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## 1.0 ISSUES AND OPPORTUNITIES

### 1.1 CHAPTER SUMMARY

The purpose of this section is to provide basic background information for the comprehensive planning process and general demographic characteristics for the Village of Montfort. More specifically this section includes information from the community survey and visioning sessions, community profile and projection data including population trends, age distribution, and population projections.

### 1.2 GOALS, OBJECTIVES, POLICY AND PROGRAM RECOMMENDATIONS

The following are the Issues and Opportunities goals, objectives, policy, and program recommendations for Montfort. The essence of these recommendations is reflected throughout the entire document.

1. **Protect and improve the health, safety, and welfare of residents in the Village of Montfort.**
2. **Preserve and enhance the quality of life for the residents of the Village of Montfort.**
3. **Protect and preserve the community character of the Village of Montfort.**

Note: The above policy recommendations are further explained in other elements of this comprehensive plan. This section provides background information and overall direction. For example, the above recommendations may be carried out by implementing recommendations in other sections such as housing, economic development, and transportation.

**Wisconsin State Statute 66.1001(2)(a)**

**(a) Issues and Opportunities**

Background information on the local governmental unit and a statement of overall objectives, policies, goals and programs of the local governmental unit to guide the future development and redevelopment of the local governmental unit over a 20-year planning period. Background information shall include population, household and employment forecasts that the local governmental unit uses in developing its comprehensive plan, and demographic trends, age distribution, educational levels, income levels and employment characteristics that exist within the local governmental unit.

### 1.3 COMMUNITY VISION

A vision statement identifies both where a community intends to be in the future and how to meet the future needs of stakeholders: its citizens. The vision statement incorporates the community's shared understanding of its nature and purpose and uses this understanding to move together towards a greater purpose. SWWRPC, in conjunction with UWEX-Grant County, sponsored visioning sessions for each jurisdiction in the autumn of 2007. The Village Planning Commission utilized the visioning information from these sessions to create their formal vision statement:

*The Village of Montfort maintains the best characteristics of a "Rural Home Town Community" while enhancing its agricultural roots and scenic beauty. The Village is a welcoming safe community with an increasing diversity of goods and services, recreational, education, and occupational opportunities for all.*

**1.4 BACKGROUND AND PLANNING AREA**

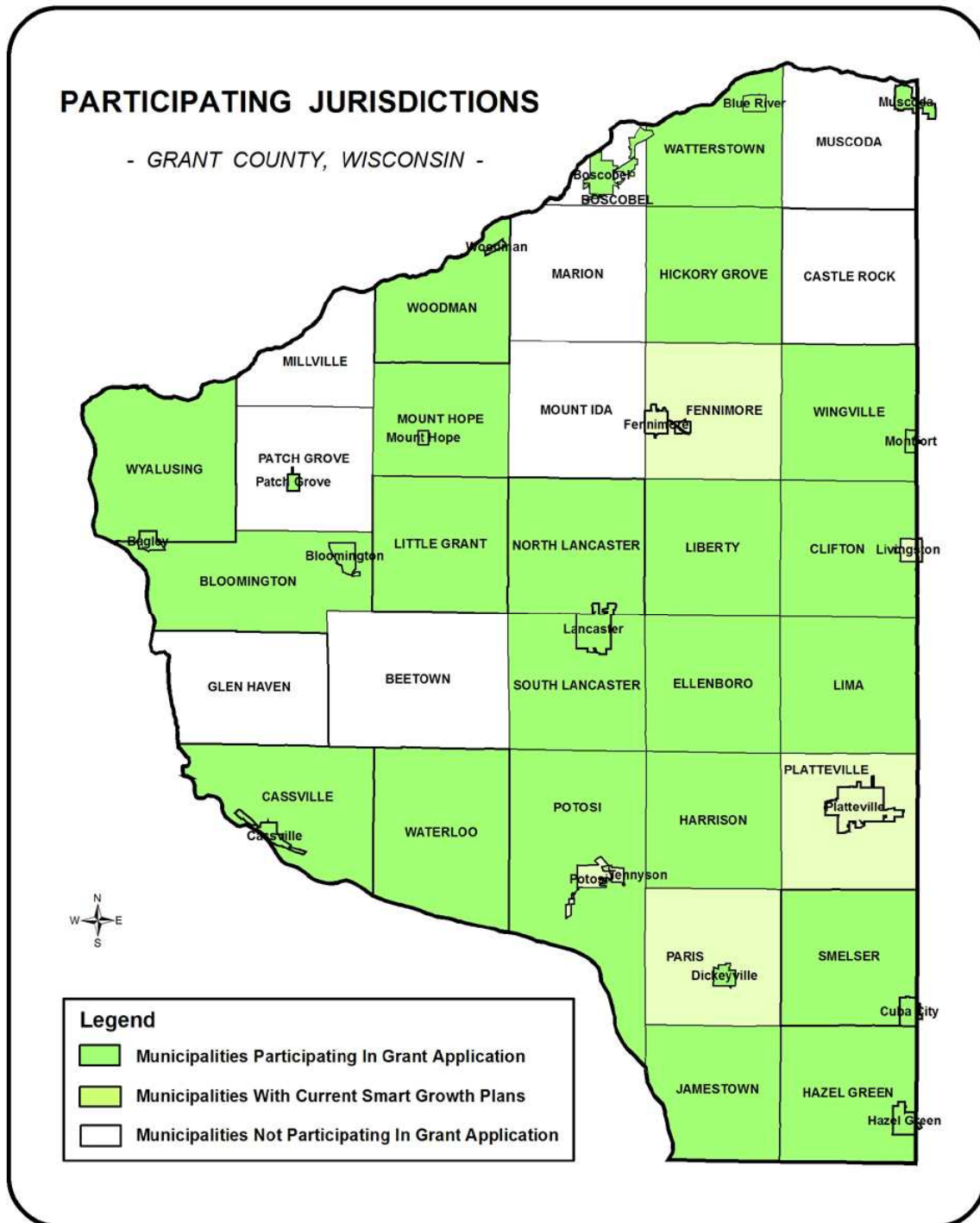
Under the Comprehensive Planning legislation, adopted by the state in October of 1999, beginning on January 1 2010, if a local governmental unit engages in any of the actions listed below, those actions shall be consistent with that local governmental unit’s comprehensive plan.

- Official Mapping
- Local Subdivision Regulations
- County, Town, Village or City zoning Ordinances
- Zoning of Shorelands or Wetlands in Shorelands

Comprehensive plans are a blueprint for how a community will develop and grow. Their purpose is to provide communities with information and policies that they shall use in the future to guide planning and community decisions. The Comprehensive Plan includes nine elements: Issues and Opportunities, Utilities and Community Facilities, Agriculture/Natural/Cultural Resources, Housing, Transportation, Economic Development, Intergovernmental Cooperation, Land Use, and Implementation. In addition, the Comprehensive Planning legislation establishes fourteen planning goals to guide planning efforts. The fourteen goals, along with other planning policies and objectives created during the planning process, appear throughout each chapter in this document.

