

**Comprehensive Plan  
2016 - 2036**

**Village of Little Chute  
Outagamie County**

Adopted July 2016



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# **Village of Little Chute**

## **Comprehensive Plan**

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**VILLAGE OF LITTLE CHUTE  
PLAN COMMISSION  
RESOLUTION NO. 2 , SERIES OF 2016**

**Recommending Adoption of the Village of Little Chute Comprehensive Plan 2016-2036**

**WHEREAS**, the Village of Little Chute has deemed it in its best interest and that of its citizens to develop a Comprehensive Plan that would address the needs of the Village, and;

**WHEREAS**, the Village has requested the assistance of Martenson & Eisele, Inc. in the development and finalization of the Comprehensive Plan for the Village, and;

**WHEREAS**, the Comprehensive Plan was developed with input from the Village Board, the Village Plan Commission, interested residents of the Village of Little Chute, and other interested municipalities, organizations, and agencies, and;

**WHEREAS**, copies of the Comprehensive Plan have been made available to the residents of the Village of Little Chute at the Village Hall, at the Library, and through the Village of Little Chute web site, and;

**WHEREAS**, the Comprehensive Plan addresses and complies with the nine elements identified in Section 66.1001 of the State of Wisconsin's Comprehensive Planning Legislation, and;

**WHEREAS**, the Comprehensive Plan identifies where growth should occur, makes recommendations for future development in the Village through the use of text, tables, and maps, and includes a mechanism for the review and update on the Plan on a regular basis, and;

**WHEREAS**, the Little Chute Plan Commission held a public hearing to review the plan on July 11, 2016.

**NOW, THEREFORE BE IT RESOLVED**, by the Village of Little Chute Plan Commission to recommend to the Village Board the adoption of the Comprehensive Plan 2016-2036 by ordinance.

Passed and adopted this 11th day of July, 2016.

**VILLAGE OF LITTLE CHUTE  
PLAN COMMISSION**

By:   
Michael R. Vanden Berg, Chairman

Attest:   
Laurie Decker, Clerk

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**VILLAGE OF LITTLE CHUTE**  
**COMPREHENSIVE PLAN ORDINANCE**

**ORDINANCE NO. 6, SERIES OF 2016**

**AN ORDINANCE ADOPTING THE COMPREHENSIVE PLAN OF THE VILLAGE OF LITTLE CHUTE, WISCONSIN PURSUANT TO WISCONSIN STATUTES,**

**WHEREAS,** the Village Board of Trustees in 2005 adopted a Comprehensive Plan;

**WHEREAS,** the Village Board of Trustees has found it to be in the public interest to adopt an amended Comprehensive Plan;

**NOW, THEREFORE, BE IT ORDAINED,** by the Village Board of Trustees of the Village of Little Chute as located in Outagamie County, State of Wisconsin, as follows:

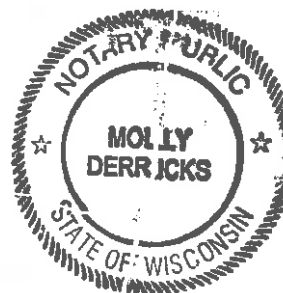
Section 1. Pursuant to section 62.23(2) and (3), the Village of Little Chute, is authorized to prepare and adopt an amended comprehensive plan as defined in section 66.1001(1) (a) and 66.1001(2) of the Wisconsin Statutes.

Section 2. The Village Board of Trustees of the Village of Little Chute, Wisconsin, has adopted written procedures designed to foster public participation in every stage of the preparation of a comprehensive plan as required by section 66.1001(4) (a) of the Wisconsin Statutes.

Section 3. The plan commission of the Village of Little Chute by a majority vote of the entire commission recorded in its official minutes, has adopted a resolution recommending to the Village Board of Trustees the adoption of the document entitled "Comprehensive Plan of the Village of Little Chute" containing all of the elements specified in section 66.1001(2) of the Wisconsin Statutes.

Section 4. The Village of Little Chute has held at least one public hearing on this ordinance, in compliance with the requirements of section 66.1001(4) (d) of the Wisconsin Statutes.

Section 5. The Village Board of Trustees of the Village of Little Chute, Wisconsin does, by enactment of this ordinance, formally adopt the document entitled,



# Purpose of the Comprehensive Plan

## Why Plan?

Planning is being prepared for what will likely happen “tomorrow,” and being ready with an alternate strategy if something else happens instead. Planning is laying out shorts and a T-shirt to wear tomorrow, but having a sweater and raincoat handy in case the weather guy is wrong.

Planning is knowing what you have today before deciding on what to do tomorrow. Planning is knowing you make minimum wage and need to replace the '76 rust bucket before booking the cruise through the Greek Isles.

Planning is knowing the big picture for your future, so you don't make rash decisions when a new idea comes along. Planning is already knowing you want to be a spouse and a parent when your friend says, “Let's start an African safari business.”

We all do a little planning each day, each month, each year. If we didn't, our lives would likely be chaos. We plan in groups, too – at home, at work, at church, at Village Hall.

When we plan at Village Hall, we're deciding how we want our community to look, function, and feel. We create a “Comprehensive Plan,” but this is not just the title of a document, it's the description of a process, too. This plan is really little more than the documentation of the **planning process**. During that process, Village of Little Chute officials, with aid from the consultant and input from residents, took a **comprehensive look** at the village in order to create a vision and work plan for the future.

“Comprehensive” means complete and wide-ranging. A community has many aspects that contribute to its success as a place to live and play and work and run a business. Individual persons or groups will be aware of, or consider important, some aspects more than others. The role of the planning process is to consider all the various aspects and issues of the community, facilitate agreement on common goals, and lay out a path to achieve them.

So, the “**Comprehensive Plan**” records facts, documents a vision for the future, and aids in the allocation of financial and human resources; but “**comprehensive planning**” brings people together to talk about what responsible growth looks and feels like. It encourages discussion among citizens, agencies, and governments. It is an opportunity to discuss options and develop common goals. It provides a focus for finding and discussing innovative ways to meet diverse community needs. It reacts to changing trends and the preferences of different generations. It creates an opportunity for communities to be successful in reaching common goals.

This plan is not the end of a process but the beginning of a new one. It is the starting point for implementation, a guide for change. It cannot be viewed strictly as “law,” but, rather, as a reference for decision-making. This Plan is a tool, not just a product.

## Comprehensive Planning Legislation

State Statute 66.1001 provides local governmental units with the framework to develop comprehensive plans and assists the community in making informed land use decisions. The framework includes nine specific elements:

1. Issues and Opportunities
2. 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

All communities in Wisconsin that make land use decisions will need to base those decisions on an adopted comprehensive plan based on the legislation.

## Planning in the Village of Little Chute

Little Chute is an incorporated community of approximately 11,000 residents. The Village is located within the southeastern portion of Outagamie County. Little Chute is situated within the heart of the Fox Cities, an urban area along the Fox River from Kaukauna to Neenah. Portions of the Fox Cities are in three counties – Calumet, Outagamie, and Winnebago.

Little Chute is a community proud of its Dutch heritage and its participation with our neighboring communities in the cultural, residential, business, and recreational life of the Fox Cities and Fox River Valley.

Major employers include Nestlé USA, Inc., the largest pizza production facility in the United States and Bel Brands, maker of a variety of processed cheese products. Trilliant Food & Nutrition LLC are makers of coffee, teas, cappuccino and cocoa beverages. The Village is a full-service municipality offering quality municipal services while maintaining a combined local municipal tax and utility rates that is among the lowest compared with the other incorporated communities in the Fox Cities Area.

Surrounding the Village of Little Chute are several urban and rural communities. The Cities of Appleton and Kaukauna border the village on the west and east, respectively. The Villages of Combined Locks and Kimberly are south of the village, across the Fox River. To the north is the Town of Vandenbroek.

The major transportation feature in the village is INTERSTATE 41 (I-41), which runs east-west in the northern portion of the village. In recent years, development has moved north, across I-41 to the point where travelers will soon be driving through the Village of Little Chute versus driving by it.

The Village of Little Chute's first community development plan was prepared and adopted in November 1980 and updated in 1987. In 2003, the Village of Little Chute retained Martenson & Eisele, Inc. to amend the 1987 Plan which was adopted in 2005. Martenson & Eisele, Inc. was again hired in 2014 to conduct the mandatory 10 year update. That effort produced this planning document.

## **Trigger Events for updating the Comprehensive Plan**

Some significant changes and trigger events have occurred to warrant the Village to seek an amendment to the comprehensive plan. These events can be summarized as follows:

- Required update the comprehensive plan consistent with the comprehensive planning legislation (Wis.Stats. 66.1001). The legislation requires an update of the comprehensive every ten (10) years.
- In 2008, the United States slips into an economic recession that significantly alters the US, state and local economies. Unemployment rates rise. Housing and business development stagnates.
- Contrary to economic impacts of the recession, the agricultural economy fairs well and the demand for farmland rises due to strong crop prices. Hence, the gap in the price of land for development verses agriculture closes significantly. This significantly slows down land development consumption rates adjacent incorporated communities.
- Little Chute weathers economic cycles well due to major food industries.
- In December, 2012, the US Census releases the 2010 census information for all units of government. This information creates an opportune time to update base information with the comprehensive plan.
- Housing preferences begin to change spawned by the needs of the upcoming Millennial and Baby Boomer generations.
- A trend emerges that Millennials will seek out more urbanized environments that will provide walkable neighborhoods and will be in close proximity to services and public transportation.

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## Future Land Use Plan

### Major Findings and Recommendations

The Future Land Use Plan for the Village is shown on Maps 1 and 1A. These maps show the preferred locations for specific land use types.

- ❖ In general, the change in land use in the Village of Little Chute is characteristic of a growing community. The amount of agricultural and vacant land has decreased as residential, commercial, and industrial development has occurred. The growth has been skewed to a proportionately larger share of residential land than surrounding communities.
- ❖ The intensity of development in the village is moderate to low. Single family residential density is typical of urban communities.
- ❖ Building permit information indicates the market for single family residential development has slowed due to the recession. However, over the past three years, the rate of building permits it has increased indicating a recovering economy. One reason for this is potential residential land is in the Kaukauna Area School District.
- ❖ There appears to be a good balance between the supply, demand and price of commercial and industrial land in the Village of Little Chute. However, there maybe a shorter supply of Industrial land in the future do to increase demand.
- ❖ The major land use conflict is the presence of the Outagamie County Landfill, located on the northwest boundary of the village.
- ❖ The Village offered to negotiate agreements with the City of Kaukauna and Town of Vandenbroek on the boundary between the two jurisdictions.
- ❖ With the exception of a small area east of Rose Hill Road south of I-41, future residential subdivision growth will occur north of I-41.
- ❖ Additional land must be annexed and properly zoned to accommodate future single-family, two-family and multi-family housing units in the village. Presently, there is limited land available in the village zoned for single-family housing units and served by public utilities. Likewise, land is quite limited to accommodate multi-family housing.
- ❖ The on-going redevelopment of the downtown should be helped with the 2015 completion of the windmill and the visitor center on the northeast corner of Main Street and Monroe Street.
- ❖ The strongest opportunities for commercial development are on both sides of I-41.
- ❖ While the near term focus of industrial development opportunities should continue to be the Village's industrial park, future industrial development efforts should focus on the property on the south side of North Avenue (CTH "OO"), across from the Outagamie County Landfill.

- ❖ There are relatively few limitations placed on development in the Village of Little Chute by natural resources.
- ❖ Ongoing improvements and additions to the community's utilities and facilities should be adequate to accommodate the projected growth of the Village of Little Chute.
- ❖ Based on historical ratios of the number of residents per acre of a specific land use, by 2025 the Village of Little Chute will need an additional 120 acres for residential development, 7 acres for commercial development, and 7 acres for industrial development. However, due to the Villages location along I-41, demand is far exceeding the ratios.
- ❖ Because of its location along I-41 in the Fox Cities, and the recent development of commercial land uses on both sides, the visibility of the community has greatly increased. The commercial and industrial projections based on historical ratios are conservative as a result.

## Development and Redevelopment Opportunities

### Residential

Opportunities for single-family residential south of I-41 are limited primarily to the development of scattered vacant lots in existing subdivisions and residential areas. The best opportunity for future single-family residential development is north of I-41. The two primary areas are on the north side of Evergreen Drive near the City of Appleton and an area east of CTH N and west of Rose Hill Road. Two-family should continue to be part of the housing mix in the Village of Little Chute. Developers should be encouraged to provide this type of housing when they present plans to the Village for residential development. Multi-family housing serves a wide market ranging from entry level for the young adult to assisted living for the elderly. It also serves as a transition use between the more intensive uses of commercial and industrial and the less intensive uses of single-family and two-family uses. Senior multi-family housing provides both residential and economic opportunities.

From a general perspective, providing for an ample supply of quality, yet affordable, housing in close proximity to job opportunities and services should always be a goal of the Village. Creating housing opportunities for the upcoming millennial and retiring baby boomer generations adjacent the downtown district should be a focus of the Village.

### Commercial

Existing commercial development patterns reflect the transportation systems that were here when the village was first founded and were constructed throughout the years. The oldest commercial area is the downtown, which is located near the Fox River. Additional commercial growth occurred along Main Street as the community grew. As the parallel streets and highways of North Avenue and I-41 were built, commercial development followed.

Improved access over the years via CTH N (Freedom Road) to US Hwy 41 created huge commercial opportunities on the north side of the Village. Today, this area is home to many highway oriented commercial businesses plus some light industrial type uses which benefit from

great highway exposure. This area could be viewed as the Village's second "Main Street" to highway travelers.

With the establishment of the US Hwy 441 corridor to the west and access via CTH 00, the Village is well positioned for accommodating additional commercial development opportunities.

### ***Downtown***

In 2003, the downtown received a facelift with the reconstruction of STH 96 or Main Street. As part of the project, new decorative street lights and stamped, colored concrete walkways and bump outs were constructed. The revitalization effort received a major boost with the construction of a 100 foot tall windmill on the northeast corner of Main Street and Monroe Street. A local not-for-profit group, Little Chute Windmill, Inc. lead the effort. In addition to the authentic, 10 story windmill the project also includes a Visitors Center that serves as a home for a Historical Society Museum. Construction of the \$2.5 million project was completed in 2014. The windmill project served as the impetus for the redevelopment of vacant land and buildings on the south side of Main Street, across from the windmill including Walgreen's on the southeast corner of Main Street and Madison Street. Other adjacent downtown improvements included expansion and remodeling of the Village Hall and associated parking. A 10,000 square feet public plaza for community events has also been added.

A major initiative for the downtown should focus on promoting development which improves "Feet on the Streets" for business owners. For example, creating housing opportunities for the upcoming millennial and retiring baby boomer generations adjacent the downtown district should create additional business opportunities for business owners. In 2015, the Village began working on plans to attract developers that would provide additional senior housing to the downtown district. An increase in market should, in turn, create incentives to further invest in business improvements. As a partner, the Village should continue to promote the use of its Small Business Micro Loan, Revolving Loan and Business Improvement/Façade Renovation programs to assist business owners with various improvement projects such as building remodeling and façade improvements. Through these programs, business owners can reinvest in downtown Little Chute and other commercial areas within the Village.

The Village of Little Chute Small Business Micro Loan Program was created by the Little Chute Village Board to assist small businesses in the Village with financing assistance and alternatives that cannot be provided through the Village's Revolving Loan Program because of Wisconsin Department of Commerce imposed requirements pertaining to the use of Revolving Loan Funds. In some cases the Village may recommend combining both the Village's Micro Loan Program and the Village's Revolving Loan Program to assist a business/project with funding. The Village's Micro Loans to small business will typically be smaller loans with the maximum loan to any one business capped at \$30,000 from the Micro Loan Fund and the loans only being available to small businesses in the Village with 10 or few employees.

Finally, all future development projects within the downtown district, whether housing or commercial, must follow the Little Chute Design Review Manual which is primarily applicable within the Central Business District. The manual encourages business owners to create and retain the vision of a heritage destination in downtown Little Chute with an Old World European Character.

The purpose of the Design Manual's requirements is to preserve, create, and promote the unique charm, atmosphere, and historical aspects of the community. Attractive building facades support and encourage local business and can have a significant effect on the attractiveness and marketability of the commercial area.

In addition, the Village of Little Chute created a "Business Improvement/Facade Renovation Financial Assistance Program" to assist in the exterior renovations of these otherwise sound and vital properties within the Village.

Links to all these assistance programs and the Design Manual can be found on the Village's Web Site under the [Business/Economic Development](#) tab.

### ***Main Street/East End***

There are several areas along Main Street east of the downtown to the Village limits, where small pockets of properties that are currently vacant or used for residential use remain but may be developed or redeveloped for commercial purposes in the future. The Foxdale Plaza retail area currently has a high occupancy. It should be the goal of the Village to see this area retain its recent vibrant use.

### ***North Avenue (CTH 00)***

Currently there is a mixture of commercial, residential and vacant land uses along the south side of North Avenue west of Madison Street to the property where Nestlé Pizza and Frozen Foods is located. This area is projected to become commercial in the future.

### ***South side of I-41***

In the last several years, there has been significant commercial development on the south side of I-41. Yellow Truck constructed a truck terminal facility at the southeast corner of I-41 and Holland Road. Additional land in this area is available for development. Immediately to the east of this area is an area in the Town of Vandebroek that is a combination of industrial, residential, and vacant land uses. The vacant area is projected to develop for commercial purposes. Continuing east along I-41 is an area that has been developed by the Village as a storm water management facility. Two privately owned business parks, HJT Business Park and Schumacher Business Park, has been developed east of the storm water management facility and has lots available for commercial businesses. Land west of the HJT Business Park and east of Holland Road (CTH "N") has also been developed for commercial purposes. There are several parcels of land available for commercial development east of Freedom Road and south of Moasis Drive.

### ***North side of I-41***

There are several areas north of I-41 that provide commercial development opportunities. Infill development is projected to occur in the area along future Hartzheim Drive north of I-41 and east of CTH "N" that is not already developed with commercial land uses. Development has already taken place in the land area north of I-41, west of CTH "N" and south of W. Evergreen Drive. The Village has constructed storm water management facilities in a portion of the area, with the remaining portion scheduled for commercial development. Further west along Evergreen Drive and west of Vandebroek Road is an area that is a mix of existing commercial uses and vacant parcels that are projected to develop with commercial uses. Continuing west

along Evergreen Drive is the final large land area that is projected to develop commercially. To accommodate development in this location, additional stormwater management facilities will need to be constructed.

### ***Freedom Road/CTN "N"***

Commercial development is expected to continue on either side of Freedom Road (CTH "N") from Florida Avenue on the south out to CTH "JJ" on the north. Flexibility on the exact amount of area used for commercial purposes landward off Freedom Road should be considered based on the type of development.

## **Industrial**

The Village of Little Chute has identified three locations for industrial development within the Village. They include the Village of Little Chute Industrial Park, the Northside LC Industrial Park and the Little Chute Industrial Park, Northwest.

These industrial locations have been the focus of the Village's industrial development efforts in the short-term.

The long term focus will be the area south of North Avenue (CTH "00") on the west end of the Village. While the topography of this area is attractive for residential development, the presence of the Outagamie County Landfill to the north and the railroad tracks to the south, suggest the highest and best use is industrial. The Village has no plans for the development of a second municipally owned industrial park meaning this area will develop as a high quality, "private" industrial park site. The Village may assist the private parties in this development opportunity but will not acquire the site.

## **Rural Preservation**

One of the primary principles of "Smart Growth" planning is to encourage growth in areas where urban services like sewer and water are available or will be available within a specified period of time. Areas that are not anticipated to develop with the twenty-year timeframe of this plan, but are within the Sewer Service Area Planning Boundary, are shown as rural preservation. These areas are to remain in their existing land use of agricultural, vacant and open space until they can be provided with urban services.

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*Insert Map 1 Future Land Use Map here*

*Back side of Map 1 Future Land Use Plan Map*



*Insert Map 1A Future Land Use Map here*

*Back side of Map 1A Future Land Use Plan Map*

# Plan Implementation

## Introduction

The Comprehensive Plan is intended to guide all decisions related to community development in the Village of Little Chute. All public and private sector community development related decisions should be made in the context of the Comprehensive Plan's goals, objectives, policies and recommendations. This means that decisions affecting the development of land in the Village of Little Chute must be consistent with the Village's adopted comprehensive plan.

Specifically, the Comprehensive Plan should be used as a guide when site plans are reviewed, the rezoning of land is proposed, conditional use requests are considered, subdivision plats are reviewed and public utility improvements or extensions are proposed. The Comprehensive Plan should be used to evaluate the impact of proposed development projects on existing land uses, transportation system facilities, utility systems, park and recreation facilities and other municipal services and facilities prior to issuing permits to, for example, commence construction, divide land, and occupy buildings.

## Integration and Consistency

During the planning process, care was taken to ensure integration of, and consistency between, the goals, objectives, policies, and recommendations contained in each element of the Comprehensive Plan. The Village of Little Chute Plan Commission will be responsible for comparing proposals for development that come before them. If the review of the development proposal uncovers inconsistencies between the elements, the Plan Commission should consider how the inconsistencies may be resolved. Future comprehensive plan amendment maybe needed to resolve them based on interpretation.

Because zoning reflects the current situation and a future land use plan reflects where the land use is expected to change, the two maps at the time of the adoption of the Comprehensive Plan may not be consistent. This is not uncommon. Typically, a future land use plan is more far sighted in how land use may convert in the future. However, should new developments be proposed that are not permitted or conditionally allowed under current zoning, a rezone action must be supported by the comprehensive plan's future land use map. If not, the rezone should not be approved or the comprehensive plan must be amended to support the rezone. Occasional unanticipated redevelopments may be rezoned based upon the overall guidance of the plan.

## Integration of Other Village Plans

In addition to the Comprehensive Plan, there are many other detailed planning documents that the Village commissions to assist in guiding development and assisting with budget planning. These planning efforts and documents include the following:

*Village of Little Chute Comprehensive Outdoor Recreation Plan 2016*

*Village of Little Chute 2016-2020 Capital Improvement Plan*

These plans provide essential information to many of the components required as part of the comprehensive plan. Instead of duplicating these specific planning efforts within the comprehensive plan update, these planning documents are included by reference in their entirety within the *Village of Little Chute Comprehensive Plan*. This policy ensures coordination of the planning efforts and reduces the duplication of efforts. However, it should be noted that through the establishment of this policy, any amendments to the above referenced planning documents, will require an amendment to the *Village of Little Chute Comprehensive Plan* as well. Should future updates of these plans occur on a two (2), five (5) or ten (10) year cycle, the update process will be well coordinated ensuring better consistency between planning documents. Planning document coordination could also realize cost savings through planning efficiencies. This could occur primarily through avoiding the duplication of planning efforts.

## Measurement of Progress

The Village of Little Chute Plan Commission will provide a written report to the Village Board as requested on the progress made in implementing the programs and actions described in the Implementation Element of the Comprehensive Plan.

## Plan Update Process

Because the environment in which the Comprehensive Plan is to be implemented is dynamic, it is expected that amendments to the Comprehensive Plan will be needed to address changing conditions and attitudes. For example, a development proposal for a specific property in the Village of Little Chute may come before the Plan Commission that is inconsistent with the land use shown on the Future Land Use Plan. If the Plan Commission determines that the land use shown in the development proposal is appropriate, an amendment to the text and the maps of the Comprehensive Plan will be needed to ensure consistency. The process for amending the comprehensive plan is the same as that originally used for the adoption of the Comprehensive Plan. The Plan Commission will make a recommendation to the Village Board on the amendment. The Village Board will need to hold a public hearing on the recommended amendment, and adopt the amendment to the ordinance established with the adoption of the original plan. A Class 1 notice for a public hearing on amending the Comprehensive Plan must be published at least thirty (30) days prior to the hearing.

A rezoning request should be reviewed by the Village of Little Chute to determine if it is **consistent or inconsistent** with the Future Land Use Plan in the Comprehensive Plan. If the rezoning is **consistent**, an application to rezone the property can be submitted to the Village and acted on by the Plan Commission and the Village Board. If the rezoning is **inconsistent**, the Village should offer the following options to the property owner:

### **Option 1 - Do Nothing**

Based on the rezoning being inconsistent with the Future Land Use Plan, the property owner may decide not to submit a rezoning application.

### **Option 2 - Amend, then Rezone**

The property owner could submit an application to amend the Future Land Use Plan so it would be consistent with the zoning district being requested in the rezoning. The

amendment process would require a public hearing before the Plan Commission or Village Board. The comments made at the public hearing would give the property owner the information needed to determine whether or not to pursue the rezoning. If the comments received at the public hearing are supportive of the plan amendment, the property owner would probably want to pursue the rezoning. If the comments are not supportive, the property owner may decide not to submit the rezoning application.

If the property owner decides to pursue the rezoning after the public hearing for the plan amendment, the applications for the amendment and the rezoning, and the public hearing for the rezoning, should be on the same Plan Commission meeting agenda. The Plan Commission would take action on recommendations to the Village Board for both applications.

*This option will take more time than **Option 3**, but the cost of the rezoning would only be incurred if the property owner decides to go ahead with the request for the rezoning after hearing the comments made at the plan amendment public hearing.*

### **Option 3 - Rezone and Amend**

The property owner could simultaneously submit a rezoning request and a request to amend the Future Land Use Plan. The public hearings for the rezoning and the amendment would be held by the Plan Commission at the same meeting. The Plan Commission would take action on a recommendation on the applications at the same meeting at which the public hearings are held, or it could take action at a later meeting. The Village Board will make the final decision on both the amendment and the rezoning.

*This option will take less time than **Option 2** but the costs of both the rezoning and the amendment would be paid at the same time. Action must be taken on the plan amendment first to following proper consistency requirements.*

The Class 1 notice for a public hearing on amending the Comprehensive Plan must be published at least thirty (30) days prior to the hearing. Hearings for rezoning, must meet Class 2 notice requirements.

## **Programs and Actions**

To assist the Village of Little Chute in implementing the Comprehensive Plan, the objectives and the policies were reviewed to determine the following:

**What** is the program or action? The objectives and policies from the Comprehensive Plan formed the basis for the programs and actions.

**Who** is responsible for developing the program or taking the action needed to implement the objectives and policies? In some cases, it may be an individual who is responsible for the program or action. In other cases, it may be a joint effort between several different public sector organizations or between the public and private sectors. The list includes but is not limited to the Village Board, the Plan Commission, the Community Development Authority, Village Departments, the Village Administrator, and Department Heads.

**When** should the program be started or action taken? Some programs and actions can be completed within a specific time period. For these programs and actions, a year is shown, or if a multi-year project, several years are shown. Other programs and actions must be addressed on a continuous or periodic basis. The “When” for these programs and actions is shown as ongoing.

On the following pages are the What, the Who, and the When for each of the elements of the Comprehensive Plan.

## Agricultural, Natural, and Cultural Resources

What	Who	When
Ensure that the environmental and aesthetic qualities of the community are considered when planning for future development.	Plan Commission and Village Board	Ongoing
Protect groundwater and environmentally sensitive areas such as floodplains, drainageways, wetlands, and wooded areas through the enforcement of standards and regulations developed by the Wisconsin Department of Natural Resources and the Army Corps of Engineers.	Plan Commission and Village Board	Ongoing
Implement the Village's storm water management plan.	Department of Public Works and Village Board	Ongoing
Mapping of environmentally sensitive areas and wildlife habitat areas should be consulted during the review of proposed developments.	Plan Commission and Village Board	Ongoing
Be actively involved with the other communities in the Fox Cities and with Outagamie County in maintaining the attainment designation for air quality.	Village Administrator and Village Board	Ongoing
Monitor activity associated with the operation of existing and proposed non-metallic mining sites in the area.	Plan Commission and Village Board	Ongoing
Be proactive in the preservation and restoration of historically significant structures and buildings.	Plan Commission and Village Board	Ongoing
Reinforce the community's heritage and cultural values by encouraging complementary development in the downtown and all business districts.	Plan Commission and Village Board	Ongoing
Maintain and improve the visual quality and physical design of the Village of Little Chute through the Village's Site Plan Review process.	Plan Commission and Village Board	Ongoing

## Transportation

What	Who	When
Develop a five-year transportation improvements program that is integrated with the other elements of the Village's Comprehensive Plan.	Department of Public Works and Village Board	Annually
Continue to use the PASER program to help prioritize needed street improvements.	Department of Public Works and Village Board	Annually
Provide adequate accessibility for local industries to major arterials entering and leaving the village.	Plan Commission and Village Board	Ongoing
Provide a transportation system that allows for safe and efficient movement of motor vehicle, bicycle, and pedestrian traffic within the community.	Plan Commission and Village Board	Ongoing
Provide and maintain adequate and convenient public parking facilities.	Plan Commission and Village Board	Ongoing
Encourage the development of a trails system that pedestrians and bicyclists can use to travel to all parts of the village.	Plan Commission and Village Board	Ongoing
Invite the ad hoc Park Planning Committee to be involved in trail planning.	Plan Commission and Village Board	Ongoing
Continue to work with the providers of transportation for the elderly and disabled residents of the Village of Little Chute.	Village Administrator	Ongoing

Coordinate transportation improvements with the towns of Grand Chute and Vandenbroek, the Village of Kimberly, the cities of Appleton and Kaukauna, Outagamie County, East Central Wisconsin Regional Planning Commission, and the Wisconsin Department of Transportation.	Department of Public Works and Village Board	Ongoing
Maintain Official Mapping powers in order to reserve adequate right-of-way for future constructed or reconstructed streets and pedestrian and biking trails.	Plan Commission and Village Board	Ongoing
Minimize the impact of new transportation improvements on existing development and the community's natural resources.	Department of Public Works and Village Board	Ongoing
Review existing Village ordinances and standards as needed to implement the recommendations of this plan.	Village Administrator and Department Heads	2016

## Housing

What	Who	When
Protect existing residential neighborhoods from intrusion by incompatible or undesirable land use activities.	Plan Commission and Village Board	Ongoing
Provide decent, safe, and sanitary housing for elderly and handicapped residents of the community.	Plan Commission and Village Board	Ongoing
Promote the rehabilitation of substandard homes in the community in order to provide a decent and safe living environment for all residents.	Plan Commission and Village Board	Ongoing
Adopt a Traditional Neighborhood Development Ordinance when the population of the village exceeds 12,500 people as required by Wisconsin State Statute 66.1027(3)(b).	Plan Commission and Village Board	As Needed
Encourage future residential use in the areas that can be served conveniently and economically with public utilities and community facilities and services.	Plan Commission and Village Board	Ongoing

## Utilities and Community Facilities

What	Who	When
Provide a full range of governmental and social services to the citizens of the community.	Village Board	Ongoing
Provide adequate police and fire protection to all areas of the community.	Village Board, Fire Department, and Fox Valley Metropolitan Police Department	Ongoing
Provide water, sanitary sewer, and storm sewer facilities to existing and future development in the Little Chute area.	Village Board and Department of Public Works	Ongoing
Promote the fair and equitable distribution of benefits and costs for future public utility extensions.	Village Board	Ongoing
Use the capital improvements program as a guide to providing needed community facilities and expanding public utilities.	Village Board	Annually
Village leaders should initiate discussions with the Appleton, Little Chute, and Kaukauna school districts on the potential for amending the boundaries of the three school districts to better reflect the community orientation of the neighborhoods served by the school districts.	Village Administrator, Director of Community Development, and Village Board	Ongoing
Provide parks, open space and recreational facilities to serve all existing and future residential areas.	Parks Department	Ongoing
Use official mapping powers and the zoning ordinance to preserve areas designated for future parks and recreation use.	Plan Commission and Village Board	Ongoing
The Village of Little Chute and the Little Chute School District should continue to cooperate in developing and providing adequate parks and recreation facilities.	Village Administrator and Director of Community Development	Ongoing
Encourage the development of neighborhood parks in newly platted residential areas.	Parks Department	Ongoing

## Economic Development

What	Who	When
Promote the retention and expansion of existing business and industry in the community.	Village Administrator, Director of Community Development, Community Development Authority, and Village Board	Ongoing
Complete the development of the Village of Little Chute Industrial Park by aggressively marketing the park and attracting new industry.	Village Administrator, Director of Community Development, Community Development Authority, and Village Board	Ongoing
Expand the commercial and industrial base of the community and diversify employment opportunities.	Village Administrator, Director of Community Development, Community Development Authority, and Village Board	Ongoing
Provide effective communication between business and local government leaders to enhance economic development efforts in the community.	Village Administrator, Director of Community Development, Community Development Authority, and Village Board	Ongoing
Encourage community support and leadership in coordinating and promoting balanced economic development.	Village Administrator, Director of Community Development, Community Development Authority, and Village Board	Ongoing
Encourage the location of services as well as manufacturing industries in Little Chute.	Village Administrator, Director of Community Development, Community Development Authority, and Village Board	Ongoing
Encourage economic development in areas that are compatible with adjacent land uses.	Village Administrator, Director of Community Development, Community Development Authority, and Village Board	Ongoing
Maintain and improve the appearance and quality of existing businesses in the community.	Village Administrator, Director of Community Development, Community Development Authority, and Village Board	Ongoing
Continue to maintain the Downtown Business District through revitalization efforts, facade improvements, incorporating housing and building restoration projects.	Village Administrator, Director of Community Development, Community Development Authority, and Village Board	Ongoing

## Land Use

What	Who	When
<i>From the Agricultural, Natural, and Cultural Resources Element</i>		
Ensure that the environmental and aesthetic qualities of the community are considered when planning for future development.	Plan Commission and Village Board	Ongoing
Protect groundwater and environmentally sensitive areas such as floodplains, drainageways, wetlands, and wooded areas through the enforcement of standards and regulations developed by the Wisconsin Department of Natural Resources and the Army Corps of Engineers.	Plan Commission and Village Board	Ongoing
Mapping of environmentally sensitive areas and wildlife habitat areas should be consulted during the review of proposed developments.	Plan Commission and Village Board	Ongoing
Monitor activity associated with the operation of existing and proposed non-metallic mining sites in the area.	Plan Commission and Village Board	Ongoing
Reinforce the community's heritage and cultural values by encouraging complimentary development in the downtown and all business districts.	Plan Commission and Village Board	Ongoing
Maintain and improve the visual quality and physical design of the Village of Little Chute through the Village's Site Plan Review process.	Plan Commission and Village Board	Ongoing
<i>From the Transportation Element</i>		
Provide a transportation system that allows for safe and efficient movement of motor vehicle, bicycle, and pedestrian traffic within the community.	Plan Commission and Village Board	Ongoing
Provide and maintain adequate and convenient public parking facilities.	Plan Commission and Village Board	Ongoing
Encourage the development of a trails system that pedestrians and bicyclists can use to travel to all parts of the village.	Plan Commission and Village Board	Ongoing
Coordinate transportation improvements with the towns of	Plan Commission and Village Board	Ongoing



Grand Chute and Vandenbroek, the Village of Kimberly, the cities of Appleton and Kaukauna, Outagamie County; East Central Wisconsin Regional Planning Commission; and the Wisconsin Department of Transportation.		
Utilize Official Mapping powers in order to reserve adequate right-of-way for future constructed or reconstructed streets and pedestrian and biking trails.	Plan Commission and Village Board	Ongoing
Minimize the impact of new transportation improvements on existing development and the community's natural resources.	Plan Commission and Village Board	Ongoing
<i>From the Housing Element</i>		
Protect existing residential neighborhoods from intrusion by incompatible or undesirable land use activities.	Plan Commission and Village Board	Ongoing
Encourage future residential use in the areas that can be served conveniently and economically with public utilities and community facilities and services.	Plan Commission and Village Board	Ongoing
<i>From the Utilities and Community Facilities Element</i>		
Provide parks, open space and recreational facilities to serve all existing and future residential areas.	Plan Commission and Village Board	Ongoing
Use official mapping powers and the zoning ordinance to preserve areas designated for future parks and recreation use.	Plan Commission and Village Board	Ongoing
The Village of Little Chute and the Little Chute School District should continue to cooperate in developing and providing adequate parks and recreation facilities.	Plan Commission and Village Board	Ongoing
Encourage the development of neighborhood parks in newly platted residential areas.	Plan Commission and Village Board	Ongoing
<i>From the Economic Development Element</i>		
Complete the development of the Village of Little Chute Industrial Park by aggressively marketing the park and attracting new industry with an emphasis on non-durable goods manufacturing.	Plan Commission and Village Board	Ongoing
Encourage industrial development in areas that are compatible with adjacent land uses.	Plan Commission and Village Board	Ongoing
Continue to maintain the Downtown Business District through revitalization efforts, facade improvements, incorporating housing and building restoration projects.	Plan Commission and Village Board	Ongoing
<i>From the Land Use Element</i>		
Meet with Outagamie County to discuss issues associated with the Landfill.	Plan Commission and Village Board	Ongoing
Consider requests for annexation of land for future development	Plan Commission and Village Board	Ongoing
Continue to support the private sector in the redevelopment of the downtown.	Plan Commission and Village Board	Ongoing
Pursue the development of a new industrial park south of the Outagamie County Landfill	Plan Commission and Village Board	Ongoing
Improve the visual quality of and physical design of the Village of Little Chute by developing and continuing to enforce a site plan review process that addresses signage, landscaping, property maintenance, building design, parking and loading, and outdoor storage regulations.	Plan Commission and Village Board	Ongoing
Strongly encourage commercial growth to achieve a better balance between commercial and industrial land.	Plan Commission and Village Board	Ongoing

## Intergovernmental Cooperation

What	Who	When
Foster cooperation and coordination in the provision of services where efficiency, equity, and economies of scale can be obtained with other entities.	Village Administrator and Village Board	Ongoing
Provide efficient and economical public facilities and services.	Village Board	Ongoing
Coordinate the Village's Comprehensive Plan with adjacent municipalities and Outagamie County.	Village Administrator, Department Heads, and Village Board	Ongoing

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## Public Participation

### Public Participation Plan

Wisconsin's Comprehensive Planning law requires public participation throughout the comprehensive planning process. Specifically, Wisconsin Statutes 66.1001(4)(a) states:

"The governing body of a local government shall adopt written procedures that are designed to foster public participation, including open discussion, communication programs, information services, and public meetings for which advance notice has been provided, in every stage of the preparation of a comprehensive plan. The written procedures shall provide for a wide distribution of proposed, alternative, or amended elements of a comprehensive plan and shall provide an opportunity for written comments on the plan to be submitted by members of the public to the governing body and for the governing body to respond to such written comments."

