

APPENDIX F: FUTURE LAND USE MAPS FROM TOWN MASTER PLANS

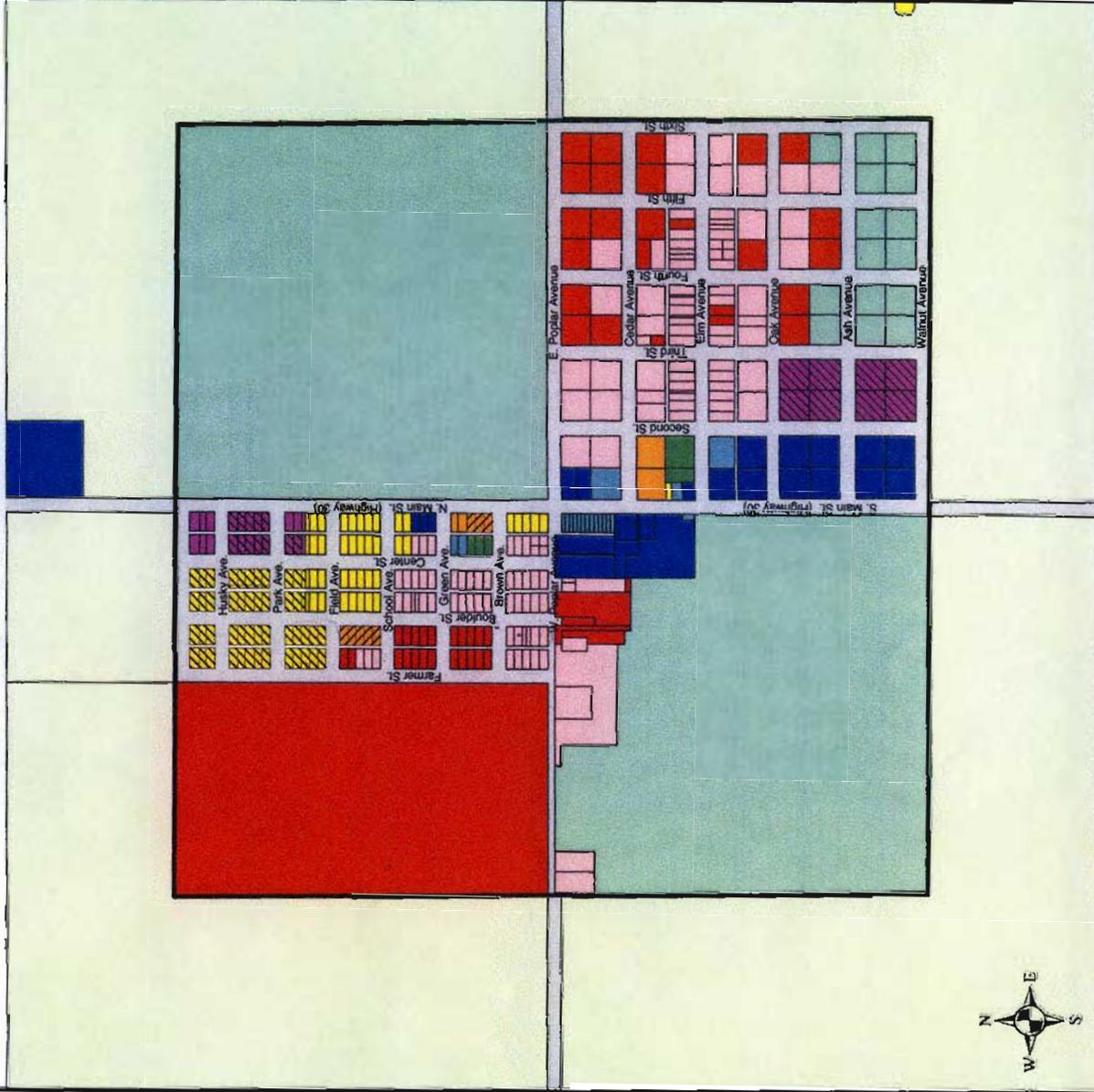
1. Burlington Community Development Plan (2004)
2. Byron Town Master Plan (2007)
3. Cowley Town Master Plan (2007)
4. Frannie Community Development Plan (2005)
5. Greybull Comprehensive Plan (2005)
6. Lovell Town Master Plan (2006)