Grant County, together with thirty-six (36) jurisdictions, including the Village of Montfort, applied for a Planning Grant through the Wisconsin Department of Administration in the fall of 2006. In the spring of 2007, the thirty-month Comprehensive Planning Grant was awarded. Grant County and the jurisdictions within it contracted with the Southwestern Wisconsin Regional Planning Commission (SWWRPC) to complete individual comprehensive plans for each of the forty jurisdictions (Grant County, Cities, Towns, and Villages) in accordance with Wisconsin Statutes 66.1001. The only jurisdictions in Grant County that did not participate under the multi-jurisdiction grant were the towns of Beetown, Boscobel, Castle Rock, Fennimore, Glen Haven, Marion, Millville, Mount Ida, Muscoda, Paris, Patch Grove, and Platteville, the villages of Livingston, Potosi, and Tennyson, and the cities of Fennimore and Platteville. These jurisdictions either chose to complete their comprehensive plans using other resources or had already done so. The following is a list of all of the jurisdictions participating under the grant.

- |              |  |   |
|--------------|--|---|
| Grant County | Village of Bagley<br>Village of Bloomington<br>Village of Blue River<br>Village of Cassville<br>Village of Dickeyville<br>Village of Hazel Green<br>Village of Montfort<br>Village of Mount Hope<br>Village of Muscoda<br>Village of Patch Grove<br>Village of Woodman | Town of Mount Hope<br>Town of North Lancaster<br>Town of Potosi<br>Town of Smelsor<br>Town of South Lancaster<br>Town of Waterloo<br>Town of Watterstown<br>Town of Wingville<br>Town of Woodman<br>Town of Wyalusing |
|              | Town of Bloomington<br>Town of Cassville<br>Town of Clifton<br>Town of Ellenboro<br>Town of Harrison<br>Town of Hazel Green<br>Town of Hickory Grove<br>Town of Jamestown<br>Town of Liberty<br>Town of Lima<br>Town of Little Grant                                   | City of Boscobel<br>City of Cuba City<br>City of Lancaster  |



According to state statute, Class 4 municipalities have extraterritorial jurisdiction to the area 1.5 miles outside of the corporate limits. During the course of this plan, this area shall be considered as part of the planning area. Conversely, the extraterritorial area will also be considered as part of the planning area for jurisdictions that border municipalities. The inclusion of the extraterritorial area in two separate plans underscores the importance of these lands and the importance of intergovernmental cooperation (see Chapter 8, Land Use). The purpose of the extraterritorial zone is essentially one of coordination with adjoining communities in an effort to anticipate and mitigate any impacts stemming from the development in that area.

**1.4.1 ROLES AND RESPONSIBILITIES**

The following indicates the roles and responsibilities of each entity involved in the comprehensive planning process.

- **Southwest Wisconsin Regional Planning Commission (SWWRPC)**
  - a. Provide staff services and project management for process.
  - b. Produce written plans and supplementary documents.
  - c. Plan, coordinate, and staff joint-jurisdictional meetings.
  
- **UW-Extension, Grant County**
  - a. Assist in developing and coordinating public participation plan, press releases, survey, visioning and education processes.
  
- **Grant County Zoning and Land Use Department**
  - a. Provide information, direction, and feedback to SWWRPC on process and plan development.
  
- **Town, Village, and City Planning Commissions**
  - a. Provide feedback and direction to SWWRPC in developing plan policies, information, and implementation measures.
  - b. Hold meetings to discuss comprehensive planning issues.
  - c. Develop comprehensive plan and recommend it to the governing body for adoption.
  - d. Represent the jurisdiction at joint-jurisdictional planning meetings.
  
- **County Zoning and Land Use Committee**
  - a. Provide feedback and direction to SWWRPC in developing the plan information, policies, and implementation measures.
  - b. Hold meetings to discuss comprehensive planning issues.
  - c. Develop comprehensive plan and recommend it to the governing body for adoption.
  - d. Represent the jurisdiction at joint-jurisdictional planning meetings.
  
- **Town, Village, City, and County Boards**
  - a. Appoint plan commission members.
  - b. Provide funds for the process.
  - c. Provide notice for and hold local meetings and hearings for the adoption of the plan and implementation measures via ordinance.

**1.5 PUBLIC PARTICIPATION PLAN**

As part of the Comprehensive Planning legislation, every community must develop a public participation plan at the beginning of the planning process. The Village of Montfort Planning Commission has developed guidelines for involving the public as part of the requirements of the Comprehensive Planning Process (Section 66.1001(4)(a), Stats.). The goal of a public participation plan is to promote awareness of the planning process, to keep the public informed and educated, and to obtain input and participation from the public in order to create a plan, which reflects the vision and goals of the community.

Southwest Wisconsin Regional Planning Commission (SWWRPC) and UW-Extension were involved in a variety of outreach activities throughout the planning process. SWWRPC conducted informational meetings on each of the elements throughout the planning process. The variety of outreach methods either SWWRPC or UW-Extension used to publish the dates, times, and locations of informational meetings are listed below under the appropriate organization.

<b>SWWRPC</b>
<ul style="list-style-type: none"> <li>• Survey</li> </ul>
<b>UW-Extension</b>
<ul style="list-style-type: none"> <li>• UW- Extension Newsletter</li> <li>• UW-Extension Webpage</li> <li>• Press releases to appropriate news mediums for SWWRPC sponsored meetings.</li> </ul>

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The Planning Committee will use the following methods as ways for public participation throughout the planning process:

- 1. Post meeting times and minutes at designated posting locations one week prior to meeting.*
- 2. Provide information via insert in tax bill.*

Both community planning meetings and SWWRPC facilitated meetings served as the methods for public participation throughout the entire Village of Montfort Comprehensive Planning Process. Methods of public participation used to notify the primary audiences are listed above along with any other community members including property owners and persons with a vested or leasehold interest in property allowing the extraction of nonmetallic mineral resources in which the intensity or use of the property may be changed by the comprehensive plan. The success of the public participation plan is measured by the extent to which progress has been made towards the achievement of this plan's goals.

During the implementation phase of the project, the Planning Commission adopts, by majority vote, a resolution that formally recommends the adoption of the comprehensive plan (and any future plan amendments) to the Village Board. CD copies of the recommended and adopted plan will be sent to the clerks of the Town of Wingville and Grant County (Section 66.1001(4)(b), Stats.) In addition, a CD and a paper copy of the plan will be sent to the Wisconsin Department of Administration and to the Public Library serving the jurisdiction. Paper copies will also go to the Planning Commission, Village Board, and Village Clerk.

