

REPLAT APPLICATION

SWEETWATER COUNTY LAND USE

80 West Flaming Gorge Way, Suite 23
Green River, WY 82935
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CONTACT INFORMATION

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 Jim 872-3923 zimmermanj@sweet.wy.us
 Engineering Office 872-3920 Access/Address

Date of Submittal: _____ Permit Number: _____ \ _____ Zoning: _____
 Approved Denied/Reason: _____
Date of Action: _____ Land Use Official Signature: _____

APPLICATION FEE: \$150.00 (Separate recording fees are payable by the applicant to the County Clerk's Office)

GENERAL INFORMATION

Replat regulations can be found in Section 5.e of the Sweetwater County Subdivision Regulations. Lot and parcel development standards are found in Section 4 of the 2015 Zoning Resolution. Please make sure that your development and lot or parcel meets these required standards.

Please fill the application out completely; incomplete applications will be returned. Attach all required supporting documentation and additional information which may be required for approval of your application.

CONTACT INFORMATION

Property Owner of Record Contact Information

Name: _____
Company: _____
Address: _____

Phone: _____
Email: _____

Applicant Contact Information

Name: _____
Company: _____
Address: _____

Phone: _____
Email: _____

Engineer Contact Information

Name: _____
Company: _____
Address: _____

Phone: _____
Email: _____

Surveyor Contact Information

Name: _____
Company: _____
Address: _____

Phone: _____
Email: _____

PROPERTY INFORMATION

Subdivision Name: _____ Lot: _____ Block: _____
Total Acreage of Original Lot: _____ Lot size of Lot A: _____ Lot size of Lot B: _____
County Assigned Address of Lot A: _____
County Assigned Address of Lot B: _____

APPLICATION REQUIREMENTS

Please submit the following information and/or initial compliance with the following requirements:

- _____ A plat following the drawing and certificate requirements for a Replat.
- _____ Warranty or Quitclaim Deeds, signed and notarized, for all lots subject of the Replat.
- _____ A title report showing ownership and encumbrances.
- _____ If creating or combining lots, a letter from each utility currently serving the original lot that states the new lot will be served by the utility and that their facilities are adequate for the lots.
- _____ If creating or combining lots, a prepared & stamped Drainage Plan by a Wyoming Licensed Engineer.
- _____ If the Replat results in the creation of a new lot or results in the combination of lots, the following **may** be required by the Department:

_____ Where individual on-lot sewage systems are proposed, a report prepared by a Licensed Engineer shall document the safety and adequacy of the proposed on-lot sewage system and the following words "**NO PROPOSED CENTRALIZED SEWAGE SYSTEM,**" in bold capital letters shall appear on all offers, solicitations, advertisements, contracts, agreements and plats relating to the subdivision. The report must contain the following:

- _____ Adequacy of separation distances
- _____ Separation of drainfield relative to groundwater and impervious soils
- _____ Suitability of the subdivision soil conditions;
- _____ Suitable topography
- _____ Proposed population density
- _____ Protection of groundwater uses
- _____ Watersheds located on or draining into, under or over the proposed subdivision

REPLAT CERTIFICATE REQUIREMENTS ON PLAT MAP:

____ CERTIFICATE OF DEDICATION AS FOLLOWS:

CERTIFICATE OF DEDICATION

Know all men by these presents that the undersigned, (Official Name of Subdivider) being the sole owner(s) of the land shown on this plat, does hereby certify:

That the foregoing plat designated as (Name of Subdivision or Addition) is located in (Section, Township, Range), Sweetwater County, Wyoming, and is particularly described as follows:

(Insert full legal description)

and contains an area of (number) acres, more or less, and

That this Subdivision as it is described and as it appears on this plat is made with the free consent and in accordance with the desires of the undersigned owner(s) and proprietor(s); and that this is a correct plat of the area as it is divided into lots, blocks, streets, and utility easements, and

That the undersigned owner(s) of the land shown and described on this plat does/do hereby dedicate to the public use all streets, alleys, easements, and other lands within the boundary lines of the plat as indicated and not already otherwise dedicated for public use.

