

COMMUNITY RESOURCES

Community resources refer to essential services and amenities provided to the Douglas County community. The essential services discussed in this section are educational facilities, emergency services, utilities, and waste disposal. (Transportation and water supply merit their own sections in the Plan.) The amenities considered are libraries, cultural arts facilities, and parks and trails. The CMP expresses the community values regarding these resources through the following goals, objectives, and policies.

While most of these resources are not provided by the County government, this Plan encourages coordination between the service providers and the County during development review to ensure services are provided in the right places and at the right time.



COMMUNITY RESOURCES

GOAL 5-1

ENSURE THE PROVISION OF ADEQUATE COMMUNITY RESOURCES IN AN EFFICIENT AND COST-EFFECTIVE MANNER.

OBJECTIVE 5-1A

REVIEW EXISTING AND PROJECTED DEVELOPMENT TO ENSURE THAT IT DOES NOT OVERWHELM EXISTING SERVICES.

POLICY 5-1A.1

Consider build-out rates, projected demand, and capacity when evaluating proposed development.

SECTION 5

POLICY 5-1A.2

Coordinate service facility needs with relevant special districts, authorities, and/or municipalities.

OBJECTIVE 5-1B

MAINTAIN A DEVELOPMENT PATTERN OF CONTIGUOUS AND LOGICAL EXTENSIONS OF COMMUNITY RESOURCES AND INFRASTRUCTURE.

POLICY 5-1B.1

Encourage new development to be contiguous to existing development and infrastructure.

POLICY 5-1B.2

Encourage multi-purpose use of public lands, facilities, or services to reduce duplication.

OBJECTIVE 5-1C

ENSURE NEW DEVELOPMENT PAYS ITS FAIR SHARE.

POLICY 5-1C.1

Ensure development-generated road construction is consistent with the Douglas County Capital Improvements Plan.

POLICY 5-1C.2

If new development necessitates public capital improvements that are not already budgeted as part of the Capital Improvements Plan, or public facilities that are not part of the Capital Improvements Plan, the developer shall cause construction of, or the financing of the development's fair share of, those improvements.

POLICY 5-1C.3

Ensure new development is able to fulfill commitments to provide, or contribute toward, needed community resources and infrastructure.

EDUCATION

GOAL 5-2

PROVIDE EDUCATIONAL FACILITIES THAT SERVE THE COUNTY'S POPULATION.

OBJECTIVE 5-2A

MAINTAIN A COOPERATIVE APPROACH TO PLANNING FOR EDUCATIONAL FACILITIES.

POLICY 5-2A.1

Encourage cooperation between the municipalities and the County to adopt a county-wide, uniform Concurrency Management System or other service demand analysis to ensure adequate school facilities.

POLICY 5-2A.2

Ensure the School District's ability to finance new schools as part of the development review process.

POLICY 5-2A.3

Support tax incentives or other benefits to create partnerships between businesses and educational institutions.

OBJECTIVE 5-2B

SCHOOLS SHOULD BE SAFE, ACCESSIBLE, AND PROMINENT IN THE COMMUNITY.

POLICY 5-2B.1

Encourage multiple uses of public school facilities.

POLICY 5-2B.2

Encourage the location of schools adjacent to other community facilities to create neighborhood centers.

POLICY 5-2B.3

Ensure that schools are accessible to the community via a connected network of roads and trails.

LIBRARIES**GOAL 5-3**

ENSURE LIBRARY RESOURCES ARE AVAILABLE TO ALL COUNTY RESIDENTS.

OBJECTIVE 5-3A

DEVELOP A COORDINATED APPROACH TO PROVIDE LIBRARY RESOURCES.

POLICY 5-3A.1

Cooperate with the Public Library District Board of Trustees to mitigate growth-related impacts through planning, growth monitoring, and the land-development review process.

POLICY 5-3A.2

Require developments, where appropriate, to contribute either land and/or cash-in-lieu of land to offset public library costs.