In order to comply with Act 307 regarding nonmetallic mining, the Village of Montfort will also send a copy of the plan, per a written request, to any operator who has applied for or obtained a nonmetallic reclamation permit; a person who has registered a marketable nonmetallic mineral deposit; and any other property owner or leaseholder who has an interest in property allowing the extraction of nonmetallic mineral resources.

Prior to adopting the plan, the Village of Montfort Board will hold at least one public hearing to discuss the recommended plan (Section 66.1001(4)(d), Stats.) and provide an opportunity for written comments by the public and respond to such comments through review and discussion at a Village Board meeting. At least 30 days prior to the hearing, a Class 1 notice will be published that contains, at a minimum, the following:

- The date, time and location of the hearing
- A summary of the proposed plan or plan amendment
- The local government staff that can be contacted for additional information
- Where to inspect and how to obtain a copy of the proposal before the hearing

The Village Board, by a majority vote, shall enact the ordinance adopting the recommended plan (Section 66.1001(4)(c), Stats.). The adopted plan and ordinance shall be distributed to the aforementioned parties in Section 66.1001(4)(b), Stats. The plan shall contain all nine elements identified in Section 66.1001(2), Stats. If the Village Board asks the Planning Commission to revise the recommended plan, it is not mandatory that these revisions be sent to the distribution list. However, in the spirit of public participation and intergovernmental cooperation, revisions constituting a substantial change to the recommended plan may be sent to the distribution list.

## **1.6 COMMUNITY SURVEY**

In the fall of 2007, the staff from SWWRPC distributed a countywide survey to all property owners in Grant County. The purpose of the survey was to provide participating planning commissions with community feedback regarding key elements in the comprehensive plan. A total of 16,491 surveys were sent to property owners in Grant County. The University of Wisconsin River Falls (UWRF) Survey Research Center was responsible for tabulating and analyzing the survey responses. (See Issues and Opportunities Chapter Attachments for your jurisdiction's survey results.)

### 1.7 COMMUNITY PROFILE AND PROJECTION

The following displays the population statistics and projections that were prepared as part of the requirements of the Comprehensive Planning legislation. Other demographic data and statistics, such as employment characteristics, are in their corresponding chapters.

Table 1.1 Population Statistics (Source: DP-1,DP-2. 2000 U.S. Census)

Population	Village of Montfort Number	Village of Montfort Percent	Grant County Number	Grant County Percent	Wisconsin Number	Wisconsin Percent
Total Population (1970)	511	100.0%	48,398	100.0%	4,417,933	100.0%
Total Population (1980)	516	100.0%	51,736	100.0%	4,705,767	100.0%
Total Population (1990)	580	100.0%	49,264	100.0%	4,891,769	100.0%
Total Population (2000)	603	100.0%	49,597	100.0%	5,363,675	100.0%
<b>SEX AND AGE (2000)</b>						
Male	294	48.8%	25,164	50.7%	2,649,041	49.4
Female	309	51.2%	24,433	49.3%	2,714,634	50.6
Under 10 years	82	13.6%	5,738	11.6%	721,824	13.5%
10 to 19 years	126	20.9%	8,490	17.1%	810,269	15.1%
20 to 34 years	88	14.6%	9,995	20.2%	1,063,460	19.8%
35 to 44 years	105	17.4%	7,096	14.3%	875,522	16.3%
45 to 59 years	94	15.6%	8,533	17.2%	985,048	18.4%
60 to 74 years	75	12.4%	5,918	12.0%	560,306	10.4%
75+ years	33	5.5%	3,827	7.7%	347,246	6.5%
		100%		100.0%		100%
<b>Median Age (2000)</b>	<b>35.4</b>		<b>35.9</b>		<b>36.0</b>	

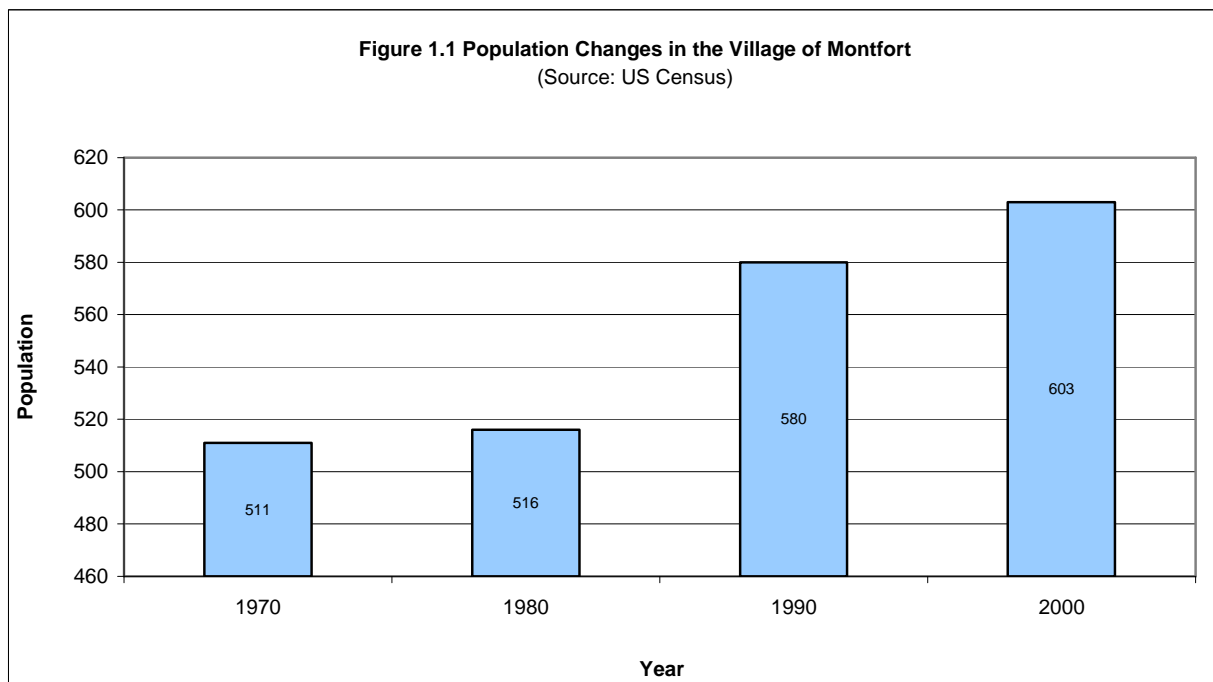


Figure 1.1 shows that the Village of Montfort experienced an overall population increase from 1970 to 2000 of 18.0%.