On October 14, 2014, the Little Chute Village Board passed Resolution 4 approving a Public Participation Plan for the Comprehensive Plan Update effort. The Public Participation Plan outlined public participation efforts and a methodology to carry out outreach effort. A copy of the Public Participation Plan in its entirety can be found in Appendix A.

The Village of Little Chute has designated the Plan Commission to lead the comprehensive planning effort.

Although not inclusive of the entire public participation effort as outlined in the Public Participation Plan, the following activities were executed to encourage public participation.

### Community Survey

In November 2003, a ten-page survey was mailed out to 500 residents of the Village of Little Chute. The residents were randomly selected from the Village's Water Department's billing list. The survey was returned by 150 of the residents for an excellent 30% response rate. Although a community wide survey was not part of the 2016 comprehensive plan update, the previous survey results are still determined representative of community opinions and will be used as a "guide" for planning direction and decision making. More discussion on the results of the survey are included in the Issues & Opportunities Element of the comprehensive plan.

### Public Informational Meeting & Workshop

In 1994, the Village, with the cooperation of University of Wisconsin-Extension (UWEX)-Outagamie County, held a workshop with community leaders to identify the issues and opportunities in the Village of Little Chute. The workshop was repeated in 2003 and again, as part of this planning effort, on December 9, 2014. However, the 2014 workshop was preceded with a presentation that described growing trends relative to changing demographics, housing needs, transportation preferences, environmental initiatives and much more.

More discussion on the results of the December 9, 2014 Public Informational Meeting and Workshop are included in the Issues & Opportunities Element of the comprehensive plan. A summary of the Workshop can be reviewed in Appendix B.

## Village of Little Chute Web Site

The Village of Little Chute's web site provided information on the status of the planning process. Drafts of the comprehensive plan were made available on the site for residents to read. An email link was provided for residents to submit their comments to the Plan Commission. Dates of the Plan Commission meetings were also be posted on the web site.

## Program Interviews

Representatives from the Village of Little Chute met with the staff on a regular basis. Village of Little Chute Department Staff provided analysis and recommendations for the comprehensive plan update. The analysis and recommendations were based on developing trends and needs since the last comprehensive plan update.

## Public Comment at Meetings

The meetings of the Plan Commission were open to the residents of the Village of Little Chute and duly posted pursuant to Wisconsin State Statutes 985.02(2). Meetings allowed for public comment on the topic being discussed with the Plan Commission at that meeting. Residents and other interested individuals could present comments verbally or in writing. Copies of the material being presented to the Plan Commission were made available at the Village Hall for residents to read and review prior to the meeting. In addition, the materials were made available for viewing and downloading on the Village of Little Chute's web site.

## Plan Commission Recommendation

Upon completion of the final draft of the comprehensive plan, the Plan Commission took action on recommending the comprehensive plan to the Village Board for adoption by ordinance.

## Public Hearing – Village Board Adoption of the Plan by Ordinance

After the Plan Commission recommendation to the Village Board for adoption of the comprehensive plan by ordinance, the Village Board held a public hearing on the final comprehensive plan. Residents and other interested individuals were allowed to present comments verbally or in writing. After conclusion of the public hearing the Village took action on adopting the comprehensive plan by ordinance. Future amendments to the Village of Little Chute Comprehensive Plan will follow the same procedure.

## Plan Distribution

In accordance with State Statute 66.1001(4), one copy of the adopted plan (or future amendments to the plan) are distributed to the following:

1. Every governmental body that is located in whole or in part within the boundaries of the Village of Little Chute.
2. The clerk of every governmental unit that is adjacent to the Village of Little Chute.
3. The Wisconsin Department of Administration.
4. The East Central Wisconsin Regional Planning Commission.
5. The Village of Little Chute Public Library.

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## Issues and Opportunities

### The Vision for the Village of Little Chute

In 2035, the Village of Little Chute, located along the shores of the Fox River, prides itself on its heritage of strong family values, self-sufficiency, small-town living, and community involvement. The village, as it did in 2005, provides a stable, safe, and secure environment, nestled in a larger urban area in which its residents live, work, and play.

Community events, church and school activities and family gatherings keep the cultural values of the community alive. A wide range of housing is available, reflecting the diversity of the population, from young singles, to families, to retired citizens. The Fox River, once again a focal point in the community, is where the village's park system begins and extends throughout the community, offering the village's residents outstanding recreational opportunities. The parks, which are connected by a sidewalk and walking trail system, are also home to the community's festivals, which attract residents and tourists alike. A boardwalk bridge connects Island Park Trail with Kaukauna Fox River Trail.

The downtown continues to be a focal point of the community, reinforcing the heritage and values of the community through its attractive, old-world physical appearance as exemplified by the Windmill, and the presence of locally owned retail and professional service businesses. The strong, diversified industrial and commercial economic base of the village, combined with the opportunities made possible by the village's central location along I-41 and STH 441 in the Fox River Valley, ensures a high quality of life.

Active participation by the village's residents in the decision making process ensures development is well planned and governmental services are provided efficiently.

### Major Findings and Recommendations

#### Issues and Opportunities

- ❖ The participants at the Issues and Opportunities Identification Workshop felt that the most important strengths of the Village of Little Chute were community services, highway access, economic opportunities and the park system.
- ❖ Areas where the Village of Little Chute could improve are housing choices, utilization of the Fox River, business growth/retention and overall village administration.
- ❖ Major findings from the previous community survey which are considered still pertinent, include the following:

- ❖ While the respondents to the survey said the village is growing, there was a strong emphasis on the need for additional job opportunities and the need for new industrial, commercial and retail businesses. A factor is the availability of job opportunities and shopping opportunities in the Fox Cities and Green Bay. The commuting preferences of the respondents indicate that they are willing to drive throughout the Fox Cities and to Green Bay for employment and shopping.
- ❖ Not everyone agreed with the need for growth. One in four of the respondents agreed with the statement, *"We must severely limit growth to preserve the qualities that make Little Chute special."*
- ❖ The need for education on economic development and natural resource issues is evidenced by the higher than usual percentage of "No Opinion" and "Not Sure" responses to questions in these areas.
- ❖ Relatively few questions resulted in strong feelings, for or against. This lack of clear direction will be a challenge for the Plan Commission as they make their recommendations.
- ❖ Overall, Village services appear to be good to excellent.
- ❖ The change in the population of the Village of Little Chute has not been increasing as rapidly as adjacent municipalities and had experienced its first decline in population from 2000 to 2010.
- ❖ It is common for communities to see a decrease in the number of people in the 10-19 age group from 2000 as it becomes the 20-29 age group in 2010, Little Chute also experienced this decline of 12.8%.
- ❖ The Village of Little Chute and Outagamie have income levels that are similar and are higher than the State's.
- ❖ The percent of persons and families below poverty increased in Little Chute, Outagamie County and Wisconsin.
- ❖ Both the Village of Little Chute and Outagamie County experienced an increase in the level of educational attainment.
- ❖ The Village of Little Chute's population is expected to experience a slow growth and then a predicted decline from 2030 to 2040. The surrounding municipalities are predicted as having a declining growth rate; however none of the municipalities are predicted to have a decline.
- ❖ A projected decrease in household size means more housing units will be needed than if the household size had stayed the same.



## Agricultural, Natural, and Cultural Resources

- ❖ Agricultural land within and near the Village of Little Chute will eventually be converted to a more intensive use such as residential, commercial, or industrial.
- ❖ Water is a very important resource for the Village of Little Chute. The Fox River is the dominant surface water feature, and could provide both additional recreational opportunities as well as a visual focal point for the community.
- ❖ Surface water, stream corridors, floodplains, and wetlands are highly regulated resources. Local, state and federal regulations and ordinances need to be thoroughly reviewed when development is proposed for property that is in or near any of these resources.
- ❖ Groundwater is the source of water for the residents and businesses in the Village of Little Chute.
- ❖ Addressing water quality through the management of storm water is a priority of federal and state regulators. The Village of Little Chute has successfully submitted an application to the State of Wisconsin for a grant to assist them in developing a storm water management plan. The development of the infrastructure is the next step.
- ❖ Soils and geology in the Village of Little Chute do not present serious obstacles to development.
- ❖ Woodlands, while not plentiful in the Village of Little Chute, provide both aesthetic and practical benefits and should be preserved whenever possible.
- ❖ Environmentally sensitive areas, which are mapped by the East Central Wisconsin Regional Planning Commission as part of the sewer service area planning process, should be preserved from development.
- ❖ Federal and state records provide general information on wildlife habitat and threatened and endangered species, and should be consulted as part of the review process for new development projects.
- ❖ The Village of Little Chute's government and business leaders should be active in maintaining and improving the quality of the air, and in the political process in which counties are designated as attainment or non-attainment.
- ❖ The Village of Little Chute should be proactive in helping to preserve the properties that are listed in the State and National Register of Historic Places, and in the Architecture & History Inventory.
- ❖ The Village of Little Chute should use Site Plan Review to encourage development that is compatible and supportive of the culture of the area.

## Transportation

- ❖ The Wisconsin Department of Transportation (DOT) classifies streets and roads based primarily on the number of vehicles that use the street or road. The Village of Little Chute should communicate on an annual basis with the DOT to learn where traffic counts will be taken and where additional counts desired by the Village may be possible.
- ❖ The construction of STH 441 has significantly reduced the amount of traffic going through the Village of Little Chute. This has resulted in a lessening of the need for capacity improvements. It has also resulted in a reduction of potential consumers for businesses located in the village.
- ❖ Official mapping of future streets should be undertaken to provide for a local arterial and collector system.
- ❖ Official mapping of trails should be undertaken so property owners and developers are made aware of the possible need for a trail.
- ❖ The Village of Little Chute should continue to use PASER and the Capital Improvement Program to help prioritize improvements to the existing street system.
- ❖ The Village of Little Chute should consult the Official Map when development proposals are submitted to the Village for review and approval.

## Housing

- ❖ The fastest period of housing growth in the Village of Little Chute was during the 1990s, the same decade during which the Fox Cities experienced tremendous economic growth. Housing has started to grow in the last three years after the decline through the recession.
- ❖ Single family housing units maintained its share of the total number of housing units from 2000 to 2010 but multi-family housing increased its share.
- ❖ The increase in multi-family housing is reflected in the increase of rental units as a percentage of all housing units.
- ❖ The owner-occupied vacancy rate rose slightly from 2000 to 2010 while the renter-occupied increased nearly three percentage points.
- ❖ The significant amount of single-family home construction in the 1990s and 2000s resulted in a significant increase in the median housing value. There were no homes valued over \$200,000 in 1990; there were 131 homes valued at over \$200,000 in 2000, 24 of which were valued at over \$300,000. In 2010, there were 363 homes valued at over \$200,000, 68 of which were valued at over \$300,000
- ❖ Little Chute experienced the national trend in the change in household types of fewer traditional families and more single parent and nonfamily households.

- ❖ Little Chute also experienced the national trend of fewer people per household. This would correspond with the increase in multi-family units and the age group shift increase.
- ❖ The weak economy of the late 2000s and the significant increase in the value and corresponding mortgage for single family homes may be one reason for the increase in the percentage of homeowners who spent more than 30% of their household income on housing costs. Similarly, the percentage of renters who spent more than 30% of their household income on housing costs also increased.
- ❖ The Village should consider developing a housing rehabilitation program to upgrade older dwelling units. In particular, several owner occupied and rental units surrounding the Downtown Business District are in need of repair or replacement.
- ❖ The Village should review the issues and solutions outlined in, “Overcoming Barriers to Affordable Housing in the East Central Region” and identify steps that may be taken by the Village.
- ❖ Once the village’s population exceeds 12,500 people, the Village must adopt a Traditional Neighborhood Development Ordinance as required by Wisconsin State Statute 66.1027(3)(b).
- ❖ Little Chute should continue to enforce the Zoning Ordinance to ensure that residential neighborhoods are properly protected from encroachment of incompatible land uses.

## Utilities and Community Facilities

- ❖ The water pumping and treatment system in the Village of Little Chute has the capacity to meet the projected growth in the community. Storage should be increased to have a two days supply of water.
- ❖ The Heart of the Valley Metropolitan Sewerage District is has completed upgrades that were needed to the wastewater treatment system and to the collection system. The Village agreed to cooperate with HOVMSD in achieving a thirty percent reduction in peak flow from infiltration and inflow.
- ❖ The Village of Little Chute has committed to reducing the amount of infiltration and inflow of storm water into the sanitary sewer system.
- ❖ The Village has aggressively addressed storm water management through the construction of active treatment retention and detention ponds.
- ❖ The Tri-County Landfill Agreement between the counties of Brown, Outagamie and Winnebago should provide the capacity needed for solid waste and recycling materials.
- ❖ The presence of the Outagamie County Landfill immediately adjacent to the Village of Little Chute does create negative impacts.

- ❖ The deregulation of the telecommunications industry has resulted in strong competition. Services appear to be adequate for the Village of Little Chute.
- ❖ The current generation, transmission and distribution systems should provide the Village of Little Chute with adequate energy from electricity and natural gas.
- ❖ The Police Department and Fire Department's facilities and equipment should be adequate for some time into the future.
- ❖ Ambulance services are adequate.
- ❖ The Village of Little Chute should meet with the Little Chute School District, the Appleton Area School District, and the Kaukauna Area School District to discuss the current school district boundaries and whether or not a change in the boundaries would be beneficial to both the Village and the districts.
- ❖ While the park system is currently adequate to meet the demands of the current population, the Village will need to develop more parks to accommodate the projected growth in the number of residents in the next twenty years.
- ❖ The Village should complete an Open Space and Recreation Plan.
- ❖ There does not appear to be any significant concerns with respect to civic clubs and organizations, churches, cemeteries, child care, and health care.

## Economic Development

- ❖ The labor force shortages faced by many employers in Outagamie County and the State of Wisconsin in the 1990s is occurring again as the "Baby Boomer" generation retires. As people respond to the labor shortage by moving to where the jobs are, Little Chute offers an attractive environment in which to live, particularly to those that are seeking a family-friendly, small town atmosphere.
- ❖ The importance of manufacturing in the Fox Cities area economy will decrease as the exporting of jobs that are labor cost sensitive will be relocated to low wage areas. Business development efforts will need to focus on the sectors that are projected to grow more rapidly than manufacturing.
- ❖ While the Village of Little Chute would like to have a balance between residential, commercial, and industrial growth, its geographic location and attractive environment are assets that can be used to encourage people to live here even if they work elsewhere from Oshkosh to Green Bay.
- ❖ The combination of an attractive environment created by the Fox River, and its location in the middle of the Fox Cities and the urban areas to the north and south, provides the Village of Little Chute with a strong package to market to businesses.

- ❖ The emergence of sectors other than manufacturing as offering high paying positions should be considered by the Village of Little Chute as it targets businesses to start up and expand in, or relocate to, the community.
- ❖ The Village should continue to encourage the private sector to continue to invest and expand the mixture of retail, professional and service-oriented businesses for the Little Chute Downtown Business District.
- ❖ The Village of Little Chute should encourage the further development and redevelopment of the Foxdale Plaza and the East Main Street Commercial area.
- ❖ The Village of Little Chute should promote the development of commercial uses along I-41 and Freedom Road (CTH "N").
- ❖ The Village of Little Chute should cooperate and work with the private sector to develop future industrial areas in the community. This includes the property located on the south side of CTH "OO" across from the Outagamie County Landfill.
- ❖ Continued use should be made of the Community Development Authority, tax increment financing, and the revolving loan fund to encourage and attract economic development.
- ❖ Strong economic development programs are characterized by partnerships. The Village of Little Chute is fortunate to have, or have access to, many other organizations that are or may be part of its economic development efforts including the Fox Cities Chamber of Commerce, the Heart of the Valley Chamber of Commerce, the Fox Cities Economic Development Partnership, Outagamie County, East Central Wisconsin Regional Planning Commission, the Wisconsin Department of Commerce, the Wisconsin Small Business Development Center, Forward Wisconsin, and more.

## Intergovernmental Cooperation

- ❖ The Village of Little Chute has demonstrated that intergovernmental cooperation helps to better serve the residents of the community.
- ❖ Discussions should be held with Little Chute School District on boundary concerns.
- ❖ The Village of Little Chute should continue to work on boundary agreements with the City of Kaukauna and Town of Vandenbroek.
- ❖ The Village of Little Chute should continue to meet with Outagamie County on landfill operation and management.

## Goals, Objectives and Policies

In this section, the goals, objectives, and policies for each of the Comprehensive Plan's nine major elements are presented. Definitions for goals, objective and policies are given below.

In this section, the goals, objectives, and policies for each of the Comprehensive Plan's nine major elements are presented. Definitions for goals, objective and policies are given below.

**Goal:** An **ideal future condition** to which the community aspires. It is usually expressed in general terms and is not quantifiable.

**Objective:** An **intermediate step** toward attaining a goal that is measurable and attainable.

**Policies: Principles of land use design and management of development** derived from the goals and aimed specifically at what the Village of Little Chute can do to attain the goals. Policies typically use “shall” and “should” in describing actions and are often expressed as specific standards.

Goals, objectives, and policies are intended to serve as guides for preparing and implementing the recommendations presented in the nine elements of the Comprehensive Plan.

The development of goals, objectives, and policies is a key element of the comprehensive community planning process. The goals and objectives are intended to express the basic values, desires and needs of the community with respect to physical development and redevelopment. Further, they contribute to the successful implementation of the Plan after it is adopted by providing guidelines for reviewing new development proposals. Essentially, they define the village's vision for the future and provide guidance for realizing that vision. The policies give community leaders specific direction on guiding, encouraging and regulating development.

The goals and objectives from the 2005 comprehensive plan were reviewed through this planning update effort. Changes were made based on input from several sources. They included the December 9, 2014 Public Informational Meeting, directional statements captured within the *"Village of Little Chute Strategic Plan: 2015-2019"* and additions or deletions proposed by the planning consultant and the Village Planning Commission.

## Agricultural, Natural, and Cultural Resources

### Goal

To conserve, protect, and improve the natural and cultural resources of the Village of Little Chute and the surrounding area.

### Objectives

1. Ensure that the environmental and aesthetic qualities of the community are considered when planning for future development.
2. Protect groundwater and environmentally sensitive areas such as floodplains, drainageways, wetlands, and wooded areas through the enforcement of standards and regulations developed by the Wisconsin Department of Natural Resources and the Army Corps of Engineers.
3. Continue to implement and revise the Village's storm water management plan as needed.

4. Maps of environmentally sensitive areas and wildlife habitat areas should be consulted during the review of proposed developments.
5. Be actively involved with the other communities in the Fox Cities and with Outagamie County in maintaining the attainment designation for air quality.
6. Monitor activity associated with the operation of existing and proposed non-metallic mining sites in the area.
7. Be proactive in the preservation and restoration of historically significant structures and buildings.
8. Reinforce the community's heritage and cultural values by encouraging complementary development in the downtown and all business districts.
9. Maintain and improve the visual quality and physical design of the Village of Little Chute through the Village's Site Plan Review process.
10. Actively protect the scenic and aesthetic values of the Fox River and associated river front and promote the river as a community asset.

### **Policies**

1. The Village of Little Chute shall use the zoning, shoreland-wetland, and floodplain ordinances and official mapping to protect environmentally sensitive areas from urban development.
2. The Village of Little Chute shall use the floodplain ordinance in conjunction with HUD's Flood Insurance Program to guide development in flood hazard areas.
3. The Village of Little Chute shall use the Site Plan Review process to review the impact of development on the natural and cultural resources of the community.
4. The Village shall always consider ways to increase opportunities to the Fox River. Opportunities could include improved access to the downtown, boat and water craft access, increased greenspace, trails and planned social events.

## **Transportation**

### **Goal**

To achieve a safe, efficient, and environmentally sound transportation system that provides personal mobility to all segments of the population, and supports the economy of the Village of Little Chute and the region.

### **Objectives**

1. Maintain a five-year transportation improvements program that is integrated with the other elements of the Village's Comprehensive Plan.

2. Continue to use the PASER program to help prioritize needed street improvements.
3. Provide adequate accessibility for local industries to major arterials entering and leaving the village.
4. Provide a transportation system that allows for safe and efficient movement of motor vehicle, bicycle, and pedestrian traffic within the community.
5. Provide and maintain adequate and convenient public parking facilities.
6. Encourage the development of a trails system that pedestrians and bicyclists can use to travel to all parts of the village.
7. Invite the ad hoc Park Planning Committee to be involved in trail planning.
8. Continue to work with the providers of transportation for the elderly and disabled residents of the Village of Little Chute.
9. Coordinate transportation improvements with the towns of Grand Chute and Vandenbroek, the Village of Kimberly, the cities of Appleton and Kaukauna, Outagamie County, East Central Wisconsin Regional Planning Commission, and the Wisconsin Department of Transportation.
10. Consider adopting Official Mapping powers in order to reserve adequate right-of-way for future constructed or reconstructed streets and pedestrian and biking trails.
11. Minimize the impact of new transportation improvements on existing development and the community's natural resources.
12. Review existing Village ordinances and standards as needed to implement the recommendations of this plan.
13. Maintain and improve when possible, efficient connections to Hwy's 41 and 441.

## **Policies**

1. The Village of Little Chute shall review, revise and adopt a five-year transportation improvement program that is consistent with this Plan.
2. The Village shall continue implementing and enforcing its sidewalk improvement program and policy.
3. The Village shall communicate annually with the appropriate officials of adjoining jurisdictions, Outagamie County, East Central Wisconsin Regional Planning Commission, and the Wisconsin Department of Transportation on transportation issues.
4. The Village should use effective traffic regulatory devices to ensure the smooth flow of traffic at all major intersections in the Village.



5. The Village shall recognize the value of a walking and biking infrastructure in all transportation improvement projects and reference the Village's Bicycle and Pedestrian Plan for guidance.
6. The Village shall review special assessment policies as needed to ensure fairness & fiscal responsibility.

## Housing

### Goal

To maintain and preserve the quality of existing residential neighborhoods and encourage the provision of an adequate supply and choice of housing for all residents.

To provide a wide variety of creative housing choices that are designed to encourage social interaction between residents.

### Objectives

1. Protect existing residential neighborhoods from intrusion by incompatible or undesirable land use activities.
2. Provide suitable, safe, and sanitary housing for elderly and handicapped residents of the community.
3. Promote the rehabilitation of substandard homes in the community in order to provide a decent and safe living environment for all residents.
4. Adopt a Traditional Neighborhood Development Ordinance when the population of the village exceeds 12,500 people as required by Wisconsin State Statute 66.1027(3)(b).
5. Encourage future residential use in the areas that can be served conveniently and economically with public utilities and community facilities and services.
6. Promote high quality housing opportunities (i.e. condos, assisted living, apartments) for an increasing number of elderly residents (baby boomer retirement).
7. Promote housing opportunities for the desires of the millennial population.
8. Never lose site on the need to prevent or improve blighted housing conditions.

### Policies

1. The Village of Little Chute shall continue to use effective building and housing codes to maintain and ensure the quality and safety of existing and new housing units.
2. The Village shall use the zoning ordinance to maintain the character of existing residential neighborhoods and allow an adequate supply of land for new residential developments.

3. The Village shall use the subdivision ordinance to ensure that new residential areas have adequate public utilities, improved streets, gutters, curbs and sidewalks.
4. The Village shall seek out and incorporate housing trend studies and information as a mean to be pro-active in providing preferred housing choices.

## Utilities and Community Facilities

### Goals

1. To provide utilities and community facilities and services in a manner that will promote efficient and orderly growth, and make Little Chute a more attractive community in which to live and work.
2. To ensure that adequate open space and recreation facilities are provided for, and are accessible to, all village residents.
3. Preserve the Village's strong reputation as a safe, low crime, kid friendly community.

### Objectives

1. Provide a full range of governmental and social services to the citizens of the community.
2. Provide adequate police and fire protection to all areas of the community.
3. Provide water, sanitary sewer, and storm sewer facilities to existing and future development in the Little Chute area. Attempt to pro-actively plan and budget for the increasing cost of regulations on the protection of water quality and quantities.
4. Promote the fair and equitable distribution of benefits and costs for future public utility extensions.
5. Use the capital improvements program as a guide to providing needed community facilities and expanding public utilities.
6. Village leaders should initiate discussions with the Appleton, Little Chute, and Kaukauna school districts on the potential for amending the boundaries of the three school districts to better reflect the community orientation of the neighborhoods served by the school districts.
7. Provide parks, open space and recreational facilities to serve all existing and future residential areas.
8. Use official mapping powers and the zoning ordinance to preserve areas designated for future parks and recreation use.
9. The Village of Little Chute and the Little Chute School District should continue to cooperate in developing and providing adequate parks and recreation facilities.

10. Encourage the development of neighborhood parks in newly platted residential areas.
11. Maintain the existing quality and when possible, improve the Village's park system. Incorporate the recommendations of the Village's Park & Open Space Plan.
- 11A. Query the public through advisory referenda for the construction of a new pool.
12. The Village should recognize the benefits of alternative energy and utility resources as they are proposed for use in the Village.

### **Policies**

1. The Village should continue to use its capital improvements program to maintain, and when necessary, expand the Village's public utility systems and other community facilities.
2. The Village shall continue to cooperate with officials of the Little Chute, Appleton, and Kaukauna school districts to ensure that adequate educational facilities and services continue to be made available in Little Chute.
3. The Village shall continue to require land developers to pay all improvement costs associated with the development of new subdivisions.
4. The Village shall require developers to dedicate land or pay a fee-in-lieu sufficient to provide residents of the community with ample parks and recreational facilities.

## **Economic Development**

### **Goals**

1. Encourage the development of a diversified economic base for Little Chute that expands commercial, industrial, tourism, recreational, and employment opportunities in the community.
2. To encourage and promote commercial and industrial development in a manner that will maintain a quality living environment in Little Chute.
3. Promote the Village of Little Chute as a vibrant, creative and innovative business community.

### **Objectives**

1. Promote the retention and expansion of existing business and industry in the community.
2. Complete the development of the Village of Little Chute Industrial Park by aggressively marketing the park and attracting new industry.
3. Expand the commercial and industrial base of the community and diversify employment opportunities.

4. Provide effective communication between business and local governmental leaders to enhance economic development efforts in the community.
5. Encourage community support and leadership in coordinating and promoting balanced economic development.
6. Encourage the location of services as well as manufacturing industries in Little Chute.
7. Encourage economic development in areas that are compatible with adjacent land uses.
8. Maintain and improve the appearance and quality of existing businesses in the community.
9. Continue to maintain the Downtown Business District through revitalization efforts, facade improvements and building restoration projects.
10. Strive to make shopping opportunities within walking distance of residents.
11. Leverage (market) the Hwy 41 and 441 corridors as tremendous economic assets for existing and new business.
12. Promote work opportunities that are attractive for younger generations (millennials).
13. Promote green technologies and tech oriented industries.
14. Leverage unique community places such as the downtown windmill, plaza and other features, and promote them as a "Sense of Place" branding Little Chute as an attractive destination and place to raise a family.
15. Welcome creative thinking and design for developments and redevelopments especially those within the downtown district, along the Fox River and along the Hwy 41 & 441 corridors.
16. Out-compete other large area communities for business and industrial opportunities by providing better community value to prospects.

## **Policies**

1. The Village should continue to offer financial incentive packages (Upgrade the Revolving Loan Fund) to help existing businesses expand and to attract new businesses to Little Chute.
2. The Village's zoning ordinance should continue to be used to maintain the character of the Downtown Business District.
3. The Village should plan for future downtown improvements in cooperation with the private sector.
4. The Village should direct industry to its industrial park and privately owned areas suitable for such use.

5. The Village should ensure that an adequate supply of land is zoned for industrial and commercial uses.
6. The Village shall create and implement an all-encompassing economic development strategy that maintains community character while marketing the Village of Little Chute as a destination.
7. The Village shall organize, implement and continually manage a signage program (way finding).
8. The Village shall utilize the Little Chute Business Association to cross market Little Chute businesses.
9. The Village should, through the zoning code, control Big Box Retail, placing conditions of approval guaranteeing sustainability and tax base.

## Intergovernmental Cooperation

### **Goal**

To promote the provision of governmental services in a cooperative, efficient, environmentally sound and socially responsible manner.

### **Objectives**

1. Foster cooperation and coordination in the provision of services where efficiency, equity, and economies of scale can be obtained with other entities.
2. Provide efficient and economical public facilities and services.
3. Coordinate the Village's Comprehensive Plan with adjacent jurisdictions such as Outagamie County, the East Central Wisconsin Regional Planning Commission and state departments such as the WDOT, WDNR and WDOA.
4. Work in a cohesive and effective manner to leverage the resources of local, regional and state partners.
5. Strengthen ties with the Little Chute Area School District on facilities, uses and departments.
6. Work cooperatively with area school districts on future growth studies and relative impacts.

### **Policies**

1. The Village of Little Chute shall encourage involvement with adjacent units of government in order to minimize land use and policy conflicts, and to achieve economies of scale.
2. The Village shall appoint people to act as liaisons with adjacent units of government.

3. The Village shall cross promote events with Area School Districts when mutually beneficial.

## Implementation and Administration

### Goal

To utilize human, financial and capital assets to their greatest potential and in the most effective and efficient manner possible.

### Objectives

1. Improve communication and public relations with government stakeholders in an effort to increase political support and improve public participation.
2. Maintain a competitive tax base and affordable taxes.

### Policies

1. Utilize the *Village of Little Chute Strategic Plan*: as a guide to implement and administer programs and initiatives.
2. The Village shall encourage, welcome and seek out an active and engaged citizenry.
3. The Village shall embrace greater use of social media, the press and communication outlets as public outreach tools for engaging land use decision making.

## Land Use Element

### Goal

To encourage a pattern of community growth and development that will provide a quality living environment throughout the community.

To maintain the Villages small town feel, sense of pride, historical character, clean appearance and community values when assessing future opportunities.

Grow the physical size of the Village to accommodate growth opportunities while maintaining a small town feel through creative design of buildings and service systems.

### Objectives

1. Meet with Outagamie County to discuss issues associated with the landfill.
2. Consider requests for annexation of land for future development.
3. Continue to support the private sector in the redevelopment of the downtown and East Main Street.

4. Pursue the development of a new industrial park south of the Outagamie County Landfill
5. Improve the visual quality of and physical design of the Village of Little Chute by developing and continuing to enforce a site plan review process that addresses signage, landscaping, property maintenance, building design, parking and loading, and outdoor storage regulations.
6. Strongly encourage commercial growth to achieve a better balance between residential, commercial, and industrial land uses.
7. Recognize the need for land uses which encourage neighborhood and social interaction.

## **Policies**

1. The Village of Little Chute shall, in considering decisions and actions concerning land use, ensure consistency with the Comprehensive Plan.
2. The Village of Little Chute shall encourage the development of vacant and under-utilized land within the Sewer Service Area that can be served by existing municipal services and facilities and transportation systems.
3. The Village of Little Chute shall use the Site Plan Review Process to review all multi-family residential, commercial, and industrial developments.
4. The Village of Little Chute shall communicate regularly with the appropriate officials from adjacent municipalities on land use issues.
5. The Village shall promote and encourage an “Old World European” downtown theme for future revitalization projects in the central business district by utilizing design review manual procedures.
6. Provide adequate resources for inspection and enforcement of codes in the area of property maintenance.

## **Community History**

Source: Village of Little Chute web site and A Century of Progress 1899 to 1999, published by the Village of Little Chute Centennial Committee.

The Fox River forms a wonderfully scenic backdrop for Little Chute, and has played a key role in the Village’s development. La Petite Chute, French for Little Falls, is the original name for the area of rapids in the Fox River where Little Chute is today.

In 1832, Father Theodore van den Broek, a Catholic priest from North Brabant, Holland, was sent to Wisconsin as a missionary. He established St. John Nepomucene Parish near the rapids of Little Chute in 1836. One of the earliest groups to immigrate to Wisconsin were natives of North Brabant, Zeeland and Limburg in the Netherlands. Fueled by the hope of economic opportunity, land ownership and the chance to be “free and equal before the law” regardless of

one's religious affiliation, Catholic Dutch immigrants began arriving on the lower Fox River region in 1848.

In 1898, residents of La Petit Chute petitioned for incorporation as the Village of Little Chute, which was formally granted on March 8, 1899.

Planning began immediately. In "The History of Outagamie County – 1911", it states that the newly elected officials, ". . . at once set about to make public improvements and as a results can probably show more miles of good sidewalks and good roads than any other village in the county. The Village has a good engine house and council rooms, an outfit of fire fighting appliances and a good school building."

In 1923, a water works system was installed and a deep well was dug. A second well was added in 1966, a third in 1974 and a fourth in 1999. The community grew in fifty years to a population of just over 5000 and more than doubled again in the last half of the 1900s. Up until the 1970s, Little Chute was primarily a bedroom community. That changed with the establishment of the Village's first industrial park in 1971. Intergovernmental cooperation was evident with the establishment of the Heart of the Valley Sewerage District in 1975. The need for the professional management of the Village was recognized with the addition of a full time recreational director in 1971, a village administrator in 1986, a public works director in 1988, and a finance director in 1988.

The 1990's was the decade of intergovernmental cooperation with the consolidation of the Little Chute Police Department with the Village of Kimberly's, the consolidation of the Little Chute and Kimberly libraries, the consolidation of custodial services with Kimberly, and the Village's first municipal boundary agreement, which was with the City of Appleton. Utility and community facility improvements included a large deep interceptor sewer across I-41 to serve several thousand acres of future expansion, a new 20 acre park in the northwest area of the village, the expansion of Legion Park, the expansion of the Industrial Park, the replacement of the old elementary school with a new school, and the construction of storm water detention facilities near the Industrial Park. The Village's first Tax Increment District was created, Jack's Pizza, now NESTLE USA Inc., expanded into a new plant and was sold to Kraft, a recycling program was established with the county, the village was mapped on a CAD system establishing a computerized base map, and the position of Community Development Director was added to the Village's administrative team. In 1999 the Village celebrated its centennial.

In the early 2000's, the Village constructed a new well, treatment plant, and water tower. Two more tax increment districts were created for industrial and business development near I-41. St. John's Church expanded and remodeled. A new public middle school was constructed as an addition to the public high school, along with its remodeling and expansion. The old middle school was razed and the land sold to St. John's for use a playground area for its elementary school. Public and private development efforts came together with the construction of approximately 200 acres of privately-owned business park land and publicly-owned storm water treatment ponds along I-41. The Village formed a storm water utility and implemented automated refuse collection. In 2003 Main Street was reconstructed and opened with a celebratory street party. The Main Street design won an award from the National Concrete Pavers Association. In 2004 the operations of the water utility were contracted to a private operator under the direction of the Water Commission.



Over the last ten years, one TID was closed; 2 TIDs were created; received East Main Street Award 1; reconstructed, remodeled Village Hall; constructed pedestrian bridge; constructed Island Trail; and developed 2 new subdivisions.

## Emerging Trends that may Impact Future Development Patterns

The financial impacts of the recent recession have left scars on the investment community's willingness to pursue larger development projects. Recent housing trend data from the American Planning Association suggest less demand for rural single family type housing in exchange for more concentrated, neighborhood type housing. As generations become less connected to the land, they will seek housing opportunities that will allow them to be in close proximity to services, social activities, schools, employment and other support functions. As the baby boomer generation ages, they will also desire to be closer to essential services and medical facilities. In addition, volatile gasoline prices appear to be a deterrent to living longer distances from employment. Also, as the duration of employment at one company continues to fall (averaging less than six years in tenure), the ability to move more easily from one housing location to another will become even more attractive, especially for single-family households.

Recent research and trends seem to indicate less ambition for future home buyers to travel longer distances between home and work opportunities. National data obtained through the Federal Highway Administration (FHWA) indicates a growing number of youth are less interested in obtaining a driver's license. In 2011, the percentage of 16-to-24 year olds with driver's licenses dipped to another new low. Just over two-thirds of young Americans (67 percent) were licensed to drive in 2011, based on the latest data from the Federal Highway Administration (FHWA) and population estimates from the Census Bureau, that's the lowest percentage since 1963.

There has been lots of speculation about why fewer young people are getting driver's licenses (and why even those who do have them seem to be driving less). Is it the economy which has been particularly brutal for young people lately? Is it the rising cost of gas and vehicle ownership? Is it because young people are too busy cuddling with their iPhones and iPads to get behind the wheel? The bottom line is the "Millennial" generations are not that into cars as past generations. The transportation behaviors of the Millennials are doubly important because there are so many of them. The youth driving decline now is remarkable since there are now more teenagers and young adults in America than there have been in years. Since 1992, America has gained more than 7.3 million 16-to-24 year olds — an increase of 22 percent — but has added only 1.2 million 16-to-24 year old *drivers*.

