

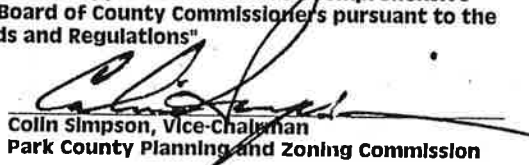
UPPER SOUTHFORK AREA COMPREHENSIVE POLICY STATEMENT

FEBRUARY 20, 1996

CERTIFICATION

The Park County Planning and Zoning Commission, hereby certifies the Upper Southfork Area Comprehensive Policy Statement to the Board of Park County Commissioners, City of Cody, City of Powell, Town of Meeteetse, Town of Frannie, U.S. Forest Service, Bureau of Land Management, Bureau of Reclamation, U.S. Fish and Wildlife Service, and National Park Service.

The Upper Southfork Area Comprehensive Policy Statement shall be used as guidance in the development of other elements of the Comprehensive Plan for Park County and shall not be used to review land use classifications, reclassifications, planned unit developments, and subdivisions unless the Upper Southfork Area Comprehensive Policy Statement is endorsed by the Board of County Commissioners pursuant to the "Park County Development Standards and Regulations"


Colin Simpson, Vice-Chairman
Park County Planning and Zoning Commission

Date: February 20, 1996

INTRODUCTION

Planning is essential to the efficient operations of both government and private enterprises. It is especially important in Park County to manage change through planning. Recognizing the changes and choices confronting Park County, the Park County Planning and Zoning Commission has adopted these principles to guide planning within the Upper Southfork Area.

The Comprehensive Policy Statement (CPS) is advisory in nature. When used in evaluating specific actions or proposals, the CPS is intended to provide guidance. The CPS does not exclude consideration of actions or proposals which were not anticipated by the CPS.

The Local Area CPS is intended to do the following:

- (1) Provide direction for elected and appointed officials as to the community's desires.
- (2) Enable the county and others to anticipate the community's desires for public services and facilities, type and intensity of development, and public participation in the decision-making process.
- (3) Make the best use of the community's natural resources.
- (4) Encourage a well-balanced, prosperous economy.
- (5) Enhance the community's unique character, customs, culture, traditions, and quality of life, and protect the community's natural environment pursuant to their stated goals and objectives.
- (6) Act as a guide to decision makers in reviewing development proposals and actions concerning the community.
- (7) Provide coordination of the use of resources in areas of diverse ownership.

This CPS applies to the unincorporated areas of Park County within the Upper Southfork Planning Area, and includes a number of components which address particular issues such as land use, the economy, public facilities, natural resources, and the local customs and culture.

At times, the CPS may need to be amended as the Upper Southfork Area's desires or factors affecting the Upper Southfork Planning Area change. Park County anticipates using Local Citizen Advisory Committees to recommend changes to the CPS as needs are identified by citizens of the Upper Southfork Area or elected and appointed officials.

AUTHORITY

Title 18, Chapter 5 and Title 9, Chapter 3 of the Wyoming State Statute provide the authority for and detail the scope and purpose of plans for counties or portions of counties.

THE UPPER SOUTHFORK PLANNING AREA

Starting at the intersection of Yellowstone National Park and the N. line of T.50N., thence south and east along the Park boundary and the county line to the E. line of R.106W., thence N. to N.E. corner of T.47N., R.106W., thence E. to S.E. corner of Sec. 32, T.48N., R.105W., thence N. to N.E. corner of Sec. 5, T.48N., R.105W., thence E. to S.E. corner of Sec. 34, T.49N., R.105W., thence N. to N.E. corner of Sec. 22, T.49N., R.105W., thence E. to S.E. corner of Sec. 13, T.49N., R.105W., thence N. to N.W. corner of T.49N., R.104W., thence E. to S.E. corner of Sec. 31, T.50N., R.104W., thence N. to N.E. corner of Sec. 6, thence W. along township lines to point of beginning.

ECONOMICS

Upper Southfork Area Goals and Objectives

GOAL #1 USEC:

Enforce zoning criteria that preserves traditional economic base which is reflected in social and physical environment as it is today.

OBJECTIVE #1 USEC:

Improve coordination with State and Federal agencies.

OBJECTIVE #2 USEC:

Maintain physical environment and utilization of natural resources which sustains high caliber experience for agriculture, vacation, and recreation.

OBJECTIVE #3 USEC:

Ensure continued multiple use of public lands.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Economics

POLICY #1 USEC:

Develop guidelines for local government involvement in public land's management decisions.