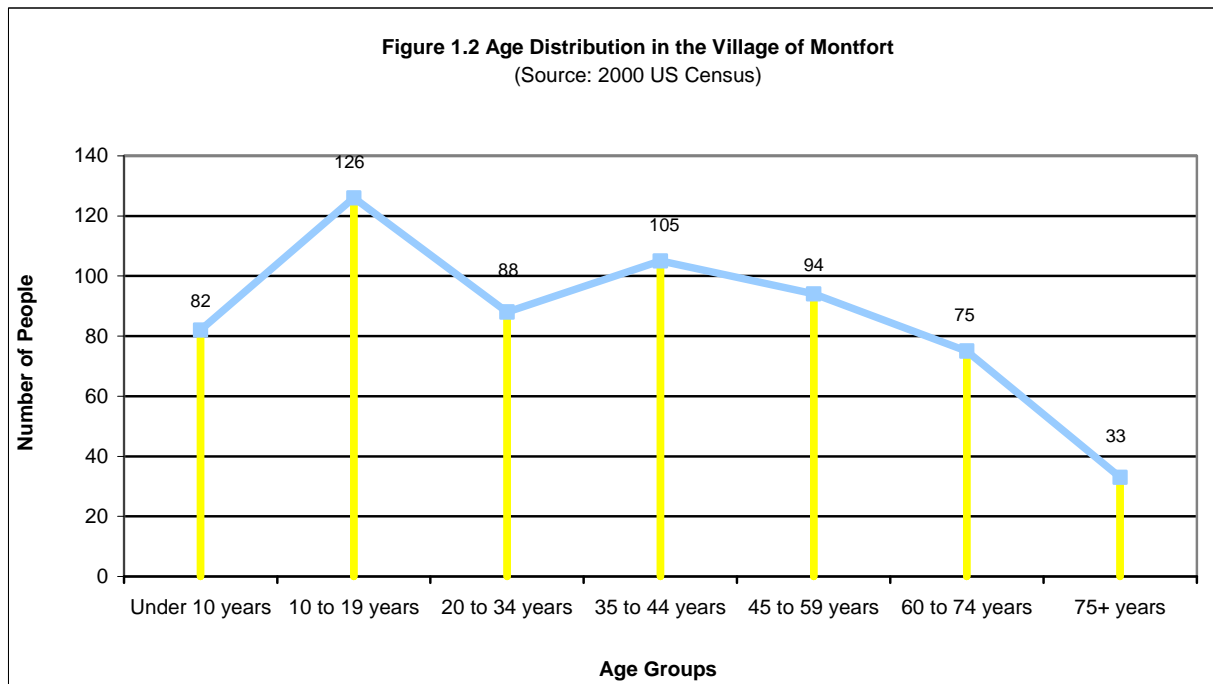


Figure 1.2 shows the population of the Village of Montfort by age distribution for the year 2000. The largest group is people 10 to 19 years (126 people) making up 20.1 % of the population. The second largest age group of 35 to 44 contains 17.4% of the population with 105 people. The Village’s median age is 35.4.

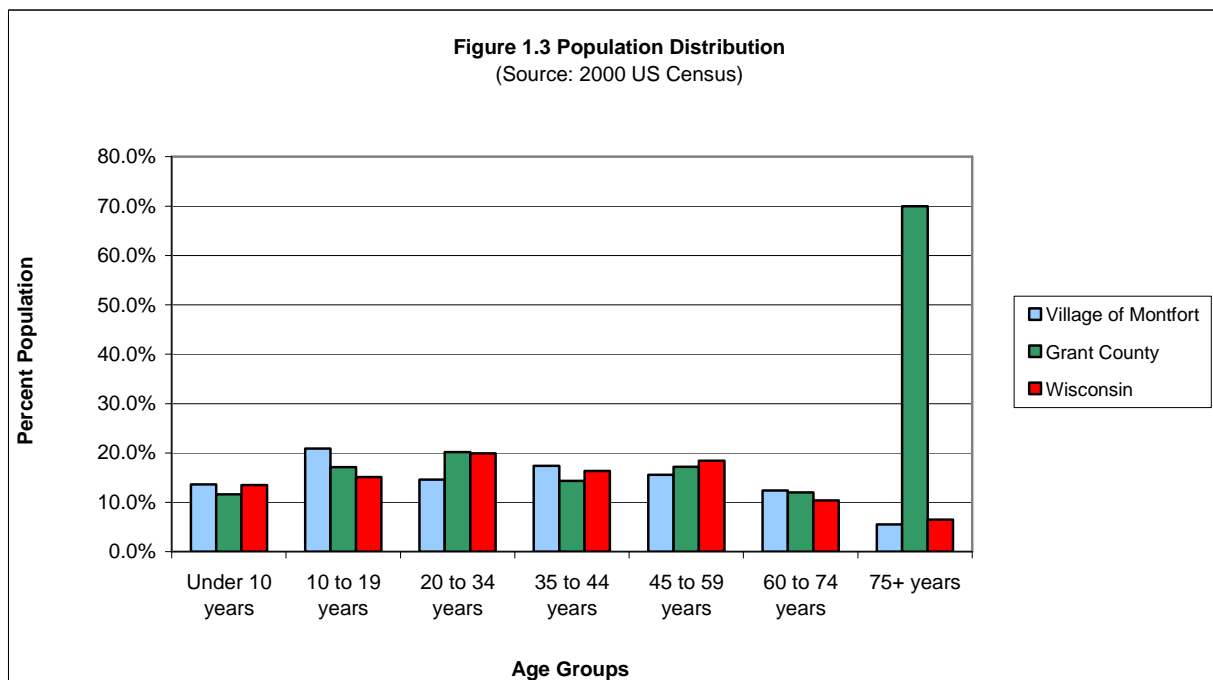


Figure 1.3 compares the population percentage by age group for the Village of Montfort, Grant County, and the State of Wisconsin.

