

SENATE FILE NO. SF0157

Property rights-limitation on local authority.

Sponsored by: Senator(s) Biteman, Driskill and Hicks

A BILL

for

1 AN ACT relating to cities, towns and counties; limiting the
2 zoning authority of boards of county commissioners;
3 prohibiting cities and towns from conditioning the
4 provision of public improvements on the inclusion of
5 restrictions on property valuation; and providing for an
6 effective date.

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8 *Be It Enacted by the Legislature of the State of Wyoming:*

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10 **Section 1.** W.S. 15-7-101 by creating a new subsection
11 (b) and 18-5-201 by creating a new subsection (b) are
12 amended to read:

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14 **15-7-101. Purposes.**

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1 (b) Notwithstanding any provision of this title, no
2 city or town shall condition the provision of any public
3 improvement under subsection (a) of this section on the
4 inclusion of deed restrictions or other restrictions which
5 limit the value of a property or properties.

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7 **18-5-201. Authority vested in board of county**
8 **commissioners; inapplicability of chapter to incorporated**
9 **cities and towns; mineral resources; private schools.**

10
11 (b) If city, town or county land use regulations or
12 ordinances require properties within a certain proximity to
13 the public sewerage or water supply systems to connect to
14 such systems, no board of county commissioners or its
15 designee shall base the denial of a zoning certificate or
16 other zoning decision on the nonexistence of a connection
17 agreement or lack of connection to the public sewerage or
18 water supply system. Nothing in this subsection shall
19 limit or contravene the authority of a board of county
20 commissioners with respect to subdivision permits under
21 W.S. 18-5-306.

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1 **Section 2.** This act is effective July 1, 2021.

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(END)