Another trend that may impact housing development is the impact of the "Baby Boomer" generation (those people born between 1946 and 1964), on the future housing market. In the coming years, baby boomers will be moving on and will likely want to sell their homes to move closer to services and medical arrangements. Like any seller, they will be hoping there are people behind them to buy their homes. If there's 1.5 to 2 million homes coming on the market every year at the end of this decade from senior households selling off, who will be behind them to buy? The answer is likely not enough buyers for the amount of homes on the market.

According to data from the American Housing Survey, from 1989 and 2009, 80 percent of new homes built in that era were detached single-family homes. A third of them were larger than 2,500 square feet. Forty (40) percent were built on lots of half an acre to 10 acres in size. This source predicts that 74 percent of new housing demand will come from the people who bought these traditional homes, now empty-nesters, wanting to downsize.

It is likely, a vast majority of today's households with children still want traditional sized houses. However, it is projected that about a quarter of the buyers will want something else, like condos, rental units and urban townhouses. Historically, that demand was very low, near zero percent in some regions. This is a small share but still a huge shift within the housing market. This trend may lead to why many baby boomers may not find buyers for their homes at the prices they wish to receive.

Both the youth travel and housing market trends cited above work together. To get to most of the homes that will hit the market, motorized travel will be required. Add to this the fact that a portion of the upcoming home buyers will still want to build new. However, this percentage will likely decrease as well. Why? The cost to build versus buying an existing house in an already flooded home market will likely make building a new home a lesser value. Also, agricultural land prices are at an all-time high and few professionals project this trend to change as populations in developing countries grow increasing the demand for food. This means the cost to develop subdivisions will be even more costly, especially in areas of active farming where the demand for farm land is high.

Although the above trends seem more national, than local, they will likely play factors in the demand for new housing developments in communities such as Village of Little Chute. All things considered, it is likely that most communities will not experience the same amount of new residential growth which occurred in the early to mid-2000's until these developing trends change.

However, it must be stressed that the Village of Little Chute sits well positioned to accommodate these emerging trends and changes. The Villages strong reputation as a safe and neighborhood based community with exceptional services aligns well with the emerging preferences of future housing buyers and renters. The Villages close proximity to Fox Valley employment opportunities can only be viewed as attractive for those seeking future employment. In addition, having the recently designated Interstate 41 Corridor traversing the community can be seen as having great access to points anywhere in the state or Midwest. Finally, amenities such as the Village's stellar park and recreation system, quality schools and overall "sense of place" bode well to attract new residents and visitors. With proper planning and marketing, the future of the Village of Little Chute looks bright to accommodate the generational preferences.

## **Public Information Meeting and Workshop**

As previously stated in Public Participation Plan section of the comprehensive plan, a public informational meeting and workshop was held on December 9, 2014 to help gather public opinion. A total 17 village residents and business professionals gathered at the Village Community Center to discuss the direction of the Village. As a means to gauge changing

perceptions, the 2014 workshop portion asked the same two questions that were presented at the 1994 and 2003 workshops respectively. They were:

What are Little Chutes Strengths?

What are ways to improve Little Chute?

Participants recorded each answer on a separate "post it" card. There was no limit to the amount of answers a person could submit per question. Post it cards were then handed to facilitators who organized the cards by similar themes on white boards.

Once all themes were completed for both questions, the participants were given three dots and asked to vote for their three favorite choices (themes) per question. Each dot had a weighted value. Red dots represented their first priority, and were worth a value of five (5) points. Green dots were their second priority and were worth a value of three (3) points. Yellow dots were their third and final priority and worth only one (1) point.

For the purposes of comparison, Tables 1 & 2 includes the results for the 2014 workshop while Tables 1a and 2a include the results for the 2003 workshop effort. Please note that lower overall scores for the 2014 workshop were a result of fewer attendees.

**Table 1**

**Village of Little Chute Strengths (12-9-2014 Public Workshop)**

<b>Strengths</b>	<b>Weighted Score</b>
Community Services	31
Highway Access	27
Economic Development Opportunities	22
Parks and Recreation	19
Schools	15
Sense of Place	15
Safe	11
Administrative Services	5
Downtown	4
Shopping	3
Social Climate	1
Quality of Life	0

Source: Village of Little Chute Workshop – December 9, 2014

**Table 1a**

**Village of Little Chute Strengths (11-3-2003 Public Workshop)**

<b>Strengths</b>	<b>Weighted Score</b>
Safe community, low crime rate	87
Clean community, neighborhoods, streets	70
Excellent schools, teachers, Board, class size	59
New and expanding commercial growth	47

Pride in upkeep of homes	46
River	44
Location/access to Highway 41	41
Central location in the Fox Valley	31
Strong family ties (heritage)	30
Nice parks	28
Strong emphasis on maintaining quality infrastructure	28
High quality streets	27

Source: Village of Little Chute Issues and Opportunities Workshop – November 6, 2003

Strengths of the village continued to focus on the value of community services residents receive. Respondents also saw the importance and opportunities tied to the village's economic position including the benefits of good highway access. The correlation of a good commercial and industrial tax base in providing high quality community services appears to play out in village. In other words, to have one, you must have the other. Both are considered key directives in the future of the village. Although a "Safe Community" dropped from its high ranking in 2003 and 1994, it is still an obvious strength of the Village along with many others identified in the 2003 workshop. Both Tables 1 and 1a should be considered continued strengths of the Village as there appears to be direct correlation between many of the responses between the 2003 and 2014 efforts.

**Table 2**  
**Village of Little Chute Improvements (12-9-2014 Public Workshop)**

<b>Improvements</b>	<b>Weighted Score</b>
Improve Housing Choices	43
Utilize the Fox River and Other Resources as Assets	32
Business/Industrial Growth and Retention	30
Improve Village Administration, Procedures and Community Outreach	29
Utility and Service Improvements	11
Grow the Village in Size	6
Affordable Health Care	0

Source: Village of Little Chute Workshop – December 9, 2014

**Table 2a**  
**Village of Little Chute Improvements (11-3-2003 Public Workshop)**

<b>Improvements</b>	<b>Weighted Score</b>
Work to improve the smell from landfill	82
Continue development of parks and green space	53
More public interest/involvement/input in (village) government	50
More activities for youth – tweeners and teenagers	48
Better maintenance of historical marker	46
More programs for seniors	41

Work to align school and village boundaries	39
Retail businesses that attract attention and dollars from non-residents	39
Reopen lock keeper's house into historical house/museum	38
More diverse 21 <sup>st</sup> century business base	35

Source: Village of Little Chute Issues and Opportunities Workshop – November 6, 2003

Relative to improvements, some directional changes were noted from the 2003 workshop results. For example, under improvements, work to improve the smell from the landfill was the number one response in 2003. However, it did not make the list in 2014 meaning the issue has been addressed or simply dropped in importance. The need for improve housing did not even make the list in 2003, yet this was the number one response in 2014 indicating a demographical shift in preferences within that market.

Although there isn't as direct a correlation between many of the responses between the 2003 and 2014 workshop efforts, Tables 2 and 2a should collectively be taken into future consideration as action items.

A complete summary of 2014 workshop results with comments can be found in Appendix B.

## Community Survey

Although a community wide survey was not part of the 2016 comprehensive plan update, the previous survey results are still determined representative of community opinions and will be used as a "guide" for planning direction and decision making. A summary of the process and results is included below:

A ten-page survey was mailed out to 500 residents of the Village of Little Chute in November 2003. The residents were randomly selected from the Village's Water Department's billing list. The survey was returned by 150 of the residents for an excellent 30% response rate. A summary of the results for each of the nine sections of the survey begins below.

### ❖ Issue and Opportunities

Over 90% of the residents who responded to the survey rated the quality of life in the Village of Little Chute as good or excellent, with 25% indicating it was excellent. Twenty-five percent of the respondents expect the quality of life to improve in the next five years, while 66% felt it would stay the same. About 7% of the respondents felt the quality of life would worsen.

The respondents were asked if aspects of life in the village need a lot of improvement, a little improvement or no improvement. Job opportunities were identified by 73% of the respondents as the aspect most in need of improvement. Aspects ranked second and third were streets to handle current and planned development (55%) and drinking water (51%).

Fire protection (71%), electric power (68%), and police services (63%) were the top three aspects that the respondents indicated did not need any improvement.

### ❖ Planning for Growth

In planning for growth, it is helpful for the Village to have an understanding of what type of growth the residents would like to see occur. Those receiving the strongest support include encouraging new businesses to locate in Little Chute (96% strongly and somewhat support), more housing options for seniors (81%), and locating new retail shopping in the village (77%). There wasn't a type of growth that was opposed somewhat or strongly by a majority of the respondents. The closest any type came was new residential development that includes apartments with 44%. Road construction ranked second and third, with expanding existing roadways (40%) and building new roadways (37%) somewhat or strongly opposed by the respondents.

The residents were asked which of three statements best described their point of view. A majority of the respondents (58%) felt that, *"Growth is necessary for the economy, and current regulations are satisfactory."* The statement, *"We must severely limit growth to preserve the qualities that make Little Chute special."* best described the point of view for twenty-six percent of the respondents. Fifteen percent of the respondents had no opinion one way or another.

Fifty percent of the respondents felt that Little Chute experienced some growth, but not a lot, over the past five years, while 40% felt the village experienced a great deal of growth.

Growth can affect a community in many different ways. The building of new roads or widening of existing ones was selected by 74% of the respondents as one way growth has affected the community. The second and third-highest ranked effects are more wear and tear on the roads (62%) and more parks and green space (55%). The only other effect selected by more than fifty percent of the respondents was that the village has experienced increased traffic congestion (52%). Effects that the village has not experienced include new retail stores opening (63%), more job opportunities (52%), and overcrowding in public schools (50%).

### ❖ Housing

The residents were asked to rate the supply of housing in the Village of Little Chute. The only type of housing that was rated by more than fifty percent of the respondents was moderately priced housing, with 51% stating the village need a little more. Assisted living for seniors is also needed, with 23% stating the village needs a lot more and 46% stating the village needs a little more.

The top three types of housing viewed as not being needed are townhouses and duplexes (64%), higher-priced homes (61%), and condominiums (57%).

The respondents were evenly split on lot sizes, sidewalks, and playgrounds and parks. Fifty-one percent said, *"We should plan new neighborhoods with smaller lots, sidewalks, and playgrounds within walking distance."* best reflects their opinion, while 49% said, *"We should plan new neighborhoods with larger lots, no sidewalks, and parks that serve several neighborhoods."* best reflects their opinion.

The residents were asked to select two factors that would have the greatest effect on their decision to rent or buy a home. Proximity to work (54%) was the most important factor, with having a large yard (41%) and proximity to schools (38%) the second and third most important

factors. Proximity to shopping was fourth at 34%. Proximity to parks and to bike paths and nature walks were the least most important factors.

### ❖ **Transportation**

Proximity was defined more explicitly in this section of the survey. Residents were asked what would be the farthest they would be willing to live from work, shopping, schools, and health care clinics. Forty-one percent said the farthest they would be willing to live from work is between 10 and 20 minutes, while 35% said it is 20 to 30 minutes. People want to live closer to shopping than to work, with 17% wanting to be within 10 minutes compared to 7% for work. Fifty-three percent want to be no more than 10 to 20 minutes away from shopping, and 25% are willing to be 20 to 30 minutes away. Schools should be closer than work or shopping. Forty-eight percent do not want to live more than ten minutes away, and 29% want to be no more than 20 minutes away. It was surprising that the factor that people want to be closest to is health care clinics, with 22% wanting to be less than ten minutes away and 60% less than 20 minutes away.

According to the respondents to the survey, transportation improvements that would benefit the Village of Little Chute the most are improved streets and highways (53%) and new hiking or biking trails (49%). Improvements that would be of the least benefit are more public transportation (48%) and new streets and highways (42%).

Traffic in the Village of Little Chute is characterized as moderate by 76% of the respondents. Fifty-three percent feel the traffic volume has increased over the past five years and 17% think it has gotten much heavier. No one said it has gotten lighter.

The respondents were asked to select a statement that best describes their opinion about new street construction and existing street reconstruction. Forty-six percent said the statement, *"All non-residential streets to be paved with concrete but allow residential streets be paved with asphalt."* best reflects their opinion. The statement, *"All streets to be paved with concrete."* best reflected the opinion of 26% of the respondents. When asked if they would be willing to pay more for a concrete street that lasts longer than an asphalt street, the results were evenly divided. Forty-two percent said they would; an equal percentage said they wouldn't. Sixteen percent had no opinion on the question.

### ❖ **Natural Resources**

The respondents rated the air and water quality in the Village of Little Chute as excellent (10%) or good (54%), while 27% percent rated it as fair. Forty-nine percent of the respondents said that current environmental laws are doing a good job of protecting the environment in Little Chute, while 33% said they were doing a fair job. Sixteen percent of the respondents said there are problems with groundwater quality, while 32% said there were not and 52% were not sure.

The residents were asked what would be the most important steps the Village should take in protecting or improving the quality of the natural environment. The answer receiving the largest number of responses was "Not Sure" with 58%. Preserving existing woodlands, preserving river corridors, and investing more in the existing parks and opens spaces were selected by 50%, 45%, and 37%, respectively.

The residents were also asked if they would support or oppose increases in taxes for steps to improve the natural environment. Caution was noted here as the response to “Not Sure” was higher than in other questions where that response was a choice. Areas where more than 50% of the respondents would be willing to support an increase in taxes include maintaining existing parks and open spaces (63%), preserving existing woodlands (58%), stricter water quality regulations (55%), and preserving river corridors (53%). The only area where an increase in taxes would be opposed by more than 50% of the respondents was investing more in creating new parks and open spaces (61%).

#### ❖ **Economic Development**

Twenty-five percent of the survey respondents said Little Chute faces a serious job shortage, while 40% feel there is a minor job shortage. One-fourth of the respondents had no opinion on the job situation.

The residents were also asked how they think Little Chute ranks in seven services or qualities that businesses consider in deciding where to locate a facility. Safe neighborhoods (85%) and a good public school system (73%) were the two top ranked services or qualities. The respondents also felt Little Chute has enough workers to fill the jobs offered by employers (61%) and that the workers have the skills needed (51%). Only two of the services or qualities listed in the survey were not viewed as strengths by the respondents - providing tax incentives to businesses to locate and grow here and offering an adequate supply of housing workers can afford. Education on the services or qualities is needed as 20% or more of the respondents selected “No Opinion” for five of the seven.

#### ❖ **Utilities and Community Facilities**

Twenty-eight percent of the respondents said the quality of education in the public school system was excellent, with 53% stating it was good. Only two respondents felt it was below average and no one said it was poor.

The residents were given a list of utilities and community facilities and asked if they needed a great deal of improvement, a little improvement, or no improvement. There were only three areas in which the percentage of respondents who felt a great deal of improvement was needed was ten percent or more. Those areas are cable television (17%), Internet service providers (16%), and the Water Department (10%). The Water Department received the highest percentage of responses for where a little improvement is needed with 36%. There were three areas where 30% of the respondents indicated a little improvement was needed – sanitary sewer, storm sewer, and storm water management. Areas where 50% or more of the respondents said no improvement is needed include parks (81%), fire (73%), electricity (72%), library services (70%), police (68%), telephone (62%), Internet service providers (60%), ambulance and paramedic services (51%), health care clinics (51%), and hospitals (50%).

#### ❖ **Land Use and Implementation**

The emphasis on job creation was expressed again in this section of the survey. The residents were asked if they strongly agreed, agreed somewhat, disagreed somewhat, disagreed strongly, or had no opinion on nine statements. Eighty-seven percent of the respondents strongly or somewhat agreed with the statement, *“It is very important to attract new businesses and new jobs to this area to make our economy stronger.”* Seventy percent strongly or somewhat agreed



with the statement, *"We should encourage new businesses by offering tax incentives."* The only other statement to which more than 50% of the respondents strongly or somewhat agreed with was, *"We need to plan to make sure that new housing developments in our area include parks and green space even if it means that houses will cost more to buy."*

The three statements with which more than 50% of the respondents disagreed somewhat or strongly were transportation related, including investing in public transportation, widening streets to ease traffic congestion, and more parking.

Eighty percent of the respondents agreed with a statement, *"The quality of our local environment is very good, and we don't need to spend more on the environment."*

The last question in this section was a draw. Fifty-one percent want to see housing and business development in the downtown area rather than the outskirts, while 49% think new businesses and housing are best located on the outskirts.

### ❖ Tell Us About Yourself

The demographics of the survey respondents were compared with data from the 2000 U.S. Census. All but one of the respondents was over the age of 20. The percentage each respondent age group represented was compared to the percentage each age group represents of the residents in the Village of Little Chute over the age of 20. Respondents who are between the ages of 20 and 40 were 27% of the total. This age group was under-represented in the survey, as 45% of the residents in Little Chute are between 20 and 40. The 40 to 49 age group and the 70+ age group were evenly represented. The 50 to 70 age group was over-represented. Thirty-six percent of the respondents are in this group compared to 22% of all the residents of the village.

Eighty percent of the respondents live in single-family homes and 14% live in duplexes. This was expected due to the use of a mailing list from the Village of Little Chute Water Department. Residents of rental housing were probably under-represented in this survey. Nearly 60% of the respondents have lived in the Village of Little Chute for more than twenty years. About 18% have lived in Little Chute for less than five years. Fifty-two percent of the respondents were female and 48% were male. The percentages for each income range for the respondents are similar to those for all of the residents of the Village of Little Chute based on the 2000 Census.

Overall, the demographics of the survey respondents compare favorably with the demographics of the community.

## Population Characteristics

The Village's population in 2000 was 10,476, which is an increase of more than 152% since 1950. Growth in each of the last two decades has averaged about 15 percent. In the last fifty years, the greatest period of village growth occurred between 1970 and 1980, when Little Chute increased by 2,385 people.

Table 3 also shows population changes in surrounding communities. Each community has its own unique growth pattern, with some communities showing historical decline in their

population (Kimberly, from 1970 to 1990), and others having very small increases (Kaukauna, 1990-2000). Over the last decade, the City of Kaukauna had experienced its largest increase in population since the growth experienced from 1950 to 1960. The Town of Grand Chute has had very large increases in multiple decades, and continues to grow. Outagamie County as a whole has also seen a doubling in its population in the last fifty years. It is interesting to note that the largest growth spurt in Little Chute (1970 to 1980) was the decade where the county had its smallest increase. The last Census indicated that Little Chute experienced its first decline in population.

**Table 3**  
**Population Change**

	Village of Little Chute	Village of Kimberly	Town of Grand Chute	City of Kaukauna	Outagamie County
1950	4,152	3,179	5,948	8,337	81,722
1960	5,099	5,322	5,035	10,096	101,794
1970	5,522	6,131	7,089	11,308	119,398
1980	7,907	5,881	9,529	11,310	128,730
1990	9,207	5,406	14,490	11,982	140,510
2000	10,476	6,146	18,392	12,983	160,971
2010	10,449	6,468	20,919	15,462	176,695
2014*	10,539	6,620	21,767	15,765	180,022
2015*	10,778	6,677	21,909	15,848	181,310
<b>% Change</b>					
1950 to 1960	22.8%	67.4%	-15.3%	21.1%	24.6%
1960 to 1970	8.3%	15.2%	40.8%	12.0%	17.3%
1970 to 1980	43.2%	-4.1%	34.4%	.02%	7.8%
1980 to 1990	16.4%	-8.1%	52.1%	5.9%	9.2%
1990 to 2000	13.8%	13.7%	26.9%	.02%	14.6%
2000 to 2010	-0.3%	5.2%	13.7%	19.1%	9.8%

Source: U.S. Census, \*Wisconsin Department of Administration Estimated Population

The Village of Little Chute, Outagamie County, and the State of Wisconsin all experienced an increase in the diversity of race and ethnicity between 2000 and 2010 (see Table 4). The increase in the village was seen in each of the race and ethnic categories. The "Other Race" and "Two or More Races" categories led the way from 89 and 78 respectively in each category in 2000 to 158 and 138, in 2010.

Wisconsin and the Fox Valley overall are more ethnically diverse than the Village of Little Chute. However all areas had experienced an increase in diversity from 2000 to 2010.

**Table 4**  
**Population Race and Ethnicity**

	Village of Little Chute				Outagamie County				State of Wisconsin			
	2000		2010		2000		2010		2000		2010	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
White	10,158	97.0	9,909	94.8	151,101	93.9	161,238	91.3	4,769,857	88.9	4,902,067	86.2
African American	10	0.1	78	0.7	867	0.5	1,736	1.0	304,460	5.7	359,148	6.3
American Indian -	57	0.5	73	0.7	2,471	1.5	2,982	1.7	47,228	0.9	54,526	1.0

Alaskan Native												
Asian or Pacific Islander	84	0.8	93	0.9	3,651	2.3	5,294	3.0	90,393	1.7	131,061	2.3
Other Race	89	0.8	158	1.5	1,311	0.8	2,728	1.5	84,842	1.6	135,867	2.4
Two or More Races	78	0.7	138	1.3	1,570	1.0	2,717	1.5	66,895	1.2	104,317	1.8
Total Persons	10,476	100.0	10,449	100.0	160,971	100.0	176,695	100.0	5,363,675	100.0	5,686,986	100.0
Hispanic or Latino	175	--	327	3.1	3,207	2.0	6,359	3.6	192,921	3.6	336,056	5.9

Source: U.S. Census

The first step in analyzing the age distribution of a community (see Table 5) is to look at the similarities and differences in the same age group in 2000 and 2010. Little Chute, Outagamie County, and Wisconsin all experienced similar increases and decreases in each age group. In looking at the percentage each age group represents of the total, the village's residents very closely align with Outagamie County. The village and county contain a younger population than the state. There were no significant variations within age groups between the village, county, and state.

**Table 5**  
**Age Distribution**

	Village of Little Chute				Outagamie County				State of Wisconsin			
	2000		2010		2000		2010		2000		2010	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
< 10 years old	1,607	15.3	1,352	12.9	23,691	14.7	24,112	13.6	721,824	13.5	727,060	12.8
10 - 19	1,715	16.4	1,459	14.0	25,313	15.7	24,952	14.1	810,269	15.1	775,136	13.6
20 - 29	1,425	13.6	1,494	14.3	20,434	12.7	22,797	12.9	691,205	12.9	758,899	13.3
30 - 39	1,757	16.8	1,337	12.8	27,049	16.8	23,129	13.1	807,510	15.1	694,675	12.2
40 - 49	1,561	14.9	1,532	14.7	25,227	15.7	27,489	15.6	837,960	15.6	817,965	14.4
50 - 59	994	9.5	1,466	14.0	16,391	10.2	24,684	13.9	587,355	11.0	822,112	14.5
60 - 69	595	5.7	911	8.8	9,805	6.1	14,961	8.4	387,118	7.2	540,854	9.5
70 - 79	535	5.1	519	5.0	8,074	5.0	8,312	4.7	319,863	6.0	314,719	5.6
80 - 84	149	1.4	203	1.9	2,625	1.6	3,223	1.8	104,946	2.0	117,061	2.1
> 85 years old	138	1.3	176	1.7	2,362	1.5	3,036	1.7	95,625	1.8	118,505	2.1
Total Population	10,476		10,449		160,971		176,695		5,363,675		5,686,986	
Median Age	32.9		37.0		34.4		37.1		36.0		38.5	

Source: U.S Census

The second step in analyzing the age distribution of a community is to follow an age group from 2000 to 2010. Typically there is a decrease in the 10 to 19 age group as it becomes the 20 to 29 age group. The reasons for this include moving away to college or to larger communities in Wisconsin or to other states for career opportunities. This decrease was true for Little Chute, Outagamie County and Wisconsin. A possible explanation for this can be seen in Table 10 Educational Attainment (see page 50). More residents of the village pursued educational opportunities beyond high school in 2010 than in 2000, as was seen with the county residents as well. As noted earlier, the pursuit of higher education typically results in people moving away temporarily or permanently.

The median age of Little Chute residents reveals significant aging of the population in the last ten years. Table 5 shows the median age rose 4.1 years from 2000 to 2010. This same trend is evident throughout Wisconsin and the United States due to the aging of the "Baby Boomers." The percentage of the population older than 65 is steadily increasing, and has not yet peaked. As the elderly population ages, there will be a growing need for housing, services, and facilities that meet their needs.

Both Little Chute and Outagamie County have seen a decrease in the birth rate between 2000 and 2010. Any affect this may have on the Little Chute School District, however, may be tempered with young families moving into older neighborhoods as the elderly generation vacates their homes to move to retirement centers. Also, any new homes in developing subdivisions will attract families that may be moving in from the outside.

Table 6 shows the growth of the village in physical size, and how that growth relates to the number of people per square mile. Typically, the trend has been larger homes on larger residential lots. From 1990 to 2000, the persons per square mile decreased slightly from 2,631 to 2,023 people per square mile. This can also be attributed to undeveloped land that was annexed to the Village in the 1990's, and remained undeveloped when the 2000 Census information was collected. Additional land continues to be added to the Village.

**Table 6**  
**Village of Little Chute Population Density**

	<b>Population</b>	<b>Square Miles In Village</b>	<b>Persons Per Square Mile</b>	<b>Percent Change</b>
1990	9,207	3.50	2,631	
2000	10,476	5.18	2,023	-23.1%
2010	10,449	5.84	1,794	-11.3%

Source: U.S. Census and Village of Little Chute

## Income Characteristics

The percentage increase in median household income in Outagamie County and Wisconsin was higher than for the Village of Little Chute (see Table 7). While the county has the highest median household income, the village is close in actual dollars, with only \$2,052 separating the two. The village had the lowest percentage increase in median family income. In 2010 the village had a lower median family income than the state and had slower growth than the county from 2000 to 2010. In 2000, the village had a higher median family income than the state, but due to slow growth rates in the village did not maintain a higher family income figure. The county maintained its higher income than the state.

The Village of Little Chute has fewer households in the lower and higher income ranges than the county or the state, but more households in the \$25,000 to \$74,999 ranges (see Table 8). This is typical of communities that are characterized by family households versus single or elderly households.

**Table 7**  
**Median Income**

	Village of Little Chute		Outagamie County		State of Wisconsin	
	2000	2010	2000	2010	2000	2010
Median Household Income	\$49,500	\$53,862	\$49,613	\$55,914	\$43,791	\$51,598
% Change		8.8%		12.7%		17.8%
Median Family Income	\$57,090	\$61,747	\$57,464	\$69,331	\$52,911	\$64,869
% Change		8.2%		20.7%		22.6%

Source: U.S Census

**Table 8**  
**Household Income**

	Village of Little Chute				Outagamie County				State of Wisconsin			
	2000		2010		2000		2010		2000		2010	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
< \$10,000	133	3.4	143	3.5	2,774	4.6	3,370	4.9	148,964	7.1	136,864	6.0
\$10,000 to \$14,999	180	4.7	162	3.9	2,713	4.5	3,411	4.9	121,366	5.8	121,728	5.4
\$15,000 to \$24,999	385	10.0	467	11.3	6,272	10.4	6,266	9.1	264,897	12.7	249,823	11.0
\$25,000 to \$34,999	519	13.5	589	14.3	7,327	12.1	7,022	10.2	276,033	13.2	250,913	11.0
\$35,000 to \$49,999	727	18.9	504	12.2	11,464	18.9	10,120	14.7	377,749	18.1	341,884	15.0
\$50,000 to \$74,999	1,114	28.9	1,161	28.1	16,298	26.9	15,381	22.3	474,299	22.7	468,400	20.6
\$75,000 to \$99,999	470	12.2	520	12.6	7,728	12.8	10,738	15.5	226,374	10.9	312,071	13.7
\$100,000 to \$149,999	221	5.7	406	9.8	4,191	6.9	9,103	13.2	133,719	6.4	263,913	11.6
\$150,000 or more	107	2.8	176	4.2	1,811	3.0	3,651	5.3	62,903	3.0	129,015	5.7

Source: U.S Census

In 2000, the percentage of *persons* below the poverty level was lower in Little Chute than in the county and the state, but the county had a lower percentage of *families* below poverty than the village or the state (see Table 9). In 2010, the county was much lower in both persons and families below poverty, as compared to the Village of Little Chute and Wisconsin. The village did have a lesser percentage of persons below poverty in 2010 than the state.

**Table 9**  
**Poverty Status**

	Village of Little Chute		Outagamie County		State of Wisconsin	
	2000	2010	2000	2010	2000	2010
Total Persons	10,344	10,449	157,981	176,695	5,211,603	5,686,986
Total Persons Below Poverty	625	1,024	7,417	15,019	451,538	659,690
% Below Poverty	6.0%	9.8%	4.7%	8.5%	8.7%	11.6%
Total Families	2,800	2,848	42,489	46,997	1,395,037	1,468,917
Total Families Below Poverty	139	236	1,215	2,679	78,188	113,107
% Below Poverty	5.0%	8.3%	2.9%	5.7%	5.6%	7.7%

Source: U.S Census

## Education Characteristics

Table 10 shows the differences in educational attainment in both 2000 and 2010 for the Village of Little Chute and Outagamie County. Between 2000 and 2010, both the village and the county had fewer people having only a grade school education and more people having some kind of college degree. The Village of Little Chute had over 7% more of its residents graduate from high school as compared to the county in 2000 and over 35 more in 2010. However, the county as a whole has a higher percentage of residents with some type of college degree as opposed to the village.

**Table 10**  
**Educational Attainment**

	Village of Little Chute				Outagamie County			
	2000		2010		2000		2010	
	No.	%	No.	%	No.	%	No.	%
Less than 9 <sup>th</sup> Grade	321	4.9	237	3.5	4,834	4.7	3,071	2.7
Grades 9 -12, No Diploma	401	6.2	319	4.7	7,296	7.1	5,698	5.0
High School Graduate	2,926	45.1	2,667	39.3	38,594	37.8	41,314	36.2
Some College, No Degree	1,255	19.3	1,528	22.5	19,516	19.1	22,815	20.0
Associate degree	562	8.7	686	10.1	8,962	8.8	11,866	10.4
Bachelor's degree	853	13.1	1,094	16.1	17,065	16.7	21,566	18.9
Graduate or Prof. Degree	172	2.7	251	3.7	5,951	5.8	7,868	6.9
<b>Total</b>	6,490	100.0	6,782	100.0	102,218	100.0	114,198	100.0

Source: U.S Census

## Population and Household Projections

The process to prepare population projections begins at the national level where the population of the entire United States is projected. That total is then used to determine what portion of the projected population should be allocated to each of the fifty states. The states, in turn, allocate the state's projected population among the counties in the state. In Wisconsin, the regional planning commissions prepare population projections for the cities, villages, and towns in each of the counties in their regions, based on the projected population for the county that has been provided by the state. The process becomes more difficult and the accuracy becomes less reliable as it moves from the macro (the entire United States) to the micro (a city, village, or town).

**Table 11**  
**Population Projections**

	Village of Little Chute	Village of Kimberly	Town of Grand Chute	City of Kaukauna	Outagamie County
2000 Actual	10,476	6,146	18,392	12,983	160,971
2010 Actual	10,449	6,468	20,919	15,462	176,695
2015	10,440	6,650	22,080	15,970	180,995
2020	10,740	7,025	23,980	17,120	191,635
2025	10,950	7,335	25,700	18,120	200,630

2030	11,100	7,610	27,320	19,050	208,730
2035	11,070	7,760	28,500	19,680	213,500
2040	10,900	7,815	29,270	20,020	215,290
<b>% Change</b>					
2000 to 2010	-0.3%	5.2%	13.7%	19.1%	9.8%
2010 to 2015	-0.1%	2.8%	5.5%	3.3%	2.4%
2015 to 2020	2.9%	5.6%	8.6%	7.2%	5.9%
2020 to 2025	2.0%	4.4%	7.2%	5.8%	4.7%
2025 to 2030	1.4%	3.7%	6.3%	5.1%	4.0%
2030 to 2035	-0.3%	2.0%	4.3%	3.3%	2.3%
2035 to 2040	-1.5%	0.7%	2.7%	1.7%	0.8%

Sources: U.S. Census; Wisconsin Department of Administration; Martenson & Eisele, Inc.

The Village of Little Chute's population is predicted to see a slight decrease over the next five years followed by increases at a single-digit rate through 2030 (see Table 11), considerably slower than the double-digit increases the village has experienced during four of the last five decades (see Table 3). The village experienced its first decline in population from 2000 to 2010. This rate of growth may increase when the developable land north of I-41 becomes available and popular to future homebuyers because of easy access to the freeway system. At this time the long term prediction shows a slow growth followed by a slow decline in population.

The Village of Kimberly, City of Kaukauna and Outagamie County are projected to grow slightly faster than the Village of Little Chute. Even though these municipalities are not projected to have a decline in population, their rate of increase tapers off substantially from 2030 to 2040 when the Village of Little Chute is predicted to have a decline. The Town of Grand Chute is projected to continue to grow at a percentage rate more than double that of the Village of Little Chute.

A key factor in planning for the future growth of a community is household projections. The projections are an important part of determining the amount of land needed for future residential development. Table 12 shows while the number of households is projected to increase to accommodate the projected increase in population, the number of persons per household is expected to decrease. In response to the population decline predicted from 2030 to 2040, it is also predicted that there will be a decline in households from 2035 to 2040 in response to this population decline. What this means is that more single, two-family, or multi-family housing units will be needed to accommodate the projected growth in population than if the number of persons per household would stay the same or increase over the same period of time.

The projections show a slow increase in the Village of Little Chute ranging from 48 to 195 households in each of the 5-year increments from 2035 with a 17 household decrease projected for 2040. The projections over a thirty-year period would average about 20 new households per year.

**Table 12**  
**Household Projections**

	Village of Little Chute	Village of Kimberly	Town of Grand Chute	City of Kaukauna	Outagamie County
<b>No. of Households</b>					
2010 Actual	4,207	2,739	9,378	6,270	69,648
2015	4,309	2,887	10,146	6,638	73,123
2020	4,504	3,099	11,198	7,232	78,660
2025	4,650	3,276	12,150	7,750	83,330
2030	4,775	3,444	13,081	8,253	87,751
2035	4,823	3,558	13,819	8,637	90,835
2040	4,806	3,627	14,356	8,891	92,586
<b>Persons per Household</b>					
2000 Actual	2.70	2.45	2.42	2.61	2.66
2010 Actual	2.48	2.36	2.23	2.47	2.54
2015	2.42	2.30	2.18	2.41	2.48
2020	2.38	2.27	2.14	2.37	2.44
2025	2.35	2.24	2.12	2.34	2.41
2030	2.32	2.21	2.09	2.31	2.38
2035	2.30	2.18	2.06	2.28	2.35
2040	2.27	2.15	2.04	2.25	2.33

Sources: U.S. Census; Wisconsin Department of Administration; Martenson & Eisele, Inc.



## Agricultural, Natural and Cultural Resources

### Agricultural Resources

Vacant land, either being farmed or lying fallow, is a very important asset to the Village of Little Chute. This land will need to be carefully developed in the future at its highest and best use. The rate at which farmland has been developed has slowed since the recession. Land as a resource to support the agricultural economy has been in demand slowing the conversion to other uses. However, when conversion eventually occurs, features of vacant land within the village (or land annexed in the future) will need to address environmental aspects of the land. The village must take into account that no development of wetlands can occur, recognizing floodplains, and designing appropriate storm drainage facilities for all new developments.

Practically speaking, lands presently farmed within the village limits are primarily in the recent annexations immediately adjacent (south and north) to I-41, in the vicinity of CTH "N", or south of CTH "OO". Any land that might be used for agricultural uses in the village is likely a short-term use, and will eventually be developed into a more densely developed urban use. Exceptions maybe for land designated as "Community Gardens" within developing neighborhoods which has been a growing trend within new urbanization.

### Natural Resources

The natural resource base of the village provides an important determinant of the potential physical and economic uses of the land. The management and preservation of these resources are important for sustaining economic uses of the land and maintaining the quality of life enjoyed by the village residents. Environmental characteristics, including topography, drainage patterns, floodplains, wetlands and soil properties are among the features that determine whether or not an area is suitable for a specific type of development. Development in wetlands or woodland areas can destroy the important environmental benefits these areas provide to the community including, for example, the filtering of storm water runoff and the provision of habitat for wildlife.

The Village of Little Chute is relatively flat on the north, but has ravines, low areas, wetlands, and ridges on the south along the Fox River. Elevation changes within the village can range from 700 feet to 730 feet above sea level. The steepest terrain is located adjacent to the Fox River, where the elevation drops sharply from 700 feet to 675 feet above sea level. Map 2 illustrates the relatively flat topography of the Village of Little Chute, with the exception of the Fox River frontage and intervening ravines that come off the river, and the Outagamie County landfill area.

### Water

There are numerous restrictions associated with the development or redevelopment of property near or adjacent to water features, which cannot be covered in detail in this plan. It is highly recommended that the various agencies mentioned in this section be contacted prior to undertaking this type of development, and that the applicability of the various regulations be determined through field verification.

## Surface Water and Stream Corridors

The Village of Little Chute's entire south border is made up of the Fox River, a major surface water feature that adds scenic value to the community (see Map 3). Much of the frontage is privately owned, although Doyle Park and Heesakker Park do provide public access. The water quality of the Fox River has improved significantly over the past several decades and is expected to continue to improve with the removal of contaminated soils from the bottom of the river.

The Village contains two streams. The first is known as Peerenboom Creek, which is located between STH 96 and CTH "OO", just east of French Road. This stream acts as a drainage way for land in the western portion of the village. The second stream is a branch of Apple Creek, which meanders on both the north and south side of I-41, and runs from an area west of Holland Road, and heads east and then northeast at CTH "N". The water quality of these streams is considered impaired due to the development and usage of adjacent properties.

The village's underground storm sewer system has a number of drainage ways that empty into the Fox River.