ENVIRONMENT

Upper Southfork Area Goals and Objectives

GOAL #1 USEN:

Manage for a diversity of native plant and animal species.

GOAL #2 USEN:

Maintain the traditional rural western atmosphere, which has been agriculture, dude ranching, and outfitting.

GOAL #3 USEN:

Maintain highest possible quality levels for air, water, land, and aesthetics on the Upper Southfork.

OBJECTIVE #1 USEN:

Encourage the protection and enhancement of migration routes, green belts, wetlands, winter range.

OBJECTIVE #2 USEN:

Curtail the introduction and spread of undesirable plants and weeds.

OBJECTIVE #3 USEN:

Maintain a well-balanced environment for wild and domestic animals, and acceptable plant communities by applying the concept of multiple use.

OBJECTIVE #4 USEN:

Protect visual qualities and ridgelines of the area.

OBJECTIVE #5 USEN:

Keep humans in the equation.

OBJECTIVE #6 USEN:

Encourage ranching and other agricultural and recreational use of land to prevent the break up and sale of large parcels.

OBJECTIVE #7 USEN:

Maintain a rural environment for the Upper Southfork, utilizing our traditional agricultural, established outfitting, and dude ranches, and other traditional businesses and recreation, conducive to the western environment.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Environment

POLICY #1 USEN:

Coordinate efforts and develop programs to help private landowners and public agencies combat the invasion of noxious weeds including meetings and/or mailing of information.

POLICY #2 USEN:

Encourage preservation of existing habitat.

POLICY #3 USEN:

Encourage grazing of domestic livestock for range health and fire safety.

POLICY #4 USEN:

Limit uses in the Upper Southfork that are detrimental to the public welfare by the emission of unusual and excessive amounts of dust, chemicals, smoke, fumes, odors, gas, noises, or vibrations.

POLICY #5 USEN:

Zone for development compatible with area.

POLICY #6 USEN:

Discourage the development of additional campgrounds.

POLICY #7 USEN:

Don't exclude human activity under the guise of helping the environment.

POLICY #8 USEN:

No unnecessary roads in forest.

POLICY #9 USEN:

Follow guidelines for multiple use that do not degrade the scenic, aesthetic, agricultural, and recreation values of the Upper Southfork.

POLICY #10 USEN:

Require industries to use appropriate technology for any mining, timbering, or oil drilling activities in order to make these activities unobtrusive and environmentally safe.

POLICIES (cont.)

POLICY #11 USEN:

Encourage biannual meetings with landowners and government agencies to gather local input for game management, grazing policies, and land use policies.

POLICY #12 USEN:

Control noxious weeds through dissemination of information to familiarize and enhance awareness.

POLICY #13 USEN:

Limit logging to selective cuts -- no clear cutting.

POLICY #14 USEN:

No open pit mining.

POLICY #15 USEN:

Fully mitigate the effects of gravel mining.

NATURAL RESOURCES **Upper Southfork Area Goals and Objectives**

GOAL #1 USNR:

Provide for the orderly development, use, and conservation of the county's renewable natural resources and for the orderly development of non-renewable natural resources.

OBJECTIVE #1 USNR:

Land use decision processes should include the preparation and use of accurate resource inventories, as well as information available from state and federal agencies. Periodic updating of resource inventories should be accomplished as new or more accurate data become available.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Natural Resources

POLICY #1 USNR:

Periodic updating of resource inventories should be accomplished as new or more accurate data become available.

PUBLIC LAND USE **Upper Southfork Area Goals and Objectives**

GOAL #1 USPU:

Continue management of public lands without undue restrictions to protect the customs and culture of the Upper Southfork.

OBJECTIVE #1 USPU:

Promote and continue to support multiple use on public lands.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Public Land Use

POLICY #1 USPU:

Coordinate changes in the use of public lands with area citizens and county government.

POLICY #2 USPU:

No more wilderness or de facto wilderness.

POLICY #3 USPU:

Encourage County Commissioners and other government agencies to notify the local advisory board of any pending public land use changes.

POLICY #4 USPU:

Encourage public land managers to involve affected parties in the planning stages and changes, and coordinate federal and local governments in policy decisions regarding legislative, executive, and administrative mandates.

PRIVATE LAND USE

Upper Southfork Area Goals and Objectives

GOAL #1 USPV:

Encourage the minimum orderly development of the small corridor of private land using a minimum of regulation while protecting as much as possible, our quality of life and aesthetic values.

OBJECTIVE #1 USPV:

Protect the scenic value of the Upper Southfork, defending private property rights through a strong County Plan that coordinates with federal, state, and the local boards.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Private Land Use

POLICY #1 USPV:

Limit each forty to one single family home while allowing each forty acre parcel to be split one time.

