

CHAPTER TEN COMMUNITY FACILITIES

10.1 EXISTING COMMUNITY FACILITIES

Community facilities are important assets in every community. Various churches, museums, private clubs and other organizations provide educational and recreational opportunities to community residents. The facilities used by various community organizations are typically privately owned, but accessible to the general public.

Community facilities in rural counties are typically located within communities where most residents live (Figure 10-1 and Figure 10-2) and Johnson County is no exception. About 30 community facilities are located in Johnson County (Table 10-1). Three fourths of these facilities are situated in Buffalo.



10.2 COMMUNITY FACILITY ISSUES

10.2.1 Lack of Lands Designated for Community Facilities

Community facilities are typically accommodated within residential areas as long as adequate vehicular parking requirements can be met and nuisance issues are addressed. Special use permits are usually required by local communities to ensure that these issues are adequately addressed by applicants.

Johnson County should incorporate a "Community Facility" district into any future zoning regulations and related zoning map. Such a zoning district would help ensure that adequate area is set aside for the development of community facilities. Rising property values and a limited vacant land inventory will encourage organizations to look outside of the municipal boundary for the development of new or expanded community facilities.

Community facility areas should be conveniently accessible and situated so that they do not generate adverse traffic and noise impacts upon adjoining land uses. Parking areas that support community facilities should be sized to reflect variable use characteristics. For example, churches typically generate the greatest amount of parking requirements on Sunday mornings. In the absence of adequate parking areas, adjoining residential neighborhoods can be impacted by an increased level of on-street parking that generates conflicts with adjoining or nearby homeowners.