Outagamie County has adopted a Shoreland-Wetland Ordinance and Floodplain-Ordinance, which regulates shoreland use and development within three hundred (300) feet from the ordinary high water mark of a river or stream or to the landward side of the flood plain, whichever distance is greater. The purpose of the ordinance is to help protect scenic beauty, shore cover and to prevent erosion, sedimentation and pollution of the County's water resources. In addition, the Wisconsin Department of Natural Resources (DNR) regulates the placement of structures and other alterations below the ordinary high water mark of navigable streams.

## Floodplains

Areas susceptible to flooding have limited use for urban development. The most recent FEMA Flood Insurance map identifies the area immediately adjacent to the Fox River and the river itself as a flood hazard area (see Map 4). The Village of Little Chute adopted a Floodplain Zoning Ordinance in 1977. This Ordinance requires certain land use controls in designated flood hazard areas. It also establishes floodplain districts, which are formed by using the official floodplain zoning maps and subsequent revisions. Land areas that are classified in the floodplain and floodway zones have considerable restrictions placed on them for development.

Passage of the ordinance has made village residents in certain zones eligible for participation in the National Flood Insurance program. Lending institutions currently require the use of FEMA maps for insurance purposes.

## Wetlands

The State of Wisconsin defines wetlands as those areas where water is at, near, or above the land surface long enough to be capable of supporting aquatic or hydrophytic vegetation and which have soils indicative of wet conditions. The Wisconsin Department of Natural Resources (DNR) has authority over all wetlands (see Map 3). It must be noted that the DNR wetlands

maps are not definitive lines. In order to determine exact wetland boundaries, a wetland delineation would need to be completed by a wetland professional.

The Corps of Engineers has authority over the placement of fill materials in all wetlands with connectivity to navigable waterways. In general, the most restrictive regulations (DNR or Corps of Engineers) apply in a situation where development is being proposed.

According to the State of Wisconsin Wetland Inventories Map, the village has some wetland sites along CTH "OO", in the area of Sanitorium Road. Wetland areas of less than two acres are scattered throughout the community, with some in the Village's Industrial Park and others along the Fox River. Protection of wetlands in the village is important since they serve several vital environmental functions including flood control, water quality improvement, groundwater recharge and providing habitat for fish, birds and other wildlife. The Village will enforce the minimum standards developed by the DNR and the Corps of Engineers.

The Outagamie County Shoreland-Floodplain-Wetland Ordinance describes permitted uses of wetlands, some of which include development of public and private parks and the cultivation of agricultural crops. The County does not have authority over parcels of less than two acres in size.

## **Groundwater**

Groundwater is an invisible, yet very important resource. Any number of activities including failing septic systems, use of pesticides and insecticides, underground storage tanks, and spills of chemicals can affect the quality of groundwater. While groundwater quality is an issue that has been addressed for decades, the quantity of groundwater has only recently been identified as a concern. As the demand on groundwater aquifers has increased due to development, the level of groundwater has been dropping, requiring wells to be drilled deeper and deeper. This is not a local issue, but a regional issue that will require many units of government to come together to address.

One response has been the implementation of NR 151 and NR 216 which are designed to retain storm water and to have it be infiltrated back in to the soil and the groundwater tables versus channeling it to a surface body of water. The Village of Little Chute will enforce these rules in its review of development projects. For more information on these requirements, go to these web sites:

<http://dnr.wi.gov/topic/stormwater/publications.html>

<http://runoffinfo.uwex.edu/agiecomm.html>

Another area of concern is the interrelationship between shallow ground water levels and development. Areas of high groundwater should be avoided for development because of the potential negative impact on the quality of the groundwater and the cost of mitigating the impacts of high groundwater levels on the building foundations.

There are limited areas of high groundwater in the Village of Little Chute. The concentration of high groundwater appears to be in the location of the Village's Industrial Park. Most of the

buildings constructed in the Industrial Park are on a floating slab and do not have basements, which is good in areas of high ground water. Other areas are in the drainage ways typically found more in the rural undeveloped areas of the community. Generally, areas of high ground water are to be avoided for residential development because of environmental and cost reasons.

## **Wellheads**

The issue of wellheads generally deals with geographic areas that are dependent upon groundwater. However, all residents and businesses in the Village of Little Chute are supplied by a public water system. Therefore, wellheads are only an issue regarding those properties annexed over the years that continue to use groundwater for outdoor use and not as potable water source. Concerns for arsenic or “hard water” are not a concern for residents in the village.

However, all those who continue to have wells in the village now fall under the federal Safe Drinking Water Act (SDWA), which was amended in 1986 to include a nationwide program to protect groundwater used for public water supplies. The amendment established state wellhead protection programs. The goal is for communities to prevent the contamination of their wells by delineating and protecting the land area that contributes water to their wells.

The requirements of Wisconsin’s wellhead protection program are found in section NR 811.16(5) of the Wisconsin Administrative Code. All new municipal wells installed after May 1, 1992, must have a Department of Natural Resources approved wellhead protection plan (WHP) prior to placing the well into service. The Village of Little Chute has adopted a wellhead protection plan.

More information on wellhead protection is available at:

<http://dnr.wi.gov/topic/DrinkingWater/WellheadProtection/index.html>

On February 16, 1994, the Village of Little Chute adopted an ordinance that requires property owners in the village to take out a permit for a new or existing private well. A permit is valid for five years, and needs to be renewed for continued use of the well. Application or renewal requires a test for bacteria.

If sewer and water is available to a property owner, a connection is required. This does not prohibit a property owner from using well water. As part of the permitting process, an inspection of the well is made to ensure there are no cross-connections with the water service.

When a well is abandoned, the property owner is responsible for complying with the regulations established by the Wisconsin Department of Natural Resources.

## **Storm Water Runoff, Erosion and Nonpoint Source Pollution**

Storm water drains to the Fox River through named and unnamed streams, as well as an extensive system of underground storm sewers. In general, the areas north of I-41 drain northeasterly into the Fox River through Apple Creek and its tributaries. The areas south of I-41

drain to the south by numerous intermittent and continuously flowing streams as well as by underground storm sewers.

In 1997, two large retention ponds were constructed to serve the northeastern one-quarter of the village. These ponds were installed to control the rates of discharge of storm water during heavy rain. As of 2015, the Village owns and operates nine (9) regional storm water detention/treatment pond facilities encompassing a total surface area of approximately 36 acres.

Because the areas north of the present village limits are relatively flat, potential drainage problems may occur as this area develops unless storm sewers, as well as retention/detention areas, are installed. This may create further need to pump storm water through lift stations in the future.

As growth continues to occur in the Village of Little Chute with the construction of buildings, streets and parking areas, the management of the storm water that flows from these impervious surfaces takes on additional importance. The ability of the land to absorb the runoff diminishes and the need to control and direct the runoff becomes essential. During the conversion of the land from a natural state to a developed state, soil erosion becomes a concern.

Several actions can be taken to mitigate the negative effects of soil erosion. One is to require remedial actions by contractors to control erosion during construction. A second action is to design the management of storm water runoff into a commercial or residential project. The Village has developed storm water ordinance that will regulate how storm water is handled for all new projects. The development of regional storm water facilities can be more cost effective than individual on-site systems but require more analysis to determine preferred locations.

A municipal storm water utility was formed in 2000. The Village recently completed the construction of storm water treatment and detention facilities at a cost of several million dollars on either side of I-41 between Holland Road and CTH "N".

## **Soils**

Soils provide the physical base for urban development. Knowledge of the limitations and potentials of the soil types is important in considering the construction of buildings, the installation of utilities, or other uses of the land. Some soils exhibit characteristics such as slumping, compaction, and erosion, which place limits on development. Severe soil limitations do not necessarily indicate areas that cannot be developed, but rather indicate that more extensive construction measures may be necessary to prevent environmental and/or property damage. Such construction techniques generally increase the cost of utility installation and land development.

According to the Soil Survey of Outagamie County, prepared by the Natural Resources Conservation Service of the United States Department of Agriculture, the predominant soil associations in the Village of Little Chute are clay and loam soils which predominantly include Winneconne, Briggsville, and Kaukauna soil types.

Based on soil survey maps, most of the soils in the Village have favorable soil conditions generally south of I-41, and medium to moderate limitations north of I-41. Soils with severe development limitations are found in a few scattered areas throughout the community and central portions of the village. The major limiting factors include low strength and high shrink-swell potential. However, these limitations can be overcome through modified construction practices, and the installation of public utilities such as sanitary sewer and water.

## **Bedrock**

Areas of high bedrock are not found in or around the Village of Little Chute and are not a concern when land is developed in or near the village.

## **Woodlands**

Map 3 also shows the location of the woodland areas in the Village of Little Chute. Heesakker Park, a 26-acre wooded parcel situated along the Fox River, is the largest wooded area located within the village limits. Another substantial wooded area is the island located below the Combined Locks dam, which is presently owned by the Kaukauna Electric Utility. A third wooded area is along Peerenboom Creek. These wooded areas provide habitat for wildlife, serve as an aesthetic amenity, and should be protected by the property owners.

## **Environmentally Sensitive Areas**

The East Central Wisconsin Regional Planning Commission (ECWRPC) identifies environmentally sensitive areas as part of its regional land use and water quality planning process. Environmentally sensitive areas are those where development should be limited, and are comprised of the following:

- ❖ Lakes and streams shown on the United States Geographic Survey maps
- ❖ Wetlands shown on the Wisconsin Wetland Inventory Maps (Department of Natural Resources)
- ❖ Floodways as delineated on the official Federal Emergency Management Administration (FEMA) Flood Boundary and Floodway Maps

The majority of the areas designated as environmentally sensitive in the Heart of the Valley Sewer Service Area would be along the Fox River, which is the village's southern border, and the drainage basins that run diagonally through potential commercial and residential areas both south and north of I-41. A drainageway that runs through undeveloped land on the west side of the village south of CTH "OO" and north of STH 96 could also be considered an environmentally sensitive area.

In order to protect these areas, the Village will enforce the minimum standards established by the Wisconsin Department of Natural Resources.

In addition to the designations of environmentally sensitive, other areas with natural characteristics that could impact environmental quality or development potential have been identified by ECWRPC. These are said to have "limiting environmental conditions," and include areas with seasonal high groundwater, floodplain areas, and areas with steep slopes. Unlike the environmentally sensitive areas, development is not excluded from land with "limiting

environmental conditions." The primary purpose for identifying these areas is to alert communities and potential developers of environmental conditions, which should be considered prior to the development of such areas.

### **Metallic and Non-Metallic Mineral Resources**

The Village of Little Chute does not have any metallic or non-metallic mining sites within the village limits. Based on the lack of underground rock formations on the fringe of the village, it is unlikely that a mining site would ever be developed. However, because a local supply of aggregate is important to the Village, it will monitor activity associated with the operation of existing and proposed mining sites in the area.

### **Wildlife Habitat and Threatened and Endangered Species**

Because the Village of Little Chute is generally a relatively dense urbanized community, wildlife habitat is generally limited to birds and small animals that have adapted to urban life. However, residents have begun to notice large numbers of deer within the village limits. Aquatic life is also present in and along the edge of the Fox River. The use of guns to hunt animals in the Village is prohibited. Information on wildlife habitat and threatened and endangered species is available from the Wisconsin Department of Natural Resources at the following web site:

<http://dnr.wi.gov/topic/NHI/Data.asp>

The inventory provides information at township level. It is recommended that landowners and developers consult this web site for information on habitat and species that may affect their property. Available at this web site are the Natural Heritage Inventory County maps, which were developed by the Endangered Resources Program and are based upon data from the Wisconsin Natural Heritage Inventory. The maps provide generalized information about endangered resources at the township level and are intended for public audiences. The maps are a general reference to identify areas with known occurrences of endangered resources. The NHI County Maps do not identify the specific locations of endangered resources. As such, these maps are appropriate for general planning and assessment purposes only.

### **Air Quality**

The following information is from the Wisconsin Department of Natural Resources:

"A few common air pollutants are found all over the United States. These pollutants can injure health, harm the environment and cause property damage. EPA calls these pollutants criteria air pollutants because the agency has regulated them by first developing health-based criteria (science-based guidelines) as the basis for setting permissible levels. One set of limits (primary standard) protects health; another set of limits (secondary standard) is intended to prevent environmental and property damage. A geographic area that meets or does better than the primary standard is called an attainment area; areas that don't meet the primary standard are called nonattainment areas."

Air quality monitoring stations nearest to the Village of Little Chute are located in Appleton and Oshkosh. Outagamie County currently is an attainment area. That designation was confirmed in July 2003, when Governor Jim Doyle recommended the U.S. Environmental Protection Agency



not expand the nonattainment areas in Wisconsin to additional counties under the EPA's new, 8-hour ozone air quality standards. One of the counties under consideration for adding was Outagamie County. It is important that community and business leaders actively take steps to maintain and improve the air quality of Outagamie and surrounding counties. The designation of an area as nonattainment can result in businesses being required to meet even stricter emissions requirements and residents to use specially formulated gasoline. There have been some cases where companies have chosen not to expand in a nonattainment area, pursuing instead a location in an attainment area. As of 2015, Outagamie County maintains its designation as an attainment area.

More information on air quality is available at: <http://dnr.wi.gov/topic/AirQuality>

## Cultural Resources

Cultural resources have increased as assets to communities across the entire United States as residents and visitors alike are attracted to an area's historic significance. Many sites are not only preserved but have taken on renovations to attract visitors and stimulate economic activity. The following resources allow communities such as Little Chute to protect these locations while allowing for increased use and community recognition.

### Historical Resources

#### State and National Register of Historic Places

The State Historical Society of Wisconsin's Division of Historic Preservation (DHP) is the clearinghouse for information relating to the state's cultural resources: its historic buildings and archaeological sites. A primary responsibility of the DHP is to administer the State and National Register of Historic Places programs. The National Register is the official list of historic properties in the United States that are worthy of preservation. The National Park Service in the U.S. Department of the Interior maintains the program. The State Register is Wisconsin's official listing of state properties determined to be significant to Wisconsin's heritage, and is maintained by the DHP. Both listings include sites, buildings, structures, objects and districts that are significant in national, state or local history, architecture, archaeology, engineering and culture. (For ease of discussion, "National Register" is used generally to refer to both programs. In Wisconsin, if a property is listed on one, then it is typically listed on the other.)

There are two Village of Little Chute listings in the National Register. They are:

- ❖ Cedars Lock and Dam Historic District located at 4527 E. Wisconsin Road.
- ❖ Little Chute Locks and Canal Historic District located along the Fox River from Mill Street to Sanitorium Road.

The National Register is not a static inventory. Properties are constantly being added and, less frequently, removed. It is therefore important to access the most up-to-date version list of the National Register properties. This information can be found by contacting the DHP at (608) 264-6500 or at the following web site: [www.wisconsinhistory.org/hp/register](http://www.wisconsinhistory.org/hp/register)



## **Architecture & History Inventory**

In order to determine those sites that are eligible for inclusion on the National Register, the DHP frequently funds historical, architectural, and archaeological surveys of municipalities and counties within the state. A search of the DHP's on-line Architecture & History Inventory (AHI) revealed there are 75 records of properties for the Village of Little Chute.

Inclusion in this inventory conveys no special status, rights, or benefits to owners of these properties. It simply means that some type of information on these properties exists in the collections of the DHP. AHI is primarily used as a research and planning tool for those interested in preserving and rehabilitating older properties. Like the National Register, AHI is not a static inventory. Properties are constantly being added and, less frequently, removed. It is therefore important to use the most up-to-date list of properties within a given area. This information can be found by contacting the DHP at (608) 264-6500 or at the following web site:

[www.wisconsinhistory.org/ahi](http://www.wisconsinhistory.org/ahi)

## **Community Design**

Community design can be expressed in many ways. The visual appearance of a community may reflect the cultural heritage of the area or the dominating presence of a river, lake or other physical feature. In any case, a visual experience is created for residents and visitors alike. Community design can play an important role in creating a sense of pride for residents and attracting non-residents to the area for tourism, shopping and other economic development opportunities.

There are two basic categories of community design standards – built environment and natural environment. Examples of the former would be guidelines developed on the appearance and size of buildings, signs and other man-made structures. The latter would include the protection of riverfronts, viewsheds created by changes in elevation or stream or riverbeds, and other natural features that appeal to the aesthetic nature of people.

The challenge in developing and implementing community design standards and guidelines is that they are subjective, meaning not everyone will agree with the design that results from the standards and guidelines being followed. One person's view of the physical appearance of a building or the aesthetic value of a wetland area may differ dramatically with another person's view. One objective should be to find the proper balance between maintaining the natural beauty of an area and developing it for urban use as the community continues to grow. The Village's site plan review process is one way in which the community can encourage and, in some cases, require building locations, scale and landscaping to meet standards that have been developed by the community.

The Village of Little Chute understands the importance of community design. The Village has completed an extensive streetscaping project in the downtown business district. It also revised the types of businesses that are permitted in the downtown zoning district. The placement of the storm water retention and detention ponds along I-41 was done with the intent to create a pleasing and attractive environment along this highly traveled corridor.

Recent improvements include the construction of an authentic, 10-story windmill in the downtown. The effort demonstrates the community's commitment to preserving its Dutch

heritage. A Visitors Center was also be constructed and is home of the Little Chute Historical Society Museum.

The University of Wisconsin-Extension continues to work with the Village on shaping the future of the downtown and other areas of the Village. A recent effort included the development of the *Village of Little Chute Strategic Plan 2015-2019*. The strategic planning process involved the Village Board, Village Staff and a 12 member Advisory Committee. The plan identifies strategic actions and initiatives. A copy of the plan is included in Appendix E. Village Leaders should use the detailed study to help guide development and redevelopment efforts as a means to preserve community character, enhance quality of life, promote sustainability and engage citizen participation and leadership.

## Findings and Recommendations

- ❖ Agricultural land within and near the Village of Little Chute will eventually be converted to a more intensive use such as residential, commercial, or industrial.
- ❖ Water is a very important resource for the Village of Little Chute. The Fox River is the dominant surface water feature, and could provide both additional recreational opportunities as well as a visual focal point for the community.
- ❖ Surface water, stream corridors, floodplains, and wetlands are highly regulated resources. Local, state and federal regulations and ordinances need to be thoroughly reviewed when development is proposed for property that is in or near any of these resources.
- ❖ Groundwater is the source of water for the residents and businesses in the Village of Little Chute.
- ❖ Soils and geology in the Village of Little Chute do not present serious obstacles to development.
- ❖ Woodlands, while not plentiful in the Village of Little Chute, provide both aesthetic and practical benefits and should be preserved whenever possible.
- ❖ Environmentally sensitive areas, which are mapped by the East Central Wisconsin Regional Planning Commission as part of the sewer service area planning process, should be preserved from development.
- ❖ Federal and state records provide general information on wildlife habitat and threatened and endangered species, and should be consulted as part of the review process for new development projects.
- ❖ The Village of Little Chute's government and business leaders should be active in maintaining and improving the quality of the air, and in the political process in which counties are designated as attainment or non-attainment.

- ❖ The Village of Little Chute should be proactive in helping to preserve the properties that are listed in the State and National Register of Historic Places, and in the Architecture & History Inventory.
- ❖ The Village of Little Chute should use Site Plan Review to encourage development that is compatible and supportive of the culture of the area.
- ❖ The Village of Little Chute should be open to concepts such as community gardens which demonstrate the value of natural resources to the benefit of the community.
- ❖ Village Leaders should use the *Village of Little Chute Strategic Plan 2015-2019* to help guide development and redevelopment decisions as a means to preserve community character, enhance quality of life, promote sustainability and engage citizen participation and leadership.

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# Transportation

## Transportation System Characteristics

### Streets and Highways

The street and highway system in the Village of Little Chute consists of principal arterials, minor arterials, collectors, and local streets (see Map 5A). These classifications are from the Wisconsin Department of Transportation (DOT) and are based on which primary function the street or highway serves – the movement of vehicles through an area or to provide access to adjacent land. Arterials accommodate the movement of vehicles while local streets provide direct access to individual parcels of land. Collectors serve both local and through traffic by providing a connection between arterials and local streets.

- ❖ I-41, CTH “OO”, and CTH “N” (south of I-41) are principal arterials. Principal arterials carry traffic that is going through, rather than to, the community and should have limited direct access to adjoining properties.
- ❖ STH 96 and CTH “N” (north of I-41) are Minor Arterials. Minor arterials also carry through traffic and have a higher level of direct access than a principal arterial.
- ❖ Collector streets in the Village of Little Chute include N. Washington Street; Madison Street; Depot Street; East Lincoln Avenue; Riverside Drive; Buchanan Street; Sanitorium Road; Rosehill Road; East & West Florida Avenue; East & West Elm Drive; Moasis Drive; Randolph Drive; East and West Evergreen Drive; Holland Road; and French Road. Collector streets provide access between local streets and both the principal and minor arterials.
- ❖ All of the other streets in the Village of Little Chute are local streets. Local streets provide direct access to residential, commercial, and industrial uses within the city.

All streets and highways shown on the DOT Classification System are eligible for federal funding, the formula for which is complex. Generally, all U.S. highways like I-41 and state highways like STH 96 are funded with a combination of state and federal dollars. County roads like CTH “N” are typically funded with county dollars, although they are eligible for various state and federal programs. Local streets not classified are funded locally, although all municipalities receive state General Transportation Aids based on various formulas. A funding match, usually 20 percent, is required for federal and state funding programs. Locals may be asked to participate in funding state, or county projects, if the community wants a higher standard of construction beyond that deemed necessary. For example, the construction of parking lanes, turning lanes, sidewalks, storm sewers, etc., may be something the local community would be asked to cost-share.

One of the tools available to a community to help in planning for future streets is an official map ordinance and map. The mapping of the streets provides guidance to those interested in developing land in that area. It also reserves the right of way for future planned roads to be constructed.

### Traffic Counts

Traffic flows through the Village have seen wide fluctuations over the last fifteen years, due primarily to the opening of STH 441.

**Table 13**  
**Traffic Count Changes - 1985-2013**

	"OO" from Appleton	"96" from Appleton	"N" from I-41	"N" from Kimberly
1985	13,140	8,330	8,040	18,790
1988	11,670	8,280	8,600	15,010
1991	12,510	8,820	12,220	19,780
1997	9,300	6,500	8,700	13,600
2000	9,800	5,500	9,200	13,400
2010	9,200	3,600	7,700	13,400
2013	10,600	4,800	8,100	14,200

Source: DOT Traffic Reports 1985, 1988, 1991, 1997, 2000, 2010, 2013 (Average Daily Traffic Counts)

Traffic counts of major entryways into the Village of Little Chute show variation of traffic flow in almost every roadway. Traffic count data from the WDOT (Table 13) shows a variety of trends. From 1985 to 2010, traffic counts decreased at most traffic count locations. Reasons vary but could include impacts of the recession, change in travel preferences of area construction altering travel routes. However, traffic counts increased at all locations in 2013. The increases would parallel an economic upturn which may have put more vehicles back on the roads. For more detailed traffic count data at locations throughout the Village, please refer to Map 5B.

The question could be raised why traffic counts showed such variations. The most obvious is the opening of STH 441 in 1994, which relieved a substantial amount of traffic on either side of the Fox River from having to go through Kimberly and Little Chute to reach the other side of the Fox River. The decreased traffic count can be looked as having "pluses" and "minuses". From a "plus" standpoint, not as much traffic on incoming roadways provides future traffic capacity and less impact on road surfaces on Village streets. From a negative standpoint, not as much traffic flowing through the village is detrimental to local businesses that benefit from "impulse buying".

STH 441 provides a direct entrance to the Village of Little Chute from the west via CTH "OO". With the physical location of STH 441 to the west (within one mile) and I-41 within the Little Chute corporate limits, the village offers excellent access to existing and future industrial/commercial areas of Little Chute. The recent improvement of the diamond shaped interchange of STH 41 and CTH "N" and a substantial amount of vacant land available for development gives the village a very competitive position in the Fox Cities to attract business and industry.

## PASER

A tool available to the Village of Little Chute in determining budget priorities for street construction and repair is PASER (pronounced pacer). PASER is a simplified pavement management program communities use to evaluate pavement surface condition. The PASER rating reflects the physical condition of the street. The highest possible rating is 10. The streets with a low rating should be the focus of budget decisions made by the Village of Little Chute regarding street repair and maintenance.

## Trucks

YRC is the only major trucking firm with a terminal in the Village of Little Chute. However, NESTLE USA Inc. on W. North Avenue, Trilliant Food & Nutrition LLC, General Beer, Bel Kaukauna cheese, Warehousing of Wisconsin (WOW) in industrial park are major truck users generating a significant amount of truck traffic.. In addition, Feeding America and Marmon Keystone on Evergreen Drive are also major truck users. Map 6 shows the major truck routes that are located on federal, state and county streets and highways as well as additional truck routes designated within the village. As shown by Map 6, these routes are equally distributed throughout the village and provide a good transportation backbone for the movement of goods and services throughout the village.

Vehicles defined as "heavy traffic" are required to use these routes. Heavy traffic means all vehicles not operating completely on pneumatic tires and all vehicles or combination of vehicles, other than motor buses, designed or used for transporting property of any nature and having a gross weight of more than 6,000 pounds.

The movement of raw materials and finished products by truck continues to increase, resulting in a heavy dependence on a good road system. A combination of federal, state, county and local funds will need to be invested in major road system improvements over the next twenty-year planning period to accommodate this demand.

An analysis of where significant amounts of truck traffic are generated shows that these areas are well located with respect to streets and highways constructed to meet this type of vehicular movement. Most are located immediately adjacent to, or within a few blocks of, the major and/or minor arterials in the village.

Access to major and minor arterials should be a key factor when the Village reviews development proposals for projects that are anticipated to generate significant amounts of truck traffic.

## Train

The Canadian National provides freight railroad service in the Village of Little Chute. The village is located on a major north-south route that runs from Chicago to Green Bay. A connection to a major east-west route is available in the Neenah-Menasha area. Any changes to the service levels would be determined by customer demand. There are no improvements planned to the tracks themselves in the near future.

There is no passenger rail service in the Village of Little Chute.

## Transit

Transit service is provided to the Village of Little Chute by Valley Transit, which is owned and operated by the City of Appleton, and funded by the state and federal governments and by the local communities in which service is provided. The "Route 20" bus enters the Village of Little Chute on CTH "N" from Kimberly, turns east on Main Street and stays on Main Street into Kaukauna. It returns from Kaukauna on Main Street and turns south on CTH "N" to go back through Kimberly.

Buses are now equipped with bike racks which allow riders to use the transit system in conjunction with bike routes.

Lift-equipped buses are available on the regular Valley Transit fixed routes. The lift service gives passengers who have difficulty using the steps a safe and easy way to get on board. In addition, some individuals with severe disabilities may require an attendant for assistance when riding the bus. These necessary care attendants may ride free.

The Valley Transit II system offers paratransit services for those who need to be picked up and taken to a specific location. The service requires a one-day notice. People who 60 years old or older and certified as disabled are eligible for this service.

More information on the Valley Transit System can be found on their web site at: <http://appleton.org/residents/valley-transit/maps-schedules>.

### **Specialized Transportation**

Services are provided through Valley Transit and Kobussen Buses Ltd.

### **Sidewalks**

The Village of Little Chute has a policy that sidewalks are installed within one year of the street being constructed.

### **Trails**

#### ***Background***

The issue of multi-use trails and paths is becoming more important as an alternate transportation mode and as a recreational amenity. Groups and governmental agencies are finding that the acquisition, dedication, or official mapping of trails is a very difficult process in existing neighborhoods, and there is a critical need for advance planning of trail locations in future growth areas.

Trails should not only connect residential neighborhoods with parks, schools, shopping, places of employment, and other land uses, but also make connections to longer regional trails. Just like the roadway system has arterial, collector, and local streets, trails could be defined in the same way.

The presence of trails often increases the value of properties adjacent to the corridors, especially those through residential neighborhoods. The National Association of Home Builders cites trails as the second or third most important amenity that would influence people to move to a new location.

Trails also provide a quality of life aspect that is becoming an increasingly important factor in attracting and retaining businesses in a community. Corporations bring jobs to communities and help support other businesses. Additionally, health improvement, due to outdoor exercise, can help control company medical costs in the long run.



By providing safe and pleasant places to walk, bicycle and in-line skate, trails encourage people to use non-motorized means of getting to work, school, play, and shopping, resulting in reduced traffic congestion, noise, and air pollution. The *Wisconsin Bicycle Transportation Plan 2020* states: "the most frequent, comfortable, and practical trips for bicyclists, those under five miles, produce the greatest environmental benefits, since automobile trips under five miles in length are the least fuel efficient and produce the highest emissions per mile."

Trails provide pleasant places for people to walk, run, bicycle, ski, skate, or do other exercises, all of which help control weight, blood pressure and cholesterol levels, build strength and endurance, and help prevent osteoporosis, diabetes and depression.

Trails can offer more than just the typical health and economic benefits. A trail corridor may be useful as a non-intrusive communications linkage for fiber optic or underground utility systems to enhance communications.

Trails can provide a sense of place and a source of community pride. When integrated with features such as historic sites, commercial or residential areas, and parks, they can improve the overall character of a region. Trail corridors can become outdoor classrooms where children and adults can observe and learn about their natural and cultural environment. Portions of the trail corridor may be also be used for natural resource management and observation, prairie restoration, endangered species protection, and wetland protection where possible.

### ***Trails in Little Chute***

The vision for the community includes a trail system that connects the parks along the Fox River with other parks in the village, in other communities and Outagamie County.

The Village of Little Chute participated and had input in the overall Bicycle & Pedestrian Component of the Long Range Transportation and Land Use Plan, an update of which was prepared by the East Central Wisconsin Regional Plan Commission. This plan identifies Village of Little Chute bicycle & pedestrian routes (on and off-road trails) that either exist now or could be designated as routes in the future.

Trail planning for the Village of Little Chute is addressed in the Village of Little Chute Comprehensive Outdoor Recreation Plan (CORP) which is included by reference in the Village of Little Chute Comprehensive Plan. The CORP includes an assessment of existing and future trails for the village and should be consulted for more detailed planning relative to trail and park development in the village. One project noteworthy to mention is the proposed Fox River Trail Crossing which would include an approximate 1250 foot boardwalk connecting the Village of Little Chute with the City of Kaukauna. Specifically, the boardwalk would connect the Little Chute Island Park Trail with the Fox River Trail in Kaukauna. More detailed plans of the project can be seen in Appendix G, Proposed Fox Boardwalk Maps.

Outagamie County's Planning Department is responsible for planning, designing and implementing greenways and trail systems throughout Outagamie County. This is accomplished with a series of inter-connected recreational/transportation corridors between points of interest and population concentrations.

Fox Cities Greenways, Inc. is a private non-profit organization with the mission of fostering the development of a regional network of trails and greenways that will preserve the natural beauty of the environment and provide safe recreation and transportation opportunities for people throughout the Fox Cities region. They have a web site at:

<http://foxcitiesgreenways.org/>

To help achieve the planning vision for the community, the Village of Little Chute should consider how trails can be included in areas of new development and added to areas of existing development. Some areas that may be suitable for trails are along the Fox River between Sanitorium Road and Monroe Street, along Apple Creek in the northern part of the village, and possibly to connect with the new TDS Sports Complex just outside the village to the northwest. The Village should consider potential trail locations in reviewing development proposals and should map the trails on the Village's Official Map according to the recommendations of the Village of Little Chute Comprehensive Outdoor Recreation Plan.

### **Air Service**

The closest, regularly scheduled air service available to the residents of the Village of Little Chute is at the Appleton International Airport (AWT) formerly known as the Outagamie County Regional Airport. It is located in the Town of Greenville on the far west side of the Fox Cities. Encompassing nearly 1,500 acres of land at the intersections of USH 45, STH 96 and CTH CB, the regional airport serves the Fox Cities Metro Area and the surrounding counties with commercial airline service. In addition to the commercial passenger service, air freight, chartered flight service, car rentals and aviation technological services are also provided at the airport.

The AWT airport has experienced major upgrades over the past ten years including runway and terminal expansions. The AWT will continue to implement facility improvements following the recommendations of a Long Range Development Plan.

Austin Straubel International Airport is located in Green Bay, twenty miles to the northeast of Little Chute. It is the third largest airport in the state of Wisconsin and operates 24 hours per day, seven days per week. It provides the physical facilities for up to 90,000 take-off and landings annually, serving approximately 720,000 commercial passengers and thousands of sport and general aviation enthusiasts.

### **Water**

Those in need of water transportation for commercial shipping purposes have access to the Port of Green Bay, located in Brown County. These shipping facilities are located along the Fox River near the confluence with the Bay of Green Bay. The Port of Green Bay is located approximately 20 miles northeast of the Village of Little Chute. Seasonal passenger and car ferry service is provided through the Lake Michigan Port of Manitowoc, located about fifty miles southeast of the Village of Little Chute. Service levels will probably remain constant for the foreseeable future.

## Bridges

The largest bridge in the Village of Little Chute is the CTH “N” or Community Bridge. The bridge was reconstructed in 2000-2001 as a four-lane bridge with accommodations for pedestrian and bicycle traffic. There are several smaller bridges that span small creeks and drainageways. Bridges are evaluated and rated annually by the Village and other agencies. Improvements are recommended based on the evaluations and captured in the Villages Capital Improvement Program.

## Transportation Plans and Programs

### Village of Little Chute

The Village of Little Chute annually prepares a five-year Capital Improvements Program that includes transportation projects. The capital improvement program process helps the community prioritize projects. Table 14 shows the projects with a projected cost of over \$100,000 listed in the 2016 Village of Little Chute Capital Improvement Plan. Please note that the annual Capital Improvement Program is included by reference into the Comprehensive Plan. Please note that road improvement, trail and other transportation related projects may change as annual evaluations occurs. This is the reason Village Leaders should consult the Capital Improvement Program for the most recent conditions and recommended improvements.

**Table 14**  
**Little Chute Transportation Improvements – 2016-2020**

Year	Project	From	To	Amount
2016	Annual Paving Program			\$3,176,500
2017	Annual Paving Program			\$2,568,580
	Taylor Street	Coolidge Avenue	Briarwood Avenue	\$902,200
	Harvest Trail (Village North Subdivision)			\$468,000
2018	Annual Paving Program			\$2,064,950
	Hartzheim Drive	Buchanan Road	Randolph Drive	\$1,211,000
2019	Annual Paving Program			\$1,880,000
	French Road	Main Street	CTH “OO”	\$3,660,700
2020	Evergreen Drive	French Road	Holland Road	\$3,751,000
	Evergreen Drive	Holland Road	Vandenbroek Road	\$2,031,450
	Evergreen Drive	Vandenbroek Road	CTH “N”	\$1,148,550
	Vandenbroek Intersection Realignment			\$250,000
	Lincoln Street Extension			\$163,000
	Fox Point Lane	Fox Point Drive	Fox Point Drive	\$130,000

Source: Village of Little Chute Department of Public Works

## Outagamie County

The Capital Improvement Program for Outagamie County has seven transportation related projects that are in, or near, the Village of Little Chute.

**Table 15**  
**Transportation Projects**

Project Name	Description	Year	Projected Cost
Bridge B-44-0027 CTH "OO" over Bongers Creek	The proposed project is a bridge repair for a structure with load restrictions due to significant overburden	2016 - 2017	\$230,000
Bridge B-44-0084, CTH "N" over Apple Creek	The proposed project is to do a concrete deck overlay. It will be let as part of a larger project with similar bridge work	2016 - 2017	\$90,000
Bridge, Mill St. Lift Bridge Demolition/Reconstruction	The proposed project is the demolition of the Mill St. Lift Bridge	2015 - 2016	\$323,300
CTH "N" – Maple St. to CTH "E"	The proposed project is to improve the existing asphaltic surface by reclaiming and installing a new asphalt pavement for this segment	2016	\$1,696,000

Source: Outagamie County Capital Improvements Program, 2016 - 2020.

## Regional, State, and Federal

### East Central Wisconsin Regional Planning Commission

East Central has adopted their Long-Range Transportation/Land Use Plan for the Fox Cities Urbanized Area. The plan currently includes the following projects recommended for construction or programming (implementation date is shown in parentheses).

- ❖ CTH "OO" – Holland Road to Freedom Road, Reconstruct 4 lane urban section
- ❖ CTH "OO" – Washington Street to Buchanan Road, Reconstruct (2014+)

These projects are recommended for additional study:

- ❖ French Road – construct a three or four lane urban section.
- ❖ Holland Road Overpass – construct new bridge to freeway standards.

### Wisconsin Department of Transportation – District 3

According to the Wisconsin Department of Transportation District 3 Office, the following project is projected for improvement over the next five years:

- WIS 55, (Lawe St. to I-41) Reconstruction, Kaukauna – Outagamie County

## Findings and Recommendations

- ❖ The Wisconsin Department of Transportation (DOT) classifies streets and roads based primarily on the number of vehicles that use the street or road. The Village of Little Chute should communicate on an annual basis with the DOT to learn where traffic counts will be taken and where additional counts desired by the Village may be possible.
- ❖ Official mapping of future streets should be undertaken to provide for a local arterial and collector system.
- ❖ Official mapping of trails should be undertaken so property owners and developers are made aware of the possible need for a trail. The trail locations should be determined by the recommendations found within the Village of Little Chute Comprehensive Outdoor Recreation Plan.
- ❖ The Village of Little Chute should continue to use PASER and the Capital Improvement Program to help prioritize improvements to the existing street system.
- ❖ The Village of Little Chute should consult the Official Map when development proposals are submitted to the Village for review and approval.
  - ❖
- ❖ The Village should pursue the joint development of the Fox River Crossing Boardwalk to improve the local and regional trail system.

