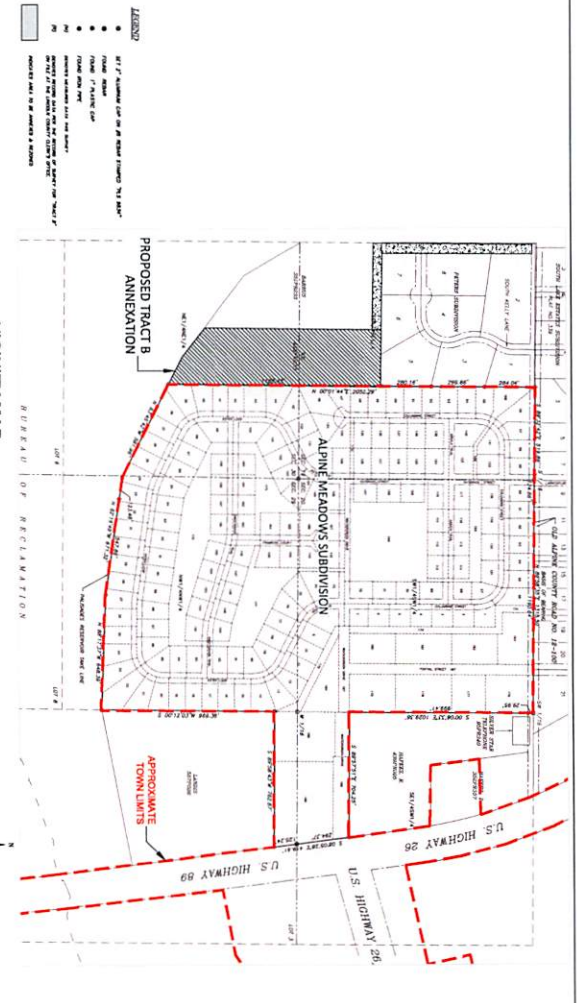
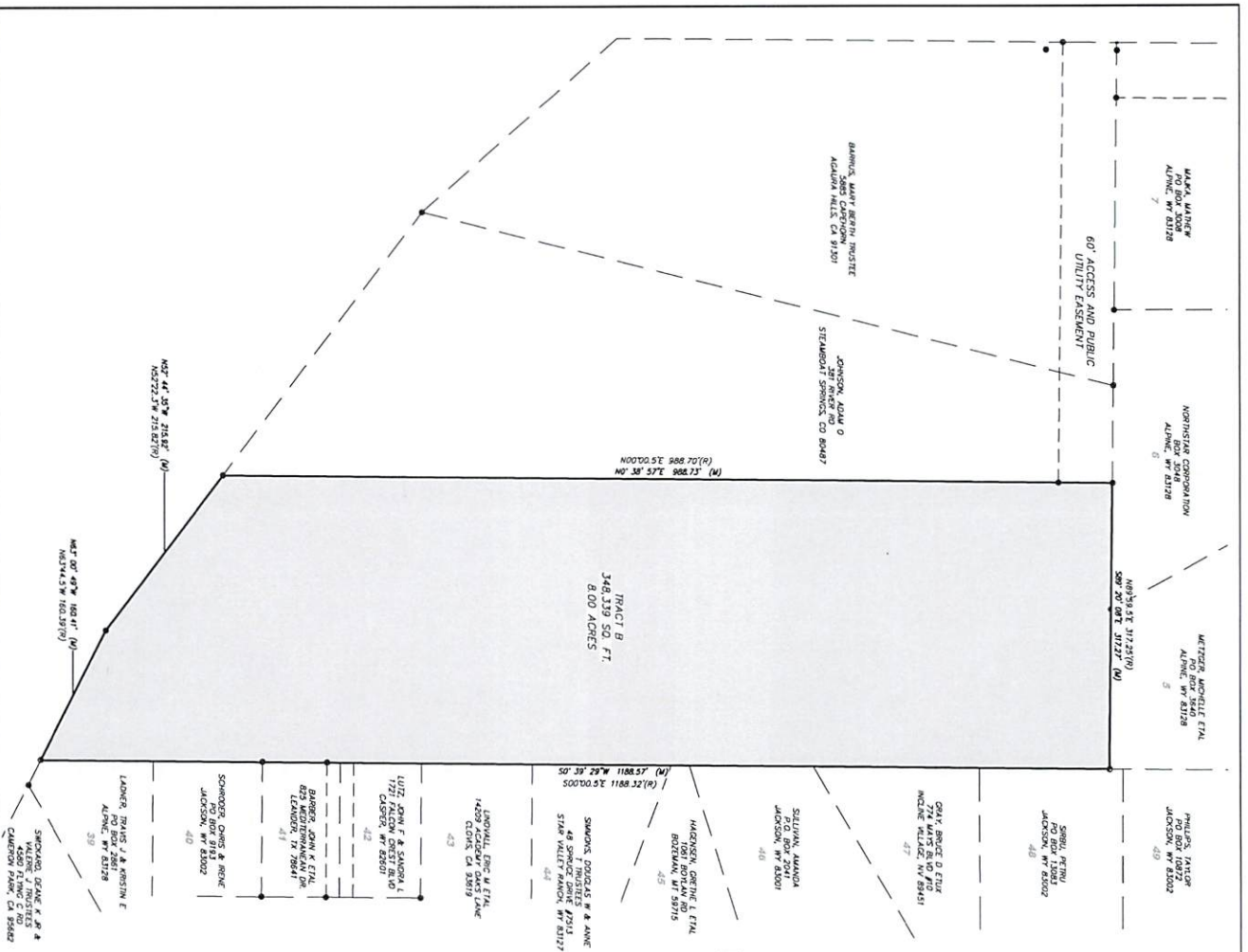
Thence N52°44'35"W, 215.92 feet continuing along south line of said tract and north take line to a found aluminum cap;