Table 1.2 Population Projections (Source: 2007 SWWRPC)

Age Group	2010 Low	2010 High	2020 Low	2020 High	2030 Low	2030 High
Less than 10	101	101	103	105	114	116
10 to 19 Years	110	111	116	117	120	123
20 to 34 Years	147	147	141	142	120	120
35 to 44 Years	89	89	125	126	147	147
45 to 59 Years	162	163	137	137	157	157
60 to 74 Years	77	77	142	143	149	150
75+ Years	41	41	26	26	48	48
<b>Total</b>	<b>727</b>	<b>729</b>	<b>791</b>	<b>795</b>	<b>855</b>	<b>861</b>

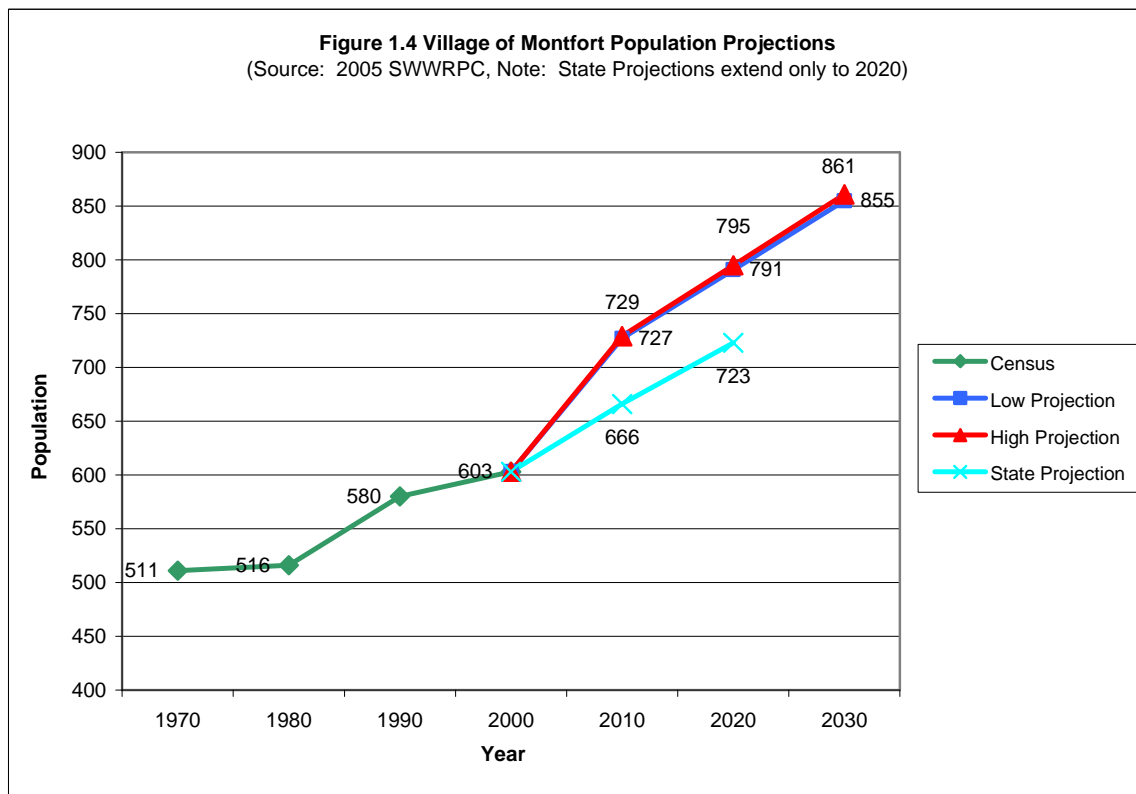


Figure 1.4 shows the projected populations for the years 2010, 2020, and 2030. The red line indicates a future high projection, while the blue line indicates a future low projection. The State projection, while lower, is still trending up.

Table 1.3 Educational Attainments (Source: DP-1,DP-2, 2000 US Census)

Educational Attainment	Village of Montfort Number	Village of Montfort Percent	Grant County Number	Grant County Percent	Wisconsin Percent
Less than 9th Grade	19	5.3%	2,346	7.7%	5.4%
9th to 12th No Diploma	28	7.8%	2,713	8.9%	9.6%
HS Grad	114	31.6%	12,255	40.0%	34.6%
Some College	89	24.7%	5,828	19.0%	20.6%
Associate Degree	47	13.0%	2,230	7.3%	7.5%
Bachelor's Degree	43	11.9%	3,332	10.9%	15.3%
Graduate/Prof. Degree	21	5.8%	1,921	6.3%	7.2%
Percent High School Grad or Higher	87.0%		83.5%		85.1%

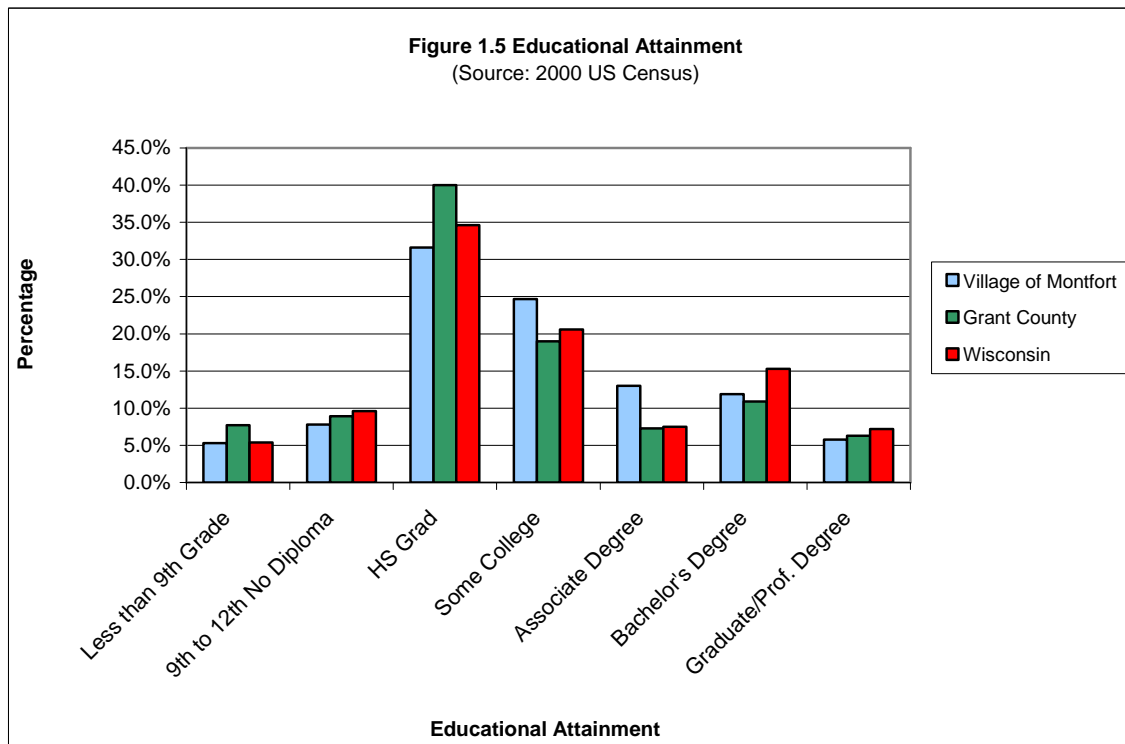


Table 1.4 Occupations (Source: DP-1,DP-2. 2000 US Census)