POLICY #2 USPV:

Encourage the county government to minimize effects of federal mandates that negatively affect our rural livelihood and environment, such as Endangered Species Act, Wilderness Act, Clean Water Act.

POLICY #3 USPV:

Discourage unsightly dumps and dumpsters.

POLICY #4 USPV:

No pre-built structures on the Upper Southfork.

POLICY #5 USPV:

Signs are limited to onsite and/or general location signs with no plastic, flashing, blinking, or mechanically moving parts. Signs should be of natural materials, no more than three earth tone colors that blend with the landscape. Signs should not exceed twenty square feet in area.

POLICY #6 USPV:

No commercial junk yards or retail businesses except home businesses.

POLICY #7 USPV:

Encourage citizen involvement in implementation, enforcement, and changes in the new County Plan.

POLICY #8 USPV:

Encourage preservation of agricultural lands and open spaces.

WATER

Upper Southfork Area Goals and Objectives

GOAL #1 USWA:

Maintain clean, adequate water supply in accordance with County and State ordinances, and maintain State control of water within State boundaries.

OBJECTIVE #1 USWA:

Support local control of non-point source pollution to protect water quality.

OBJECTIVE #2 USWA:

Support present local and State regulations on water quality.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Water

POLICY #1 USWA:

Educate community on water quality.

POLICY #2 USWA:

Educate community on the degradation of waterways.

WASTE WATER

Upper Southfork Area Goals and Objectives

GOAL #1 USWW:

Maintain safe water quality in rural areas.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Waste Water

POLICY #1 USWW:

Monitor sewage disposal systems and groundwater quality.

POLICY #2 USWW:

Follow County and State regulations on sewer systems

GOVERNMENT

Upper Southfork Area Goals and Objectives

GOAL #1 USGV:

Ensure local involvement and control in decision making.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Government

POLICY #1 USGV:

Establish opportunities for citizens to voice concerns to government entities, and ensure citizen input into decisions concerning the community.

POLICY #2 USGV:

Establish an advisory board.

POPULATION

Upper Southfork Area Goals and Objectives

GOAL #1 USPO:

Limit population growth on Upper Southfork, and maintain a balance with recreation, agriculture, and environmentally safe conditions.

OBJECTIVE #1 USPO:

Maintain an environment conducive to a rural community and agricultural surroundings, controlling growth through zoning and other land use means.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Population

POLICY #1 USPO:

Establish population densities consistent with the needs of wildlife, the desire for open space, the requirement for good water quality.

POLICY #2 USPO:

Use public moneys to support economic growth, not population growth.

POLICY #3 USPO:

Support family planning education and assistance to all residents of the county.

POLICY #4 USPO:

Collect data on housing starts, school district projections, death rate, utility projections, etc.

HOUSING

Upper Southfork Area Goals and Objectives

GOAL #1 USHG:

Encourage safe housing that maintains and preserves the traditional character of the Upper Southfork.

OBJECTIVE #1 USHG:

No mobile home parks allowed on the Upper Southfork; mobile homes and other pre-built housing shall not be allowed.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Housing

POLICY #1 USHG:

Promote safe housing by rural residential building inspections on all new construction.

COMMUNICATIONS

Upper Southfork Area Goals and Objectives

GOAL #1 USCM:

Perfect county provided communications.

OBJECTIVE #1 USCM:

Provide good local T.V. reception for all residents.

OBJECTIVE #2 USCM:

Support citizen communication with the government.

HISTORIC PRESERVATION

Upper Southfork Area Goals and Objectives

GOAL #1 USHI:

Keep the historic resources of the area, which include ranches and guest ranches; they contribute to, and are compatible with the aesthetics of the area.

OBJECTIVE #1 USHI:

Encourage historical uses of ranches, guest ranches, Valley School, and Valley Cemetery in operations and theme of western environment which do not degrade the aesthetics of the area.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Historic Preservation

POLICY #1 USHI:

Educate the citizens of Park County in preservation of historic buildings and places.

POLICY #2 USHI:

Discourage the adoption of policies which negatively impact traditional historic uses.

RECREATION

Upper Southfork Area Goals and Objectives

GOAL #1 USRE:

Permit recreation that is conducive to the Western theme, and does not interfere with the scenic assets of the Upper Southfork.

OBJECTIVE #1 USRE:

Coordinate efforts among Federal, State, County, and local community members to manage and enhance fisheries, recreation, wildlife, and livestock.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Recreation

POLICY #1 USRE:

Evaluate recreational activities that interfere with other uses as problems arise and minimize adverse impacts on public lands.