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# Housing

## Housing Characteristics

### Age of Housing

The strong economy and accompanying low interest rates of the 1990s is reflected in the age of housing in the Village of Little Chute (see Table 16). The largest number of housing units built in any ten-year period in the village was between 1990 to 1999 (974 homes, or about 25% all housing). This increase was primarily due to the construction of a number of apartment complexes. The second highest number of housing units built in a ten-year period was between 1970 and 1979 with 843 homes or 21.3% of all housing units. This same pattern is reflected in Outagamie County and, to a lesser extent, in the State of Wisconsin.

The growth in housing units has occurred more recently in the Village of Little Chute and Outagamie County than in Wisconsin. Between 1980 and 2009, 46.8% of the total housing units in Little Chute were built, compared to 43.3% and 35.3% for the county and the state, respectively. While Little Chute has been one of the communities in the Fox Cities for over 100 years, it is only in the last several decades that it has experienced this type of growth.

**Table 16**  
**Age Of Housing in 2010**

	Village of Little Chute		Outagamie County		State of Wisconsin	
	No.	%	No.	%	No.	%
< 10 years	577	13.2%	10,304	14.2%	295,244	11.4%
11 to 20 years	787	17.9%	12,562	17.4%	364,202	14.0%
21 to 30 years	691	15.7%	8,484	11.7%	256,066	9.9%
31 to 40 years	886	20.2%	10,553	14.6%	393,472	15.2%
> 40 years	1,454	33.1%	30,410	42.0%	1,284,089	49.5%
Total Housing Units	4,395		72,313		2,593,073	

Source: U.S. Census

### Types of Housing Units

The number of housing units in the Village of Little Chute increased by 11.1% from 2000 to 2010, compared to 15.5% for Outagamie County and 11.7% for Wisconsin.

Single-family residential units comprise the vast majority of the Village of Little Chute's housing stock. In 2000, 72.7% of the Village of Little Chute's 3,955 dwelling units were single-family units (see Table 17), 13.0% were residential structures with 2-4 units and 8.8% were apartments with five 5 or more units. In 2000, there were 217 housing units in the mobile home or other category or 5.5%. Most of the mobile homes are found in the two mobile home parks located in the village.

In 2010, the percentage of single-family homes remained constant to 72.7%. While the percentage of structures with 2-4 units increased from 13% to 14.2%, structures with five or more units increased from 8.8% to 10.9%. Mobile homes or other experienced a decrease from

5.5% to 2.2% of all housing units. Outagamie County and Wisconsin experienced similar trends, with the exception of Wisconsin experiencing a decrease in 2 to 4 unit residences.

**Table 17**  
**Housing Units**

	Village of Little Chute				Outagamie County				State of Wisconsin			
	2000		2010		2000		2010		2000		2010	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
<b>Single Family</b>	2,874	72.7	3,195	72.7	46,548	74.3	54,280	75.0	1,609,407	69.3	1,832,294	70.6
<b>2 to 4 Units</b>	515	13.0	622	14.2	6,856	10.9	7,680	10.6	281,936	12.1	280,330	10.8
<b>5 or more Units</b>	349	8.8	480	10.9	7,990	12.8	9,383	13.0	325,633	14.0	379,973	14.7
<b>Mobile Home or Other</b>	217	5.5	98	2.2	1,220	1.9	970	1.3	104,168	4.5	100,476	3.9
<b>Total Units/ % Change</b>	3,955		4,395	11.1	62,614		72,313	15.5	2,321,144		2,593,073	11.7

Source: U.S. Census

The Village of Little Chute has seen a steady increase in the amount multi-family units as shown by Table 17. A total of 238 two or more units were added since 2000. However, the overall percent growth of total housing units trailed both Outagamie County and the State of Wisconsin.

### Growth in Housing Units

Between 1988 and 2002, 472 new single-family housing units were constructed in the Village of Little Chute (see Table 18). Over that time period, the average annual number of permits granted was thirty-one. From 2003 to 2015 the average number of permits significantly decreased to 11, reflecting the decline of new single family homes built during the recession. As of 2015, new construction permits for single family homes has increased significantly. The highest number of single family permits occurred in 1996, when 48 permits were issued; the lowest number of permits occurred in 2011, when no permits were issued.

The number of two-family permits has varied considerably, from the time span of 1988 to 2002 there was a steady increase of new duplex permits with a high of 25 permits (50 units) in 1992. After 2002, construction of new duplex units considerably declined. Apartments have an even larger variation, with some years having no permits and in other years constructing over 100 units. Overall, recently there has been an increase in the number of apartment units constructed for the area compared to single family units.



**Table 18**  
**New Housing Units Constructed, 1988-2015**

Year	Single Family Units	Two Family Units	Multi-Family Units	Total Units
1988	17	8	0	25
1989	27	26	0	53
1990	18	20	8	46
1991	18	26	24	68
1992	41	50	16	107
1993	29	34	19	82
1994	44	28	104	176
1995	31	18	8	57
1996	48	18	0	66
1997	44	16	24	84
1998	37	20	0	57
1999	44	36	0	80
2000	39	18	0	57
2001	22	22	81	125
2002	13	16	0	29
2003	23	3	27	53
2004	21	10	4	35
2005	11	0	85	96
2006	7	0	32	39
2007	5	2	0	7
2008	5	0	16	21
2009	5	1	0	6
2010	1	4	0	5
2011	0	0	0	0
2012	3	0	39	42
2013	15	0	120	135
2014	11	3	108	122
2015	36	0	78	114
<b>Total Units</b>	615	379	793	1,787
<b>1988 to 2002 Average</b>	31	24	19	74
<b>2003 to 2015 Average</b>	11	2	39	49

Source: Village of Little Chute

**Table 18A****Total Housing Units/Building Permits****(Ranked by Total Units by County of Jurisdiction as of December 2015)**

<b>County or Jurisdiction</b>	<b>Total Units</b>	<b>Single Family</b>	<b>2-Family Units</b>	<b>3-4 Family Units</b>	<b>5+ Family Units</b>
1. City of Appleton	308	58	6	16	228
2. City of Oshkosh	275	17	10	0	248
3. Village of Suamico	156	53	4	0	99
4. (tie) Town of Harrison	136	38	0	0	98
4. (tie) Door County	136	115	0	0	21
6. Town of Grand Chute	132	71	2	0	59
7. City of Neenah	124	59	8	0	57
8. Village of Hobart	122	41	0	0	81
9. Village of Little Chute	114	36	0	0	78
10. Village of Bellevue	103	20	2	3	78
11. City of Menasha	100	25	2	0	73
12. City of Green Bay	98	71	0	3	24
13. Oconto County	97	97	0	0	0
14. Town of Greenville	95	87	0	8	0
15. City of De Pere	81	41	4	0	36
16. Winnebago County	80	76	4	0	0
17. Village of Howard	78	68	2	0	8
18. City of Manitowoc	72	15	10	0	47
19. Village of Ashwaubenon	65	55	10	0	0
20. Town of Ledgeview	61	43	6	0	12
21. Town of Lawrence	56	52	4	0	0
22. Town of Menasha	50	47	0	3	0
23. (tie) Village of Harrison	45	41	4	0	0
23. (tie) City of Ripon	45	1	0	0	44
25. City of Kaukauna	43	33	10	0	0
26. Village of Sister Bay	37	1	0	0	36
27. Shawano County	36	36	0	0	0
28. Manitowoc County	34	34	0	0	0
29. City of Fond du Lac	28	22	6	0	0
30. (tie) Town of Fond du Lac	21	14	0	0	7
30. (tie) Village of Combined Locks	21	19	2	0	0

Source: U.S. Census Bureau. Note: Statistics by place and county on new privately-owned residential housing units authorized by building permits. Most of the permit-issuing jurisdictions are municipalities, the remainder are counties, townships, or unincorporated towns.

Lists reflect information for the following counties: Brown, Calumet, Door, Fond du Lac, Kewaunee, Manitowoc, Marinette, Oconto, Outagamie, Shawano, Sheboygan, & Winnebago.

From a regional perspective, The Village of Little Chute was as an attractive location for new housing unit development in 2015. Table 18A show how other Northeastern Wisconsin communities compared in housing unit development in 2015. The Village of Little Chute ranked 9<sup>th</sup> out of communities reporting. This table also shows the tremendous shift to multi-unit development brought on by preferential shifts in housing choice.

## Occupancy

Owner occupied housing units represented 70.2% of the housing units in the Village of Little Chute in 2000, and decreased to 67.8% in 2010. Conversely, renter occupied units increased as a percentage of the housing units from 27.8% in 2000 to 32.2% in 2010. The same pattern was not seen at the county and state level where owner occupied units remained relatively constant, and renter occupied housing units decreased. The County and State saw an increase in vacant units overall.

**Table 19**  
**Occupancy Status**

	Village of Little Chute				Outagamie County				State of Wisconsin			
	2000		2010		2000		2010		2000		2010	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
Owner Occupied	2,778	70.2	2,800	67.8	43,830	70.0	50,235	69.5	1,426,361	61.5	1,580,608	61.0
Renter Occupied	1,100	27.8	1,328	32.2	16,700	26.7	18,827	26.0	658,183	28.4	694,003	26.8
Vacant Units	78	2.0	267	6.1	2,084	3.3	3,251	4.5	236,600	10.2	318,462	12.3
Seasonal Units	7	0.2	8	0.2	237	0.4	352	0.5	142,313	6.1	193,046	7.4
Total Units	3,956		4,395		62,614		72,313		2,321,144		2,593,073	

Source: U.S. Census

Although, the number of housing units in the village increased from 2000 to 2010, the percentage of owner occupied in the village dropped. Vacancy rates for owner occupied and renter units showed an increase. The same was true for owner occupied housing and renter housing at the Outagamie County and Wisconsin level indicating the village was consistent with market demand.

**Table 20**  
**Vacancy Status**

	Village of Little Chute				Outagamie County				State of Wisconsin			
	2000		2010		2000		2010		2000		2010	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
For Sale	20	25.6	45	26.6	418	20.1	893	25.5	17,172	7.3	34,219	7.3
For Rent	32	41.0	77	45.6	860	41.3	1,299	37.1	38,714	16.4	63,268	16.4
Seasonal Units	7	9.0	8	4.7	237	11.4	352	10.1	142,313	60.1	193,046	60.1
Other Units	19	24.4	39	23.1	569	27.3	957	27.3	38,401	16.2	54,057	16.2
Total Vacant Units	78		169		2,084		3,501		236,600		344,590	
Owner Vacancy Rate	0.7%		1.6%		1.0%		1.7%		1.2%		2.1%	
Renter Vacancy Rate	2.9%		5.5%		5.2%		6.4%		5.9%		8.3%	

Source: U.S. Census

## Value

The median housing value of \$105,600 in 2000 was in line with that of Outagamie County (see Table 21). The Villages median housing value was less than that of the Town of Grand Chute and the State of Wisconsin in 2000. In 2010, a similar trend was observed, however the Village's median housing value fell further behind that of the County. The strength of the housing market in the early 2000s is demonstrated by the fact that the median housing value in 2010 is significantly higher than the value that would have resulted simply from the value increasing by the rate of inflation during the ten-year period.

When adjusted for inflation from 2000 to 2010:

- A \$50,000 home is worth \$63,315
- A \$100,000 home is worth \$126,630
- A \$150,000 home is worth \$189,944
- A \$200,000 home is worth \$253,259

**Table 21**  
**Median Housing Value**

	Village of Little Chute	Village of Kimberly	Town of Grand Chute	City of Kaukauna	Outagamie County	State of Wisconsin
2000 Actual	\$105,600	\$90,500	\$131,900	\$91,200	\$106,000	\$112,200
2010 CPI Adjusted	\$133,721	\$114,600	\$167,024	\$115,486	\$134,227	\$142,078
2010 Actual	\$139,900	\$130,800	\$180,800	\$137,400	\$153,500	\$169,000

Source: U.S. Census

The combination of a strong housing market and economy resulted in 363 homes in Little Chute being valued at over \$200,000 in 2010 compared to 123 homes above that value in 2000 (see Table 22). In 2000, almost 86.2% of the homes in the village were valued at less than \$150,000 compared to 61.8% in 2010. The percentage of homes in the \$50,000 to \$99,999 range decreased dramatically from 43.0% in 2000 to 9.2% in 2010. There was also a significant increase in homes valued between \$150,000 and \$199,000 within Little Chute.

The same pattern in home values was found at the county and state level. Little Chute has a higher percentage of homes valued in the \$100,000 to \$200,000 range of home values and a lower percentage of homes at the extremes.

**Table 22**  
**Housing Value**

	Village of Little Chute				Outagamie County				State of Wisconsin			
	2000		2010		2000		2010		2000		2010	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
Less than \$50,000	29	1.2	174	6.2	655	1.7	1,117	2.2	73,450	6.5	74,890	4.7
\$50,000 to \$99,999	1,034	43.0	258	9.2	16,623	43.7	5,750	11.4	396,893	35.4	210,950	13.3
\$100,000 to \$149,999	1,007	41.9	1,298	46.4	12,754	33.5	17,217	34.3	343,993	30.6	352,973	22.3
\$150,000 to \$199,999	213	8.9	707	25.3	5,100	13.4	12,299	24.5	173,519	15.5	345,355	21.8
\$200,000 to \$299,999	99	4.1	295	10.5	2,237	5.9	9,565	19.0	95,163	8.5	354,131	22.4
\$300,000 to \$499,999	24	1.0	60	2.1	527	1.4	3,665	7.3	30,507	2.7	179,009	11.3
\$500,000 or More	0	0.0	8	0.3	119	0.3	622	1.2	8,942	0.8	63,300	4.0
Total Units	2,406		2,800		38,015		50,235		1,122,467		1,580,608	

Source: U.S. Census

## Household Type

There are 4,207 households in Little Chute in 2010, an increase of 8.5% from the 3,878 households in 2000.

Little Chute followed the national trend of fewer family households and more nonfamily households. Married households decreased as a percentage of all family households from 59.7 to 53.1 percent. Female-headed households increased from 9.2 to 10.5 percent. The trend away from the traditional family structure (two parents and children) is also evident in an analysis of nonfamily households. Both categories of living alone and age 65+ increased between 2000 and 2010, as well as nonfamily households in general.

The percentage increase in households between 2000 and 2010 was less in the Village of Little Chute than in Outagamie County and Wisconsin. All three areas shared the same trends:

- ❖ Family households decreased and nonfamily households increased as a percentage of all households
- ❖ Married households decreased and female headed households increased as a percentage of family households
- ❖ Living alone and age 65+ households increased as a percentage of the nonfamily households.

**Table 23**  
**Household Type**

	Village of Little Chute				Outagamie County				State of Wisconsin			
	2000		2010		2000		2010		2000		2010	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
Total Family	2,805	72.3	2,848	67.7	42,219	69.7	46,997	67.5	1,386,815	66.5	1,468,917	64.4
Married	2,317	59.7	2,234	53.1	35,622	58.9	37,914	54.4	1,108,597	53.2	1,131,344	49.6
Female Headed	356	9.2	442	10.5	4,588	7.6	6,142	8.8	200,300	9.6	233,948	10.3
Total Nonfamily	1,073	27.7	1,359	32.3	18,311	30.3	22,651	32.5	697,729	33.5	810,851	35.6
Living Alone	856	22.1	1,071	25.5	14,623	24.2	18,004	25.8	557,875	26.8	642,507	28.2
Age 65+	691	17.8	866	20.6	11,195	18.5	14,479	20.8	448,491	21.5	547,650	24.0
Total Households	3,878		4,207		60,530		69,648		2,084,544		2,279,768	
% Increase			8.5				15.1				9.4	

Source: U.S. Census

## Persons per Household

Table 24 illustrates how household size has been significantly declining in the Village of Little Chute, Outagamie County, and Wisconsin. In 1970, there were 4.10 persons per household in the village. By 2010, the number has decreased to 2.48 person per household. This decline in household size is occurring throughout the state and nation. It has been largely attributed to an increase in the number of single- and two-person households caused by a higher divorce rate and an aging population. The trend toward smaller household size has slowed down over the past ten years.

**Table 24**  
**Persons Per Household**

	Village of Little Chute		Outagamie County		State of Wisconsin	
	No.	Persons per HH	No.	Persons per HH	No.	Persons per HH
1970	1,346	4.10	32,807	3.64	1,328,804	3.32
1980	2,482	3.18	42,755	3.01	1,654,777	2.85
1990	3,158	2.92	50,527	2.78	1,822,118	2.68
2000	3,878	2.70	60,530	2.66	2,084,544	2.57
2010	4,207	2.48	69,648	2.54	2,279,768	2.49

Source: U.S. Census

## Household Size

The decrease in household size can be seen more clearly in Table 25. Two person households in the Village of Little Chute had the largest increase in the percentage of all households. One person households was the only other group to experience an increase; all of the other household size categories experienced a decrease. One and two person households combined increased from 55.5% of all households in 2000 to 62.5% in 2010. The same patterns are seen at the county and state level.

**Table 25**  
**Household Size**

	Village of Little Chute				Outagamie County				State of Wisconsin			
	2000		2010		2000		2010		2000		2010	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
1 Person	856	22.1	1,071	25.5	14,623	24.2	18,004	25.8	557,875	26.8	642,507	28.2
2 Person	1,297	33.4	1,556	37.0	20,422	33.7	24,854	35.7	721,452	34.6	817,250	35.8
3 Person	618	15.9	662	15.7	9,352	15.5	10,794	15.5	320,561	15.4	339,536	14.9
4 Person	640	16.5	535	12.7	9,816	16.2	9,765	14.0	290,716	13.9	284,532	12.5
5 Person	322	8.3	276	6.6	4,299	7.1	4,236	6.1	127,921	6.1	124,387	5.5
6 or More Person	145	3.7	107	2.5	2,018	3.3	1,995	2.9	66,019	3.2	71,556	3.1
Total Households	3,878		4,207		60,530		69,648		2,084,544		2,279,768	

Source: U.S. Census

## Housing Affordability

According to the U.S. Department of Housing and Urban Development (HUD), housing is considered affordable if less than 30% of a household's income is needed for housing costs. The median household income in the Village of Little Chute in 2010 was \$4,488 per month. That means a household at the median income level could spend up to \$1,342 per month on housing before the cost would be considered unaffordable. In the Village of Little Chute, about 17% of the owner-occupied households spent 30% or more of their household income in 2010 (see Table 26). In 2010, about 26% of the households spent more than 30 percent, a significant increase. The only percent of income group that did not see an increase from 2000 to 2010 was the less than 20% to 24.9% of income group. Outagamie County and Wisconsin also had an increase in owner-occupied households spending more than 30% of their household income on housing.

**Table 26**  
**Homeowner Affordability**

	Village of Little Chute				Outagamie County				State of Wisconsin			
	2000		2010		2000		2010		2000		2010	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
< 20% of Income	1,364	56.7	1,223	44.4	22,148	58.3	23,918	47.6	634,277	56.5	701,610	44.4
20% to 24.9%	378	15.7	426	15.3	6,287	16.5	8,407	16.7	173,620	15.5	242,430	15.3
25% to 29.9%	249	10.3	406	14.6	3,648	9.6	5,447	10.8	109,833	9.8	182,179	11.5
30% to 34.9%	168	7.0	238	8.6	2,096	5.5	3,845	7.7	64,892	5.8	121,296	7.7
> 34.9% of Income	247	10.3	485	17.5	3,691	9.7	8,444	16.8	135,075	12.0	327,133	20.7
Not Computed	0	0.0	22	0.8	145	0.4	174	0.3	4,770	0.4	5,960	0.4
Total Households	2,406		2,778		38,015		50,235		1,122,467		1,580,608	
% Not Affordable	17.3		26.1		15.2		24.5		17.8		28.4	

Source: U.S. Census

Like owner-occupied households, renter-occupied households experienced an increase in the percent of households with unaffordable housing costs as well (see Table 27). In 2000, about 21.5% of the renter-occupied households paid 30% or more of their monthly income. In 2010,

that percentage increased to 32.1 percent. Also similarly is the fact that the less than 20% of income group decreased from 49.4% in 2000 to 34.9% in 2010 and the 20% to 24.9% group remained relatively consistent. Both Outagamie County and Wisconsin also experienced an increase in the percentage of renter-occupied households that paid 30% or more their household income for housing. Outagamie County had the smallest increase in unaffordable renter-occupied households.

**Table 27**  
**Renter Affordability**

	Village of Little Chute				Outagamie County				State of Wisconsin			
	2000		2010		2000		2010		2000		2010	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
< 20% of Income	543	49.4	463	34.9	7,099	43.0	6,189	32.9	242,345	37.8	179,632	25.9
20% to 24%	163	14.8	174	13.1	2,656	16.1	2,682	14.2	90,934	14.2	88,656	12.8
25% to 29%	119	10.8	200	15.1	1,828	11.1	1,802	9.6	67,926	10.6	77,853	11.2
30% to 34%	47	4.3	71	5.3	964	5.8	1,616	8.6	44,573	6.9	56,857	8.2
> 34% of Income	189	17.2	356	26.8	3,239	19.6	5,555	29.5	162,669	25.4	250,079	36.0
Not Computed	39	3.5	64	4.8	729	4.4	983	5.2	33,225	5.2	40,926	5.9
Total Households	1,100		1,328		16,515		18,827		641,672		694,003	
% Not Affordable	21.5		32.1		25.4		38.1		32.3		41.9	

Source: U.S. Census

## Housing Plans and Programs

**Disclaimer: Regarding the Hyperlink of specific website pages for information on Housing Programs, only the main title of the website are being provided, due to the possible change of website designs and addresses over the life of the Comprehensive Plan.**

### Village of Little Chute

The Village of Little Chute is served by the Kaukauna Housing Authority, which does not have any properties in Little Chute, but it does have the Golden Venture apartments in Kaukauna. The seventy-four apartments are for individuals over the age of 62 or who are disabled and are receiving SSI assistance.

The Kaukauna Housing Authority offers a rental assistance voucher program to Little Chute residents. The program is available to low and moderate income individuals and families.

Holland Place Apartments, a privately owned housing complex, offers 80 units that are rent controlled. Habitat for Humanity has undertaken seven projects in the village.

The Village will adopt a Traditional Neighborhood Development ordinance when the population of the village exceeds 12,500 people as required by Wisconsin State Statute 66.1027(3)(b). However, current projections don't call for the Village to reach this total over this planning period.



## Outagamie County

### **Outagamie County Housing Authority**

The Outagamie Housing Authority "provides safe and sanitary housing for low and moderate income people in Outagamie County. The Authority owns and manages 290 apartments in Appleton, Kimberly, Seymour and Hortonville -200 of which are reserved for the elderly and disabled in our community." The Housing Authority also operates the weatherization and housing rehabilitation program for Outagamie County. For more information, visit the **Outagamie County Housing Authority** website.

The Outagamie County Housing Authority does not have any facilities in or provide any services to the Village of Little Chute.

## Regional

### **Fair Housing Center of Northeast Wisconsin**

The Fair Housing Center of Northeast Wisconsin, a branch of the Metropolitan Milwaukee Fair Housing Council, serves the counties of Brown, Calumet, Outagamie and Winnebago as well as the City of Fond du Lac. It seeks to "promote fair housing by guaranteeing all people equal access to housing opportunities and by creating and maintaining racially and economically integrated housing patterns. The Fair Housing Center maintains four broad programmatic areas: Enforcement, Outreach and Education, Fair Lending and Inclusive Communities. Additional information on the Fair Housing Center of Northeast Wisconsin can be found at **the Fair Housing Council of Wisconsin** website.

### **Fox Cities Housing Coalition**

The Fox Cities Housing Coalition (FCHC) is a consortium of twenty-seven housing providers in the Fox Cities that maintain a Continuum of Care model to ensure that the housing needs of all persons in the Fox Valley are met. In addition, the housing coalition conducts a semi-annual point in time survey of homeless persons in the Fox Valley, and collaborates to submit joint applications for funding. More information on the FCHC can be found at the **Fox Cities Housing Coalition** website.

### **East Central Wisconsin Regional Planning Commission**

East Central Wisconsin Region Planning Commission staff has served as a resource for addressing housing issues within the region by providing housing related data, identifying and discussing housing needs and potential solutions to those needs with communities. Staff meets with supporting organizations, assists organizations with grant applications, and serves on housing related boards and committees. Additionally staff produces reports and fact sheets to help address or meet housing needs within the region. The intent of this program is to assist local housing authorities with strategic plans, facilitate the development of local comprehensive plans, and provide assistance and guidance to local governments, developers and other entities as they address housing issues. Further information can be found at their website East Central Wisconsin Regional Planning Commission.

## State of Wisconsin

### University of Wisconsin -Extension

- **Family Living Program.** The family living program provides assistance to families throughout Outagamie County. Some of these programs include financial and parent education.
- **Homeowner Resources.** UW-Extension provides a number of publications and materials to aid homeowners. Topics include home care, home maintenance and repair, life skills, financial information, gardening, landscaping, pest control, etc. These publications may also be obtained through the Outagamie County UW-Extension office.
- **Housing -Ownership and Renting.** UW-Extension provides a website which includes information on home maintenance and repair, a seasonal newsletter, and Rent Smart, which is a tenant education program. Publications are also available in Spanish.

For further information on each of these programs visit the University of Wisconsin Extension website.

### Wisconsin Department of Agriculture. Trade and Consumer Protection (DATCP)

- **Consumer Protection.** DATCP publishes a number of resources for renters, landlords and homeowners. These publications can be found on DATCAP's website.

### Wisconsin Department of Administration -Division of Housing

The Department of Administration -Division of Housing helps to expand local affordable housing options and housing services by managing a number of federal and state housing programs and providing financial and technical assistance. Each of these programs can be found at their website Wisconsin Department of Administration.

- **Community Development Block Grant Emergency Assistance Program (CDBG-EAP).** The CDBG-EAP program assists local units of government that have recently experienced a natural or manmade disaster. CDBG-EAP funds may be used to address damage caused by the disaster, including: Repair of disaster related damage to the dwelling unit, including repair or replacement of plumbing, heating, and electrical systems; Acquisition and demolition of dwellings unable to be repaired; Down payment and closing cost assistance for the purchase of replacement dwellings; Assistance is limited to 50% of the pre-market equalized assessed value; Publicly owned utility system repairs Streets Sidewalks; and Community Centers.
- **CDBG-Small Cities Housing Program.** The Wisconsin Community Development Block Grant (CDBG) program provides grants to general purpose units of local government for housing programs which principally benefit low and moderate income (LMI) households.
- **CDBG-Revolving Loan Fund.** CDBG housing funds are loaned to low and moderate-income (LMI) households (households at or below 80% of county median income) to make needed repairs to their homes. These funds are also loaned to local landlords in

exchange for an agreement to rent to LMI tenants at an affordable rate. CDBG housing funds are repaid to the community when the borrower moves or when the unit ceases to be the borrower's principal place of residence. Loan to landlords are repaid on a monthly basis. Loans repaid to the community are identified as CDBG-Revolving Loan Funds (CDGB-RLF).

- **Community Housing Development Organizations (CHDO).** A CHDO is a private nonprofit housing development corporation which among its purposes is the development of decent housing that is affordable to low-and moderate-income persons. CHDO's may qualify for special project funds, operating funds and technical assistance support associated with the state's HOME Investment Partnership Program (HOME).
- **Housing Cost Reduction Initiative (HCRI).** The HCRI program provides housing assistance to low-and moderate-income (LMI) households seeking to own or rent decent, safe, affordable housing. Funds are awarded to communities and local housing organizations to fund a range of activities that build, buy, and/or rehabilitate affordable housing for low income homeowners, homebuyers, and renters.
- **HOME-Homebuyer and Rehabilitation Program (HHR).** The HHR program provides funding for (1) Homebuyer assistance to eligible homebuyers for acquisition (down payment and closing costs), acquisition and rehabilitation, or new construction; (2) Owner-occupied rehabilitation for essential improvements to single-family homes serving as the principal residence of LMI owners; and (3) Rental rehabilitation to landlords for making essential repairs to units rented to tenants at or below 60% of the county median income.
- **Neighborhood Stabilization Program (NSP).** The Neighborhood Stabilization Program provides assistance to acquire and redevelop foreclosed properties that might otherwise become sources of abandonment and blight within their communities.
- **Rental Housing Development (RHD).** The Rental Housing Development (RHD) Program assists eligible housing organization, including Community Housing Development Organizations (CHDOs), with funds to develop affordable rental housing.

### **Wisconsin's Focus on Energy**

Focus on Energy is Wisconsin utilities' statewide energy efficiency and renewable resource program. It offers a variety of services and energy information to energy utility customers throughout Wisconsin.

### **Wisconsin Historical Society**

- **Historic Preservation.** The Wisconsin Historical Society offers technical assistance and two tax credit programs for repair and rehabilitation of historic homes in Wisconsin. One tax credit program provides state tax credits; the other program provides federal tax credits. The Wisconsin Historic Society also provides grants to local governments and nonprofit organizations for conducting surveys and developing historic preservation programs.

### **Wisconsin Housing and Economic Development Authority (WHEDA)**

- **WHEDA Foundation.** The WHEDA Foundation awards grants to local municipalities and nonprofit organizations through the Persons-in-Crisis Program Fund to support the development or improvement of housing facilities in Wisconsin for low-income persons with special needs. Special needs is defined as homeless, runaways, alcohol or drug dependent, persons in need of protective services, domestic abuse victims, developmentally disabled, low-income or frail elderly, chronically mentally ill, physically impaired or disabled, persons living with HIV, and individuals or families who do not have access to traditional or permanent housing.
- **WHEDA Multi-family Products.** WHEDA offers a number of multi-family home products, including tax credits, tax exempt bond funding, construction, rehabilitation and accessibility loans, asset management and tax credit monitoring services.
- **WHEDA Single Family Products.** WHEDA offers a number of single family home products, including home improvement or rehabilitation loans, homebuyer assistance and homebuyer education.
- **Wisconsin Affordable Assisted Living.** The WI Department of Health and Family Services and the WI Housing and Economic Development Authority in partnership with NCB Development Corporation's Coming Home Program, a national program of the Robert Wood Johnson Foundation created Wisconsin Affordable Assisted living. This website is a resource guide for providers, developers and consumers.

### **Wisconsin Housing Search**

The Wisconsin Housing Search is a searchable statewide data base designed to help connect those looking for affordable housing with those providing housing and housing services. The website is searchable by location, unit size, availability, accessibility and cost of rent. Landlords and property managers can list their properties; they are also responsible for updating information about their properties. Renters can search for housing and services to fit their needs.

## **Federal Programs**

### **United States Department of Agriculture**

- **Rural Development Housing Programs.** USDA Rural Development offers a variety of housing products including single family, multi-family and farm labor housing products. Assistance can be in the form of a loan, grant or technical assistance. Website information is provided in English and Spanish. Information can also be obtained from the state USDA Rural Development office which is located in the Stevens Point.

### **United States Department of Housing and Urban Development**

- **Brownfield Economic Development Initiative Grant.** This grant can be used of brownfield sites. (converting old industrial to residential). BEDI and Section 108 funds

must be used in conjunction with the same economic development project, and a request for new Section 108 loan guarantee authority must accompany each BEDI application. Funds can be used to benefit low-moderate income persons, prevent/eliminate slum and blight, and address imminent threats and urgent needs (usually follow the same guidelines as CDBG). More specifically, funds can be used for land write downs, site remediation costs, funding reserves, over-collateralizing the Section 108 loan, direct enhancement of the security of the Section 108 loan, and provisions of financing to for-profit businesses at below market interest rates. The maximum grant amount is \$1 million, and the minimum BEDI to Section 108 ratio is 1:1. For more information, contact Paul Webster in HUD's Office of Block Grant Assistance at (202) 708-1871 or visit the website.

- **Multi-family Housing Programs.** HUD offers a number of multi-family programs through the state. These programs fund facility purchases, construction, rehabilitation, lead based paint abatement, energy conservation and accessibility improvements.
- **Public Housing Programs.** HUD offers a number of public housing programs for the development/redevelopment or management of public housing authorities, rental assistance through the Section 8 program and some limited homeownership opportunities. Information regarding the Outagamie County public housing authority can be found at their main website.
- **Single Family Housing Programs.** HUD offers a number of single family home programs, including homebuyer education and counseling, down payment assistance, rehabilitation, weatherization, mortgage insurance and reverse mortgages. Some of these products, such as FHA loans, are available through approved lending institutions. Access to HUD single family home programs can also be obtained through Wisconsin Housing and Economic Development Authority (WHEDA) or the Wisconsin Department of Administration (DOA) Division of Housing. For information about products provided through the DOA, visit the Wisconsin Department of Administrations Division of Housing website.
- **Special Needs Programs.** HUD also funds programs for special need populations through the state. Information regarding emergency shelter/transitional housing programs or housing opportunities for people with AIDS can be found at the Wisconsin Department of Administration Division of Housing website. The state strongly encourages joint emergency shelter/transitional housing (ESGITHS) grant applications.

### **Federal Financial Institutions Examination Council**

- **Community Reinvestment Act.** Through the Community Reinvestment Act (CRA), banks/financial institutions help meet the credit/investment needs of their markets with the primary purpose of community development. This is in part accomplished through direct grants/investments or loans to nonprofits or agencies to develop affordable housing. Direct loans are also given to individual households of which a certain percentage must go to low to moderate income households. More information can be obtained from their website or from your local financial institution.

**United States Department of Veterans Affairs**

- Home Loan Guaranty Service. The Veterans Administration provides a variety of benefits for eligible veterans and their dependents. Housing products include low cost loans for purchase, construction or repair of owner-occupied housing. General information can be obtained from the US Department of Veteran's Affairs website or at the Outagamie County Veterans Service Office for veterans and their dependents at the County website.

**National Private Programs****National Association of Home Builders (NAHB)**

The National Association of Home Builders is a trade organization that represents the building industry. They provide information and education about construction codes and standards, national economic and housing statistics, a variety of housing issues, jobs within the housing industry and information about local builders who are members of their organization.

**National Low Income Housing Coalition (NLIHC)**

NLIHC is a national advocacy group which conducts research on low income housing issues, provides information and data on a variety of housing or housing related issues affecting low income families and publishes reports and data regarding low income housing issues and legislation. Their mission is to end the affordable housing crisis for low income families. Information about NLIHC and its activities can be found at their website. NLIHC also has a number of state partners. Wisconsin has two State Coalition Partners, the Wisconsin Partnership for Housing Development, Inc. and Wisconsin Community Action Association. For information about the Wisconsin Partnership for Housing Development, visit their website or the Wisconsin Community Action Association at their website.

**United Migrant Opportunity Services (UMOS)**

UMOS works with federal, state and local agencies, employers, for profit and nonprofit agencies to meet the housing needs of migrant workers. Information about UMOS's housing programs in Wisconsin, can also be found on their Wisconsin website United Migrant Opportunity Services, Inc. – WISCAP.

## **Findings and Recommendations**

- ❖ The fastest period of housing growth in the Village of Little Chute was during the 1990s, the same decade during which the Fox Cities experienced tremendous economic growth. The recession of 2008 and beyond significantly halted housing growth until about 2013.
- ❖ Single family housing units continue maintain the greatest share of the total number of housing units but multi-family housing increased its share.

- ❖ The increase in multi-family housing is reflected in the increase of rental units as a percentage of all housing units.
- ❖ The combination of a strong housing market and economy resulted in 363 homes in Little Chute being valued at over \$200,000 in 2010 compared to 123 homes above that value in 2000 (see Table 22). In 2000, almost 86.2% of the homes in the village were valued at less than \$150,000 compared to 61.8% in 2010. The percentage of homes in the \$50,000 to \$99,999 range decreased dramatically from 43.0% in 2000 to 9.2% in 2010. There was also a significant increase in homes valued between \$150,000 and \$199,000.
- ❖ Little Chute experienced the national trend in the change in household types of fewer traditional families and more single parent and nonfamily households.
- ❖ Little Chute also experienced the national trend of fewer people per household. This would correspond with the increase in multi-family units and the age group shift increase.
- ❖ The strong economy of the 1990s and the significant increase in the value and corresponding mortgage for single family homes may be one reason for the increase in the percentage of homeowners who spent more than 30% of their household income on housing costs. A trend that still was represented in 2010 census data. More affordable housing will be required to achieve better cost of living balance.
- ❖ The Village should consider developing a housing rehabilitation program to upgrade older dwelling units. In particular, owner occupied and rental units surrounding the Downtown Business District are in need of repair or replacement.
- ❖ The Village should increase the diversity of housing options in order to attract the needs associated with the retiring baby boomers and the millennial generation. Diversity will likely mean more multi family, town house or smaller footprint owner occupied units.
- ❖ Once the village's population exceeds 12,500 people, the Village must adopt a Traditional Neighborhood Development Ordinance as required by Wisconsin State Statute 66.1027(3)(b). However, current population projections don't call for the village to reach this total during this planning period.
- ❖ Entry level jobs require affordable housing. However, the Village should guide the quality of affordable housing by setting acceptable building, design and maintenance standards. (See Appendix C for article on preparing for growth in rental demand)
- ❖ Little Chute should continue to enforce the Zoning Ordinance to ensure that residential neighborhoods are properly protected from encroachment of incompatible land uses.

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# Utilities and Community Facilities

## Utilities

Map 7 shows the sewer service areas within and adjacent the Village. Map 7 also shows location of other facilities. More detailed descriptions are part of this section.

### Water Department

The Village of Little Chute has a contract with Midwest Contract Operations, Inc. (MCO) of Menasha, Wisconsin, to collect, provide proper treatment for, and distribute water to the residents of the Village of Little Chute. The contract is monitored under the supervision of the Village's Public Works Department.