Occupations	Village of Montfort Number	Village of Montfort Percent	Grant County Number	Grant County Percent	Wisconsin Number	Wisconsin Percent
Prod, Trans & Mat. Moving	58	19.1%	4,981	19.9%	540,930	19.8%
Const, Extraction & Maint.	23	7.6%	2,294	9.1%	237,086	8.7%
Farm, Fishing & Forestry	12	3.9%	753	3.0%	25,725	0.9%
Sales & Office	88	28.9%	5,524	22.0%	690,360	25.2%
Services	52	17.1%	4,025	16.0%	383,619	14.0%
Mgmt, Prof & Related	71	23.4%	7,511	29.9%	857,205	31.3%
Total	304	100%	25,088	100%	2,734,925	100%

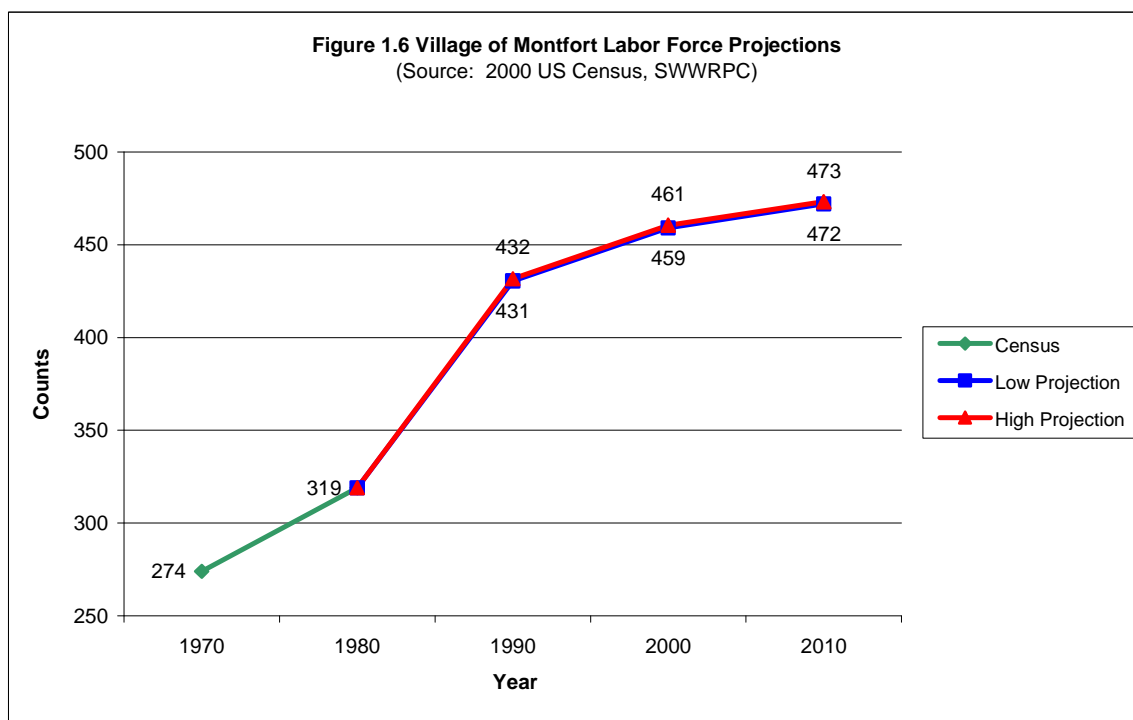


Figure 1.6 shows the projected labor force populations for the years 2010, 2020, and 2030. The red line indicates a high projection, while the blue line indicates the low projection: they are essential identical. Labor data was not available for 1980 or 1970.

### 1.8 ISSUES AND OPPORTUNITIES AGENCIES AND PROGRAMS

At the end of each chapter of this comprehensive plan is a section that lists some of the state and federal agencies and programs that exist to help communities: it is not an exhaustive list. Many of these agencies and programs (a brief program description and contact information is given) can provide expertise or funding to help implement some of the recommendations of this comprehensive plan. Your community should contact the agency of interest to obtain the most up-to-date information. Grants.gov (see below) is one source that could be used to accrue funding for all types of projects.

#### GRANTS.GOV ([www.grants.gov](http://www.grants.gov))

Grants.gov allows organizations to electronically find and apply for competitive grant opportunities from all Federal grant-making agencies. Grants.gov is the single access point for over 900 grant programs offered by the 26 Federal grant-making agencies. The U.S. Department of Health and Human Services is the managing partner for Grants.gov.

**ISSUES AND OPPORTUNITIES  
CHAPTER ATTACHMENTS**

### Village of Montfort

During September and October of 2007 a total of 276 questionnaires were sent to households in the Village of Montfort. A total of 51 questionnaires were returned for a return rate of 18 percent. This number of returned surveys will provide estimates that are expected to be accurate to within plus or minus 12 percent.

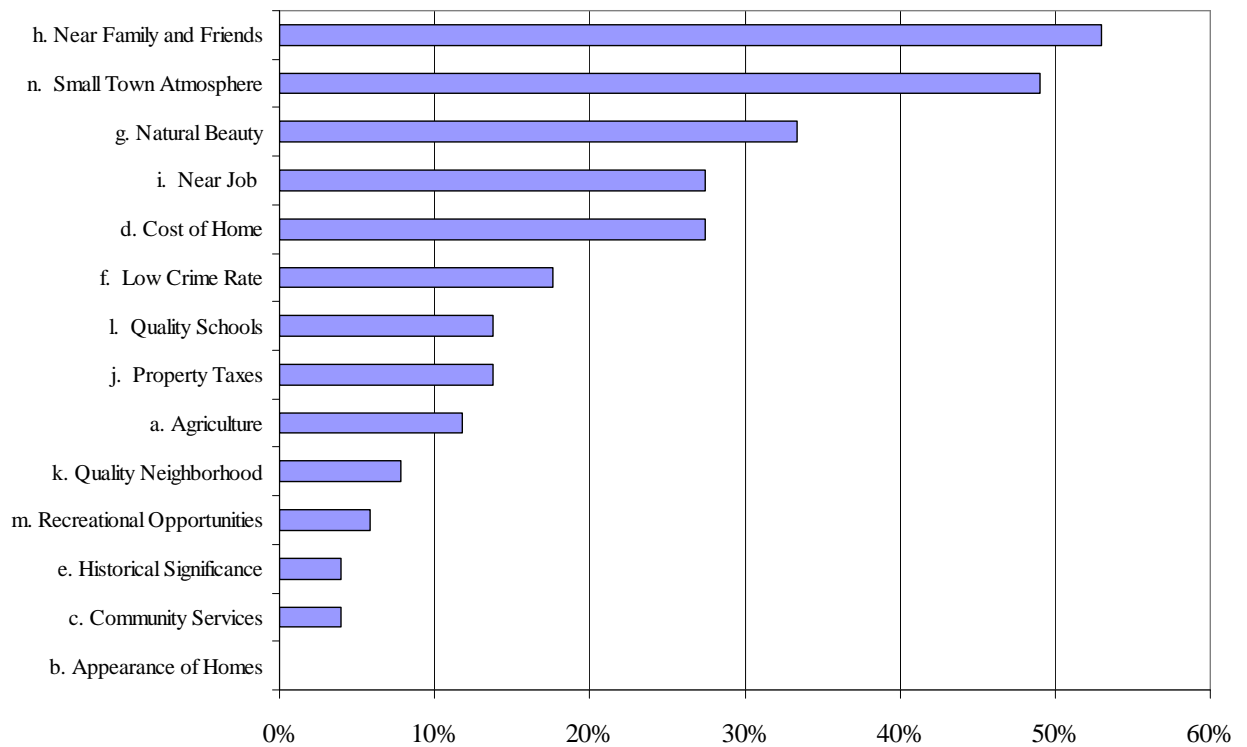
Key results of this survey include:

