

ORDINANCE NO. 416

AN ORDINANCE ANNEXING AND ZONING BLACK HILLS ADDITION
TO THE TOWN OF MILLS, NATRONA COUNTY, WYOMING

BE IT ORDAINED BY THE GOVERNING BODY OF THE TOWN OF MILLS,
WYOMING.

WHEREAS, the Town of Mills is desirous of annexing the lands hereinafter described
and including said lands within the corporate limits of the Town of Mills, and;

WHEREAS, it is determined by the Town Council of the Town of Mills that an
annexation of the area hereinafter described is for the protection of the health, safety and
welfare of the persons residing in the area and in the Town of Mills, and;

WHEREAS, it has been determined that the development of the area sought to be
annexed would constitute a natural geographic, economical and social part of the Town of
Mills, and;

WHEREAS, it has been determined by the Town Council that the area sought to be
annexed is a logical and feasible addition to the Town of Mills and that the extension of basic
services such as water and sewer services, police and fire protection and other services
customarily available to the residents of the Town of Mills, can reasonably be furnished to
the area proposed to be annexed, and that the property conforms to requirements for
annexation of WS 15-1-402, and;

WHEREAS, it has been determined by the Town Council that the area sought to be
annexed is contiguous with, and adjacent to the boundaries of the Town of Mills, and;

WHEREAS, it will be necessary for the owner of the property and the Town of Mills
to enter into an annexation agreement.

NOW THEREFORE, be it ordained by the Town Council of the Town of Mills,
Wyoming:

Section 1:

TRACT 1: (20.758 Acres)

RECORDED	May 19 1994	AT 2:12 O'CLOCK PM
INSTRUMENT NO.	543693	
NATRONA COUNTY CLERK		
MARY ANN COLLINS CASPER, WYOMING		

A Parcel located in and being a portion of Lot 7 (SW $\frac{1}{4}$ SW $\frac{1}{4}$), Section 6, Township
33 North, Range 79 West of the Sixth Principal Meridian, Natrona County, Wyoming and
being more particularly described by metes and bounds as follows:

Beginning at the northeasterly corner of the Parcel being described and also Lot 7
(SW $\frac{1}{4}$ SW $\frac{1}{4}$), Section 6; thence along the easterly line of said Parcel and Lot 7 (SW $\frac{1}{4}$ SW $\frac{1}{4}$),
Section 6, S.0°04'W., 1310.87 feet to the southeasterly corner of said Parcel and a point in
and intersection with the northeasterly right-of-way line of the Chicago and Northwestern
Transportation Co.; thence along the southwesterly line of said Parcel and said northeasterly
right-of-way and parallel to the centerline of said transportation company's mainline track as
measured 34.00 feet northeasterly and perpendicularly therefrom, N.46°14'W., 856.20 feet

*Washington
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to a point; thence along the chord of a true curve to the left, S.48°52'20"W., 496.50 feet to a point; thence N.53°26'W., 366.35 feet to the southwesterly corner of said Parcel and a point in and intersection with the westerly line of said Lot 7 (SW¼SW¼), Section 6; thence along the westerly line of said Parcel and Lot 7 (SW¼SW¼), Section 6, N.0°18'W., 150.17 feet to the northwesterly corner thereof; thence along the northerly line of said Parcel and Lot 7 (SW¼SW¼), Section 6, N.88°57'E., 1289.07 feet to one Point of Beginning and containing 20.758 acres, more or less.

TRACT 2: (3.202 Acres)

A Parcel located in and being portions of Lot 7 (SW¼SW¼), Section 6 and Lot 1 (NW¼NW¼), Section 7, Township 33 North, Range 79 West of the Sixth Principal Meridian, Natrona County, Wyoming and being more particularly described by metes and bounds as follows:

Commencing at the northeasterly corner of said Lot 1 (NW¼NW¼), Section 7; thence along the northerly line of said Lot. 1 (NW¼NW¼), Section 7, S.88°59' W., 86.86 feet to a point in and intersection with the southwesterly right-of-way line of the Chicago and Northwestern Transportation Co., and also a point in the northeasterly line of the Parcel being described and true Point of Beginning; thence along the northeasterly line of said Parcel and said southwesterly right-of-way line and parallel to the centerline of said transportation company's mainline track as measured 34.00 feet southwesterly and perpendicularly therefrom, S.46°14'E., 33.75 feet to the southeasterly corner of said Parcel; thence S.43°46'W., 66.00 feet to a point; thence N.46°14'W., 100.00 feet to a point in and intersection with the southerly line of said Lot 7 (SW¼SW¼) Section 6; thence along the southerly line of said Parcel and Lot 7 (SW¼SW¼), Section 6, S.88°59'W., 85.73 feet to the southwesterly line of said Parcel, N.46°21'47"W., 751.31 feet to a point; thence N.43°38'13"E., 0.50 feet to a point; thence along the chord of a true curve to the right, N.35°01'55"W., 310.18 feet to a point of reverse curve; thence along the chord of a true curve to the left, N.27°16'36"W., 117.50 feet to a point; thence N.41°35'E., 6.39 feet to the most northerly corner of said Parcel and a point in and intersection with the southwesterly right-of-way line of said transportation company; thence along the northeasterly line of said Parcel, said southwesterly right-of-way line and parallel to the centerline of said transportation company's mainline track as measured 34.00 feet southwesterly and perpendicularly therefrom and along the chord of a true curve to the right S.48°52'43"E., 493.53 feet to a point; thence S.46°14'E., 801.05 feet to the Point of Beginning and containing 3.202 acres more or less.