OTHER UTILITIES**GOAL 5-4**

MAINTAIN HIGH-QUALITY STANDARDS IN PLANNING FOR UTILITY SITES.

OBJECTIVE 5-4A

MINIMIZE IMPACTS TO THE SURROUNDING AREA.

POLICY 5-4A.1

Apply design standards to ensure compatibility.

**POLICY 5-4A.2**

Recognize the technological, operational, maintenance, and safety constraints of these uses while balancing community desires to mitigate impacts to the natural and built environment.

POLICY 5-4A.3

Encourage high-tension power lines be routed, and electrical substations be located, away from residential and visually significant areas, where feasible.

POLICY 5-4A.4

Encourage residential development to be placed away from high tension power lines and electrical substations.

POLICY 5-4A.5

Encourage the joint use of utility corridors for new or upgraded major transmission lines.

POLICY 5-4A.6

Provide adequate right-of-way or setbacks to dissipate electromagnetic fields and noise and to mitigate visual and other land use concerns.

OBJECTIVE 5-4B

SITE TELECOMMUNICATION FACILITIES SO THEY WILL BE IN SCALE AND HARMONY WITH THE CHARACTER OF THE SURROUNDING ENVIRONMENT.

POLICY 5-4B.1

When feasible, locate facilities (in order of preference): on existing structures, e.g., buildings, communication towers, water towers, smokestacks, windmills, silos, sign structures, or light poles, or in locations where the existing topography, vegetation, buildings, or other structures provide the greatest amount of screening/backdrop.

POLICY 5-4B.2

Balance the need for provision of telecommunication services and the desire to preserve the visual environment.

EMERGENCY SERVICES**GOAL 5-5**

PROVIDE QUALITY EMERGENCY SERVICES TO COUNTY RESIDENTS IN THE MOST EFFICIENT AND COST-EFFECTIVE MANNER POSSIBLE.

*Law Enforcement***OBJECTIVE 5-5A**

PROVIDE COORDINATED LAW ENFORCEMENT RESOURCES THAT CORRESPOND WITH POPULATION GROWTH.

POLICY 5-5A.1

Integrate safety improvements with new development projects.

POLICY 5-5A.2

Require adequate emergency access in all developments with two points of access and connections between neighborhoods, where feasible.

POLICY 5-5A.3

The location and design of emergency service substations should be efficient and compatible with the surrounding area.

*Fire and Other Emergency Services***OBJECTIVE 5-5B**

ENSURE EMERGENCY SERVICES FOR NEW DEVELOPMENTS ARE AVAILABLE.

POLICY 5-5B.1

Require district service plans proposing fire protection to include provisions for technical rescue, emergency services, and environmental hazard response.

POLICY 5-5B.2

Require new development to be within a fire district with adequate fire protection facilities, equipment and service capabilities, unless determined impractical.

HEALTH CARE**GOAL 5-6**

INTEGRATE HEALTH-CARE FACILITIES INTO NEW AND EXISTING COMMUNITIES TO SUPPORT IMPROVED QUALITY OF CARE.

**OBJECTIVE 5-6A**

PROVIDE LAND OR ZONE AREAS FOR HEALTH-CARE FACILITIES.

POLICY 5-6A.1

Encourage private health-care facilities to locate in Douglas County.

POLICY 5-6A.2

Support the enhancement of major health care facilities and the location of supportive industries.

CULTURAL FACILITIES

GOAL 5-7

PROVIDE OPPORTUNITIES FOR CULTURAL EXPERIENCES.

OBJECTIVE 5-7A

ESTABLISH CULTURAL FACILITY LOCATIONS IN NEW AND EXISTING COMMUNITIES.



POLICY 5-7A.1

Encourage land dedication for cultural facilities within urban development.

POLICY 5-7A.2

Encourage developers to include small-scale cultural facilities such as outdoor theatres or gazebos through appropriate land use application processes.