LEGEND

Community Land Use Plan

-  Agriculture
-  Community Facility
-  Future Community Facility Expansion
-  Commercial
-  Future Commercial Expansion
-  Light Industrial
-  Municipal Boundary
-  Roads

-  Future Light Industrial / Commercial Expansion
-  Public Facility
-  Future Public Facility Expansion
-  Recreation
-  Residential
-  Future Residential Expansion
-  Unincorporated Area



Community Development Plan Community Land Use Plan

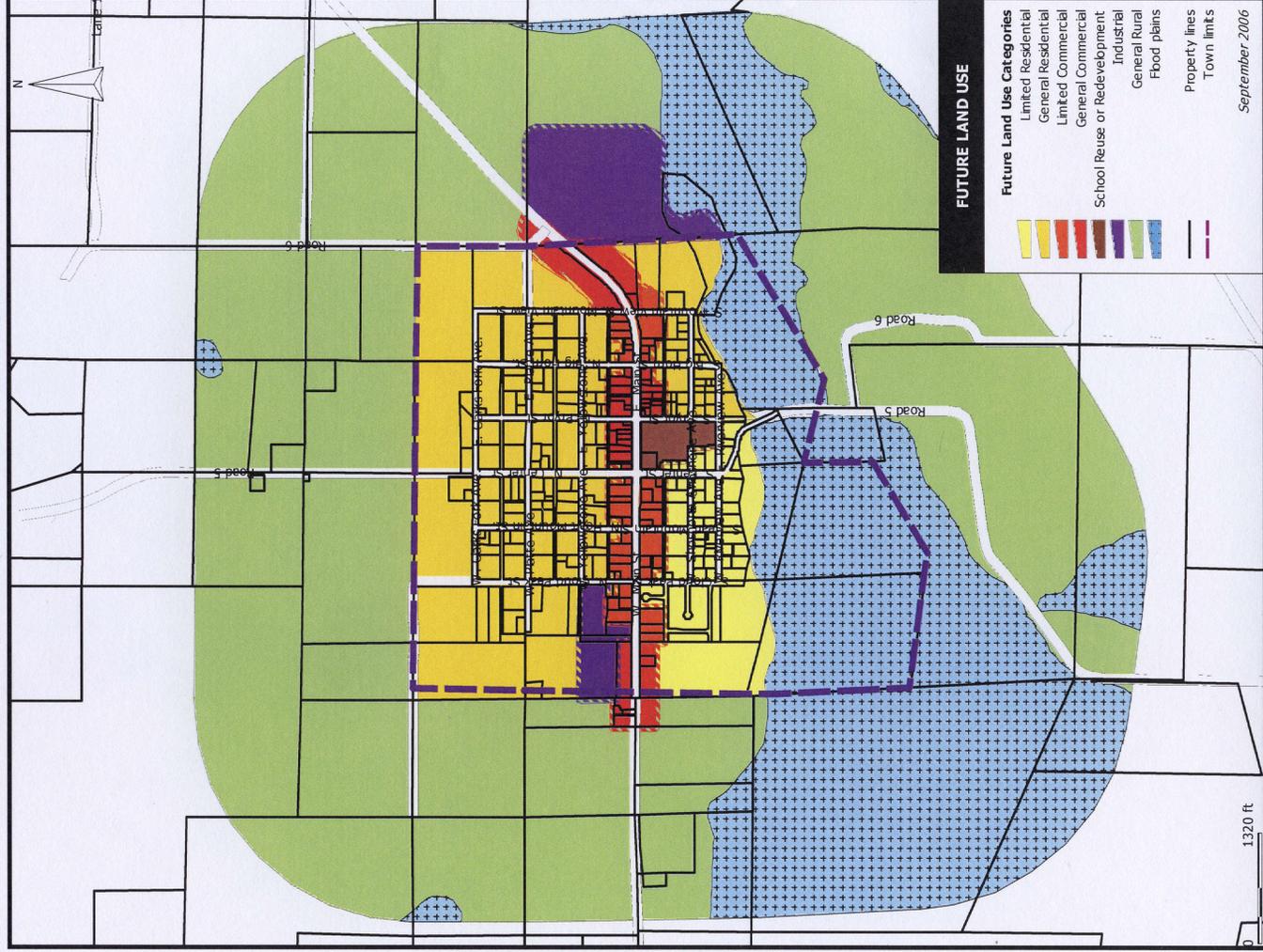
Town of Burlington



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

Figure 5-5

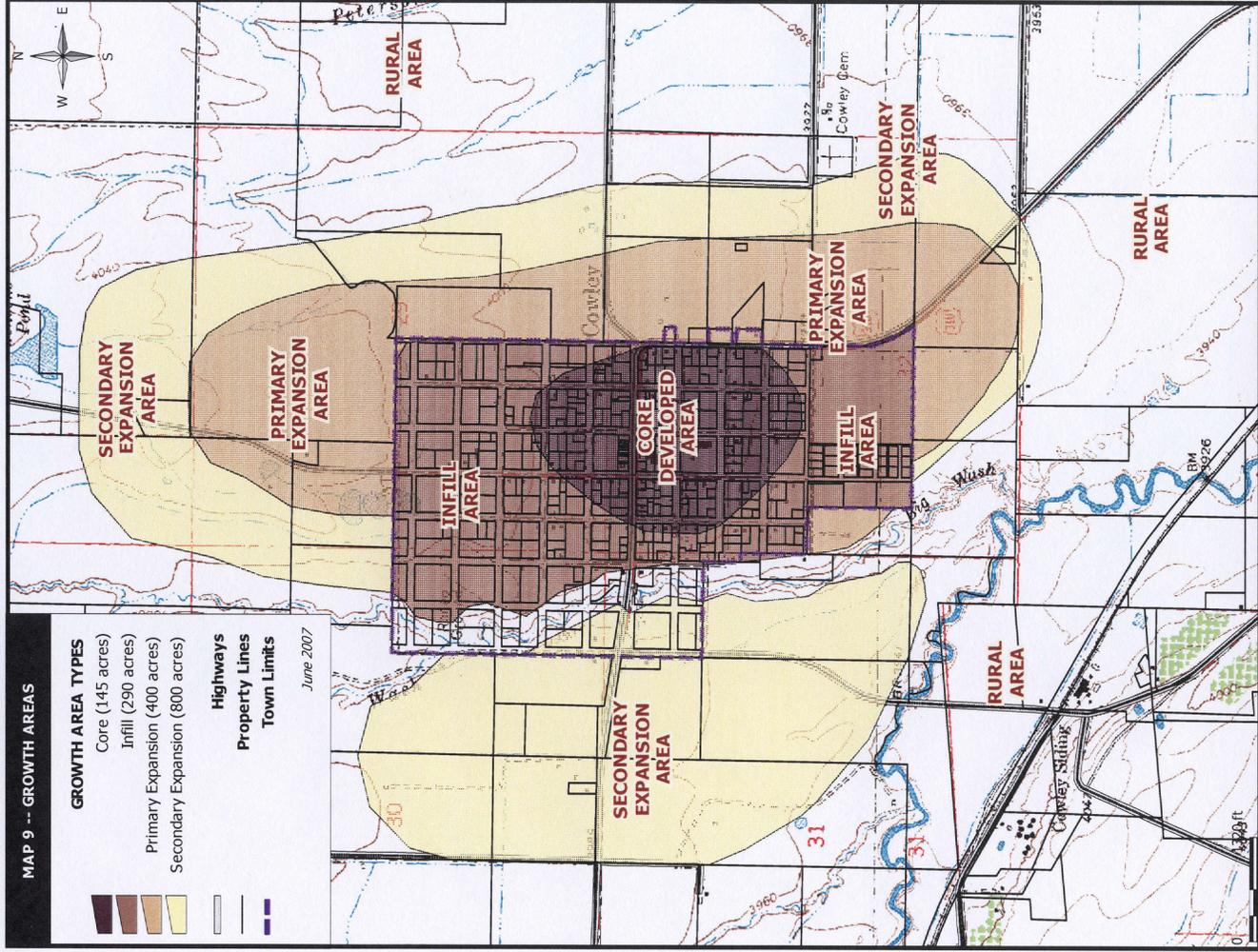
Byron Town Plan