TRACT 3: (0.352 Acres)

A Parcel located in and being a portion of Lot 7 (SW¼SW¼), Section 6, Township 33 North, Range 79 West of the Sixth Principal Meridian, Natrona County, Wyoming, and being more particularly described by metes and bounds as follows:

Beginning at the northwesterly corner of the Parcel being described and also the southwesterly corner of Parcel A, Regency Addition to the Town of Mills, Wyoming; thence along the northerly line of said Parcel and the southerly line of said Parcel A, N.89°18'E., 246.63 feet to the northeasterly corner of said Parcel and southeasterly corner of said Parcel A; thence along the easterly line of said Parcel and the chord of a true curve to the left, S.17°47'34"E., 62.77 feet to the southeasterly corner of said Parcel and the northeasterly corner of Parcel B, Regency Addition; thence along the southerly line of said Parcel and the northerly line of said Parcel B, S.89°18'W., 265.08 feet to the southwesterly corner of said Parcel and northwesterly corner of said Parcel B; thence along the westerly line of said Parcel, N.0°42'W., 60.00 feet to the Point of Beginning and containing 0.352 acres, more or less.

Section 2:

That areas herein annexed and hereinbefore described shall be known as Black Hills Addition to the Town of Mills, Natrona County, Wyoming.

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Section 3:

That a plat showing the boundaries of said annexed tract has been submitted to and is approved by the Town of Mills. The Mayor and Town Clerk are authorized to sign, attest and affix the seal of the Town on said plat and said plat shall be filed for record in the office of the County Clerk, and ex-officio Registrar of Deeds in Natrona County, Wyoming.

Section 4:

Upon approval of this ordinance and effective date of annexation, Black Hills Addition shall be zoned Established Industrial, under Mills Zoning, Ordinance 312.

Section 5:

That the annexation of said tract of land to the Town of Mills shall become effective upon the passage of this Ordinance and after the signing of the written Annexation Agreement between petitioner and the Town.

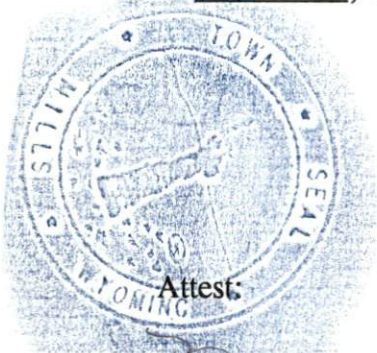
PASSED on FIRST READING the 3rd day of November, 1993.

PASSED on SECOND READING the 8th day of December, 1993.


PASSED, APPROVED and ADOPTED on THIRD and FINAL READING the 10th day of March, 1994.

TOWN OF MILLS, a Municipal corporation

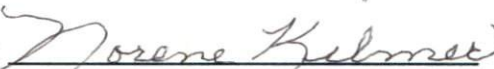


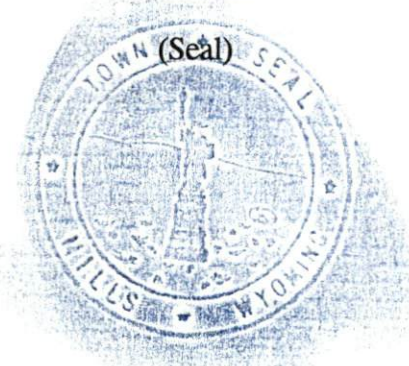


Attest:


Norene Kilmer, Town Clerk

I, Norene Kilmer, Town Clerk of the Town of Mills, Wyoming, do hereby certify that the foregoing is a true and correct copy of Ordinance No. 416 entitled "**AN ORDINANCE ANNEXING AND ZONING BLACK HILLS ADDITION TO THE TOWN OF MILLS, NATRONA COUNTY, WYOMING**". Passed on Third Reading by the Town Council of the Town of Mills, Wyoming at a meeting held at the Council Chambers on the 10th day of March, 1994.

