



CITY OF LANDER
CONDITIONAL USE APPLICATION – TITLE 4-6-1
NON-REFUNDABLE FEE \$500.00

For Office use only: Case # Cu 23.11
 Date Received 8-22-23 Date Fee Paid 8-22-23 BOA Hearing Date 7/21/23
 Existing zone designation R-3 Applicable Section of zoning code 46-1

Name of Applicant Shaelyssa Tyrsky Email shaekal9615@gmail.com
 Address 390 South 1st st lot 3 Phone (307) 851-6815

Do you own this property Yes ___ No X + melissa lesher
 If no, Name of Owner Shane Leshner Email shaenderz@yahoo.com
 Address 17 Carbine lane Phone (307) 714-0936

Legal Description of Property (Street address, subdivision lot and block numbers, or attached a Legal description prepared by a surveyor)
390 S. 1st Street lot #3

Present Zoning District of Property residential Current zoning use of the property residential
In city limits
 Proposed Zoning District In city limits Proposed zoning use of property residential

Legal Description of Property (Street address, subdivision lot and block numbers, or attached a Legal description prepared by a surveyor)
390 S. 1st st lot #3

Check Conditional Use Type below

- | | | |
|--|--|---|
| <input checked="" type="checkbox"/> Child Care/preschool | <input type="checkbox"/> RV campground | <input type="checkbox"/> Restaurant |
| <input type="checkbox"/> Home Business | <input type="checkbox"/> Clinic/nursing home | <input type="checkbox"/> Gaming |
| <input type="checkbox"/> Bed/Breakfast | <input type="checkbox"/> Professional office | <input type="checkbox"/> Communication tower |
| <input type="checkbox"/> Short term Rental | <input type="checkbox"/> Mortuary/crematory | <input type="checkbox"/> Junkyard |
| <input type="checkbox"/> Group/foster home | <input type="checkbox"/> Motel | <input type="checkbox"/> Other, Explain _____ |

Describe your conditional request (Hours of operation, off-street parking, traffic patterns, fencing, etc.)
Daycare From 7:30 AM (drop off) to 5:30 (pick up)
off road parking, already have a fenced yard
will not add more fence anytime soon.

Explain why your conditional use will not adversely affect your neighborhood
There are no landscaping changes to be made.
There are already children in my part of the neighborhood
so everyone is used to their playing and
they will not be outside making noise until after
breakfast (About 9:30am)