An adequate supply of water for human consumption, sanitation, fire protection, industry, and recreation is an important factor in determining the suitability of land for urban development. Little Chute's supply of water is obtained from four wells.

The most recent available information shows the present pumping and treating capacity of 4.1 million gallons per day greatly exceeds the demand of 970,000 gallons per day. Storage capacity is provided by two towers and three underground tanks. The Jefferson Street Tank has a capacity of 250,000 gallons and the Stephen Street tank has a capacity of 300,000 gallons. The three underground tanks, located at Wells #1, #2, and #4 have a combined capacity of 1,000,000 gallons. Total storage capacity of 1.55 million gallons is less than the Wisconsin Department of Natural Resources recommendation that a community be able to store two days' worth of water.

Water pressure and quality are good throughout the community. Water pressure and quality are good throughout the community. The Village continues to try to improve watermain looping whenever possible to improve water pressure throughout the system. Watermain replacement follows a 85 year replacement cycle unless otherwise noted.

The Village has a Wellhead Protection Plan and Ordinance, which identifies existing features that may potentially cause contamination, and outlines actions to address them.

### Wastewater Treatment and Sanitary Sewers

The Village of Little Chute is committed to maintaining an efficient sanitary sewer system by using proper equipment and well trained employees to provide efficient operation of the sewer system.

This includes:

- Monitoring inflow/infiltration into the sewer system by maintaining a televised lateral condition program
- Repairing and replacing defective sanitary pipes
- Working to improve the system by cooperating with the Heart of the Valley Metropolitan Sewerage District, which is responsible for the waste water treatment

In Wisconsin, the sewer service area planning process, which is authorized and regulated by the Wisconsin Administrative Code, serves as a useful mechanism for preparing development staging plans for urban areas and rural areas served by wastewater collection and treatment facilities.

The most recent Fox Cities Sewer Service Area Plan, prepared by the East Central Wisconsin Regional Planning Commission and approved by the Wisconsin Department of Natural Resources (DNR) occurred in 2006 and provides population and land use projections and delineates future growth areas. Also identified are environmentally sensitive areas that should not be developed. The plan contains policy recommendations that encourage cost-effective and environmentally sound development patterns. The plan is usually updated every ten years. The Sewer Service Area boundaries are illustrated on Map 1.

The Fox Cities Sewer Service Area Plan serves as the basis for DNR approval of state and federal grants for the planning and construction of wastewater collection and treatment facilities. It also serves as the basis for DNR approval of locally proposed sanitary sewer extensions. Further, environmentally sensitive areas that are identified in the planning process serve as a guide for environmental permit decisions by federal and state agencies.

The Village of Little Chute provides public sewer through membership with the Heart of the Valley Metropolitan Sewerage District (HOVMSD). The HOVMSD is a special purpose unit of government jointly created by the City of Kaukauna and the Villages of Kimberly, Combined Locks and Little Chute to provide wastewater treatment to the various communities. The HOVMSD also owns and operates the major interceptor sewer installed in the Fox River, which collects wastewater generated by the upstream communities.

The HOVMSD's activated sludge wastewater treatment plant, constructed in the late 1970's, is located at the eastern limits of the City of Kaukauna adjacent to the Fox River. It serves the communities described above. Plant effluent is highly monitored and is required to be reported annually through a Compliance Maintenance Annual Report or CMAR. The HOVMSD initiates improvements as required and/or needed to keep compliance with their discharge permit. Indications are that the plant's current performance is not a barrier to village growth. It should be noted however, that certain industrial users may require pre-treatment before discharging to the HOVMSD system.

All local interceptors flow into the primary Fox River Interceptor leading to the treatment plant. Inflow and infiltration into the collection system is a concern of individual communities and the HOVMSD. The Village of Little Chute continues to address infiltration by replacing older lines, televising lines to identify specific problem areas, and replacing lines as part of street construction projects.

North of I-41, land slopes toward Apple Creek, away from the Village's wastewater collection system. While some of this area can be served with gravity interceptors, most of it will require the installation of lift stations to serve sewer development. A major interceptor has been installed on Evergreen Drive.

The Village's collection system consists primarily of 8-inch gravity sewers, along with several larger interceptor sewers located in Evergreen Drive north of I-41, west to French Road and to

a point east of Buchanan Road, then south on Sanitorium Road to the Fox River Interceptor. A 21" sewer serves the areas south of I-41 and west of Washington Street. Additionally, one lift station and sections of forcemain transport waste over areas not topographically suited for gravity sewers. All local interceptors flow into the primary Fox River Interceptor, owned by HOVMSD, and then to the wastewater treatment plant.

The most recent studies reveal, the Village currently owns 3.94 cubic feet per second (cfs) of capacity at Meter Station 2 and 8.29 cfs of capacity at Meter Station 3. It also has 2.74 cfs excess capacity in the existing interceptor and the wastewater treatment facility through existing agreements. Current flows from the Village are averaging 2.15 cfs, which leaves approximately 12.82 cfs for future use.

## **Water Management**

The Village of Little Chute provides storm water management as follows:

- Operating a drainage system that provides safe, dependable surface drainage in each neighborhood that can be maintained easily and at a reasonable cost.
- By having a proactive planning process that will ensure that new development does not have a negative impact on existing neighborhoods.
- By having a flood protection system that will protect the community residents.
- To improve the environment by improving the quality of storm water runoff by remaining in compliance with the Northeast Wisconsin Storm Water Consortium and the Wisconsin Department of Natural Resources.

Storm water drains to the Fox River through named and unnamed streams, as well as an extensive system of underground storm sewers. In general, the areas north of I-41 drain northeasterly into the Fox River through Apple Creek and its tributaries. The areas south of I-41 drain to the south by numerous intermittent and continuously flowing streams as well as by underground storm sewers.

As of 2015, the Village owns and operates nine regional stormwater detention/treatment pond facilities. The total surface area of the ponds is approximately 36 acres.

Because the areas north of the present Village limits are relatively flat, drainage problems may occur as this area develops unless storm sewers, as well as retention/detention areas, are installed.

As growth continues to occur in the Village of Little Chute with the construction of buildings, streets and parking areas, the management of the storm water that flows from these impervious surfaces takes on additional importance. The ability of the land to absorb the runoff diminishes and the need to control and direct the runoff becomes essential. During the conversion of the land from a natural state to a developed state, soil erosion becomes a concern.

Several actions can be taken to mitigate the negative effects. One is to require remedial actions by contractors to control erosion during construction. A second action is to design the management of storm water runoff into a commercial or residential project. The Village adopted a comprehensive storm water ordinance that regulates how storm water is handled for all new projects.

A municipal storm water utility was formed in 2000. The Village constructed storm water treatment and detention facilities on both sides of I-41 between Holland Road and CTH "N". The Village is working under a permit granted by the Wisconsin Department of Natural Resources that meets the latest Environmental Protection Agency Phase II requirements. It is one of the first communities to meet these new standards that require a series of "treatment type" detention ponds.

The Village submitted a planning grant application in the spring of 2004 to the Wisconsin Department of Natural Resources to convert two storm water ponds from retention only to ponds that provide treatment of the storm water. The grant was successful and implemented.

### **Solid Waste Disposal**

The Village of Little Chute provides solid waste disposal to the residents and the businesses of the village. Collection for both takes place once a week. Businesses are responsible for their own recycling; either hiring a private firm to pick up their recycling or taking it themselves to the Outagamie County Material Recovery Facility, 1419 Holland Road, Appleton. The Village has automated trucks that can be operated by the driver, eliminating the need for a second person on the truck. There are special pick-ups on an occasional basis for bulky items.

Solid waste is hauled to the Outagamie County Landfill per the Tri-County Landfill Agreement signed by the counties of Brown, Outagamie, and Winnebago. The intent of the agreement is to achieve economies of scale, maximize use of all three landfills over the long term, and to save the cost of operating all three landfills simultaneously.

The location of the Outagamie County Landfill does present some concerns to the Village of Little Chute. There is a significant amount of truck traffic on CTH "OO" and Holland Road. Material placed in the landfill can become airborne and ends up on the property of residents of Little Chute. The landfill operation also attracts large numbers of congregating gulls that pose site, sound and smell issues.

Outagamie County provides recycling services. Recycling is hauled to the Outagamie County Recycling Facility where it is consolidated and shipped out. It is projected that this arrangement for waste and recycling materials will be in place for the next twenty years or more. The County collects recyclables within the Village.

### **Telecommunications**

#### **Wireless Voice**

There are numerous providers of cellular phone service to the residents of the village. US Cellular has a cell tower in the Village's Industrial Park and Heartland Business Systems has a data transmission antenna on the Village's water tower on Stephen Street. While the Village does not have a telecommunications tower ordinance, the zoning ordinance does include a height regulation.

## **Internet**

Cable modem service is available through Time Warner. DSL service is available through several other Internet providers.

## **Cable**

Time Warner Cable provides digital and analog cable television services to the Village of Little Chute. The Village charges Time Warner a franchise fee of 5% of gross revenues from cable services.

## **Fiber Optic**

Both SBC and Time Warner provide fiber optic service to the Village of Little Chute. The Village of Little Chute is also working with the Little Chute School District on creating a joint fiber optic network. The expansion of the service is either provided at the request of the customer or by the provider in serving existing developed areas or areas proposed to be developed.

## **Electricity and Natural Gas**

### **Electrical Generation**

The primary generation sources for electrical service in the Village of Little Chute are the hydroelectric facilities and a gas turbine peaking plant owned and operated by Kaukauna Utilities and a gas turbine peaking unit co-owned by Kaukauna Utilities and Wisconsin Public Power, Inc. In addition, Kaukauna Utilities purchases power off the grids. There are no immediate concerns with the generation of electricity to meet demand. Peak load capacity is 130 MW and average demand has been between 100 and 110 MW. WE Energies also provides electrical service to the village from a generation plant outside of the area. Most areas identified for future growth in the village will be served by WE energies.

### **Electrical Transmission**

Transmission of electrical energy provided by Kaukauna Utilities is through two substations in the City of Kaukauna and one in the Village of Combined Locks. The looped transmission system is adequate to handle demand.

Transmission of WE Energies generated power is through lines owned and operated by American Transmission Company LLC. ATC LLC annually develops a ten year plan for upgrades and improvements. The plan can be seen at the following web site:

[www.atcllc.com](http://www.atcllc.com)

### **Distribution of Electricity and Natural Gas**

The distribution systems for electricity are maintained by Kaukauna Utilities and WE Energies. NESTLE USA Inc. taps directly into Kaukauna Utilities' transmission system. All other Kaukauna Utilities users are provided with service.

The portion of the village served by WE Energies is primarily north of I-41 and west of CTH "N", and is where most of the village growth is expected to occur. WE Energies provides natural gas services to the residences and businesses in the Village of Little Chute. At this time, there are no known problems with service.

## Community Facilities

Map 8 shows the community facilities within and the Village. More detailed descriptions are part of this section.

### Public Safety

#### Little Chute Safety Center

The Little Chute Safety Center is located at 200 W. McKinley Avenue. It was constructed in 1982 and houses the Fox Valley Metro Police Department and the Fire Department. Discussions are being held on the need for a new Fire Department facility. Part of that discussion is the need for two facilities, one south of I-41 and one north of USH41. If a new Fire Department facility would be constructed, there will be adequate space in the Little Chute Safety Center for the Police Department for the next twenty years. If the Fire Department remains in the Safety Center, the Police Department will need more space.

#### Police

The Fox Valley Metropolitan Police Department provides police protection throughout the corporate limits of Little Chute and Kimberly, as well as emergency service to the neighboring communities through mutual-aid agreements. The Police Department provides crossing guards positioned at busy intersections throughout Little Chute during the school year.

To provide adequate communication coverage for Village officers, the Fox Valley Metropolitan Police Department is also tied into the Outagamie County Sheriff's Department communication system. This system allows the sheriff's department to contact the Metro patrol officers directly when office personnel are not available at the Safety Center.

#### Fire Department

The Little Chute Fire Department is a volunteer member organization. While Little Chute is fortunate to have more than enough volunteers, the Village may need to consider a full-time department as the community continues to grow. Presently, there are two pumper trucks, an aerial truck, an equipment van, an automobile for fire inspections and other equipment, all of which are located at the Safety Center Building. Fire protection service is provided to the Little Chute corporate boundaries, as well as neighboring communities through mutual-aid agreements. The fire department needs to monitor the age and condition of equipment and budget accordingly for repair and replacement.

The Village has an ISO fire rating of 5, where 1 is the best fire protection rating and 10 is the worst rating. The village has obtained the highest rating for a volunteer department. Maintaining that rating should be a department priority. The rating was developed by Insurance

Services Offices, Inc. (ISO) and is based on several factors including water supply, fire equipment, personnel (volunteer or full-time), and alarm and paging system. For more information on the rating system, go to their website, ISO Mitigation.

### **First Responder**

When emergency medical situations arise within the community, personnel from the Fox Valley Metro Police Department are available to provide medical aid. Officers are state certified "First Responders" and can provide first-aid treatment until additional medical personnel become available.

### **Ambulance**

The Village of Little Chute receives ambulance services from Gold Cross Ambulance, with ambulances located at Appleton hospitals, and from Kaukauna Rescue.

### **Judicial**

The Village of Little Chute has a municipal court that handles ordinance forfeitures and municipal traffic. Other judicial matters are handled by the Outagamie County court system.

### **Jails**

The Village of Little Chute does not have a jail. Situations involving incarceration are handled at the Outagamie County Jail.

### **Schools**

The Village of Little Chute is served by three school districts within its corporate limits and one private school (see Map 10). The eastern and some of the north central portions of the village are in the Kaukauna Area School District, and the western portion of the village is in the Appleton Area School District. The remaining areas of the Village of Little Chute are in the Little Chute School District.

Quality schools continue to be a major attractant for people moving into or staying within a community and therefore are a big factor in community planning. Below is a brief summary of the three school districts servicing the village limits:

#### **Little Chute School District**

Currently, there are three public school facilities located in the community operated by the Little Chute School District.

Little Chute Elementary School was built in 1992 and is located at 901 Grand Avenue, adjacent to the Safety Center. The school serves grades PK through 4. As of 2015, there are approximately 600 students enrolled in the elementary school.

The Little Chute Middle School houses grades five through eight. As of 2015, there are approximately 400 students enrolled in the middle school.

The Little Chute High School is located at 1402 Freedom Road (CTH "N"). It is on a 35-acre site in the central portion of the community. The high school was constructed in 1965 with an addition of a large fieldhouse, auditorium, classrooms, and fitness center in 1998. The facility includes grades nine through twelve. As of 2015, there are approximately 445 students enrolled in the high school.

The Little Chute School District is surrounded by other school districts that encompass the majority of the undeveloped land in and around the Village of Little Chute. Because of this, changes in enrollment would come from changes in the number of school age children in the existing housing units in the district, from the construction of new housing in the district, and from open enrollment of students from, primarily, the portion of the Kaukauna School District that overlaps the Village's territory. The School District continues to monitor enrollments and also develops projections to assure facilities are in balance with expected enrollments.

In 2014, the district created a Charter School called the Flex Academy. The academy is located within the Civic Center. A charter school is a public school created to use creative instructional techniques to deliver curriculum around a specific focus. The Flex Academy is an interdisciplinary studies school that uses technology infused curriculum, along with project-based and site-based learning. Learning is facilitated by experts from the school district, YMCA, UW Oshkosh, Library and the community.

For more information on the Little Chute School District, click on the link below:

[www.littlechute.k12.wi.us](http://www.littlechute.k12.wi.us)

### **Appleton Area School District**

The Appleton Area School District includes land that is in the extreme western portion of the village. Further development of the Fox Point area east of STH 441 on STH 96 will not significantly affect school enrollment and capacity in the Appleton School District. The village anticipates some future residential development to occur in this area but not an amount that would put tremendous pressure on school facilities in this part of the District.

Appleton School District has identified in its long-range plan the construction of an elementary school near Appleton North High School. Residential growth in the Village of Little Chute in the Appleton School District will be one of the factors considered by the Appleton School District in its facilities planning.

For more information on the Appleton School District, click on the link below:

[www.aasd.k12.wi.us](http://www.aasd.k12.wi.us)

### **Kaukauna Area School District**

Development north of I-41 not served by the Appleton Area School District will be served by the Kaukauna Area School District. Elementary age students attend Haen Elementary, which has a 2015 enrollment of approximately 297 students. Haen Elementary is located between I-41 and CTH "OO" just to the east of the Little Chute corporate limits. River View Middle School, which is located in downtown Kaukauna, has an enrollment of 1072 students. Kaukauna High School,



located on the far southeast side of the city, has an enrollment of 1123 students.

The Kaukauna School District completed a demographic and potential growth analysis study. The study recommended the District closely monitor the housing market in the Village of Little Chute as commercial growth develops north of I-41 and municipal services become available to service residential subdivisions.

For more information on the Kaukauna School District, click on the link below:

<http://www.kaukauna.k12.wi.us/>

### **St. John Catholic Elementary and Middle School**

A fourth school facility that provides educational services to the community is St. John Catholic Elementary School located at 328 Grand Avenue. The school accommodates three-year old pre-school through 8<sup>th</sup> grade. No 2015 enrollment figures are available. Students attend the school from all areas of the village, and adjacent rural areas.

### **Library**

In 1992, the Village of Little Chute purchased the former elementary school located immediately north of the Village Hall. This property extends from Grand Avenue to Monroe Street and contains approximately 21,000 square feet of floor space. In March 1994, the Village Board approved funding for remodeling this structure, creating a Public Library and Civic Center. Construction was complete and the Gerard H. Van Hoof Library/Civic Center opened in October, 1994. This facility is located at 625 Grand Avenue and serves the community throughout the planning period.

The library is operated jointly with the Village of Kimberly's library. Both are part of the Outagamie Waupaca Library System, more information on which can be obtained at their web site.

[www.owls.lib.wi.us](http://www.owls.lib.wi.us)

### **Parks and Trails**

The Village of Little Chute manages a park system of four (4) Mini Parks, five (5) Neighborhood Parks and two (2) Special Use Parks. Together, these 11 parks consist of 86.11 acres. The park system is guided by the analysis and recommendations of the *Village of Little Chute Comprehensive Outdoor Recreation Plan*. The *Village of Little Chute Comprehensive Outdoor Recreation Plan* (CORP) is included by reference within the *Village of Little Chute 2016-2036 Comprehensive Plan*. Should amendments occur to the CORP, the comprehensive plan should be amended accordingly.

The *Village of Little Chute Comprehensive Outdoor Recreation Plan* was adopted by the Village of Little Chute in 2016 just prior to adoption of the Comprehensive Plan. The CORP begins by establishing goals and objectives. It then provides important information about the social and physical characteristics of the village. These demographics, when combined with guidelines set by National Recreation and Park Association (NRPA), provide a basis for determining open space and recreational needs in Little Chute. Because NRPA guidelines represent minimum goals for outdoor recreation space and facilities, they cannot be used as definitive evidence that

the actual needs for open space and recreation in any particular village or city are being fully met. To better reflect the Village of Little Chute, a current needs assessment was conducted based on input from Village staff and officials as well as comments received from a survey sent to the park users. Based on this information, a list of recommendations was prepared within the CORP for various park facilities throughout Little Chute. These recommendations are then integrated into a seven year Capital Improvements Action Plan. A list of funding programs, both existing and potential, is identified for implementation purposes.

For specific park and trail recommendations, please consult the Village of Little Chute Comprehensive Outdoor Recreation Plan.

### **Village Hall**

Little Chute's Village Hall was built in 1939 and is located at the corner of Main Street and Grand Avenue. The building houses the administrative offices for local government and provides a large meeting room that is available for use by clubs, groups and civic organizations. Renovation and remodeling was completed in August of 1995 and most recently in 2015. While the facility has ample space to accommodate the current administrative needs of the Village of Little Chute, the need for additional space should be reviewed annually.

### **Municipal Services Building**

In December of 1986, the Little Chute Public Works Department and the Parks and Recreation Department moved their equipment and personnel into a new Municipal Services Building. The 22,000 square foot facility was located at 1940 Buchanan Street, adjacent to the Little Chute Industrial Park in the northeast section of the Village. In 2015, the Municipal Services Building was sold to Trilliant Food & Nutrition LLC for expansion purposes. The village is currently studying design for a new facility. Two locations have been proposed; 1. Elm Street & Nixon and 2. Karen Drive. Construction is scheduled to be completed by August, 2017.

### **Civic Clubs and Organizations**

Little Chute has a wide variety of civic clubs and organizations that support various causes, and provide an opportunity for the residents of the village to become involved. They include:

- ❖ Alcohol and Other Drug Abuse Commission
- ❖ American Legion Auxiliary
- ❖ American Legion Jacob Coppus Post 258
- ❖ Boy Scouts and Girl Scouts
- ❖ Fox Cities Chamber of Commerce
- ❖ Fox Cities Convention and Visitors Bureau
- ❖ Girl Scouts
- ❖ Gridiron Club
- ❖ Heart of the Valley Seniors
- ❖ Heart of the Valley Chamber of Commerce
- ❖ Knights of Columbus
- ❖ Little Chute Business Association, Inc.
- ❖ Little Chute Garden Club
- ❖ Little Chute Golden Agers
- ❖ Little Chute Historical Society

- ❖ Little Chute Jaycees
- ❖ Little Chute Kiwanis
- ❖ Little Chute Community Band
- ❖ Little Chute Windmill, Inc.

## **Churches**

There are four churches in the Village of Little Chute:

- ❖ St. John Nepomucene Catholic Church
- ❖ St. Luke Lutheran Church
- ❖ Peace United Methodist Church
- ❖ God's Community Church

## **Cemeteries**

The only cemetery located in Little Chute is the St. John Cemetery located on E. Main Street. The cemetery is eighteen acres in size, half of which is available for future use.

## **Child Care Facilities**

Licensed child care facilities in Little Chute provide a range of child care. Information on the location, type of service and rates for child care facilities in and around the Village of Little Chute can be obtained through Child Care Resource & Referral, Inc.

Group child care centers care for nine or more children. Licensed family child care providers care for four to eight children while certified child care providers care for up to six children. A provisional certified provider is not required to have any training in early childhood education.

One of the major the challenges in child care is to match the type of child care desired by the parents with the appropriate provider. For example, child care may be needed on second shift. There is always a demand for quality child care. For more information on child care, visit this web site:

[www.getconnectedforkids.org/index.htm](http://www.getconnectedforkids.org/index.htm)

## **Health Care**

Little Chute residents have access to excellent medical facilities and doctors located throughout the Fox Cities. Appleton Medical Center and St. Elizabeth Hospital are located in Appleton and Theda Clark Hospital is located in Neenah. The Affinity Medical Group Clinic provides medical services in the village. The Parkside Nursing and Rehab Center provides local care for the elderly and disabled.

## **Post Office**

The Village of Little Chute has a United States Post Office offering home delivery along with counter services and boxes for rent.

## Findings and Recommendations

- ❖ The water pumping and treatment system in the Village of Little Chute has the capacity to meet the projected growth in the community. Storage should be increased to have a two days supply of water.
- ❖ The Heart of the Valley Metropolitan Sewerage District continues to plan, monitor and schedule improvements for upgrades that will be needed to the wastewater treatment system and to the collection system.
- ❖ The Village of Little Chute has committed to reducing the amount of infiltration and inflow of storm water into the sanitary sewer system.
- ❖ The Village has aggressively addressed storm water management through the construction of active treatment retention and detention ponds.
- ❖ The Tri-County Landfill Agreement between the counties of Brown, Outagamie and Winnebago should provide the capacity needed for solid waste and recycling materials.
- ❖ The presence of the Outagamie County Landfill in and immediately adjacent to the Village of Little Chute does create negative impacts. Efforts to minimize these impacts must continue.
- ❖ Telecommunications services appear to be adequate for the Village of Little Chute.
- ❖ The current generation, transmission and distribution systems should provide the Village of Little Chute with adequate energy from electricity and natural gas.
- ❖ The Police Department and Fire Department's facilities and equipment should be adequate for some time into the future.
- ❖ Ambulance services are adequate.
- ❖ The Village of Little Chute should be a partner with the Little Chute School District, the Appleton Area School District, and the Kaukauna Area School District to discuss the current school district boundaries and whether or not a change in the boundaries would be beneficial to both the Village and the districts.
- ❖ The Village should utilize the recommendations found within the *Village of Little Chute Comprehensive Outdoor Recreation Plan* (CORP) to help guide park and trail development projects.
- ❖ The Village should update the *Village of Little Chute Comprehensive Outdoor Recreation Plan* every five years and the CORP should be adopted by reference within the Village of Little Chute Comprehensive Plan.
- ❖ There does not appear to be any significant concerns with respect to civic clubs and organizations, churches, cemeteries, child care, and health care.

- ❖ Public facility projects should be guided by the Village of Little Chute 2016-2020 Capital Improvement Plan (CIP) of amendments thereof. The CIP should be included by reference into the Village of Little Chute Comprehensive Plan. Specific projects for 2016-2020 are listed below:

### DETAILED SUMMARY OF 2016 – 2020 CAPITAL PROJECTS PLANS

Village of Little Chute					
Capital Projects Detail Overview					
For the Years 2016 through 2020					
	2016	2017	2018	2019	2020
<b><u>PUBLIC WORKS</u></b>					
New DPW/DPRF Facility	900,000	3,500,000			
Salt Storage Facility	250,000				
Yard Waste Site	50,000				
New Street Construction					
Harvest Trail			468,000		
Hartzheim Drive				665,000	
Bridge Construction - Mill Street	323,000				
Annual Paving Program	1,462,000	-	1,810,000	1,557,400	1,451,700
<b>TOTAL PUBLIC WORKS</b>	<b>\$ 2,985,000</b>	<b>\$ 3,500,000</b>	<b>\$ 2,278,000</b>	<b>\$ 2,222,400</b>	<b>\$ 1,451,700</b>
<b><u>PARKS, RECREATION &amp; FORESTRY</u></b>					
Aquatic Renovations/New Facility					
New Facility					3,100,000
Park Improvements					
Doyle Park	75,000		65,000		
Van Lieshout Park		75,000			
Park Development					
Creekview Park	25,000		125,000	125,000	
<b>TOTAL PARKS</b>	<b>\$ 100,000</b>	<b>\$ 75,000</b>	<b>\$ 190,000</b>	<b>\$ 125,000</b>	<b>\$ 3,100,000</b>
<b><u>FLEET</u></b>					
Fleet/Equipment					
Dump Trucks		155,000			
Pick up Trucks/Vehicles	25,000	40,000			20,000
Sanitation Trucks		235,000	187,000		
Leaf Vacuum					
Tractor/Backhoe					
Loader	180,000				
Packer		180,000			
Equipment	23,000				
Chipper/Truck		65,000			
Mule Utility Vehicle/Progator			30,000		
Mowers/Decks			30,000		52,000
Toro Infield Pro			22,000		
<b>TOTAL FLEET</b>	<b>\$ 228,000</b>	<b>\$ 675,000</b>	<b>\$ 269,000</b>	<b>\$ -</b>	<b>\$ 72,000</b>

## DETAILED SUMMARY OF 2016 – 2020 CAPITAL PROJECTS PLANS

Village of Little Chute					
Capital Projects Detail Overview					
For the Years 2016 through 2020					
	2016	2017	2018	2019	2020
<b><u>PUBLIC SAFETY</u></b>					
Aparatus/Vehicles					
Aerial Ladder			790,000		
Equipment Van/Inspector Vehicle		60,000			
<b>TOTAL PUBLIC SAFETY</b>	\$ -	\$ 60,000	\$ 790,000	\$ -	\$ -
<b><u>BUILDINGS &amp; GROUNDS</u></b>					
Facilities					
Library IP Phone System	10,000				
Library/Civic Center Access Controls	15,000				
Van Hoof Library Carpet		44,000			
Library/Civic Center Exterior Restoration			10,000		
Library/Civic Center HVAC Controls			20,000		
Fire Department Meeting Room Remodel				10,000	
Safety Center Emergency Generator					25,000
<b>TOTAL BUILDINGS &amp; GROUNDS</b>	\$ 25,000	\$ 44,000	\$ 30,000	\$ 10,000	\$ 25,000
<b><u>GENERAL GOVERNMENT</u></b>					
No Projects Identified for 5 Year Plan	-	-	-	-	-
<b>TOTAL GENERAL GOVERNMENT</b>	\$ -	\$ -	\$ -	\$ -	\$ -
<b><u>SANITARY SEWER UTILITY</u></b>					
Private Lateral Replacements	106,400	-	120,400	75,600	42,000
Sanitary Sewer Rehabilitation	511,500	-	345,300	363,000	117,800
Sewer Jetter				201,000	
<b>TOTAL SANITARY SEWER UTILITY</b>	\$ 617,900	\$ -	\$ 465,700	\$ 639,600	\$ 159,800
<b><u>STORM SEWER UTILITY</u></b>					
Paradise Valley Streambank	350,000				
Industrial Park East	860,000				
TID 6 - Stormwater (Senior Housing)	250,000				
DPW/DPRF Stormwater Pond	300,000				
Pheasant Run Stormwater Pipe			300,000		
Paradise Valley Pond			500,000	500,000	
Street Sweeper			220,000	238,000	
Storm Sewer Rehabilitation	655,100	-	504,700	356,400	174,850
<b>TOTAL STORM SEWER UTILITY</b>	\$ 2,415,100	\$ -	\$ 1,524,700	\$ 1,094,400	\$ 174,850

**DETAILED SUMMARY OF 2016 – 2020 CAPITAL PROJECTS PLANS**

<b>Village of Little Chute</b>					
<b>Capital Projects Detail Overview</b>					
<b>For the Years 2016 through 2020</b>					
	<b><u>2016</u></b>	<b><u>2017</u></b>	<b><u>2018</u></b>	<b><u>2019</u></b>	<b><u>2020</u></b>
<b><u>WATER UTILITY</u></b>					
Hyrant Replacement Program	10,000	10,000	10,000	10,000	10,000
Meter Replacement Program	21,600	21,600	21,600	21,600	15,700
Well #4 Reservoir Repair	15,000				
Doyle Park Pumphouse #1	320,000	1,180,000			
Pump House #2 Roof Replacement	55,600				
Well Pull/Inspection #1/#3				55,000	55,000
Resin Replacement #4/#2	50,000				50,000
Pick Up Truck					40,000
Private Lateral Replacement					
Water Main Rehabilitation	416,500	-	-	380,100	278,600
<b>TOTAL WATER UTILITY</b>	<b>\$ 888,700</b>	<b>\$ 1,211,600</b>	<b>\$ 31,600</b>	<b>\$ 466,700</b>	<b>\$ 449,300</b>
<b>TOTAL CAPITAL PROJECTS 2016-2020</b>	<b>7,259,700</b>	<b>5,565,600</b>	<b>5,579,000</b>	<b>4,558,100</b>	<b>5,407,650</b>

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## Economic Development

### Analysis of Labor Force and Economic Base

One of the challenges in analyzing the labor force and economic base of a smaller community is the fact that most of the information on the labor force and economic base is available only at the county level, with very little available at the community level. While having community specific data is desirable, it quickly becomes clear in analyzing the data that a larger geographic area more accurately reflects the trends. People, jobs, and income move freely across the municipal boundaries that otherwise define who we are.

In this section, references are made to the Appleton/Oshkosh/Neenah Metropolitan Statistical Area and the Green Bay Metropolitan Statistical Area. The former includes the counties of Calumet, Outagamie and Winnebago while the latter includes Brown County.

#### Labor Force

The percentage increase in the labor force for the Appleton/Oshkosh/Neenah Metropolitan Statistical Area (MSA) and the Green Bay MSA between 2000 and 2010 was higher than the percentage increase for Outagamie County and the State of Wisconsin (see Table 28). The State of Wisconsin overall had a 0.3% increase in the labor force, compared to approximately 1% decrease for the Appleton/Oshkosh/Neenah MSA, the Green Bay MSA, and Outagamie County from 2010 to 2014. Northeastern Wisconsin experienced a slowing of the economy during the 2000s as evidenced by the spike in the unemployment rate in 2010. Given that economists generally consider a four to five percent unemployment rate reflects the natural turnover in people looking for or changing jobs, the rates experienced in the 2000 indicated a shortage of people in the labor force, while the unemployment rate of 2010 indicated a lack of jobs for those in the labor force. As of 2014, the unemployment rate is more consistent with the natural turnover rate predicted by economists.

It is possible the Village of Little Chute will benefit from the labor shortage. As people respond to a labor shortage by moving to where the jobs are, Little Chute offers an attractive environment in which to live, particularly to those that are seeking a safe, family-friendly, small town atmosphere.

**Table 28**  
**Labor Force**

	2000	2010	Sept. 2014	% Change 2000 to 2010	% Change 2010 to 2014
<b>Outagamie County</b>					
Labor Force	93,563	97,605	96,550	4.3	-1.1
Employed	90,868	89,643	92,329	-1.3	3.0
Unemployed	2,695	7,962	4,221	195.0	-47.0
Unemployment Rate	2.9%	8.2%	4.4%		
<b>Appleton-Oshkosh-Neenah SA</b>					
Labor Force	207,738	221,309	218,785	6.5	-1.1
Employed	201,952	204,449	209,422	1.2	2.4
Unemployed	5,786	16,860	9,363	191.4	-44.5
Unemployment Rate	2.8%	7.6%	4.3%		
<b>Green Bay MSA</b>					
Labor Force	162,788	173,978	172,857	6.9	-0.6
Employed	158,090	160,322	165,479	1.4	3.2
Unemployed	4,698	13,656	7,378	190.7	-46.0
Unemployment Rate	2.9%	7.8%	4.3%		
<b>State of Wisconsin</b>					
Labor Force	2,996,091	3,084,557	3,094,883	3.0	0.3
Employed	2,894,884	2,823,265	2,950,244	-2.5	4.5
Unemployed	101,207	261,292	144,639	158.2	-44.6
Unemployment Rate	3.4%	8.5%	4.7		

Source: Wisconsin Department of Workforce Development, Local Area Unemployment Statistics (LAUS) Estimate Report, 2000 and 2010 Annual Statistics, September 2014 Statistics.

## Employment by Industry

While the jobs that are shown in Table 29 are with companies whose plants and offices are physically located in the Outagamie, Brown, Winnebago Counties, and Wisconsin, the people who have these jobs may or may not live in the Counties' of the State of Wisconsin. These data are referred to as "Place of Industry" employment data. People commonly work in one county and live in another county.

A new system of measuring job change has been implemented. Previously, jobs were categorized by the Standard Industrial Classification system (SIC). Beginning in 2001, jobs are categorized by the North American Industry Classification System (NAICS). The difference between the two is NAICS focuses on **how** products and services are created, as opposed to the SIC focus on **what** is produced. This approach yields significantly different industry groupings than those produced by the SIC approach, which is still used in the "Place of Residence" employment data shown in Table 30.

The change in the classification system makes comparisons between "Place of Industry" and "Place of Residence" difficult.

**Table 29**  
**Employment by Place of Industry**

	2005		2010		2014		% Change	
	No.	%	No.	%	No.	%	2005-2010	2010-2014
<b>Outagamie County</b>								
Agriculture, Forestry, Fishing & Hunting	S*	--	52	1.0	S*	--	--	--
Mining Quarrying & oil & Gas Extraction	S*	--	5	0.1	S*	--	--	--
Utilities	9	0.2	9	0.2	10	0.2	0.0	11.1
Construction	724	14.9	632	12.6	586	12.1	-12.7	-7.3
Manufacturing	333	6.8	349	7.0	363	7.5	4.8	4.0
Wholesale Trade	360	7.4	356	7.1	330	6.8	-1.1	-7.3
Retail Trade	655	13.4	669	13.4	683	14.1	2.1	2.1
Transportation and Warehousing	175	3.6	150	3.0	146	3.0	-14.3	-2.7
Information	S*	--	65	1.3	S*	--	--	--
Finance and Insurance	342	7.0	337	6.7	346	7.1	-1.5	2.7
Real Estate and Rental and Leasing	132	2.7	126	2.5	128	2.6	-4.5	1.6
Professional and Technical Services	387	7.9	378	7.6	361	7.4	-2.3	-4.5
Management of Companies and Enterprises	39	0.8	38	0.8	43	0.9	-2.6	13.2
Administrative and Waste Services	247	5.1	254	5.1	234	4.8	2.8	-7.9
Educational Services	77	1.6	117	2.3	117	2.4	51.9	0
Health Care and Social Assistance	362	7.4	386	7.7	486	10.0	6.6	25.9
Arts, Entertainment, and Recreation	76	1.6	81	1.6	72	1.5	6.6	-11.1
Accommodation and Food Services	421	8.6	466	9.3	466	9.6	10.7	0
Other Services, Ex. Public Admin	475	9.7	448	9.0	413	8.5	-5.7	-7.8
Public Administration	68	1.4	76	1.5	72	1.5	11.8	-5.3
Unclassified	S*	--	5	0.1	S*	--	--	--
<b>Total</b>	<b>4,873</b>	<b>100.0</b>	<b>4,999</b>	<b>100.0</b>	<b>4,856</b>	<b>100.0</b>	<b>2.6</b>	<b>-2.9</b>

Source: Wisconsin Department of Workforce Development, Quarterly Census of Employment and Wages (ES202 Results)

\*S = Suppressed

The number of jobs in the Outagamie County increased by 126 from 2005 to 2010 or 2.6 percent and decreased from 2010 to 2014 by 143 or 2.9 percent. Overall, Accommodation and Food Service and Health Care and Social Services have had the greatest steady growth from 2005 to 2014. Other industries have fluctuated over the last 9 years.

