

CHAPTER 1: INTRODUCTION AND EXECUTIVE SUMMARY

INTRODUCTION

Located within the Fox Cities in northeast Wisconsin, New Holstein is located in the southeastern portion of Calumet County. With a population of over 3,200 people, the City offers residents the friendliness and strong community spirit of a small town. The City encompasses about 1,605 acres and includes a mix of residential, commercial, industrial and recreational land uses.

PLANNING HISTORY

New Holstein enjoys a long history of land use and comprehensive planning. This plan updates an earlier comprehensive plan that was originally adopted by the City in 2007. To comply with the “Smart Growth” legislation (Wisconsin Statutes 66.1001), a comprehensive plan “shall be updated no less than once every 10 years”. This update maintains compliance for this legislation.

PLAN PURPOSE

The purpose of the City’s comprehensive plan is to assist local officials in making land use decisions that are harmonious with the overall vision of the community’s future. Developing a comprehensive plan is a proactive attempt to delineate the ground rules and guidelines for future development. Comprehensive planning decisions evaluate existing facilities and future needs; promote public health, safety, community aesthetics, orderly development and preferred land use patterns; and foster economic prosperity and general welfare in the process of development. The plan evaluates what development will best benefit the community’s interests, while at the same time provide flexibility for land owners and protect property rights.

ENABLING LEGISLATION

This plan was developed under the authority granted by Wisconsin Statutes 66.1001. If the local governmental unit enacts or amends any of the following ordinances, the ordinance should be consistent with local government’s comprehensive plan:

- Official mapping ordinances enacted or amended under s. 62.23 (6).
- Local subdivision ordinances enacted or amended under s. 236.45 or 236.46.
- City or village zoning ordinances enacted or amended under s. 62.23 (7).
- Shorelands or wetlands in shorelands zoning ordinances enacted or amended under s. 59.692, 61.351, 61.353, 62.231, or 62.233.

COMPREHENSIVE PLAN FORMAT

This comprehensive plan is composed of the nine elements required by the Wisconsin Statutes 66.1001:

1. Issues and Opportunities
2. Population and Housing
3. Transportation
4. Utilities and Community Facilities
5. Agricultural, Natural and Cultural Resources
6. Economic Development
7. Intergovernmental Cooperation
8. Land Use
9. Implementation

In addition, the state requires that Wisconsin's 14 goals for local planning be considered as communities develop their goals, objectives and recommendations. These goals are:

1. Promotion of the redevelopment of lands with existing infrastructure and public services and the maintenance and rehabilitation of existing residential, commercial, and industrial structures.
2. Encouragement of neighborhood designs that support a range of transportation choices.
3. Protection of natural features, including wetlands, wildlife habitats, lakes, woodlands, open spaces, and groundwater resources.
4. Protection of economically productive farmlands and forests.
5. Encouragement of land uses, densities, and regulations that promote efficient development patterns and relatively low municipal and state governmental utility costs.
6. Preservation of cultural, historic, and archeological sites.
7. Encouragement of coordination and cooperation among nearby units of government.
8. Building of community identity by revitalizing main streets and enforcing design standards.
9. Providing an adequate supply of affordable housing for individuals of all income levels throughout each community.
10. Providing adequate infrastructure and public services and an adequate supply of developable land to meet existing and future market demand for residential, commercial, and industrial uses.
11. Promoting the expansion or stabilization of the current economic base and the creation of a range of employment opportunities at the state, regional, and local levels.
12. Balancing individual property rights with community interest and goals.
13. Planning and development of land uses that create or preserve varied and unique urban and rural communities.

14. Providing an integrated, efficient, and economical transportation system that affords mobility, convenience, and safety that meets the needs of all citizens, including transit dependent and disabled citizens.

INTERRELATIONSHIPS BETWEEN PLAN ELEMENTS

Although all required elements are presented as separate chapters, it is important to recognize that they are interrelated. For instance, transportation infrastructure allows for the movement of goods, services, and employees; likewise, land use and zoning affects the types of housing that can be built within the City, thus affecting the affordability of housing.

PLANNING PROCESS

The City's comprehensive plan was completed in six phases, all of which provided opportunities for public involvement, as specified in the public participation plan (Appendix A). The phases include: Organization, Plan Kickoff, Inventory/Analysis and Issue Identification, Plan/Goal Alternative Development, Plan Implementation, and Plan Adoption. The City's Comprehensive Plan Update Committee worked with East Central staff on the development of the plan.

Public Participation

Public participation is a major component of the comprehensive planning process. In accordance with s. 66.1001 (4), which defines "Procedures for Adopting Comprehensive Plans", the City actively sought public participation from its citizens. The first step in the planning process was the development and adoption of a public participation plan for comprehensive planning. Public input was encouraged through meetings and activities. Approximately ## public meetings were held with the Comprehensive Plan Update Committee. A public hearing was held to present the final draft version of the plan to the general public and neighboring municipalities and to solicit further input. The draft plans were available for review at the New Holstein Public Library, City Hall, and the comprehensive plan update website. A website specific to the planning effort was developed for the planning effort.

Intergovernmental Meeting

The City hosted an intergovernmental meeting ##, 2019. Invitations, which included a link to the plan documents and future land use map, were sent to neighboring jurisdictions, county departments, local governmental units, state agencies and those with non-metallic mineral interests near the City.

The meeting was designed as an open forum for the City to solicit input into the development of the comprehensive plan update.

Written Comments

Written comments were solicited throughout the planning process. A website and was developed and maintained by the City and the East Central Wisconsin Regional Planning Commission.

Public Hearing

A formal public hearing on the proposed comprehensive plan update was held by the City's Plan Commission prior to recommendation to the City Council for approval of the plan. The hearing was held on ###/###/## to solicit input on the comprehensive plan.

A Class I public notice was published in the Tri-County News on ###/###/##. Copies of the draft City's Comprehensive Plan Update was available for review at the New Holstein Public Library, City Hall, and on the City's comprehensive plan update website. Notices were sent to non-metallic mining operators and the New Holstein Public Library.

GOALS

The following goals were developed throughout the planning process. Goals are supported by objectives, strategies and policies which are included throughout the elements. An implementation strategy is also included in the document to guide the city in utilizing the plan.

INSERT GOALS WHEN COMPLETE