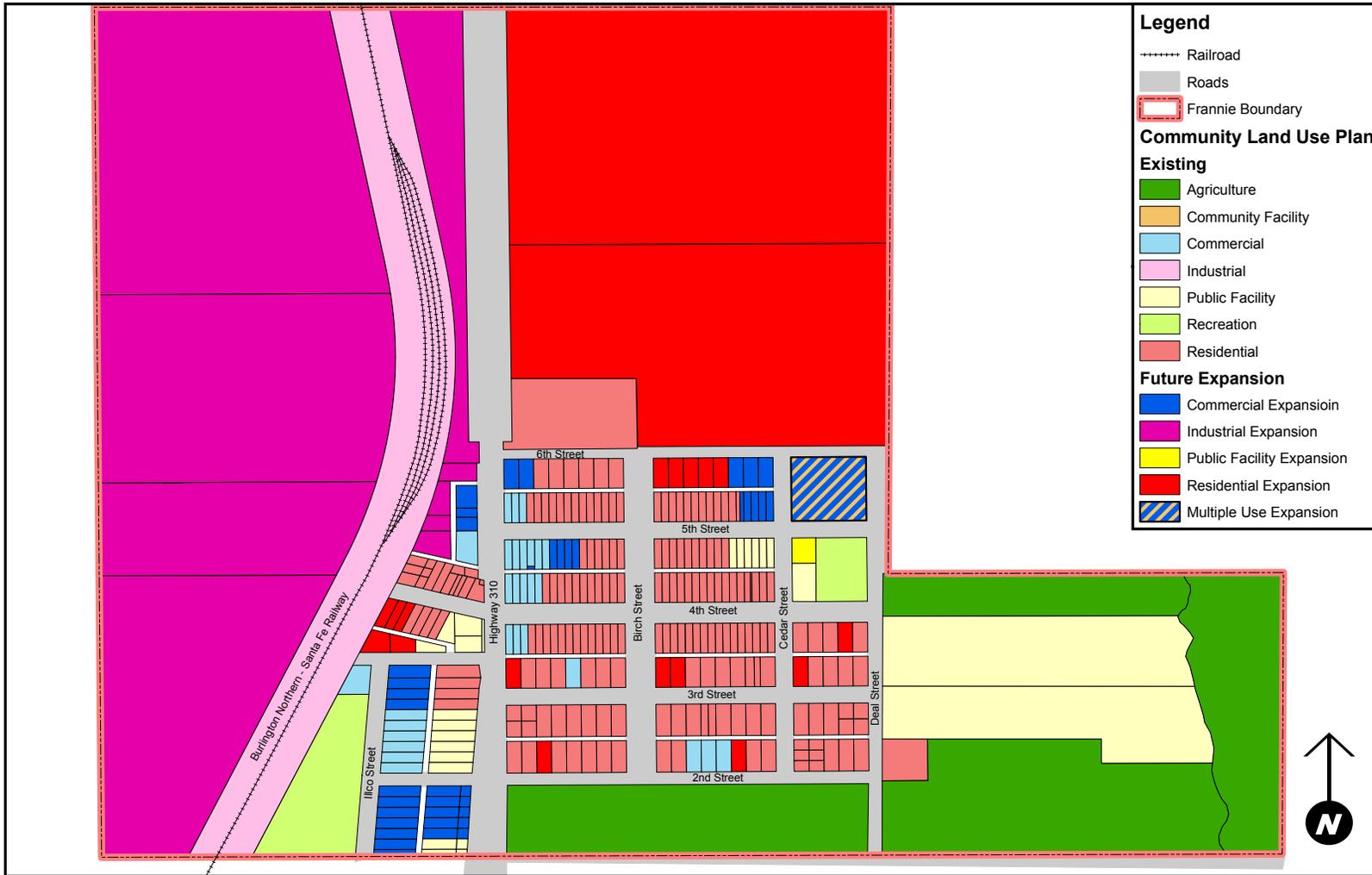


FUTURE LAND USE

- Future Land Use Categories**
- Limited Residential
 - General Residential
 - Limited Commercial
 - General Commercial
 - School Reuse or Redevelopment
 - Industrial
 - General Rural
 - Flood plains
 - Property lines
 - Town limits
- September 2006