Within Outagamie County there has been a consistent decline in Construction and Transportation and Warehousing. The decline in the Construction industry is likely due to the substantially slowing of new residential construction since the recession.

**Table 29**  
**Employment by Place of Industry (continued)**

	2005		2010		2014		% Change	
	No.	%	No.	%	No.	%	2005-2010	2010-2014
<b>Brown County</b>								
Agriculture, Forestry, Fishing & Hunting	46	0.7	67	1.0	66	1.0	45.7	-1.5
Mining Quarrying & oil & Gas Extraction	7	0.1	6	0.1	5	0.0	-14.3	-16.7
Utilities	13	0.2	14	0.2	13	0.2	7.7	-7.1
Construction	891	13.1	687	10.4	624	9.7	-22.9	-9.2
Manufacturing	467	6.9	453	6.9	444	6.9	-3.0	-2.0
Wholesale Trade	485	7.1	460	7.0	431	6.7	-5.1	-6.3
Retail Trade	819	12.1	768	11.6	776	12.1	-6.2	1.0
Transportation and Warehousing	280	4.1	262	4.0	269	4.2	-6.4	2.7
Information	93	1.4	89	1.3	87	1.4	-4.3	-2.2
Finance and Insurance	404	5.9	430	6.5	441	6.8	6.4	2.6
Real Estate and Rental and Leasing	212	3.1	179	2.7	175	2.7	-15.6	-2.2
Professional and Technical Services	528	7.8	499	7.6	506	7.9	-5.5	1.4
Management of Companies and Enterprises	47	0.7	52	0.8	56	0.9	10.6	7.7
Administrative and Waste Services	356	5.2	334	5.1	338	5.2	-6.2	1.2
Educational Services	118	1.7	122	1.9	132	2.0	3.4	8.2
Health Care and Social Assistance	506	7.4	526	8.0	660	10.3	4.0	25.5
Arts, Entertainment, and Recreation	99	1.5	108	1.6	105	1.6	9.1	-2.8
Accommodation and Food Services	563	8.3	590	8.9	557	8.7	4.8	-5.6
Other Services, Ex. Public Admin	780	11.5	854	13.0	667	10.4	9.5	-21.9
Public Administration	80	1.2	86	1.3	86	1.3	7.5	0.0
Unclassified	0	0.0	7	0.1	0	0.0	0.0	-100
<b>Total</b>	<b>6,794</b>	<b>100.0</b>	<b>6,593</b>	<b>100.0</b>	<b>6,438</b>	<b>100.0</b>	<b>-3.0</b>	<b>-3.0</b>

Source: Wisconsin Department of Workforce Development, Quarterly Census of Employment and Wages (ES202 Results)

\*S = Suppressed

The number of jobs in the Brown County has steadily declined from 2005 to 2014, unlike Outagamie County that had an increase in growth from 2005 to 2010. Like Outagamie County, Brown County experienced a steady growth in Health Care and Social Assistance. Brown County also experienced growth in Educational Services, Management of Companies and Enterprises, and Public Administration. Similarly Brown County also experienced a decrease in Construction Industry jobs, as well as Wholesale Trade, and Real Estate and Rental and Leasing. Similarly, Outagamie County experienced a net decline of 2.9% whereas Brown County had a 3% decline in employment from 2010 to 2014.

**Employment by Place of Industry (continued)**

	2005		2010		2014		% Change	
	No.	%	No.	%	No.	%	2005-2010	2010-2014
<b>Winnebago County</b>								
Agriculture, Forestry, Fishing & Hunting	S*	--	S*	--	S*	--	--	--
Mining Quarrying & oil & Gas Extraction	S*	--	S*	--	S*	--	--	--
Utilities	14	0.4	14	0.4	13	0.4	0.0	-7.1
Construction	423	10.9	328	8.9	301	8.6	-22.5	-8.2
Manufacturing	327	8.4	325	8.8	312	8.9	-0.6	-4
Wholesale Trade	217	5.6	212	5.7	182	5.2	-2.3	-14.2
Retail Trade	445	11.4	412	11.2	437	12.4	-7.4	6.1
Transportation and Warehousing	148	3.8	120	3.2	112	3.2	-18.9	-6.7
Information	39	1.0	48	1.3	40	1.1	23.1	-16.7
Finance and Insurance	223	5.7	201	5.4	194	5.5	-9.9	-3.5
Real Estate and Rental and Leasing	112	2.9	108	2.9	89	2.5	-3.6	-17.6
Professional and Technical Services	256	6.6	243	6.6	235	6.7	-5.1	-3.3
Management of Companies and Enterprises	40	1.0	34	0.9	38	1.1	-15.0	11.8
Administrative and Waste Services	166	4.3	167	4.5	164	4.7	0.6	-1.8
Educational Services	68	1.7	72	1.9	72	2.1	5.9	0.0
Health Care and Social Assistance	358	9.2	366	9.9	444	12.6	2.2	21.3
Arts, Entertainment, and Recreation	65	1.7	66	1.8	60	1.7	1.5	-9.1
Accommodation and Food Services	340	8.7	347	9.4	346	9.9	2.1	-0.3
Other Services, Ex. Public Admin	594	15.3	566	15.3	419	11.9	-4.7	-26.0
Public Administration	58	1.5	60	1.6	54	1.5	3.4	-10.0
Unclassified	0	0.0	4	0.1	0	0.0	--	-100
<b>Total</b>	<b>3,893</b>	<b>100.0</b>	<b>3,693</b>	<b>100.0</b>	<b>3,512</b>	<b>100.0</b>	<b>-5.1</b>	<b>-4.9</b>

Source: Wisconsin Department of Workforce Development, Quarterly Census of Employment and Wages (ES202 Results)

\*S = Suppressed

A greater decline in jobs was experienced by Winnebago County over the last 9 years in comparison to Outagamie County and Brown County. Variation between the growth and decline in an industry between counties is quite evident. The common thread experienced by all counties analyzed is the decline in Construction sector jobs and a growth in Health Care and Social Services.

**Table 29**  
**Employment by Place of Industry (continued)**

	2005		2010		2014		% Change	
	No.	%	No.	%	No.	%	2005-2010	2010-2014
<b>Wisconsin</b>								
Agriculture, Forestry, Fishing & Hunting	1,987	1.2	2,212	1.4	2,395	1.4	11.3	8.3
Mining Quarrying & oil & Gas Extraction	170	0.1	167	0.1	189	0.1	-1.8	13.2
Utilities	474	0.3	501	0.3	487	0.3	5.7	-2.8
Construction	18,113	11.2	14,945	9.6	13,436	8.1	-17.5	-10.1
Manufacturing	10,426	6.5	9,669	6.2	9,258	5.6	-7.3	-4.3
Wholesale Trade	11,704	7.3	10,787	6.9	11,695	7.1	-7.8	8.4
Retail Trade	18,474	11.5	17,746	11.3	17,374	10.5	-3.9	-2.1
Transportation and Warehousing	6,269	3.9	5,764	3.7	5,739	3.5	-8.1	-0.4
Information	2,323	1.4	2,166	1.4	2,022	1.2	-6.8	-6.6
Finance and Insurance	8,576	5.3	8,346	5.3	8,311	5.0	-2.7	-0.4
Real Estate and Rental and Leasing	4,816	3.0	4,248	2.7	4,072	2.5	-11.8	-4.1
Professional and Technical Services	12,556	7.8	12,294	7.8	12,862	7.8	-2.1	4.6
Management of Companies and Enterprises	964	0.6	982	0.6	1,252	0.8	1.9	27.5
Administrative and Waste Services	7,358	4.6	7,435	4.7	7,432	4.5	1.0	0.0
Educational Services	2,961	1.8	3,223	2.1	3,277	2.0	8.8	1.7
Health Care and Social Assistance	11,932	7.4	12,663	8.1	19,474	11.8	6.1	53.8
Arts, Entertainment, and Recreation	2,512	1.6	2,526	1.6	2,415	1.5	0.6	-4.4
Accommodation and Food Services	13,281	8.2	13,499	8.6	13,234	8.0	1.3	-2.0
Other Services, Ex. Public Admin	15,561	9.7	16,812	10.7	15,435	9.3	8.0	-8.2
Public Administration	3,640	2.3	3,742	2.4	3,712	2.2	2.8	-0.8
Unclassified	7,105	4.4	7,408	4.7	11,220	6.8	4.3	51.5
<b>Total</b>	161,202	100.0	157,135	100.0	165,291	100.0	-2.5	5.2

Source: Wisconsin Department of Workforce Development, Quarterly Census of Employment and Wages (ES202) Results

\*S = Suppressed

Like Outagamie County, Wisconsin experienced a net decline in jobs from 2005 to 2010 and a rebound from 2010 to 2014. The decline in the economy was evident within the counties, as well as within the State of Wisconsin. Over the last three years there has been recovery within the state, as well within Outagamie County. Winnebago and Brown County have been slower to recover. Wisconsin also showed a decrease in Construction industry jobs and an increase in Health Care and Social Assistance industry jobs.

**Table 30**  
**Employment by Place of Residence**

	2000		2010		Change 2000-2010	
	No.	%	No.	%	No.	%
<b>Village of Little Chute</b>						
Agriculture, Forestry, Fishing, and Mining	43	0.8	46	0.8	3	7.0
Construction	426	7.8	466	8.3	40	9.4
Manufacturing	1,619	29.5	1,243	22.0	-376	-23.2
Transportation and Utilities	175	3.2	268	4.8	93	53.1
Wholesale trade	207	3.8	142	2.5	-65	-31.4
Retail trade	496	9.0	478	8.5	-18	-3.6
Finance, insurance, and real estate	516	9.4	648	11.5	132	25.6
Services	1,907	34.7	2,186	38.8	279	14.6
Government	107	1.9	161	2.9	54	50.5
<b>All Industries</b>	5,496		5,638		142	2.6
<b>Outagamie County</b>						
Agriculture, Forestry, Fishing, and Mining	1,636	1.9	1,398	1.5	-238	-14.5
Construction	6,171	7.2	6,245	6.7	74	1.2
Manufacturing	23,197	27.1	20,856	22.4	-2,341	-10.1
Transportation and Utilities	3,318	3.9	4,222	4.5	904	27.2
Wholesale Trade	2,890	3.4	2,867	3.1	-23	-0.8
Retail Trade	9,381	11.0	10,534	11.3	1,153	12.3
Finance, Insurance, and Real Estate	6,905	8.1	7,332	7.9	427	6.2
Services	30,430	35.6	37,596	40.3	7,166	23.5
Government	1,668	1.9	2,147	2.3	479	27.3
<b>All Industries</b>	85,596		93,197		7,601	8.9
<b>State of Wisconsin</b>						
Agriculture, Forestry, Fishing, and Mining	75,418	2.8	75,418	2.8	-36,617	-32.7
Construction	161,625	5.9	161,625	5.9	43,893	37.3
Manufacturing	606,845	22.2	606,845	22.2	22,702	3.9
Transportation and Utilities	123,657	4.5	123,657	4.5	-13,591	-9.9
Wholesale Trade	87,979	3.2	87,979	3.2	-8,553	-8.9
Retail Trade	317,881	11.6	317,881	11.6	-91,056	-22.3
Finance, Insurance, and Real Estate	168,060	6.1	168,060	6.1	28,510	20.4
Services	1,097,312	40.1	1,097,312	40.1	384,017	53.8
Government	96,148	3.5	96,148	3.5	19,181	24.9
<b>All Industries</b>	2,734,925		2,734,925		348,486	14.6

Source: U.S. Census

Table 30 shows the industries in which the residents of the Village of Little Chute, Outagamie County, and Wisconsin actually work but the jobs may not be at a plant or office located in the village, county or the state. These data are commonly referred to as "place of residence" employment data.

It is clear that the percentage of people employed in manufacturing decreased between 2000 and 2010, and the number of people who are employed in the services sector increased.

## Employment by Occupation

The categories for the types of occupations changed slightly between the 2000 and 2010 Census, primarily by combining farming, fishing, and forestry with construction, extraction, and maintenance to make one category. (see Table 31).

In 1990, the Village of Little Chute generally had lower percentages than the county, MSAs, or the state in the categories that are representative of white collar occupations, and higher percentages in service and blue collar occupations. Because of the fewer categories used in 2000, this relationship is seen more clearly.

This data suggests the people who live in Little Chute may be affected more by the movement of manufacturing jobs to lower cost areas of production in foreign countries. At the same time, some of the jobs in the areas traditionally thought to have been safe from being shipped overseas, like information technology, are being filled by workers in foreign countries.

**Table 31 - Employment by Occupation**

	Village of Little Chute		Outagamie County		Appleton MSA	
	No.	%	No.	%	No.	%
<b>2000</b>						
Management, professional, and related	1,390	25.3	26,070	30.5	56,823	29.8
Service	610	11.1	9,889	11.6	24,346	12.8
Sales and office	1,586	28.9	22,224	26.0	48,658	25.5
Farming, fishing, and forestry	18	0.3	602	0.7	1,273	0.7
Construction, extraction, and maintenance	564	10.3	8,646	10.1	16,992	8.9
Production, transportation, and material moving	1,328	24.2	18,165	21.2	42,412	22.3
<b>2010</b>						
Management, business, science, and arts	1,460	25.9	29,430	31.6	38,089	32.1
Service	1,176	20.9	13,520	14.5	16,488	13.9
Sales and office	1,386	24.6	24,402	26.2	29,937	25.2
Natural resource, construction, and maintenance	595	10.6	8,529	9.2	11,192	9.4
Production, transportation, and material moving	1,021	18.1	17,316	18.6	23,071	19.4
	Green Bay MSA		State of Wisconsin			
	No.	%	No.	%		
<b>2000</b>						
Management, professional, and related	36,846	30.6	857,205	31.3		
Service	15,148	12.6	383,619	14.0		
Sales and office	34,321	28.5	690,360	25.2		
Farming, fishing, and forestry	617	0.5	25,725	0.9		
Construction, extraction, and maintenance	11,053	9.2	237,086	8.7		
Production, transportation, and material moving	22,545	18.7	540,930	19.8		
<b>2010</b>						
Management, business, science, and arts	48,297	31.1	947,672	33.0		
Service	24,347	15.7	462,097	16.1		
Sales and office	40,051	25.8	702,658	24.5		
Natural resource, construction, and maintenance	15,111	9.7	262,749	9.2		
Production, transportation, and material moving	27,530	17.7	494,134	17.2		

Source: U.S. Census



## Travel Time to Work

In the Community Survey, 54% of the respondents said that proximity to work was the most important factor in making a decision on where to live. About 49% said they would like to live within 20 minutes of where they work. According to the 2000 Census, about 63% of the residents of the Village of Little Chute drive less than 20 minutes to work, and 62% in 2010 drove less than 20 minutes to work.

The time it takes to travel to work for people who live in the Village of Little Chute is about the same as it is for people in Outagamie County, the Appleton/Oshkosh/Neenah MSA, and the Green Bay MSA, but less than for Wisconsin (see Table 32).

**Table 32**  
**Travel Time To Work**

Never Time To Work

	Village of Little Chute				Outagamie County				Appleton MSA			
	2000		2010		2000		2010		2000		2010	
	No.	%	No.	%	No.	%	No.	%	No.	%	No.	%
Minutes												
< 10	1,127	21.0	1,328	20.3	16,507	20.1	16,154	17.6	39,307	21.6	20,865	17.9
10 to 14	1,235	23.0	1,151	20.8	17,886	21.8	17,180	18.7	40,496	22.3	21,671	18.6
15 to 19	1,013	18.9	1,144	20.6	16,698	20.4	17,065	18.6	36,860	20.3	21,251	18.2
20 to 29	1,200	22.3	1,243	22.4	18,232	22.3	21,386	23.3	36,951	20.3	26,521	22.7
30 to 39	392	7.3	383	6.9	7,637	9.3	10,479	11.4	16,221	8.9	13,594	11.6
40 to 59	218	4.1	69	1.2	2,936	3.6	3,750	4.1	6,856	3.8	5,654	4.8
> 59	187	3.5	181	3.3	1,999	2.4	2,344	2.6	5,206	2.9	2,981	2.6
Worked at home	68	1.3	45	0.8	2,676	3.2	3,322	3.6	5,696	3.0	4,282	3.7
	Green Bay MSA				State of Wisconsin							
	2000		2010		2000		2010					
	No.	%	No.	%	No.	%	No.	%				
Minutes												
< 10	22,528	19.5	29,318	19.1	533,891	20.6	522,604	18.6				
10 to 14	27,319	23.6	29,916	19.5	476,569	18.4	470,581	16.7				
15 to 19	28,613	24.7	28,933	18.9	440,637	17.0	445,068	15.8				
20 to 29	22,638	19.5	30,802	20.1	531,628	20.6	571,494	20.3				
30 to 39	7,491	6.5	13,925	9.1	307,835	11.9	352,484	12.5				
40 to 59	4,080	3.5	9,171	6.0	181,568	7.0	218,175	7.8				
> 59	3,174	2.7	5,168	3.4	113,181	4.4	120,491	4.3				
Worked at home	3,029	2.5	5,901	3.9	105,395	3.9	111,915	4.0				

Source: U.S. Census

## Average Weekly Wages

Data on average weekly wages is available at the county level, but not at the local municipality or MSA level.

**Table 33**  
**Average Weekly Wages**

	2000	2010	2014	Difference 2000-2014	% Change 2000-2014
<b>Outagamie County</b>					
Natural Resources & Mining	\$573	\$693	\$637	\$64	11.2
Construction	\$765	\$964	\$1,094	\$329	43.0
Manufacturing	\$753	\$968	\$1,053	\$300	39.8
Trade, Transportation, Utilities	\$503	\$612	\$678	\$175	34.8
Information	S*	\$865	S*	--	--
Financial Activities	\$793	\$995	\$1,108	\$315	39.7
Professional & Business Services	\$537	\$703	\$850	\$313	58.3
Education & Health Services	\$609	\$874	\$886	\$277	45.5
Leisure & Hospitality	\$183	\$227	\$256	\$73	39.9
Other Services	\$340	\$385	\$463	\$123	36.2
Public Administration	\$620	\$827	\$848	\$228	36.8
Unclassified	S*	\$991	S*	--	--
<b>Calumet County</b>					
Natural Resources & Mining	\$488	\$614	\$690	\$202	41.4
Construction	\$582	\$723	\$786	\$204	35.1
Manufacturing	\$643	\$872	\$899	\$256	39.8
Trade, Transportation, Utilities	\$422	\$556	\$595	\$173	41.0
Information	\$371	S*	\$301	(\$70)	-18.9
Financial Activities	\$476	\$682	\$835	\$359	75.4
Professional & Business Services	\$471	\$815	\$701	\$230	48.8
Education & Health Services	\$481	\$606	\$654	\$173	36.0
Leisure & Hospitality	\$144	\$170	\$208	\$64	44.4
Other Services	\$188	\$272	\$334	\$146	77.7
Public Administration	\$451	\$664	\$710	\$259	57.4
Unclassified	\$0	S*	\$0	\$0	0.0
<b>Winnebago County</b>					
Natural Resources & Mining	\$371	\$595	\$660	\$289	77.9
Construction	\$775	\$957	\$1,126	\$351	45.3
Manufacturing	\$855	\$1,084	\$1,223	\$368	43.0
Trade, Transportation, Utilities	\$482	\$612	\$632	\$150	31.1
Information	\$735	\$1,012	\$1,141	\$406	55.2
Financial Activities	\$555	\$853	\$1,016	\$461	83.1
Professional & Business Services	\$700	\$1,138	\$1,272	\$572	81.7
Education & Health Services	\$628	\$769	\$813	\$185	29.5
Leisure & Hospitality	\$179	\$221	\$246	\$67	37.4
Other Services	\$279	\$368	\$389	\$110	39.4
Public Administration	\$602	\$749	\$821	\$219	36.4
Unclassified	\$0	\$531	S*	--	--

**Table 33**  
**Average Weekly Wages (continued)**

	1990	2000 CPI	2000	Difference	% Change 1990-2000
<b>Wisconsin</b>					
Natural Resources & Mining	\$466	\$589	\$695	\$229	49.1
Construction	\$729	\$945	\$1,064	\$335	46.0
Manufacturing	\$743	\$965	\$1,045	\$302	40.6
Trade, Transportation, Utilities	\$525	\$656	\$718	\$193	36.8
Information	\$705	\$995	\$1,202	\$497	70.5
Financial Activities	\$727	\$1,026	\$1,190	\$463	63.7
Professional & Business Services	\$616	\$895	\$1,007	\$391	63.5
Education & Health Services	\$606	\$817	\$862	\$256	42.2
Leisure & Hospitality	\$214	\$281	\$309	\$95	44.4
Other Services	\$356	\$436	\$497	\$141	39.6
Public Administration	\$607	\$801	\$855	\$248	40.9
Unclassified	\$682	\$901	\$712	\$30	4.4

Source: Wisconsin Department of Workforce Development, Quarterly Census of Employment and Wages (ES202)

The highest average weekly wages in 2000 in northeastern Wisconsin were in the manufacturing sector and in the mining, construction, and financial activities. (see Table 33).

By 2010, the professional & business services and information sectors were also listed among the highest average weekly wages in northeast Wisconsin and the State of Wisconsin. Winnebago County had the greatest amount of sectors paying on average over \$1,000 per week, compared to Outagamie and Calumet Counties.

There has been significant wage increases for the majority of the sectors since 2000. Most sectors experienced increases upwards to 40 percent. Some sectors had increases greater than 50% since 2000. In Outagamie County, the professional & business sector increased wages by 58.3%. Financial sector wages increased the least for Outagamie County in comparison to the surrounding counties. Outagamie County had almost a 40% change whereas Calumet County had an increase in 75.4% and Winnebago County was 83.1 This increase in wages reflects the recovering economy from 2010 to the present.

### Per Capita Income

The Village of Little Chute had a smallest percentage increase in per capita income between 2000 and 2010 than Outagamie County, the Appleton/Oshkosh/Neenah MSA, the Green Bay MSA, or Wisconsin (see Table 34). Per capita income in all of the areas was nearly equal in 2000.

**Table 34**  
**Per Capita Income**

	2000	2010	Change	
			No.	%
Village of Little Chute	\$21,181	\$24,340	\$3,159	14.9
Outagamie County	\$21,943	\$26,965	\$5,022	22.9
Appleton/Oshkosh/Neenah MSA	\$21,837	\$27,094	\$5,257	24.1
Green Bay MSA	\$21,784	\$26,377	\$4,593	21.1
State of Wisconsin	\$21,271	\$26,624	\$5,353	25.2

Source: U.S. Census

### Existing Economic Base

A listing of the major employers in the Village of Little Chute shows a good cross section of industry sectors and occupations.

**Table 35**  
**Major Employers**

Company or Employer	Total Employees 2005	Total Employees 2014
NESTLE USA Inc.	770	1,002
Heartland Label Printers	155	315
Building Services Group	225	266
Bel Cheese USA	378	189
Trilliant Food & Nutrition LLC	-	180
Little Chute Area School District	180	173
Fox Valley Tool and Die	80	170
Village of Little Chute	162	160
Bela LLC (General Beer Dist)	-	88
Larry's Piggly Wiggly	93	-
Crystal Print	83	-
Resources One	65	72

SOURCE: Village of Little Chute, 2014.

The success of the local economy in Little Chute reflects the fact the village is an integral part of the Fox Cities, which has a large number of employers that offer excellent employment opportunities. Many of the major employers had experienced growth from 2005 to 2014, indicating a recovering economy. Victor Allen's Coffee became Trilliant Food & Nutrition, LLC in 2013. The company offers basic and specialty coffees, cappuccino, light roasted and dark roasted coffees, flavored coffees, decaf coffees, and smoothie mixes, as well as flavored syrups and sauces. Trilliant is now looking to expand within the village to produce their own manufacture packaging equipment. The expansion could make the company the largest employer in the village exceeding NESTLE USA Inc.

## Types of New Businesses Desired

Like most communities that survived a recession, opportunities for growth are welcomed in the Village. The Village of Little Chute is well positioned to handle increased growth in specified locations. Please consult the Land Use Element of this Comprehensive Plan for specific locations relative to future commercial and industrial expansion. Specifically the section titled: "Development and Redevelopment Opportunities".

In addition, Appendix D includes recent articles which address how communities should be adapting to change in a "New Economy".

### Northeastern Wisconsin (NEW) Economic Opportunity Study

The Fox Valley and Bay Area Workforce Development Areas joined forces to provide the resources for the NEW Economic Opportunity Study. The three phase study was designed to address the significant job loss in manufacturing that has recently been experienced by northeastern Wisconsin. Phases I and II included the analysis of historical and projected demographic, industry, and employment data. Phase III outlined five strategies for the region.

Strategy I – Move to a New Economy Construct

Strategy II – Move to a Collaborative Economic Development Construct

Strategy III – Change Social and Cultural Mindset to Risk and Collaboration

Strategy IV – Change Regional Image

Strategy V – Promote Industry Cluster Development

The summary of Phase III noted, "Workforce development and economic development are interrelated and interdependent. The strategic economic development plan presented here is one based on the New Economy drivers of innovation, collaboration, and culture." The study concluded the economic prosperity of Northeastern Wisconsin is the responsibility of the businesses and citizens of the region.

The full study can be found by searching for the document by title: Northeastern Wisconsin (NEW) Economic Opportunity Study on line.

## Local Government's Ability to Retain and Attract Business

### Location

The geographic location of a community is one of the most important factors in determining the ability of a local government to attract or retain business. Traditionally, communities near natural resources used in the manufacturing of a product had an advantage over those that were not. Today, the definition of a natural resource has been broadened to describe the environment in which people choose to live. Many types of service firms are not dependent on access to raw, physical resources (or for that matter, their customers) and choose to locate in areas where natural resources such as lakes, rivers and woods create an attractive environment in which to live and work.

The Village of Little Chute is located on the Fox River in northeastern Wisconsin. The lakes, rivers, and woods in the area offer a desirable living, recreational, and vacation experience.

Quality of life issues may enter into the decision of a business to locate in an area. The Village of Little Chute is statistically shown to be a safe area. Cultural and recreational events flourish in the Fox Cities communities. The Village of Little Chute is a family-friendly and clean community.

### **Regulatory Issues**

The Village of Little Chute seeks to strike a balance between the needs of business expanding or locating in the community and the needs of the community. Zoning and building codes help to ensure the health, safety, and welfare of the community are protected and maintained. Currently there are no regulatory issues that can be addressed directly by the Village. Most of the regulatory issues are related to county, state and federal level regulations.

### **Financial Programs**

The Village of Little Chute has a revolving loan fund that was originally funded with Community Development Block Grant funds. The Village's Community Development Authority administers the fund.

The program provides funds to use for economic development, more specifically, for business start-ups and expansion. These funds, received from the U.S. Department of Housing and Urban Development, are used to provide grants to local units of government that use the funds to loan to a business. The business, in return for use of the public funds, provides private investment towards the assisted activity and most importantly creates job opportunities.

When a business repays the loan to the community (principal and interest payments), these funds are used to capitalize the Village Revolving Loan Fund (RLF). With the RLF, the Village can make additional loans to businesses wishing to expand or locate in the Village. These loans typically are smaller loans (\$5,000 - \$50,000). When successfully administered, the community's revolving loan fund can expand the amount in its RLF to an amount in excess of the original amount it was able to retain. This happens when the community exercises due diligence by performing a thorough credit analysis to determine business viability and adequately securing and servicing the loan. In administering a RLF, the Village becomes a "bank" and accepts all of the responsibilities of a commercial lender when it makes a CDBG or RLF loan to a business.

As a partner, the Village should continue to promote the use of its Small Business Micro Loan, Revolving Loan and Business Improvement/Façade Renovation programs to assist business owners with various improvement projects such as building remodeling and façade improvements. Through these programs, business owners can reinvest in downtown Little Chute and other commercial areas within the Village.

The Village of Little Chute Small Business Micro Loan Program was created by the Little Chute Village Board to assist small businesses in the Village with financing assistance and alternatives that cannot be provided through the Village's Revolving Loan Program because of Wisconsin Department of Commerce imposed requirements pertaining to the use of Revolving Loan Funds. In some cases the Village may recommend combining both the Village's Micro Loan

Program and the Village's Revolving Loan Program to assist a business/project with funding. The Village's Micro Loans to small business will typically be smaller loans with the maximum loan to any one business capped at \$30,000 from the Micro Loan Fund and the loans only being available to small businesses in the Village with 10 or few employees.

The Village has used tax increment financing to fund infrastructure improvements needed for development and redevelopment projects. In the future, the Village would use this tool on a site or project specific basis versus including a general area of the village.

### **Organizational**

The Village's Community Development Authority is the organization through which much of the economic development planning for the Village occurs. The village administrator attends the meetings of Little Chute Business Association, Inc. The administrator is also an active participant in the programs and activities of the Fox Cities Economic Development Partnership.

## **Sites for New or Expanding Businesses**

The Village of Little Chute offers prime industrial sites. The Village of Little Chute has identified three locations for industrial development within the Village. They include the Village of Little Chute Industrial Park, the Northside LC Industrial Park and the Little Chute Industrial Park, Northwest. Map 1A shows the location of existing vacant parcels within the established business and industrial parks.

These industrial locations have been the focus of the Village's industrial development efforts in the short-term.

The long term focus will be the area south of North Avenue (CTH "00") on the west end of the Village. While the topography of the this area is attractive for residential development, the presence of the Outagamie County Landfill to the north and the railroad tracks to the south, suggest the highest and best use is industrial. The Village has no plans for the development of a second municipally owned industrial park meaning this area will develop as a high quality, "private" industrial park site. The Village may assist the private parties in this development opportunity but will not acquire the site.

The HJT Business Park was established in 2003 and is located on the south side of I-41 between Vandebroek Road and CTH "N". The privately owned sixty-acre park is zoned Commercial Highway District. The twenty-five acre Schumacher Business Park is located on the north side of I-41 west of CTH "N".

Commercial, retail and office development sites are scattered throughout the Village of Little Chute. The development that started at the interchange at I-41 has expanded into the area between Holland Road on the west to Buchanan Road on the east. Commercial development has taken place along CTH "N" south of I-41 to the Little Chute High School. Commercial development continues to be a major land use along CTH "00" (North Avenue). Main Street in the downtown recently underwent a "streetscaping" project to help make the area more attractive to future commercial and retail uses. Main Street on the east of the village, including the Foxdale Plaza, is a commercial area that can accommodate additional growth.



Please consult the Land Use Element of this Comprehensive Plan for specific locations relative to future commercial and industrial expansion. Specifically the section titled: "Development and Redevelopment Opportunities".

## Use of Brownfield Sites

The Wisconsin Department of Commerce (DOC) defines brownfields as, "abandoned, idle or underused industrial or commercial facilities or sites, the expansion or redevelopment of which is adversely affected by actual or perceived environmental contamination." There has been an identified brownfield site in the Village located within the central business district. The two lots hosted a former dry cleaner, tavern and alley.

The Department of Commerce provides funding to brownfield projects that promote economic development and have a positive effect on the environment.

## Applicable Local, County, Regional, State & Federal Programs

**Disclaimer: Regarding the Hyperlink of specific website pages for information on Economic Development Programs, only the main title of the website are being provided, due to the possible change of website designs and addresses over the life of the Comprehensive Plan.**

### Private Programs

#### Wisconsin Economic Development Corporation

- **Main Street Program.** The Main Street program assists communities ranging from towns with populations of less than 1,000 to large neighborhoods in Milwaukee and Green Bay. Communities selected to participate in the Wisconsin Main Street Program initially receive five years of free, intensive technical assistance. The end goal is to enable participating communities to professionally manage a downtown or historic commercial district that is stable, physically attractive, competitive and visible.
- **Connect Communities Program.** The Connect Communities Program helps local planners leverage the unique assets of their downtowns and urban districts, providing technical assistance and networking opportunities to local leaders interested in starting a downtown revitalization effort. It also provides access to additional financial and technical assistance programs.
- **Capacity Building Grants.** Capacity Building (CAP) Grant funds are designed to help strengthen Wisconsin's economic development network by assisting local and regional economic development groups with economic competitive assessments and the development of a Comprehensive Economic Development Strategy.



- **Brownfield Program.** Wisconsin's Brownfield Program provides grant funds to assist local governments, businesses and individuals with assessing and remediating the environmental contamination of an abandoned, idle or underused industrial or commercial facility or site. This program will help convert contaminated sites into productive properties that are attractive and ready for redevelopment.
- **Enterprise Zone Tax Credit.** A certified business may qualify for tax credits only for eligible activities that occur after an eligibility date established by WEDC. Positions that are created as a result of the tax credits claimed shall be maintained for at least five years after the certification date established by WEDC.
- **Industrial Revenue Bond.** Industrial Revenue Bonds (IRBs) are designed to help Wisconsin municipalities support industrial development through the sale of tax-exempt bonds. IRB financing can be used for building, equipment, land, and bond issuance costs, but not for working capital.
- **Wisconsin Manufacturing and Agriculture Credit.** The manufacturing and agriculture tax credit is available to individuals and entities for taxable years that begin on or after January 1, 2013, for manufacturing and agricultural activities in Wisconsin. The tax credit is available for income derived from manufacturing or agricultural property located in Wisconsin and will offset a significant share of Wisconsin income taxes. The credit is a percentage of "eligible qualified production activities income."
- **Business Opportunity Loan.** Business Opportunity Loans are available to a business that has created new full-time positions and/or retained its existing full-time employment base in Wisconsin.
- **Impact Loans.** Impact Loans are available to businesses with expansion projects that will have a significant impact on job creation, job retention, and capital investment on the surrounding community. WEDC's Impact Loan Program is a forgivable loan program.
- **Economic Development Tax Credits (ETC.)** Economic Development Tax Credits (ETC) are available for businesses that begin operating in, relocate to, or expand an existing operation in Wisconsin.
- **Training Grants.** Rodriguez Training grants are available to any business making a firm commitment to locate a new facility in Wisconsin or expand an existing facility within the state, and is upgrading a product, process or service that requires training in new technology and industrial skills. Grants fund business upgrades to improve the job - related skills of its full-time employees.
- **Minority Business Development Revolving Loan Fund.** The Minority Business Development Revolving Loan Fund Program (MRLF) is designed to support minority business development through business creation, business expansion and minority community business *attraction*. This is accomplished through direct grant assistance to qualifying minority business associations in Wisconsin. Grant assistance is provided to minority business associations for Revolving Loan Funds, technical assistance and used as a pass through to fund training.

## Regional Programs

### **East Central Wisconsin Regional Planning Commission**

Comprehensive Economic Development Strategy (CEDS) report. The East Central Wisconsin Regional Planning Commission annually creates a Comprehensive Economic Development Strategy (CEDS) report, which evaluates local and regional population and economic activity. Economic development trends, opportunities, and needs are identified within the CEDS report. All communities, which are served by the Commission, are invited to identify future projects for economic development that the community would like to undertake. Those projects are included within the CEDS and may become eligible for federal funding through the Economic Development Administration (EDA) Public Works grant program.

**EMSI Analyst.** EMSI Analyst is used by ECWRPC to provide economic data to requesting economic development entities or municipalities in the East Central WI Region as a service of WEDC. EMSI data is composed of comprehensive information on industries, occupations, demographics -as well as things like occupational skills, education, training, and even the names and size of companies in your region broken down by industry. EMSI links more than 90 data sources from federal sources like the Bureau of Labor Statistics to state and private sources.

**Global Trade Strategy.** As part of the Economic Development Administration's Community Trade Adjustment Assistance Program, ECWRPC developed a study to increase exports for small to medium size companies in NE Wisconsin. This program assists communities impacted by trade with economic adjustment through the: (1) coordination of federal, State, and local resources; (2) creation of community-based development strategies; and (3) development and provision of programs that help communities adjust to trade impacts. The Community TAA Program is designed to provide a wide range of technical, planning, and infrastructure assistance and respond adaptively to pressing trade impact issues. Outagamie County was one of nine counties identified by the Department of Labor as being significantly impacted by global trade.

**East Central Regional Revolving Loan Fund (ECRRLF).** The ECRRLF, while currently not available, is being created to provide effective financing options for businesses and projects.

### **Northeast Wisconsin Regional Economic Partnership**

The combined Bay-Lake and East Central Wisconsin Regional Planning Commission areas were named as Technology Zone by the Wisconsin Department of Commerce in 2002. The Northeast Wisconsin Regional Economic Partnership (NEWREP) Technology Zone has provided over \$5 million in tax credits to businesses certified by Commerce, based on a company's ability to create jobs and investment and to attract related businesses. The Technology Zone Program focuses primarily on businesses engaged in research, development, or manufacture of advanced products or those that are part of an economic cluster and knowledge-based businesses that utilize advanced technology production processes in more traditional manufacturing operations.

**New North, Inc.**

New North's mission is "to harness and promote the region's resources, talents and creativity for the purposes of sustaining and growing our regional economy." New North maintains a number of regionally based economic development committees charged with addressing the following initiatives:

- Fostering regional collaboration
- Focusing on targeted growth opportunities
- Supporting an entrepreneurial climate
- Encouraging educational attainment
- Encouraging and embracing diverse talents
- Promoting the regional brand

For more information on New North Inc., visit: <http://www.thenewnorth.com/>.

**Fox Cities Regional Partnership**

The Fox Cities Regional Partnership is an organization committed to helping businesses locate and expand in the Fox Cities Region, and supported by public and private sector partners from around the region. Located in east-central Wisconsin, along the banks of the Fox River and Lake Winnebago, the Fox Cities Region is comprised of several dozen communities, the largest of which is the City of Appleton.