POLICY #2 USRE:

Maintain low impact existing recreational facilities that are complementary to the Upper Southfork at designated campgrounds, trail heads, and public fishing accesses.

POLICY #3 USRE:

Strict enforcement for existing federal guidelines concerning regulation of motorized vehicles on public lands.

ARTS AND HUMANITIES

Upper Southfork Area Goals and Objectives

GOAL #1 USAH:

Support an environment for artists and philosophers to promote a creative atmosphere in the community.

OBJECTIVE #1 USAH:

Support our community arts and humanities programs and institutions, and encourage an appreciation of our unique and inspirational surroundings.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Arts and Humanities

POLICY #1 USAH:

Share our scenic environment with artists, philosophers, and visitors.

CULTURAL IDENTITY

Upper Southfork Area Goals and Objectives

GOAL #1 USCI:

To recognize, promote, and preserve our community culture by keeping established customs; the way we use the land, make a living, and act toward one another.

OBJECTIVE #1 USCI:

Encourage community programs that preserve and promote our culture.

EMERGENCY PLANNING

Upper Southfork Area Goals and Objectives

GOAL #1 USEP:

Strive for quality First Aid services (see Health and Human Services), Emergency planning with local volunteer services, and flood control.

GOAL #2 USEP:

Establish and maintain an emergency plan for natural or man made disasters.

OBJECTIVE #1 USEP:

Improve county facilitation between individual and Federal Government pertaining to river flood management.

OBJECTIVE #2 USEP:

Liaison with appropriate federal agencies in connection with problems unique to the Upper Southfork.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Emergency Planning

POLICY #1 USEP:

Inventory volunteer equipment available for emergency response.

POLICY #2 USEP:

Make available and encourage community First Aid classes for year round readiness.

POLICY #3 USEP:

The Upper Southfork Fire Hall should be the designated response point for emergencies.

FIRE PROTECTION

Upper Southfork Area Goals and Objectives

GOAL #1 USFP:

Improve and maintain current levels of fire protection.

OBJECTIVE #1 USFP:

Provide adequate personnel and equipment.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Fire Protection

POLICY #1 USFP:

Update equipment and educate volunteers.

POLICY #2 USFP:

Educate public regarding rural burn policies and procedures.

HEALTH & HUMAN SERVICES

Upper Southfork Area Goals and Objectives

GOAL #1 USHH:

Provide adequate response for wilderness emergencies. Maintain Upper Southfork First Responder and county ambulance service.

OBJECTIVE #1 USHH:

Improve emergency medical response capability.

Recommended Actions or Policies to Help Achieve the Upper Southfork Area's Goals and Objectives for Health and Human Services

POLICY #1 USHH:

Develop an operation plan – proper equipment and practices (communication, medical, transportation with horses, liability insurance, designated meeting points, training).

POLICY #2 USHH:

Organize local or Upper Southfork volunteers (horseback First Responders) to be prepared to deal with emergencies.

POLICY #3 USHH:

Encourage legislation to clean up liability issue for First Responders.

POLICY #4 USHH:

Get area specific beepers.

POLICE/CRIMINAL JUSTICE
Upper Southfork Area Goals and Objectives

GOAL #1 USPC:

Decrease crime rate.

OBJECTIVE #1 USPC:

Maintain adequate law enforcement.

**Recommended Actions or Policies to Help
Achieve the Upper Southfork Area's Goals
and Objectives for Police and Criminal
Justice**

POLICY #1 USPC:

Encourage a Neighborhood Awareness Program.

EDUCATION
Upper Southfork Area Goals and Objectives

GOAL #1 USED:

Provide students with an education equal to or
better than any other.

OBJECTIVE #1 USED:

Maintain a high level of education and provide incentives
for learning.

OBJECTIVE #2 USED:

Maintain the country school as long as numbers of children
meet State guidelines and allow the use of the school
building for Upper Southfork Community meetings.

OBJECTIVE #3 USED:

Ensure quality of education by testing methods to make
sure teachers are qualified and students are learning.

**Recommended Actions or Policies to Help
Achieve the Upper Southfork Area's Goals
and Objectives for Education**

POLICY #1 USED:

Make sure every dollar counts--realize the taxpayers can't
afford endless bond issues.

POLICY #2 USED:

Promote quality education with the testing of students,
and yearly evaluation of ALL teachers -- new and tenured.

POLICY #3 USED:

Maintain buildings and equipment, conducive to rustic,
scenic, and western theme, preserving historic value.