Individuals, where applicable, should add:

All rights under and by virtue of the Homestead Exemption laws of the State of Wyoming are hereby waived and released.

Executed this day of , 20 , by:

(Print Name and Title)

(Signature)

(Additional Signatures as Needed)

STATE OF WYOMING)

:SS

COUNTY OF SWEETWATER)

The foregoing instrument was acknowledged before me this day of , 20____, by as a free and voluntary act and deed.

Witness my hand and official seal.

(Notary Public)

My Commission Expires:

REPLAT CERTIFICATE REQUIREMENTS:

_____ CERTIFICATE OF APPROVAL OF COUNTY ENGINEER AS FOLLOWS:

Approved this _____ day of _____, 20____, by the County Engineer of Sweetwater County, Wyoming.

(County Engineer)

_____ CERTIFICATE OF APPROVAL OF INCORPORATE MUNICIPALITY WITHIN ONE (1) MILE OF SUBDIVISION AS FOLLOWS:

Approved this _____ day of _____, 20____, by the governing body of (Name of Town), Sweetwater County, Wyoming.

(Mayor)

(City Clerk)

_____ CERTIFICATE OF SURVEYOR AS FOLLOWS:

I, (Name), do hereby certify that I am a land surveyor registered under the laws of the State of Wyoming, and that this plat is a true, correct, and complete plat of (Name of Subdivision) as laid out, platted, dedicated, and shown hereon that such plat was made from an accurate survey of said property by me and under my supervision and correctly shows the location and dimensions of the lots, easements, and streets of said subdivision as the same are staked upon the ground in compliance with Sweetwater County regulations governing the subdivision of land.

(Registered Land Surveyor)

(Date)

No. _____

_____ CERTIFICATE FOR RECORDING BY COUNTY CLERK AND RECORDER AS FOLLOWS

:

This plat was filed for record in the Office of the County Clerk and Recorder at _____ o'clock _____m., _____, 20____, and is duly recorded in Book _____, Page No. _____.

(Clerk and Recorder)

By _____

(Deputy)

_____ CERTIFICATE OF JOINDER AS FOLLOWS:

CERTIFICATE OF JOINDER

The undersigned, being an (Owner of an Interest (NOTE: Owner of an Interest Must State So) in the Land (Platted or Presently Being Platted) as the (Name of Subdivision), do hereby ratify and join in all provisions of the Certificate of Dedication attached to said Plat as fully and completely as if we had executed the original Certificate of Dedication.(I/ We) do specifically dedicate the use of the (Street), (Easement), (Public Areas) to the General Public.

(Print Name and Title) (Signature)

(Additional Signatures as Needed)

STATE OF WYOMING

COUNTY OF SWEETWATER)

The foregoing Certificate was acknowledged before me by (Name(s) this (Date) day of (Month), (Year).

Witness my hand and official seal.

(Notary Public)
My Commission Expires:

REVIEW PROCESS

The application shall be reviewed for completeness by the Department. Once the Department has considered the application complete, the Department shall post notice of the Replat on the property for a minimum of 14 days. The Department shall also notify and request comments from adjacent property owners, agencies and parties of interest. If reasonable concerns are received and cannot be mitigated, the Department shall schedule public hearings before the Commission and the Board to receive approval of the Replat.

APPROVAL

Approval shall be by the Department. Replats so approved shall be filed and recorded in the Office of the Sweetwater County Clerk within 180 days of the date of the Land Use Director’s signature. Failure to record the Replat within 180 days shall cause the Replat to become null and void.

SIGNATURE REQUIRED

Once approved and recorded, the County Clerk will write or cause to be written in plain, legible letters across that part of said original plat so affected by the Replat “Subject of a Replat recorded in Book _____ and Page _____ of the records of the Sweetwater County Clerk.”

I acknowledge that I have read and understand this application and the pertinent regulations. I further agree if the permit is approved, I will comply with all regulations and conditions of approval. I grant Sweetwater County the right of ingress/egress as reasonably necessary to determine compliance with County regulations or conditions of this permit. I certify that the information provided with this application is true and correct.

Signature of Owner of Record Date Signature of Applicant/Agent Date

Signature of Surveyor Date Signature of Engineer Date