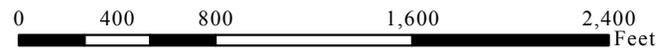
COWLEY MASTER PLAN





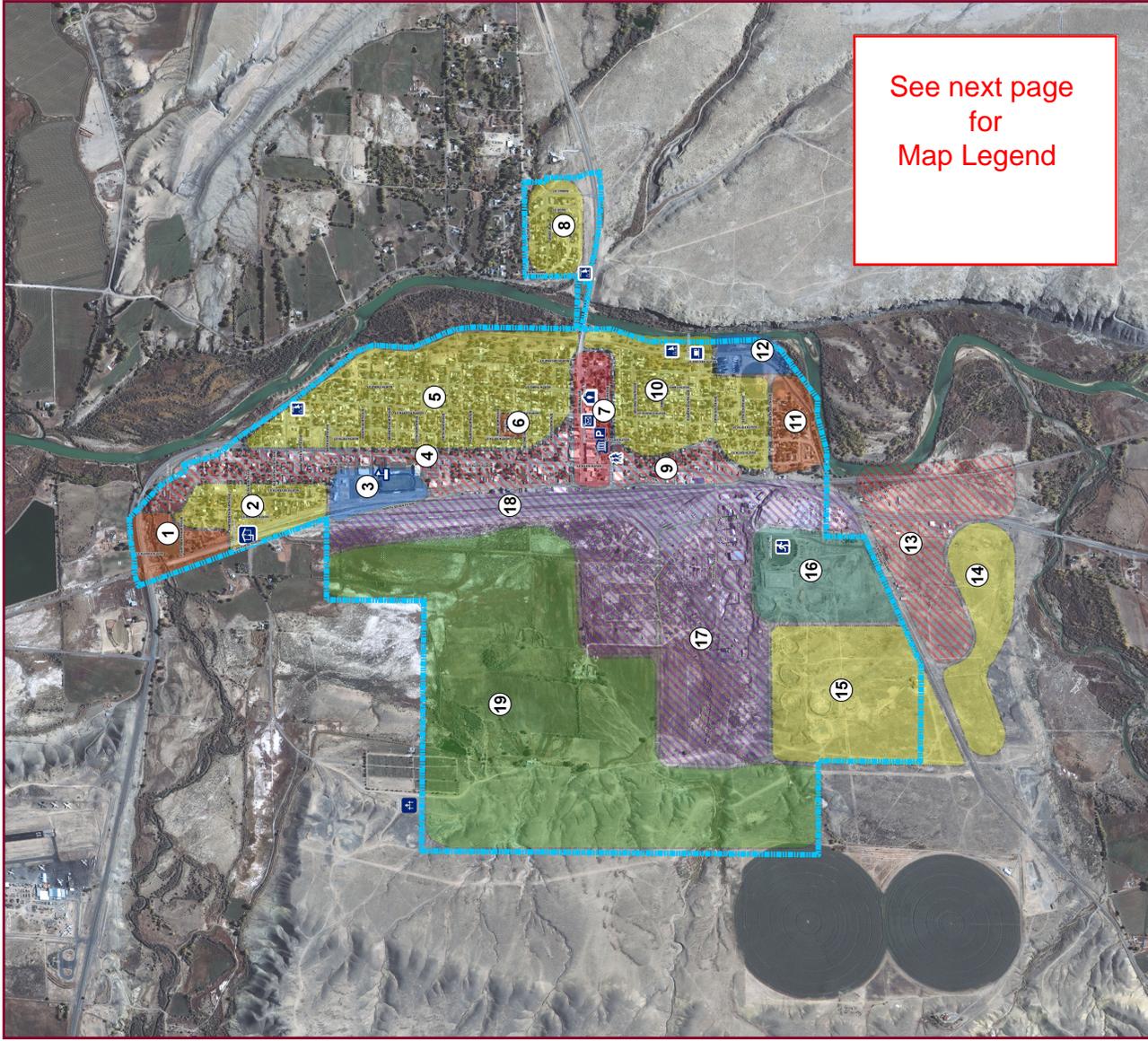
Frannie Community Development Plan

Community Land Use Plan Frannie, Wyoming



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Figure 6-2



See next page
for
Map Legend

**TOWN OF GREYBULL
COMMUNITY DEVELOPMENT
PLAN**

2023 SATELLITE IMAGE PROVIDED BY: SPACEX/IMAGERY

- ESSENTIAL LAND USE AREAS**
- 1. COMMERCIAL
 - 2. INDUSTRIAL
 - 3. RESIDENTIAL - SINGLE-FAMILY
 - 4. RESIDENTIAL - MEDIUM-DENSITY
 - 5. RESIDENTIAL - HIGH-DENSITY
 - 6. COMMUNITY CENTER
 - 7. PUBLIC UTILITIES
 - 8. OPEN SPACE
- GENERAL ZONING DISTRICTS**
- 1. COMMERCIAL
 - 2. INDUSTRIAL
 - 3. RESIDENTIAL - SINGLE-FAMILY
 - 4. RESIDENTIAL - MEDIUM-DENSITY
 - 5. RESIDENTIAL - HIGH-DENSITY
 - 6. COMMUNITY CENTER
 - 7. PUBLIC UTILITIES
 - 8. OPEN SPACE



Map No. 2023-01
 Prepared by: [Name]
 Date: [Date]
 Scale: 1" = 1000'