Sign: 
Norene Kilmer, Town Clerk



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Oesper 82101

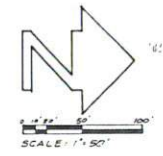
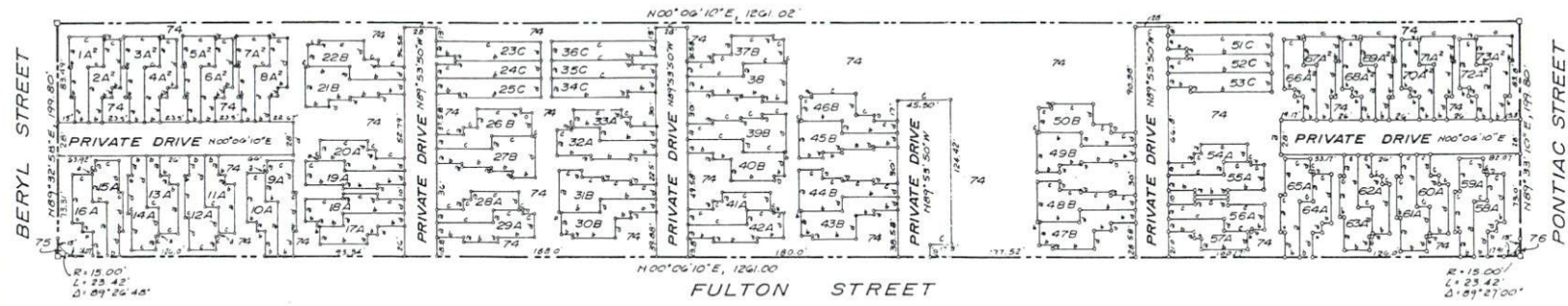
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NATRONA CO. CLERK, WY
MARY ANN COLLINS
RECORDED TM

'94 MAY 19 PM 2 12

A parcel comprised of Lots 1 through 29 inclusive, and that portion of Tract 74 contiguous to Lots 1 through 29 inclusive, the north line of said portion of Tract 74 being equidistant between the rear lot lines of Lots 23 to 29 on the south and Lots 30 to 36 on the north, and the two unnamed private drives which provide access to Lots 1 through 29; of "Vacation and Replat of Lots 7 through 12, Block 7, Topaz Addition to Lots 1 through 76, Amber Valley Addition to the Town of Mills, Natrona County, Wyoming," Instrument No. 327262, Natrona County, Wyoming, recorded March 12, 1982.

AMBER VALLEY-LOTS 1 THRU 76
P114
RECORDED MARCH 2, 1982
INSTRUMENT #327262



LEGEND:
..... Lot Corner
..... Subdivision Boundary Corner

TABLE OF BEARINGS

SYMBOL	BEARING
a	N 89° 53' 50" W
b	S 00° 00' 10" W
c	N 00° 00' 10" E
d	S 89° 53' 50" E

SUBDIVISION PLAT

NOTE: LOT 74 AND ALL PRIVATE DRIVES SHALL BE CONSIDERED AS UTILITY AND DRAINAGE EASEMENT.

VACATION & REPLAT OF LOTS 7 THRU 12, BLOCK 7, TOPAZ ADDITION TO LOTS 1 THRU 76, AMBER VALLEY ADDITION A SUBDIVISION IN THE SW 1/4, SECTION 12, T33N, R80W, 6th P.M. TOWN OF MILLS, NATRONA COUNTY, WYOMING

CERTIFICATE OF VACATION AND SUBDIVISION:

STATE OF WYOMING } 55
COUNTY OF NATRONA }
The undersigned, David C. Spackman and Michael D. Zwickl, hereby certify that they are the owners and proprietors of this tract of land in the Town of Mills in the SW 1/4 of Section 12, T33N, R80W, 6th P.M., Natrona County, Wyoming, more particularly described as follows: Lots 7 thru 12, Block 7, of Topaz Addition to the Town of Mills, Natrona County, Wyoming; that it does hereby vacate the above described portion of the subdivision plat of Topaz Addition as filed for record in the Office of the County Clerk of Natrona County, Wyoming, of page _____, book _____, that they do hereby subdivide the above described lands into 76 lots as shown on this plat; that the name of the subdivision shall be Lots 1 thru 76, Amber Valley Addition to the Town of Mills, Natrona County, Wyoming; that they do hereby dedicate to the public and private utility companies easements as shown on this plat for the installation and maintenance of utilities; that the vacation and subdivision is made with the free consent and desire of the undersigned owners and proprietors of said lands. Lot 74 and all private drives are reserved as common ground for the free access of the residents, owners and guests of lots 1 thru 73. Lots 75 and 76 are dedicated to the public as streets.

