

ARTICLE 1

TITLE AND PURPOSE

Sections:

- 1-1 Title
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SECTION 1-1 TITLE

1-101. These regulations, including the zoning district maps incorporated herein, shall be known and cited as the “Zoning Regulations for the City of Sublette, Kansas.”

SECTION 1-2 PURPOSE AND INTENT

1-102. These Zoning Regulations, adopted pursuant to Kansas law are enacted for the purpose and intent of:

- a. Promoting and serving the public health, safety, morals, comfort, and general welfare of the citizens of the City of Sublette.
- b. Obtaining the objectives of the comprehensive plan, including the objectives of future land use maps.
- c. Preserving and protecting property values.
- d. Regulating and restricting location and use of buildings and land.
- e. To create zoning districts sensitive to the peculiarities of the allowed uses and designed to protect and enhance the values inherent in each zone.
- f. Regulating and restricting the height, number of stories, and size of buildings; the percentage of lots that may be occupied by buildings and other structures; and the size of yards, and other open spaces.
- g. Avoiding the undue concentration of populations and to prevent overcrowding in the use of land and community facilities.
- h. Providing adequate notice of amendments to these regulations and an opportunity for interested parties to be heard.

- i. Facilitating the adequate provisions of transportation, water, sewage, schools, parks, and other public improvements and services, and to carry out the goals and objectives as set forth in applicable laws of the State of Kansas and the adopted comprehensive plan for the City of Sublette.
- j. Informing the public regarding future development in the City of Sublette thereby providing a basis for wise decisions with respect to such development.

SECTION 1-3 CONSISTENCY WITH COMPREHENSIVE PLAN

1-103. It is the intent that these Zoning Regulations shall be consistent with the City of Sublette Comprehensive Plan and with supplemental land use and community development policies adopted by the Governing Body.

SECTION 1-4 JURISDICTION

1-104. The jurisdiction of these Zoning Regulations shall apply to all land located within the corporate limits of the City of Sublette, Kansas. Further, these regulations shall apply to all land outside the City's limits which the City has placed under its zoning jurisdiction by the exercise of unilateral extraterritorial zoning authority in accordance with state law. Unless expressly provided for otherwise, these regulations shall apply to property owned by the City of Sublette.