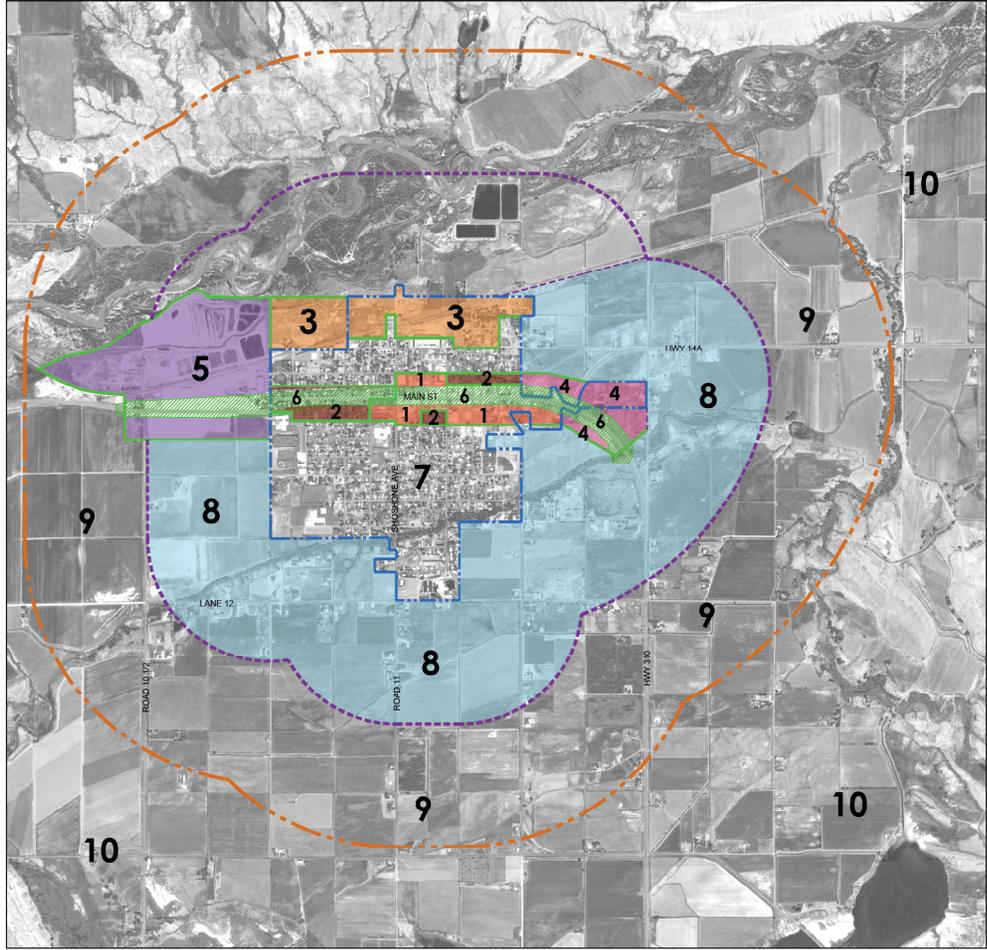
CHAPTER 4

◆ 4.9 Proposed Land Use Continued



GREYBULL FUTURE LAND USE

Planning Area	Predominant Land Use	Consultant's Development Program(s)	Planning Board's Comments
1.	Residential	Residential rehabilitation and infill with (1) single family housing, (2) manufactured housing, (3) multi-family housing, or (4) combination of 1-3.	<i>Highly visible area</i>
2.	Residential	Residential protection and enhancement (exclude or limit not residential uses and eliminate nuisance conditions)	<i>Allow mobile homes with standards</i>
3.	School	Maintain and enhance existing uses	
4.	Highway Commercial	Rehabilitation of commercial properties, improvement of streetscape, elimination of nuisance conditions and retention of existing uses.	
5.	Residential	Residential protection and enhancement (exclude or limit not residential uses and eliminate nuisance conditions)	<i>Phase out mobile homes</i>
6.	Residential	Redevelopment as (1) single family development, (2) multi family development, (3) park, or (4) combination of 1-3. Use "Craftsman" architectural theme.	<i>Use for single family residential or assisted living</i>
7.	Central Business District	Rehabilitation of commercial properties, improvement of streetscape, retention of existing uses, and possible "Main Street" program.	
8.	Residential	Residential protection and enhancement (exclude or limit not residential uses and eliminate nuisance conditions)	<i>Pave roads and build lower access road</i>
9.	Highway Commercial	Rehabilitation of commercial properties, improvement of streetscape, elimination of nuisance conditions and retention of existing uses.	<i>Allow business and residential, no mobile homes</i>