Thence N00°38'57"E, 988.73 feet along west line of said tract, to a point on the south line of said Peter's Subdivision a found aluminum cap;

Thence S89°20'08"E, 317.27 feet along north line of said tract and south line of Peter's Subdivision to the point of beginning.

Said parcel contains 8.00 acres more or less.

EXHIBIT B



LEGEND
 - Dashed line: 1/4" P. Subdivided lot or 1/4" wider than "1/4" lot.
 - Solid line: Tract boundary.
 - Dotted line: Proposed street.
 - Dashed line: Proposed street.
 - Solid line: Proposed street.
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LAND DESCRIPTION
 1. THE TOWN OF ALPINE, WYOMING, HAS DESIGNATED THIS TRACT AS RESIDENTIAL. THE TOWN OF ALPINE, WYOMING, HAS DESIGNATED THIS TRACT AS RESIDENTIAL. THE TOWN OF ALPINE, WYOMING, HAS DESIGNATED THIS TRACT AS RESIDENTIAL. THE TOWN OF ALPINE, WYOMING, HAS DESIGNATED THIS TRACT AS RESIDENTIAL.

GENERAL NOTES
 1. THIS MAP IS A PRELIMINARY MAP AND DOES NOT CONSTITUTE A GUARANTEE OF THE ACCURACY OF THE INFORMATION HEREON.
 2. THE TOWN OF ALPINE, WYOMING, HAS DESIGNATED THIS TRACT AS RESIDENTIAL. THE TOWN OF ALPINE, WYOMING, HAS DESIGNATED THIS TRACT AS RESIDENTIAL. THE TOWN OF ALPINE, WYOMING, HAS DESIGNATED THIS TRACT AS RESIDENTIAL.

CERTIFICATE OF ACCEPTANCE
 I, _____, Clerk of the Town of Alpine, Wyoming, do hereby certify that the foregoing Tract Annexation to the Town of Alpine, Wyoming, is in accordance with the provisions of the Wyoming Statutes and the provisions of the Ordinance of the Town of Alpine, Wyoming, and that the same has been approved by the Board of Commissioners of the Town of Alpine, Wyoming, and that the same has been recorded in the Office of the County Clerk of Lincoln County, Wyoming, on the _____ day of _____, 2022.

CERTIFICATE OF RECORDATION
 I, _____, Clerk of the Town of Alpine, Wyoming, do hereby certify that the foregoing Tract Annexation to the Town of Alpine, Wyoming, is in accordance with the provisions of the Wyoming Statutes and the provisions of the Ordinance of the Town of Alpine, Wyoming, and that the same has been approved by the Board of Commissioners of the Town of Alpine, Wyoming, and that the same has been recorded in the Office of the County Clerk of Lincoln County, Wyoming, on the _____ day of _____, 2022.

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