**Fox Cities Economic Development Partnership**

The Fox Cities Economic Development Partnership (FCEDP) is charged with "fostering the Fox Cities' economic development by creating and implementing marketing programs that promote the area as an attractive location for business and industry." Currently, the FCEDP maintains a website containing industrial park mapping and information, and is conducting executive roundtables for key industry clusters, among many other things.

The Village of Little Chute is an active member of the Fox Cities Economic Development Partnership. The FCEDP is a business attraction organization comprised of the municipalities, organizations and utilities interested in the economic growth of the Fox Cities area. Its mission, along with that of the Fox Cities Chamber of Commerce and Industry, is to foster the Fox Cities' economic development by creating and implementing marketing programs that promote the area as an attractive location for business and industry. The Village Administrator is active in this group.

**CAP Services. Inc.**

CAP Services Inc. (CAP) is a private non-profit corporation offering programs in Waushara, Marquette, Outagamie, Portage, Waupaca and parts of Marathon and Wood counties. The primary mission of CAP is to help low-income households attain economic and emotional self sufficiency. Programs include Skills Training to help low-income individuals acquire skills to compete for higher paying jobs by assisting them with tuition, books, transportation and child care costs related to training; Business Development to provide entrepreneurs with the technical assistance, coaching advice and loan packaging they need to successfully start and

grow their businesses; and Home Buyers Assistance to provide matching dollars to eligible low- and moderate-income, first-time homebuyers for down payment and closing costs. Funds are also available for repair and rehabilitation on newly purchased units; Weatherization measures including caulking, insulation, window repair and other conservation measures; Special Needs Housing; Asset Development to provide financial wellness training and incentives to low-income households; Preschool Services including head start for ages 3-5 and their families; and Crisis Intervention.

### **Wisconsin Entrepreneurs' Network**

**Business Planning or Commercialization Planning Assistance.** The Business or Commercialization Planning assistance micro-grant can fund up to 75% of the costs, limited to \$4000, spent on hiring an independent, third party to write a comprehensive business or commercialization plan for a Wisconsin business. The program is limited to businesses in certain industries.

## **State Programs**

There are many state programs that communities can consider utilizing to meet their stated goals and objectives. While not an all-inclusive list, there are several programs that the Village of Hortonville should strongly consider and are addressed below.

### **Wisconsin Department of Administration**

- **Community Development Block Grant for Economic Development (CDBG-ED).** CDBG-ED grant funds are awarded to local governments to assist businesses to create or retain jobs for individuals with low and moderate income. Additional information regarding the CDBG-ED program can be found at their website.
- **CDBG Public Facilities Funds (CDBG-PF).** CDBG-PF funds help support infrastructure and facility projects for communities. Some examples of eligible projects include streets, drainage systems, water and sewer systems, sidewalks, and community centers. Additional information regarding the CDBG-PF program can be found at their website.
- **CDBG Planning Funds.** CDBG Planning grant funds support community efforts to address improving community opportunities and vitality. Grants are limited to projects that, if implemented, are CDBG eligible activities. Additional information regarding the CDBG Planning funds program can be found at their website.
- **CDBG Public Facility -Economic Development (CDBG PF-ED).** CDBG PF-ED grants are awarded to local government for public infrastructure projects that support business expansion or retention. Additional information regarding the PF-ED funds program can be found at their website.
- **COBG Emergency Assistance (EAP).** The CDBG-EAP program assists communities to recover from a recent natural or manmade disaster. Eligible activities include repair of

disaster related damage to dwellings, assistance to purchase replacement dwellings, and repair and restore public infrastructure and facilities.

- **Venture Capital Investment Program.** The venture capital investment program was created as part of 2013 Wisconsin Act 41. This program will help create jobs and promote economic growth in Wisconsin by identifying new investors for Wisconsin, bringing new capital to Wisconsin investments, and cultivating Wisconsin entrepreneurship.

### **Wisconsin Department of Safety and Professional Services**

- **Wisconsin Fund.** The Wisconsin Fund provides grants to help small commercial businesses rehabilitate or replace their privately-owned sewage systems. Additional information can be found at their website.

### **Wisconsin Department of Transportation**

- **Transportation Economic Assistance (TEA) Program.** The Transportation Economic Assistance (TEA) program provides 50% state grants to governing bodies, private businesses, and consortiums for road, rail, harbor and airport projects that help attract employers to Wisconsin, or encourage business and industry to remain and expand in the state. Additional information regarding the TEA program can be found at their website.
- **State Infrastructure Bank Program.** This program is a revolving loan program that helps communities provides transportation infrastructure improvements to preserve, promote, and encourage economic development and/or to promote transportation efficiency, safety, and mobility. Loans obtained through SIB funding can be used in conjunction with other programs. Additional information regarding the State Infrastructure Bank Program can be found at their website.
- **Freight Railroad Infrastructure Improvement Program.** This program awards loans to businesses or communities wishing to rehabilitate rail lines, advance economic development, connect an industry to the national railroad system, or to make improvements to enhance transportation efficiency, safety, and intermodal freight movement. Additional information for the Freight Railroad Infrastructure Improvement Program is available at State of Wisconsin Department of Transportation website.
- **Freight Railroad Preservation Program.** The Freight Railroad Preservation Program provides grants to communities to purchase abandoned rail lines in the effort to continue freight rail service, preserve the opportunity for future rail service, and to rehabilitate facilities, such as tracks and bridges, on publicly-owned rail lines. Additional information for the Freight Railroad Infrastructure Improvement Program is available at State of Wisconsin Department of Transportation website.

### **Wisconsin Department of Natural Resources**

- Redevelopment program oversees the investigation and cleanup of environmentally

contaminated sites (e.g. "brownfields.") The program is comprehensive, streamlined, and aims to consolidate state and federal cleanups into one program. More information can be found at their website doing a search for Brownfields.

## Federal Programs

### **Department of Agriculture-Rural Development**

Some communities meet the requirements of the US Department of Agriculture-Rural Development and may be eligible for the Rural Development Economic Assistance Programs. However, there are typically strict income limits associated with some of the programs so the Wisconsin Division of USDA-Rural Development should be contacted regarding eligibility for certain programs.

### **Occupation Safety and Health Administration (OSHA)**

- **Susan Harwood Training Grants Program.** These training grants are awarded to nonprofit organizations for training and education. They can also be used to develop training materials for employers and workers on the recognition, avoidance, and prevention of safety and health hazards in their workplaces. Grants fall into two categories; Target Topic Training and Training Materials Development. The Target Topic Training grants are directed towards specific topics chosen by OSHA. Follow-up is required to determine the extent to which changes were made to eliminate hazards associated with the chosen topic. The Training Materials Development grants are specifically aimed at creating classroom quality training aids. Aids which are developed under the grant program must be ready for immediate self-study use in the *workplace*.

### **United States Department of Labor**

- **H-1B Technical Skills Training Grant Program.** The H-1B Technical Skills Training Grant program provides funds to train current H-1 B visa applicants for high skill or specialty occupations. Eligible grant applicants include local Private Industry Councils and Workforce Investment Boards that were established under the Workforce Investment Act. Eighty percent of the grants must be awarded to projects that train workers in high technology, information technology, and biotechnology skills. Specialty occupations usually require a bachelor's degree, and an attainment of this degree is strongly encouraged. The program is designed to assist both employed and unemployed American workers acquire the needed technical skills for high skill occupations that have shortages. Information regarding the H-1B Technical Skills Training Grant program can be found at their website.

### **United States Environmental Protection Agency (EPA)**

- **One Cleanup Program.** The One Cleanup Program is EPA's vision for how different cleanup programs at all levels of government can work together to meet that goal -and ensure that resources, activities, and results are effectively coordinated and communicated to the public. The EPA has entered into a memorandum of understanding with the Wisconsin DNR to provide a single, consolidated approach to environmental cleanup. More information regarding the program can be found at their website.

## Findings and Recommendations

- ❖ The labor force shortages faced by many employers in Outagamie County and the State of Wisconsin in the 1990s will occur again as the “Baby Boomer” generation retires. As people respond to the labor shortage by moving to where the jobs are, Little Chute offers an attractive environment in which to live, particularly to those that are seeking a safe, family-friendly, small town atmosphere.
- ❖ The importance of manufacturing in the Fox Cities area economy will decrease as the exporting of jobs that are labor cost sensitive will be relocated to low wage areas. Business development efforts will need to focus on the sectors that are projected to grow more rapidly than manufacturing.
- ❖ While the Village of Little Chute would like to have a balance between residential, commercial, and industrial growth, its geographic location and attractive environment are assets that can be used to encourage people to live here even if they work elsewhere from Oshkosh to Green Bay.
- ❖ The combination of an attractive environment created by the Fox River, and its location in the middle of the Fox Cities and the urban areas to the north and south, provides the Village of Little Chute with a strong package to market to businesses.
- ❖ The emergence of sectors other than manufacturing as offering high paying positions should be considered by the Village of Little Chute as it targets businesses to start up and expand in, or relocate to, the community.
- ❖ The Village should continue to encourage the private sector to continue to invest and expand the mixture of retail, professional and service-oriented businesses for the Little Chute Downtown Business District.
- ❖ The Village should encourage accommodate multi-family and apartment type housing adjacent or within to Downtown Business District to increase “Feet on the Street” and improve district sustainability.
- ❖ The Village should try to attract living environments and job opportunities for the Millennial workforce which will be largest of generational workforces over the next several decades.
- ❖ The Village must stay vigilant of overreaching deed restrictions on commercial properties which significantly strap the type of future uses allowed on certain commercial buildings. This action often creates abandoned and/or vacant commercial properties which negatively impact neighborhood and district appeal.
- ❖ The Village should modify their existing zoning ordinance to increase the requirements under commercial and industrial conditional use. Details such as deed restrictions and covenants should be reviewed as part of conditional use approvals.
- ❖ The Village of Little Chute should encourage the further development of the Foxdale Plaza and the East Main Street Commercial area.

- ❖ The Village of Little Chute should promote the development of commercial uses along I-41 and Freedom Road (CTH "N").
- ❖ The Village of Little Chute should cooperate and work with the private sector to develop future industrial areas in the community. This includes the property located on the south side of CTH "OO" across from the Outagamie County Landfill.
- ❖ Continued use should be made of the Community Development Authority, tax increment financing, and the revolving loan fund to encourage and attract economic development.
- ❖ Strong economic development programs are characterized by partnerships. The Village of Little Chute is fortunate to have, or have access to, many other organizations that are or may be part of its economic development efforts including the Fox Cities Chamber of Commerce, the Heart of the Valley Chamber of Commerce, the Fox Cities Economic Development Partnership, Outagamie County, East Central Wisconsin Regional Planning Commission, the Wisconsin Department of Administration, the Wisconsin Small Business Development Center, New North Inc., and more.
- ❖ The Village should budget for updating the Village's Downtown Redevelopment plan.



## Land Use

### Land Use Characteristics

Map 9 shows the existing land use pattern in the Village of Little Chute. Table 36 shows the existing land use in acres from 1986, 1998, 2002 and 2015.

**Table 36**  
**Existing Land Use In Acres**

	1986		1998		2002		2015	
	Acres	%	Acres	%	Acres	%	Acres	%
Agricultural, Vacant, and Open Space	551	27.6	545	20.7	815	24.6	669	17.9
Commercial	128	6.4	149	5.7	201	6.1	263	7.0
Industrial	115	5.8	230	8.7	225	6.8	279	7.5
Public and Institutional	78	3.9	82	3.1	108	3.3	68	1.8
Recreational	54	2.7	72	2.7	62	1.9	126	3.4
Residential	635	31.8	901	34.2	908	27.4	1,018	27.2
Transportation	268	13.4	430	16.3	594	17.9	666	17.8
Utilities	6	0.3	7	0.3	65	2.0	280	7.5
Water	162	8.1	215	8.2	217	6.5	225	6.0
Woodlands	n.a.		n.a.		119	3.6	144	3.9
Total Acres	1,997		2,631		3,314		3,738	

Sources: Village of Little Chute, East Central Wisconsin Regional Planning Commission and Martenson & Eisele, Inc.

Caution must be taken in reviewing the acres of existing land use. A different methodology can sway the amount of acreage per category. Nonetheless, the analysis will note the general trend in the acres used for each land use and focus on the percent each land use is of the total land area in the Village of Little Chute.

#### Agricultural

Agricultural, vacant, and open spaces make up 17.9% of the total land area in the Village of Little Chute in 2015. The decrease in this category is directly related to the continuing development of residential, commercial, and industrial land uses. There are no active farms within the Village of Little Chute, but there is land that is being cropped. The trend of agricultural land being converted for more intensive uses is expected to continue although so is active crop farming.

#### Residential

Residential land uses make up 27.2% of all land uses in 2015. Although single and two family make up a majority of the land used for residential purposes, multi-family as a percentage will likely increase due to expected millennial generation housing needs and downsizing by the retiring baby-boomer generation (See Appendix C). Based on the 2015 WDOA population estimate of 10,778 and total residential acreage of 1018 acres, there are 10.6 residents per acre of residential land. This reflects a mid to high level residential land use intensity. Based on the number of single family households in 2010 and the number of single family and two family residential acreage in 2015, the density is about 3.4 units per net acre, which is about average for urban development.

## Commercial

Commercial land uses make up 7.0% of the total acres in the village and have increased significantly over the last twenty to thirty years. Several large areas have developed along I-41. This area consist of a wide variety of commercial development which benefits from great visibility along the highway. The intensity of commercial land uses is fairly low in Little Chute as it is characterized by single story, stand alone types of development scattered throughout the community. Commercial land use densities are also low with the exception of development in the downtown.

## Industrial

Industrial land uses make up 7.5% of the total land area in the village. Significant growth in this category took place in the late 1980's and during the 1990s. New industrial development has located almost exclusively in the Village of Little Chute's Industrial Park. However, recently some light industrial uses have developed within the Northwest Business Park. The intensity of the industrial land uses are in the mid-level with some areas moving toward a higher intensity. The density of industrial development, however, is relatively low as most industrial properties have large areas of open space and are intermixed with stormwater management facilities.

## Public and Institutional

This land use category contains about 1.8% of the land area within the Village. Some facilities have been reclassified due to use changes which is why the percentage has dropped since 2002.

## Recreational

The amount of recreational land has increased since the last comprehensive plan accounting for 3.4% of the village's total land area. It should be noted that this classification includes some land that is not designated as a formal village park.

## Transportation

The increase in residential, commercial and industrial land uses has resulted in a corresponding increase in land used for transportation. As would be expected with additional development, the number of acres has almost tripled since 1986 from 268 acres to 666 in 2015. Transportation accounts for 17.8% of the Village's land area, more than commercial and industrial combined.

## Water

The increase in the number of acres covered by surface water is due to the annexation of territory from the Town of Grand Chute along the Fox River and by the construction of storm water management ponds. Water accounts for 6.0% of the area within the incorporated limits of the village.

## Woodlands

This category reflects the change in classifying land uses to emphasize the importance of preserving wooded areas and the benefits they provide to a community. Currently there are 144 acres of woodlands within the village accounting for 3.9% of the land area. A goal of this plan is

to protect most or all of the woodlands as a land use category if possible. Heesakker Park is an excellent example of how a wooded area can contribute to the quality of life in a community.

## Trends in the Supply, Demand, and Price of Land

### Residential

Table 37 shows building permit records from 2011 through 2015. The dollar range reflects the value of the home stated on the building permit by the contractor or homeowner, and may not accurately reflect the market value of the structure. Generally, building permit values do not include the value of the land on which the residential structure is built.

Some interesting numbers and trends can be witnessed by reviewing Table 37. First of all, it's easy to see the impact of the Great Recession of 2008 on the residential construction market lingering in 2011 and 2012. Signs of a recovering economy begin to show up in 2013 with a substantial increase in all types of units. By 2015, single family development showed a significant increase especially in the \$100,000 to \$199,999 range. Preliminary residential numbers from early 2016, suggest a continuing trend.

It is also very apparent, the increased interest in the multi-family residential construction market. In just a three year window (2013-2015), the village added 306 total units. This trend was anticipated primarily from a millennial generation moving into a housing market and a baby boomer generation retiring and looking to downsize.

**Table 37**

**Residential Construction, 2011-2016**

Year	Type	<\$100,000	\$100,000 to \$199,999	\$200,000 to \$299,999	>\$300,000	Total Units
<b>2011</b>	Single-Family	0	0	0	0	0
	Two-Family	0	1	0	0	2
	Multi-Family	0	0	0	0	0
<b>2012</b>	Single-Family	0	1	2	0	3
	Two-Family	0	0	0	0	0
	Multi-Family	0	0	0	4 (39units)	39
<b>2013</b>	Single-Family	2	4	6	3	15
	Two-Family	0	0	2	0	4
	Multi-Family	0	0	0	11 (120 units)	120
<b>2014</b>	Single-Family	1	3	6	1	11
	Two-Family	0	0	3	0	6
	Multi-Family	0	0	0	11 (108 units)	108

<b>2015</b>	Single-Family	1	28	7	0	36
	Two-Family	0	0	0	0	0
	Multi-Family	0	0	0	4 (78 units)	78

Source: Village of Little Chute Building Permit Information

Map 1 shows about 134 acres of planned residential land within the village border. Future annexations could increase that total. The average price of single family residential lot is approximately \$35,000 for a 10,000 square foot lot.

## Commercial

There is currently a good supply of commercial land in the Village of Little Chute. Prices are in the \$2-3 per square foot range or \$85,000 to \$130,000 per acre in commercial areas outside of the downtown. The price increases significantly for commercial land in the downtown where the range is from \$200,000 to \$325,000 per acre or \$5-8 per square foot. Map 1 shows the preferred locations of commercial land within the village. Map 1A shows the location of vacant parcels within the established Business and Industrial Parks.

## Industrial

The demand for industrial land in the community was met by the Village of Little Chute Industrial Park. Currently, land is sold for \$50,000 per acre for a fully improved parcel with all municipal utilities and a concrete street. However, additional industrial land, both public and private, is needed to satisfy increased demand. Maps 1 and 1A show the preferred locations of industrial land within the village.

# Conflict Between Adjacent Land Uses

## In the Village of Little Chute

The conflict between the Outagamie County Landfill and the residential area to the east has continues. Issues such as odors, airborne trash and gull concentrations associated with the County Landfill operation could still occur. Because of this experience, it is clear that the development of vacant land in the vicinity of the County Landfill must be for uses that would not be negatively impacted by odors, airborne trash, gulls and truck traffic associated with the County Landfill.

Other than the County Landfill, there are very few conflicts between adjacent land uses in the Village of Little Chute. There are scattered sites in the community where there is the potential for conflict but it appears that the neighbors have good relationships.

## Between the Village of Little Chute and Adjacent Municipalities

The Village has not adopted an extraterritorial zoning ordinance but it does review plats within the Village's extraterritorial jurisdiction. The extraterritorial zoning ordinance should be part of the discussions with the Town of Vandenbroek on any future border agreements along with municipal services such as road maintenance and repair.

## Development and Redevelopment Opportunities

For a complete discussion of development of and redevelopment opportunities for residential, commercial and industrial land uses see the Future Land Use Plan Section on page 5. Map 1, Future Land Use, shows the location of future land use development. The map identifies 134 acres of future residential development, 393 acres of future industrial and 134 acres of commercial. Future annexations could increase these totals as they occur.

## Limitations on Development

A summary of the limitations on development is presented in this section. A more detailed discussion of these limitations is found in the Utilities and Community Facilities Element and the Agricultural, Natural and Cultural Resources Element.

### Natural Limitations for Building Site Development

There are relatively few natural limitations for building site development in the Village of Little Chute. The most significant natural limitation is the number of ravines in the southernmost section of the village, leading to the Fox River. There are several small, scattered wetlands in the village. Soils and bedrock do not provide any major constraints on development. However, these features can actually become assets to accommodating development if integrated into the fabric of future development by providing diversity and greenspace creating appealing neighborhoods and business park environments. Developers should be required to work with these features and incorporate into the overall development plan proposals.

### Environmentally Sensitive Areas

The East Central Wisconsin Regional Planning Commission identifies environmentally sensitive areas as part of its regional land use and water quality planning process. In the Village of Little Chute, these areas include the stream banks along the creeks and several areas along the Fox River. These areas should be protected from development and integrated as discussed above to give future development a more natural appeal.

### Boundary of Utility Service and Community Facilities

Water service is or can be made available in all of the areas projected for development in the next twenty years.

Continued improvements and upgrades to the Heart of the Valley wastewater treatment plant and interceptor system will continue to provide the Village of Little Chute adequate capacity to accommodate planned future development. The Village's portion of the SSA will need to be expanded to accommodate the projected growth. In addition, there does not appear to be any issues or concerns with availability and capacity for solid waste disposal, electrical or gas services.

Residential land within the Little Chute School District and the Appleton Area School District is expected to develop more quickly than land within the Kaukauna Area School District. The primary reason for this is the location of the Kaukauna High School on the far southeast side of

the City of Kaukauna. The Little Chute High School is located within one to two miles of future residential land while the Kaukauna High School is located nearly seven miles away.

Based on the population projections for the Village of Little Chute, it appears adjustments and improvements to community facilities needed for the increase in residents will be manageable on an annual basis or as part of the Capital Improvement Plan Program discussed in the Utilities and Community Facilities Element of this Comprehensive Plan.

## Land Use Projections

In preparing the land use projections for the Village of Little Chute, the Plan Commission reviewed the Existing Land Use Map (Map 9) and land use allocation standards and criteria.

### Standards and Criteria

The Village of Little Chute Plan Commission, in allocating future growth areas, took into consideration the standards and criteria used by East Central Wisconsin Regional Planning Commission in its Sewer Service Area Planning Process. The considerations are:

1. Urban development patterns should incorporate planned areas of mixed use and density that are clustered and compatible with adjacent uses.
2. The allocation of future urban development should maximize the use of existing urban facilities and services.
3. Future urban development should be encouraged to infill vacant developable lands within communities and then staged outward adjacent to existing development limits.
4. Future commercial and industrial development should expand upon existing areas and be readily accessible to major transportation systems.
5. The boundaries of urban development should consider natural and man-made features such as ridge lines, streams and major highways.
6. Residential land use patterns should maximize their accessibility to public and private supporting facilities.
7. Urban development should be directed to land suitable for development and discouraged on unsuitable land, such as floodplains, areas of high bedrock, and areas of high groundwater.
8. Environmentally sensitive areas shall be excluded from the sewer service area to protect water quality.
9. Future urban development should pose no significant adverse impacts to surface or groundwater.
10. Urban development should be located in areas that can be conveniently and economically served by public facilities.

The Plan Commission started with the land that is within the Village's Corporate Limits and the Heart of the Valley Sewer Service area, and expanded out into the area surrounding the Village of Little Chute. Land outside of the Corporate Limits will need to be annexed, and land outside of the Sewer Service Area will need to be added.

### Comparable Community Comparisons

A common objective communities have in projecting future land use is to have a good mix of residential, commercial and industrial development. The Village of Little Chute conducted

research on the percentage residential and commercial/manufacturing land uses make-up of the total value of communities throughout the Fox Valley in 2014 (see Table 38).

**Table 38**  
**Land Use as Percent of Total Value, 2014**

Community	Percent of Total Value	
	Residential	Commercial/Manufacturing
Village of Ashwaubenon	39.1%	60.8%
Town of Grand Chute	47.0%	52.7%
Town of Menasha	63.6%	36.2%
Village of Kimberly	72.0%	28.0%
City of Neenah	67.7%	32.2%
City of De Pere	65.7%	34.3%
<b>AVERAGE</b>	<b>67.9%</b>	<b>32.2%</b>
City of Menasha	68.1%	38.5%
Village of Howard	68.8%	31.0%
Town of Greenville	77.4%	21.0%
Village of Bellevue	64.9%	34.9%
City of Kaukauna	74.8%	25.2%
<b>Village of Little Chute</b>	<b>67.8%</b>	<b>32.2%</b>
Village of Allouez	85.0%	15.0%
Village of Suamico	89.3%	9.4%

Source: Village of Little Chute

The residential percentage ranged from a low of 39.1% in the Village of Ashwaubenon to a high of 89.3% in the Village of Suamico. Residential land uses in the Village of Little Chute made up 71.9 percent. The average for the fourteen communities was 67.9 percent for residential development and 32.2 percent of commercial and manufacturing. The Village of Little Chute percentages were almost identical to these percentages. These statistics provide support for the Village's annexation of property along I-41, most of which will be developed for commercial land uses. As this land develops, the percent of total value that commercial and manufacturing represent in the village will increase.

## Agricultural

The Village of Little Chute is not projecting any increase in the number of acres used for agricultural production. In fact, the number of acres used for agricultural production will decrease as land is converted to residential and commercial land uses. However, the Village does acknowledge the role of local agricultural and has identified areas on the NW side of the Village to stay as "Rural Preservation" for that purpose. It also shows the Village's responsibility in promoting cost effective, compact development in areas where services are more readily available.

## Residential

Projecting future residential land use is typically based on population projections, household size projections and assumptions on the density of future residential development. The number of residents projected to be living in the community is divided by the projected size of households for that year to determine the number of households. The number of households is



then divided by the projected density (households per acre) to determine the number of acres needed to accommodate the projected growth in population.

Table 39 shows the residential land projections for the Village of Little Chute. Population projections are from the Wisconsin Department of Administration. The persons per household (PPH) number for 2010 is from the U.S Census. The projected PPH and-household numbers are from the Wisconsin Department of Administration (WDOA).

In 2015, there were 4.23 households per acre, which for projections purposes, equates to .236 acres required for each household. Since PPH figures continue to decline, household projections are used to calculate needed residential acreage as population figures could decline yet a need for new housing will likely occur. In 2015, there were 1018 acres of residential land within the village accommodating 4309 households.

It should be noted that the ratio of required acreage to accommodate new housing will likely continue to fall with the expected transition of the baby boomer generation into retirement housing and the recent housing preferences of younger generations pointing to more condensed, affordable housing options. However, as a safeguard, Table 39 keeps that ratio consistent throughout the 20 year planning period (2015-2035) at .236 acres per household.

Based on the household projections and density ratios, the Village of Little Chute will need an additional 120 acres for residential development by 2035.

**Table 39**  
**Residential Land Use Projections, 2015-2035**

	Population	Percent Change	Persons per Household	Households	Acres per Household	Additional Acres	Total Acres
<b>2010 Actual</b>	10,449	n.a.	2.48	4,207	n.a.	n.a.	n.a.
<b>2015</b>	10,778*	3.1%	2.42	4,309	.236	n.a.	1,018
<b>2020</b>	10,740	-0.2%	2.38	4,504	.236	45	1,063
<b>2025</b>	10,950	2.0%	2.35	4,650	.236	34	1,097
<b>2030</b>	11,100	1.4%	2.32	4,775	.236	30	1,127
<b>2035</b>	11,070	-0.3%	2.30	4,823	.236	11	1,138
<b>Total</b>						<b>120</b>	

Source: Wisconsin Department of Administration and Martenson & Eisele, Inc. \*= 2015 Estimate.

As previously stated, Map 1, Future Land Use, shows the preferred location of future land uses. The map identifies 128 acres of future residential development so the acreage is very close to projected needs.

## Commercial

Planners typically use a ratio of the number of residents in a community to the number of acres used for commercial activities to project how many additional acres of land will be needed over the next five, ten, fifteen and twenty years. For example, if there are 1,000 residents in a community and there are 100 acres of commercial land uses, an increase of 100 residents would result in an increase of 10 acres of commercial land uses.



Based on the 2015 Existing Land Use Inventory, there are approximately 41 people per acre of commercial land in the village. Based on the ratio methodology described above, the Village of Little Chute may need an additional 7 acres of commercial land by 2035 to accommodate the expect WDOA population projection.

Recent development activity, however, indicates that more commercial land will be needed than determined by the projection methodology. In addition, the Village openly tries to attract commercial and light industrial uses to generate additional tax revenue and provide local jobs. The developers of the two new business parks on either side of I-41 have been aggressively and successfully marketing the Village of Little Chute. In addition, the extension of sewer and water along Evergreen Drive west of CTH "N" on the north side of I-41 has encouraged commercial growth. Based on this, the Future Land Use Map shows 134 acres of future commercial land.

### **Industrial**

The projection methodology used for commercial land uses is also used for industrial land use projections. Based on the 2015 Existing Land Use Inventory, and the estimated population of Little Chute in 2015, there are approximately 42 people per acre of industrial land in the village. Based on this methodology, the Village of Little Chute may need an additional 7 acres of land for industrial uses.

As with commercial development, industrial development in Little Chute, however, is not strictly dependent on the community itself. Because of its location within the Fox Cities and because of the availability of the land south of North Avenue and the Outagamie County Landfill, industrial development is expected to occur that would not occur if Little Chute was a stand-alone community. Based on this, the Future Land Use Map shows 380 acres of future industrial land.

## **Findings and Recommendations**

- ❖ In general, the change in land use in the Village of Little Chute is characteristic of a growing community. The amount of agricultural and vacant land has decreased as residential, commercial, and industrial development has increased.
- ❖ Building permit information indicates the market for single family residential development has begun to bounce back from the recession.
- ❖ The village needs to monitor and maintain a good balance between the supply, demand and price of commercial and industrial land in the Village of Little Chute.
- ❖ The major land use conflict is the presence of the Outagamie County Landfill, located on the northwest boundary of the village. However, that conflict has subsided a bit since the last planning effort.
- ❖ The Village is open to working toward an agreement with the City of Kaukauna and Town of Vandenbroek on a boundary agreement between the two jurisdictions.
- ❖ Most future residential subdivision growth will occur north of I-41.

- ❖ Annexations will likely occur to accommodate future single-family, two-family and multi-family housing units in the village. Presently, there is limited land available in the village zoned for single-family housing units and served by public utilities. Likewise, land is quite limited to accommodate multi-family housing.
- ❖ The on-going redevelopment of the downtown should be helped with the construction of the windmill and the visitor center on the northeast corner of Main Street and Monroe Street.
- ❖ The strongest opportunities for commercial development are on both sides of I-41. More unique development opportunities may arise around the downtown as well.
- ❖ While the near term focus of industrial development opportunities should continue to be the Village's industrial park, future industrial development efforts should focus on the property on the south side of North Avenue (CTH "OO"), across from the Outagamie County Landfill and along W Evergreen Drive .
- ❖ There are relatively few limitations placed on development in the Village of Little Chute by natural resources.
- ❖ Ongoing improvements and additions to the community's utilities, facilities and recreational attributes should be adequate to accommodate the projected growth of the Village of Little Chute.
- ❖ Because of its location along I-41 in the Fox Cities, and the recent development of commercial land uses on both sides, the visibility of the community has greatly increased. The commercial and industrial projections based on historical ratios are conservative as a result. The village will continue to promote commercial and light industrial activities in the areas planned and zoned for such uses.
- ❖ Recent development activity suggests the village will surpass the most recent WDOA projections. Indications are the impacts of the recession are behind the village meaning future growth will likely exceed projections.
- ❖ The village is well positioned to accommodate a variety of market demands for housing, commercial, industrial and recreational development which can be attractive to retain existing residents while appealing to new future residents.
- ❖ The village's "small town charm" yet proximity to major markets and jobs could be a tremendous attraction to future development.
- ❖ The village acknowledges that increased housing near the developed core of the downtown will put more "feet on the streets" and encourage even more development opportunities.

# Intergovernmental Cooperation

## Relationships with Other Governments

Wisconsin State Statutes provide guidelines for intergovernmental cooperation and boundary agreements between municipalities. This statute enables adjoining communities to enter into agreements that will benefit both communities.

Mutual aid agreements are a type of intergovernmental cooperation. For example, municipal fire departments use this vehicle to extend fire protection from one municipality to another. The biggest advantage is that each fire department can share equipment and manpower in times of major fires that would otherwise limit the resources of a particular department in responding to a disaster.

Boundary agreements are typically found in urban and urbanizing areas where there is a desire on the part of adjacent municipalities to agree on where each municipality will provide services. These agreements contribute to better planning and the efficient and economical provision of municipal services.

### Adjacent Communities

The Village of Little Chute City shares common boundaries with the Towns of Grand Chute and Vandenbroek, the Villages of Kimberly and Combined Locks, and the Cities of Appleton and Kaukauna. The Village of Little Chute has a boundary agreement with the City of Appleton and had initiated discussions with the City of Kaukauna and the Town of Vandenbroek. No formal agreements have been established with the town but the village is open to discussions. A copy of the map summarizing the boundary agreement with Appleton is found in Appendix F

There are several examples of intergovernmental cooperation including the Heart of the Valley Metropolitan Sewerage District, and joint library and joint custodial services between Little Chute and Kimberly. The Fox Valley Metropolitan Police Department is a joint effort between the Villages of Little Chute, Kimberly and Combined Locks.

The Village of Little Chute has Mutual Aid Agreements with neighboring communities for fire department services. The Villages of Kimberly and Little Chute share several pieces of public works equipment. The City of Appleton provides weights and measures inspections. Valley Transit provides transportation services.

The Village of Little Chute has not adopted an extraterritorial zoning ordinance. The Village does review plats within the extraterritorial plat review area of 1.5 miles outside of the Village's corporate limits.

Most businesses in Little Chute belong to the Fox Cities Chamber of Commerce and the Heart of the Valley Chamber of Commerce.

## **Adjacent School Districts**

As was discussed in the Utilities and Community Facilities element, the Village of Little Chute is served by three school districts - Appleton, Kaukauna and Little Chute. Communication with the district occurs periodically and informally.

There has been some discussion about a change in the boundaries of the school districts so students in the Village of Little Chute would attend the Little Chute School District. This is more of a factor with the Kaukauna School District than the Appleton School District.

The procedure for the detachment and attachment of territory from one school district to another is outlined in Chapter 117.11 of the Wisconsin State Statutes. Key to the procedure is that both school districts must agree to the change in the boundary. If one of the districts' school boards determines it is not in their best interest, the procedure stops. Chapter 117.15 outlines the criteria that must be considered by those involved in the change of district boundaries.

Because the Kaukauna School District serves the area where future residential growth is expected to occur, fewer and fewer of the children in the community will be part of the Little Chute School District. In addition, it is anticipated the number of school age children living in the Village of Little Chute will decline because new home construction and school age children have a positive correlation. This will have a financial impact on the Little Chute School District in several ways. As student enrollments decline, state aid will decrease. In addition, because new development generally results in higher property values than older, existing development, the property values in the portion of the Village of Little Chute that is in the Little Chute School District will probably not increase as much as the property in the Village that is in the Kaukauna School District. The combination of a reduction in state aid with a slower growing property tax base will mean financial challenges for the Little Chute School District. The Village of Little Chute stands ready to work with all school districts to create efficiencies and better community cohesiveness.

In 2014, the Little Chute School District created a Charter School called the Flex Academy. The academy is located within the Civic Center. A charter school is a public school created to use creative instructional techniques to deliver curriculum around a specific focus. The Flex Academy is an interdisciplinary studies school that uses technology infused curriculum, along with project-based and site-based learning. Learning is facilitated by experts from the school district, YMCA, UW Oshkosh, Library and the community.

## **Outagamie County**

The two major areas of cooperation with Outagamie County are the landfill/recycling program and 911 services.

## **Regional**

The Village has worked, and continues to work, with the East Central Wisconsin Regional Planning Commission on transportation and sewer service area issues. The Village is also part of the Outagamie Waupaca Library System.

## State and Federal

The staff at the Village of Little Chute participates in numerous professional organizations, which provides them with an opportunity to meet with the staff from neighboring municipalities.

University of Wisconsin-Extension-Outagamie County and Madison have provided meeting facilitation services for this plan and other planning efforts.

The Village has regular communication with several state agencies including the Wisconsin Department of Natural Resources, the Wisconsin Department of Transportation, the Wisconsin Department of Administration, and the Wisconsin Economic Development Corporation (WEDC).

The Village of Little Chute is also part of the WEDC's Connect Communities Program. The Connect Communities program helps local leaders leverage the unique assets of their downtowns and commercial districts providing access to resources and networking opportunities to local leaders interested in starting a district revitalization effort. The Connect Communities program participants have immediate access to experienced staff within the WEDC and to the leaders within the Connect Communities Network.

## Conflicts and Opportunities

The annexation of property in the Town of Vandebroek resulted in a dispute between the Town and the Village. The Town challenged the annexation in court. Before the case came to trial, however, the Town and the Village agreed to work on a boundary agreement. The agreement will be in conformance with Wisconsin Act 317, recently signed into law by Governor Doyle, which requires a village, when annexing land, to either enter into a boundary agreement with the town or pay the town an amount equal to the property taxes the town would have received from the property during a five year period.

A second area of ongoing conflict is the presence of the Outagamie County Landfill on the northwest boundary of the Village. Discussions should be held with County officials to address the Village's concerns.

The Village of Little Chute is not aware of any other conflicts with other governmental units. If a conflict would occur, initial attempts to address it would involve written and face-to-face communication. If initial attempts are not successful, the Village will consider other methods including mediation, arbitration and other dispute resolution techniques as described in Wisconsin State Statutes 802.12.

The Village of Little Chute has an opportunity to facilitate planning in its extraterritorial area through the use of extraterritorial plat review and zoning. It also has an opportunity through working with the East Central Wisconsin Regional Planning Commission on the allocation of future growth through the Sewer Service Area Planning Process.

## Findings and Recommendations

- ❖ The Village of Little Chute has demonstrated that intergovernmental cooperation helps to better serve the residents of the community.

- ❖ Ongoing discussions should be held with Little Chute School District on boundary concerns.
- ❖ The Village of Little Chute should continue to work on a boundary agreement with the Town of Vandenbroek and City of Kaukauna.
- ❖ The Village of Little Chute should continue to meet with Outagamie County on the landfill issue.