SOLID WASTE
Upper Southfork Area Goals and Objectives

GOAL #1 USSW:

No public landfills on the Upper Southfork.

TRANSPORTATION

Upper Southfork Area Goals and Objectives

GOAL #1 USTR:

Maintain safe roads.

OBJECTIVE #1 USTR:

Use tax dollars effectively for safe roads and travel.

OBJECTIVE #2 USTR:

Support implementation of a county road prioritization schedule.

DEFINITIONS

All words and phrases shall be construed and understood according to the common and approved usage of the language, but technical words and phrases that may have a peculiar and appropriate meaning in the law shall be construed and understood according to such peculiar or appropriate meaning. Some terms used in this CPS are specifically defined as follows unless the context of the CPS clearly indicates otherwise:

Acknowledge:	To take notice and acceptance of and consider with validity.
Conserve:	To protect from loss or depletion.
Cooperate:	To act or work with others to a common end.
Coordinate:	To bring into a common action, movement, or condition.
Crucial Habitat:	The specific area within the geographical area containing those physical or biological features necessary for a wildlife population to maintain and reproduce itself over the long-term.
Culture:	The body of customary beliefs, social forms, material traits including the traditions of racial, religious, and social groups, and their morals, knowledge, customs, religions, law, beliefs, superstitions and art.
Custom:	A common tradition or usage so long established.
Discourage:	To seek to check, hinder or deter by disfavor.
Educate:	To make information available.
Encourage:	To stimulate and inspire with action, courage, spirit, and hope.
Enhance:	To augment or increase.
Holistic:	Emphasizing the organic or functional relationship between parts and wholes.
Home-Based Business:	A commercial activity which is conducted by a person on the same lot as where the person resides, and which is clearly incidental and secondary to the use of the dwelling for residential purposes and does not involve the alterations of residential facilities which change the residential character of the property.

Manage:	To control and direct.
Minimize:	To reduce to the smallest possible number or extent.
Monitor:	The periodic observation and orderly collection of data to evaluate the effects of management actions and the effectiveness of actions in meeting objectives.
Multiple Use:	The management of lands and their resources so that they are utilized in the combination that will best meet the present and future needs of the American people; making the most judicious use of the land for some or all of these resources or related services over areas large enough to provide sufficient latitude for periodic adjustments in use to conform to changing needs and conditions; the use of some land for less than all of the resources; a combination of balanced and diverse resource uses that takes into account the long-term needs of future generations including, but not limited to, recreation, range, timber, minerals, watershed, wildlife and fish, and natural scenic, scientific and historical values; and harmonious and coordinated management of the various resources, each with each other, without permanent impairment of the productivity of the land and the quality of the environment with consideration being given to the relative values of the resources and not necessarily to the combination of uses that will give the greatest economic return or the greatest output per unit.
Preserve:	To keep in tact unless the CPS is amended to permit loss or depletion.
Prevent:	Hinder the progress, appearance, or fulfillment of.
Promote:	To contribute to the growth, enlargement, health or prosperity of.
Protect:	To shield from encroachment or harm in consideration of other factors or needs that might destroy, injure or have detrimentally effects.
Recognize:	To acknowledge.
Reduce:	To diminish in size, extent, amount or number.

Reduce:	To decrease.
Require:	To ask or insist.
Restrict:	To limit by number or condition.
Retail/Commercial:	The sale of goods or services to consumers with the primary aim of obtaining a profit.
Riparian Area:	An area containing both permanent free-flowing water and riparian or water dependant vegetation.
Rural:	An area where agricultural lands, undeveloped lands and open space predominate the landscape, buildings are generally dispersed, and vistas are uninterrupted.
Successional:	Gradual evolution from and replacement of one species by another.
Support:	To encourage.
Sustain:	To keep in existence and prolong.
Sustainable:	Capable of being maintained at length without interruption, weakening, or losing power or quality.
Sustainable Yield:	The achievement and maintenance in perpetuity of a high level annual or regular periodic output of various renewable resources, without impairment of the productivity of the land.
Urban:	An area where dwellings and businesses predominate the landscape, vistas are interrupted by development, buildings are concentrated, and the area has the general characteristics of a town or city.
Wetland:	Areas including lakes, streams, ponds, areas of seasonal standing water, areas with a predominance of wetland vegetation (such as willows, rushes or sedges), or areas with boggy soils. Wetlands do not include areas which are saturated solely by the application of agricultural irrigation water. Manmade lakes or ponds built for the purpose of detaining runoff are not considered wetlands.

UPPER SOUTHFORK AREA