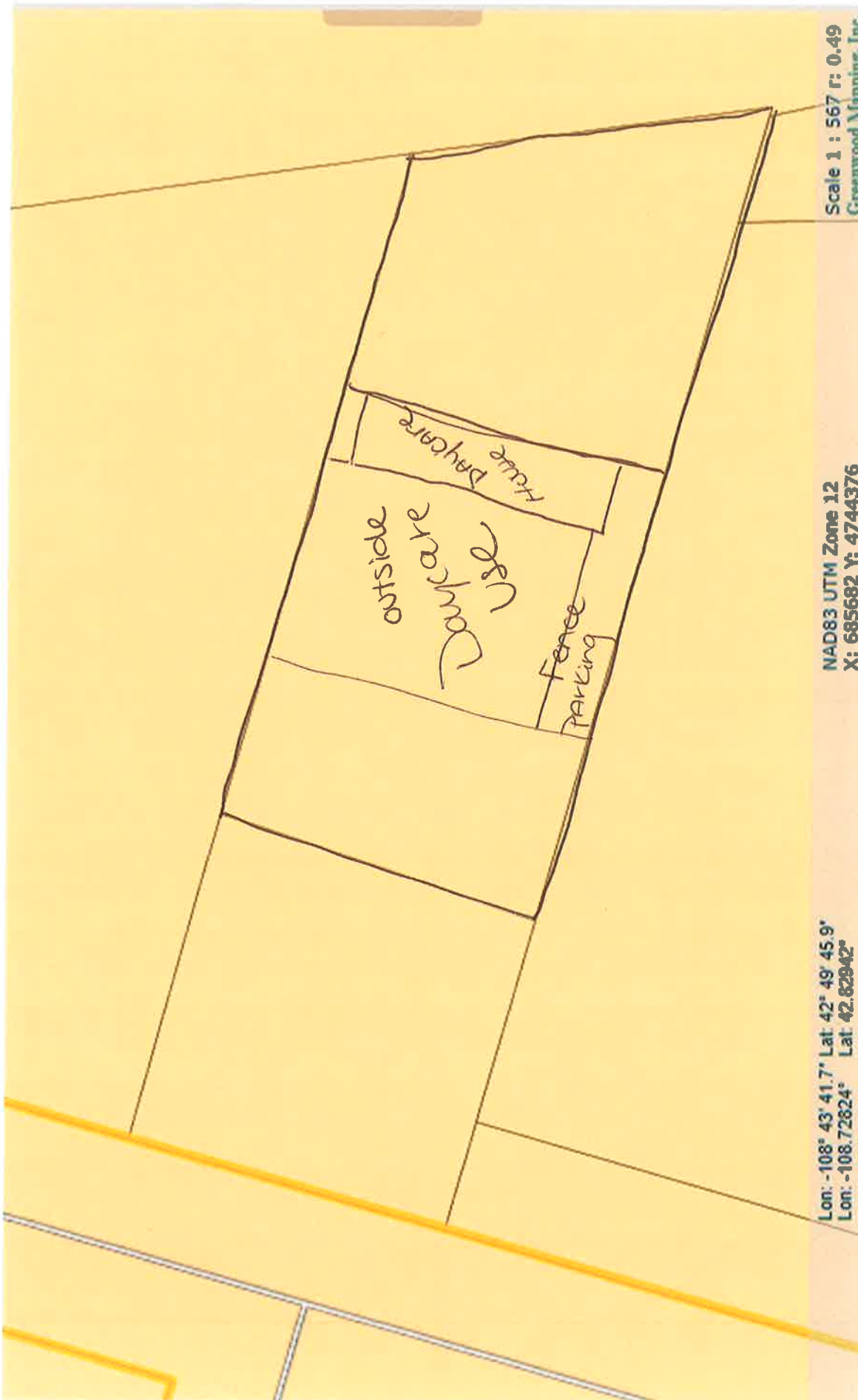
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X Attached is a plot plan or drawing of all buildings and outside areas used for the conditional use.

X Attached is additional information for Child Care, Group Home, or Home Business, as required

Signature of applicant Shane Lynskey Date 8/22/23

Signature of owner Shane Fisher Date 8/22/23



Lon: -108° 43' 41.7" Lat: 42° 49' 45.9"
Lon: -108.72824° Lat: 42.82942°

NAD83 UTM Zone 12
X: 685682 Y: 4744376

Scale 1 : 567 r: 0.49
Greenwood Mapping, Inc.

lesner property



**CITY OF LANDER
CONDITIONAL USE APPLICATION
ADDENDUM FOR CHILDCARE/DAYCARE**

For Office use only: Case number CH 23.11

Name of Applicant Shaelyssa Tyrosky Email Shaekal9615@gmail.com

NOTE: The Board of Adjustment can grant or reject all applications in accordance with City Code 4-6-1. Childcare/daycare businesses must be inspected by the City building inspector annually to insure compliance with Wyoming Department of Family Services (DFS) Licensure. Any expansion, alteration of existing building uses must come before the Board of Adjustment for approval.

Describe specifically your daycare (Business name, hours and days of operation, number of children, outdoor space, parent drop off and pickup areas, and number of employees)

Business name: Little wildflowers Daycare
Hours 7:30 AM to 5:30 pm Monday - Friday
Approved for up to 10 children, but only have half for now.
They will play in the front yard that is fenced.
Drop off/pick up is in my driveway and I'm the only employee.

Will this use change the residential character of the neighborhood? Why or why not?

I don't believe that the residential character will be changed because there is already traffic through the trailer park and there are children (4 of my own) and dogs and other noise during the day that I don't think will be a bother with a few more kiddos!

Please select the designation provided to you by the Wyoming Department of Family Services.

- FCCH- Family Childcare home (maximum of 10 children)
- FCCC - Family childcare center (maximum 15 children)
- CCC - Childcare Facility (16 or more children)

Attached is a copy of your initial application to the Wyoming DFS.

Attached is a copy of your Parent Handbook and Emergency Preparedness Plan.

Attached is a sketch or drawing of the property showing the location of all existing buildings, percentage of gross square footage for use, outdoor spaces, fences, drop off zones, employee parking and other applicable information.

Signature of applicant Shaelyssa Tyrosky Date 8/22/23