- Residents of Montfort reported being near family and friends and the small town atmosphere as their primary reason for living in Grant County. The area's natural beauty was also an important reason they chose to live in the County. Respondents seemed to value living in Montfort to be closer to their jobs much less than the County as a whole.
- Montfort is substantially more dissatisfied, both absolutely and compared to the County, with its police protection. This also comes through in a number of written comments about the inadequacies or lack of police protection available to the residents.
- Residents of Montfort seemed to consistently agree with the rest of the county that protecting natural and cultural resources is very important. All Village residents said that it is important or very important to protect farmland and air quality. 90 percent or more felt it is important to protect all but one of the resources (wetlands = 84%) about which we asked.
- Montfort residents seemed to agree more frequently than the County that there was a need for affordable housing. They disagreed more strongly than the County on whether there is a need for duplexes and starter homes.
- The majority of Montfort residents favored housing developments that followed a traditional design of houses on larger adjoining lots contrary to the county-wide majority opinion favoring cluster designs of houses on smaller lots with adjoining community green space. This was peculiar considering it seemed to contradict their previously stated interest preserving open space.
- Respondents felt that agricultural land should be used for agricultural purposes, and the majority disagreed that it should be used for residential, commercial or just any other purpose. Overall they didn't feel that land should be developed any way a landowner wanted. They agreed that large scale farms (500+ animals) should exist at least 2 miles out of town and that driveways should meet emergency services standards.
- Montfort seemed to more strongly agree than the County as a whole that visual impacts should be considered when developing land, which was consistent with one of the major reasons residents chose to live there – the natural beauty of the area.
- Montfort residents were more likely to disagree with the need for more walking and biking paths on public roads than the county sample. They were also more likely to rate the quality of their sidewalks and biking trails lower.
- Residents of Montfort prefer to receive information on comprehensive planning through direct mailings, and to a lesser extent through newsletters and the newspaper.
- Village residents strongly agree with the development of solar and wind energy for the purpose of economic development in the county.
- They also agree that the county should coordinate efforts to actively recruit new business and industry, jurisdictions should be required to provide land with infrastructure, and that business/industrial development at the edge of cities and villages should be required to use municipal sewer and water.
- More than 90% of respondents felt that agriculturally-related businesses, commercial and retail, tourism and recreation, and downtown development were most important types of business/industry to attract to the area.

**SUMMARY OF KEY POINTS – QUALITY OF LIFE**

- Residents of Montfort reported a number of reasons for choosing to live in Grant County: 53% chose to live here in order to be near family and friends, 49% for its small town atmosphere, and 33% were attracted by its natural beauty.
- Less than 10 % of respondents reported choosing to live in Grant County because of its recreational opportunities, historical significance, and community services. No respondents chose to live in Grant County because of the appearance of homes in the county.

Quality of Life Factors



**SUMMARY OF KEY POINTS – QUALITY OF LIFE (COUNTY COMPARISON)**

- Montfort residents seemed to value living in Grant County to be close to their jobs less when compared with other jurisdictions in the county.

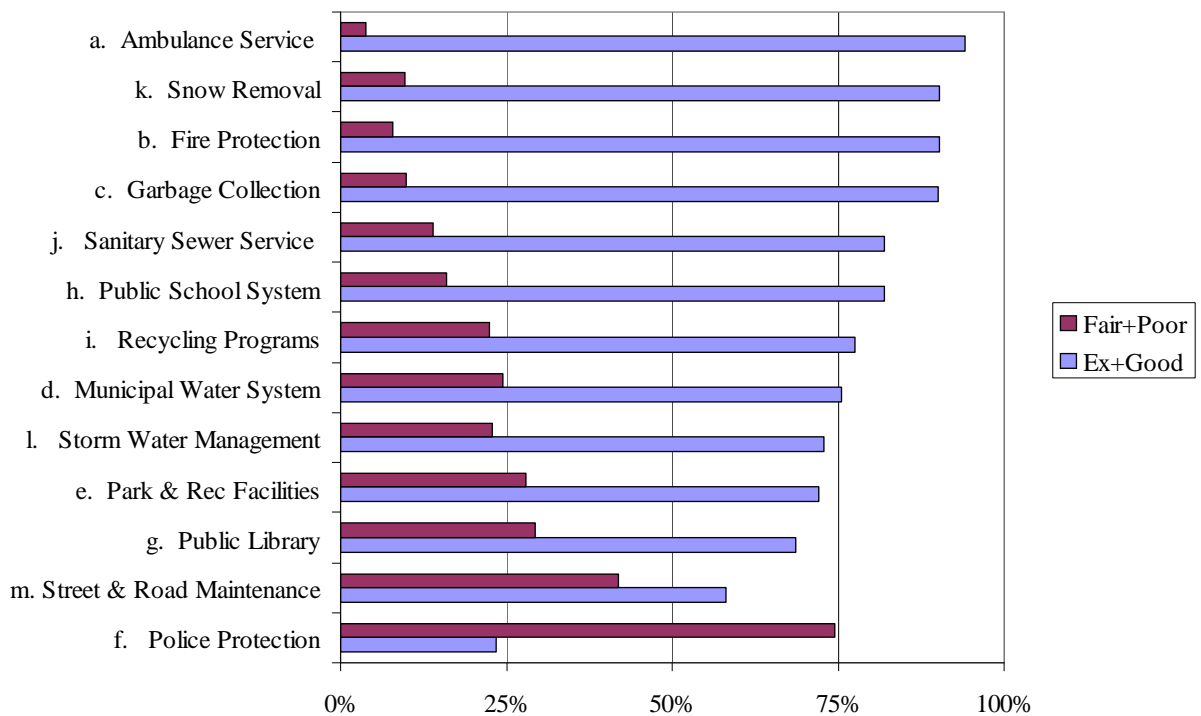
**1. What are the three most important reasons you and your family choose to live in Grant County?**