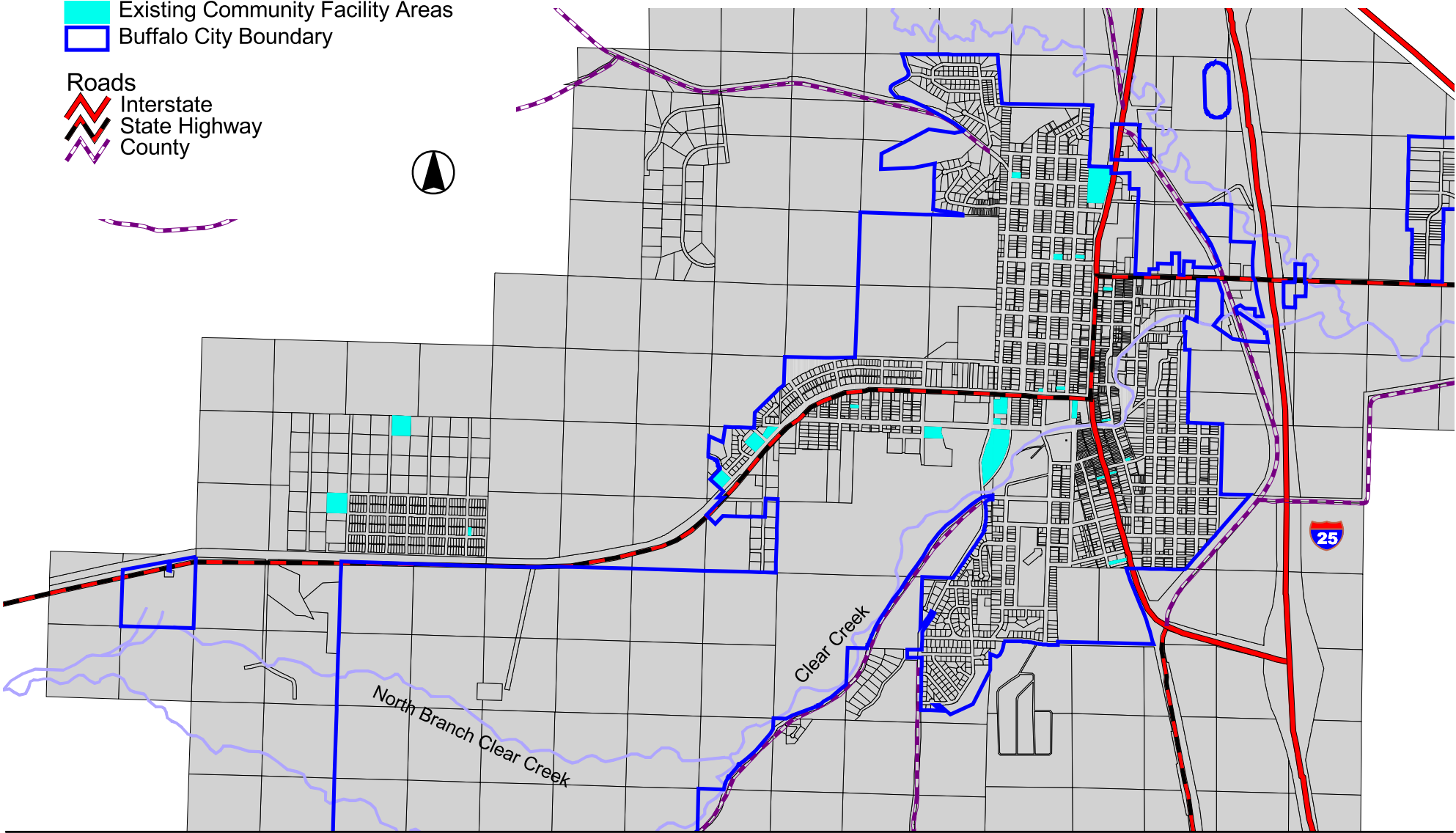


Legend

- Existing Community Facility Areas
- Buffalo City Boundary

Roads

- Interstate
- State Highway
- County

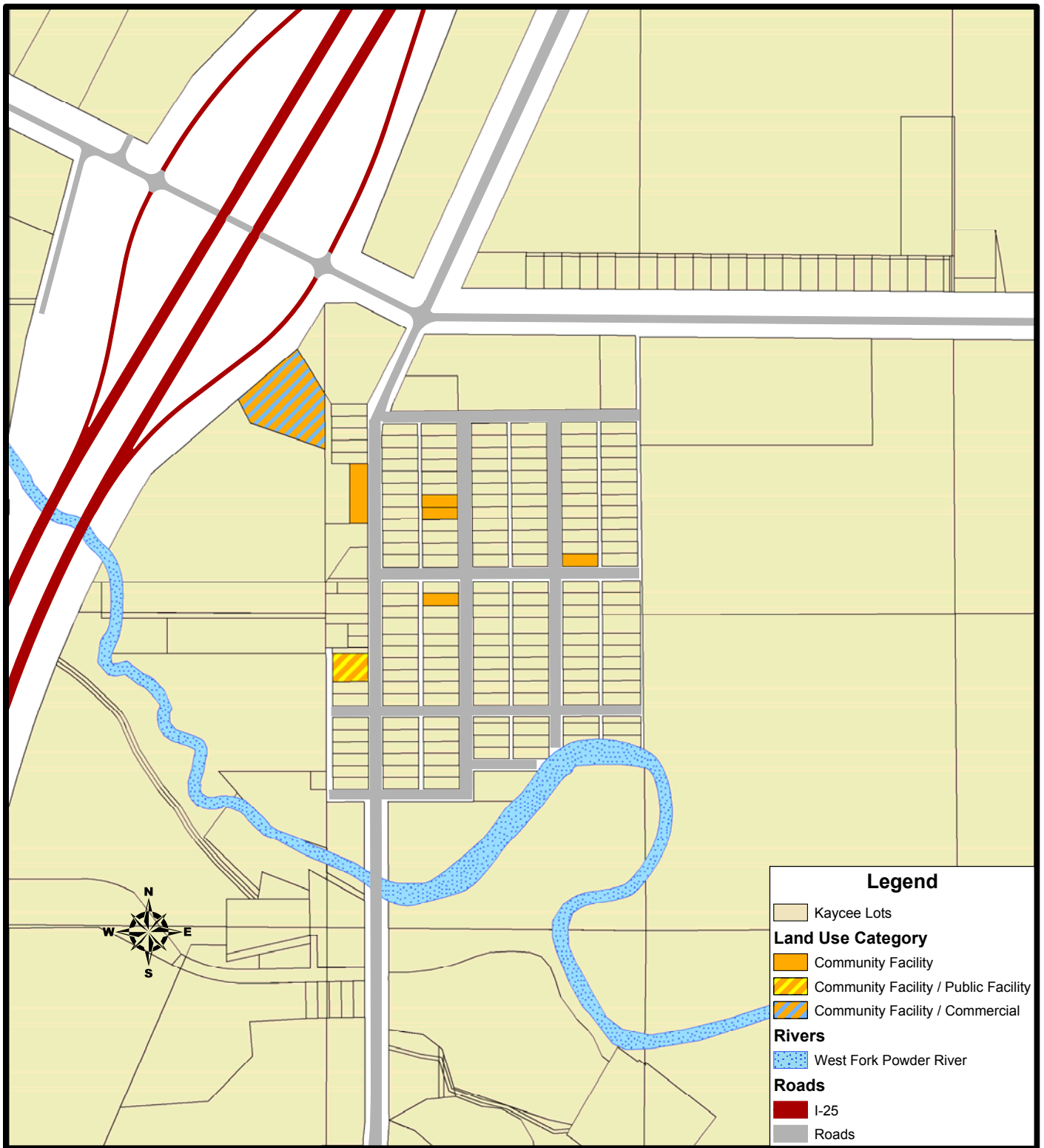


Johnson County Land Use Plan

Existing Community Facility Areas City of Buffalo

Prepared by: Pedersen Planning Consultants
P.O. Box 66, Encampment, WY 82325
307-327-5434

Figure 10-1



Johnson County
Land Use Plan

Existing Community Facility Areas
Town of Kaycee

Prepared by: Pedersen Planning Consultants
P.O. Box 66, Encampment, WY 82335
307-327-5434

Figure 10-2

**TABLE 10-1
COMMUNITY FACILITIES
JOHNSON COUNTY**

Community Facilities in City of Buffalo
Agape Home Care
American Legion
Big Horn Baptist Church
Buffalo Children's Center
Buffalo Senior Center
Calvary Chapel
Church of Christ
Church of Jesus Christ Latter Day Saints
First United Methodist Church
Grace Fellowship Church
Grace Mission Baptist Church
New Life Assembly of God Church
Perry Memorial Independent Baptist Church
Prince of Peace Lutheran Church
Red Cross
St. Francis Animal Shelter
Saint John the Baptist Catholic Church
Saint Luke's Episcopal Church
Saint Luke's Evangelical Lutheran Church
Union Congregational
Veterans Administration Hall
Wesleyan Church
Word of Life Ministries
YMCA
Community Facilities in Kaycee
1 st Southern Baptist Church
All Souls' Episcopal Church
Cowboy Church
Hoofprints of the Past Museum
Kaycee United Methodist Church
Community Facilities in the Unincorporated Areas of Johnson County