David C. Spackman
David C. Spackman
Box 487, Casper, Wyo. 82609

Michael D. Zwickl
Michael D. Zwickl
123 West 1st, Suite 440-10
Casper, Wyo. 82601

The foregoing instrument was acknowledged before me by David C. Spackman and Michael D. Zwickl this 2nd day of October, 1981. Witness my hand and official seal. My Commission expires 12/24/1982.

Julia B. Baulak
Notary Public

CERTIFICATE OF SURVEYOR:

STATE OF WYOMING } 55
COUNTY OF NATRONA }
I, Charles K. Wolz, of Casper, Wyoming, hereby certify that this plat was made from data taken from the original plat of Topaz Addition, filed for record in the Office of the County Clerk of Natrona County, Wyoming, and that the interior lot corner monuments shown hereon are or will be properly placed by me, or under my supervision, in accordance with the subdivision regulations of Natrona County; and that the error of closure of the interior lots exceeds 1:10,000. Original boundary survey by Civil Engineering Consultants.

The foregoing instrument was acknowledged before me by Charles K. Wolz this 6th day of October, 1981. Witness my hand and official seal. My Commission expires 12/24/1982.

Charles K. Wolz
Charles K. Wolz, P.E., S.W.Y.C. 632

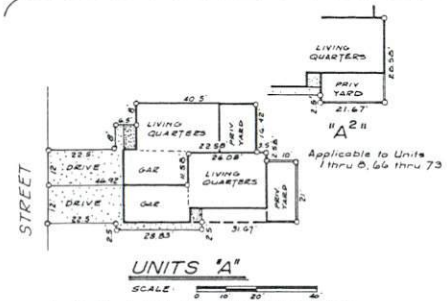
Julia B. Baulak
Notary Public

RECORDED:

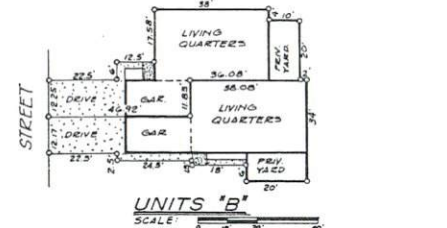
Filed for record in the Office of the County Clerk of Natrona County, Wyoming, this 2nd day of March, 1982. Book _____, Page _____.

County Clerk

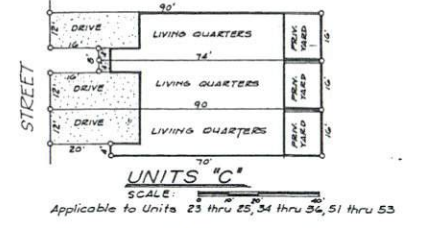
PLAT PREPARED BY: WOLZ & ASSOCIATES, INC., SUITE 1, 933 W. 14th St, Casper, Wyo. 82601, Dated: Sept. 1981.



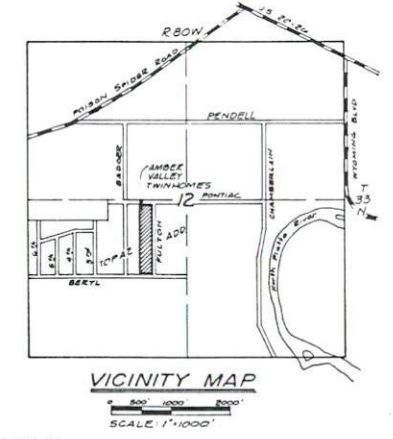
Applicable to Units 9 thru 20, 28 & 29, 32 & 33, 41 & 42, 54 thru 65.



Applicable to Units 21 & 22, 26 & 27, 30 & 31, 37 thru 40, 43 thru 50.



Applicable to Units 23 thru 25, 34 thru 36, 51 thru 53.



APPROVALS:

Approved by the Community Zoning Commission of Mills, Wyoming, this _____ day of _____, 1982.

Chairman: _____ Secretary: _____

Approved by the Town Council of the Town of Mills, Wyoming, by Ordinance No. _____, duly passed and adopted this _____ day of February, 1982.

Mayor: _____ Attest: Town Clerk: _____

Approved by the Board of County Commissioners of Natrona County, Wyoming, by resolution No. _____ this _____ day of _____, 1982.

Chairman: _____ Attest: County Clerk: _____

Inspected and Approved this _____ day of February, 1982.

Inspected and Approved this _____ day of _____, 1982.

Inspected and Approved this _____ day of March, 1982.

County Surveyor: _____
Town Engineer: _____
County Health Officer: _____