10.	Residential	Residential protection and enhancement (exclude or limit not residential uses and eliminate nuisance conditions)	<i>Phase out mobile homes</i>
11.	Residential	Residential rehabilitation and infill with (1) single family housing, (2) manufactured housing, (3) multi-family housing, or (4) combination of 1-3.	<i>Update "medium density" zoning requirements or same as area #10</i>
12.	School	Site of new elementary school	
13.	Highway Commercial	Possible long term expansion of Highway Commercial district	<i>Views</i>
14.	Residential	Possible long term expansion of new residential area (#15); could include (1) single family housing, (2) manufactured housing, (3) multi-family housing, or (4) combination of 1-3.	
15.	Residential	New residential area; could include (1) single family housing, (2) manufactured housing, (3) multi-family housing, or (4) combination of 1-3.	<i>Low density residential</i>
16.	Parks & Recreation	New major park and recreation site	
17.	Industrial	New industrial area	<i>Clean up for all uses</i>
18.	Industrial	Existing industrial area with rehab of Railroad Ave.	
19.	Low Density Agriculture / Residential	Allow continuation of agriculture and very low density residential use. If in the future a road linkage is made from Greybull River Road to 13th Ave. North, this area should be re-planned for town-density development.	



LEGEND

- 1 CENTRAL BUSINESS DISTRICT (CBD)
- 2 CBD EXPANSION AREA
- 3 TRANSITION AREA
- 4 COMMERCIAL
- 5 INDUSTRIAL
- 6 COMMUNITY ENTRYWAY CORRIDOR
- 7 URBAN DENSITY RESIDENTIAL
- 8 SUBURBAN DENSITY RESIDENTIAL
- 9 RURAL RESIDENTIAL
- 10 EXISTING RURAL DEVELOPMENT

- URBAN GROWTH AREA
- 1 MILE PLANNING AREA
- LOVELL TOWN LIMITS

POTENTIAL DEVELOPMENT
 Lovell, Wyoming APRIL 2006