Barnum Community Hall
Barnum School (vacant)
Jehovah's Witness Kingdom Hall
Kearny Community Hall
Mayoworth School
Seventh Day Adventist Church and School
Sussex Community Hall
Source: Johnson County Assessor's Office, 2002; Pedersen Planning Consultants, 2002.

10.3 FUTURE DEMAND FOR COMMUNITY FACILITIES

The establishment and expansion of more community facilities may take place during the 2003-2012 period. Based on population projections, it is expected that some 20,000 square feet of floor space will be required to meet community facility demands. About 75 percent of the floor space is anticipated to support the development of new community facilities; the remainder is expected for expansions of existing community facilities.

10.4 AREAS FOR FUTURE COMMUNITY FACILITY EXPANSION

The expansion of community facilities in the unincorporated area may be feasible on vacant properties that are along or accessible from U.S. Highway 16 West. Rural residential subdivisions containing any vacant lots may provide feasible opportunities. For example, there were approximately five vacant properties in the Big Horn Estates Subdivision in 2001 where two churches are already located. An additional 28 lots were vacant in the adjoining Richardson Park Subdivision.

In Kaycee, some undeveloped lots within existing subdivisions may be available for future community facility expansion. If the proposed Meadow Lark Addition is approved, one lot may be sold to accommodate the development of a new church facility.