	Montfort	County		Montfort	County
<b>a. Agriculture</b>	12%	17%	<b>i. Near Job</b>	27%	40%
<b>b. Appearance of Homes</b>	0%	2%	<b>j. Property Taxes</b>	14%	6%
<b>c. Community Services</b>	4%	3%	<b>k. Quality Neighborhood</b>	8%	10%
<b>d. Cost of Home</b>	27%	17%	<b>l. Quality Schools</b>	14%	18%
<b>e. Historical Significance</b>	4%	2%	<b>m. Recreational Opportunities</b>	6%	9%
<b>f. Low Crime Rate</b>	18%	20%	<b>n. Small Town Atmosphere</b>	49%	58%
<b>g. Natural Beauty</b>	33%	24%	<b>o. Other</b>	2%	5%
<b>h. Near Family and Friends</b>	53%	56%			

**SUMMARY OF KEY POINTS – COMMUNITY FACILITIES AND SERVICES**

- Residents of Montfort appear to be quite satisfied with their ambulance service, snow removal, fire protection, and garbage collection, as at least 90% of respondents rated these services as good or excellent. Other highly rated services (greater than 75% rated good or excellent) included the sanitary sewer service, the public school system, recycling programs, and the municipal water system.
- Montfort residents recorded a relatively high level of dissatisfaction with their police protection. Almost 75% of respondents rated police protection as fair or poor. This was consistent with a number of comments on the surveys from this municipality which reported police protection to be inadequate.
- 58% of residents rated the street and road maintenance in the community as good or excellent, while 42 rated it fair or poor.

Rating Community Facilities and Services



**SUMMARY OF KEY POINTS – COMMUNITY FACILITIES AND SERVICES (COUNTY COMPARISON)**

- Compared to the county, residents of Montfort seemed to rate their garbage collection, sanitary sewer service, snow removal, and storm water management higher.
- The major difference seemed to be in the quality of police protection. Significantly lower percentages of Montfort residents rated their police protection good or excellent, while significantly higher percentages rated it fair or poor.
- Village residents are more likely to own less than one acre of land compared to the county.

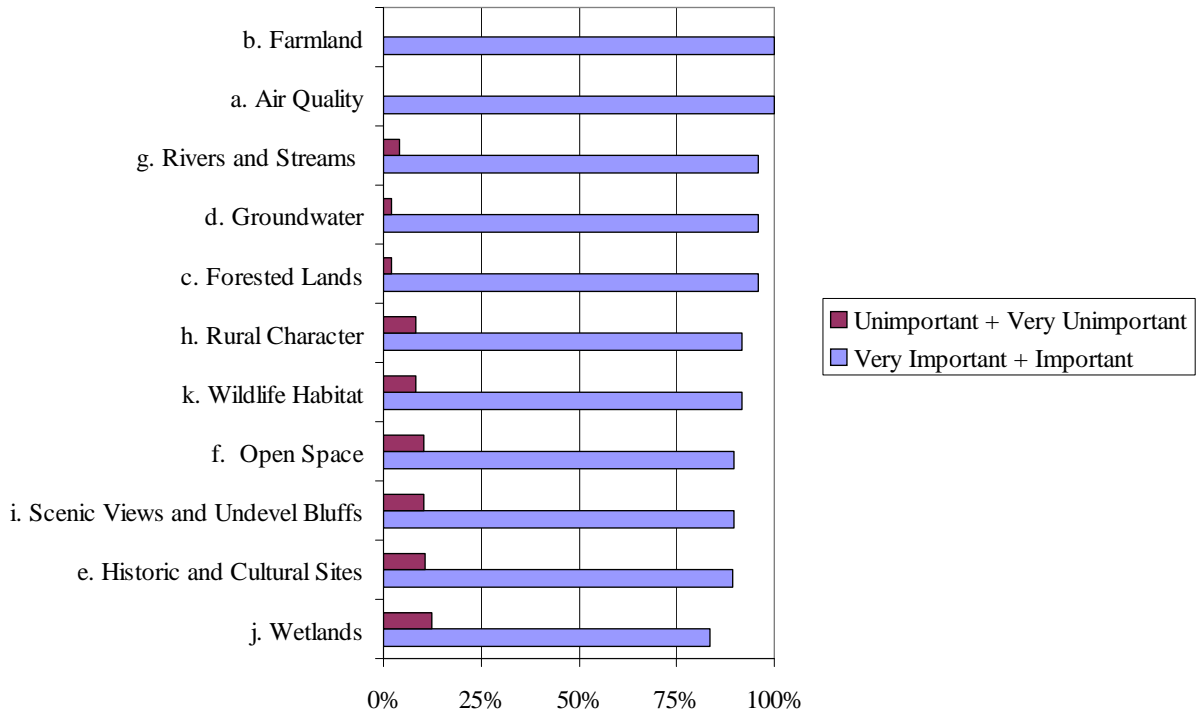
**2. Rate the following local services**

	Excellent		Good		Fair		Poor		Not Applicable	
	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty
<b>a. Ambulance Service</b>	65%	54%	29%	35%	4%	6%	0%	0%	2%	5%
<b>b. Fire Protection</b>	47%	54%	43%	39%	8%	4%	0%	0%	2%	3%
<b>c. Garbage Collection</b>	40%	39%	50%	39%	10%	9%	0%	2%	0%	11%
<b>d. Municipal Water System</b>	29%	23%	47%	38%	20%	10%	4%	2%	0%	26%
<b>e. Park &amp; Rec Facilities</b>	22%	30%	50%	47%	26%	13%	2%	2%	0%	7%
<b>f. Police Protection</b>	8%	27%	16%	45%	51%	20%	24%	4%	2%	4%
<b>g. Public Library</b>	20%	33%	49%	46%	20%	11%	10%	2%	2%	8%
<b>h. Public School System</b>	26%	30%	56%	49%	16%	13%	0%	2%	2%	6%
<b>i. Recycling Programs</b>	22%	31%	55%	51%	22%	12%	0%	2%	0%	3%
<b>j. Sanitary Sewer Service</b>	34%	25%	48%	42%	14%	8%	0%	1%	4%	24%
<b>k. Snow Removal</b>	47%	27%	43%	47%	6%	17%	4%	2%	0%	7%
<b>l. Storm Water Management</b>	23%	16%	50%	43%	23%	16%	0%	3%	4%	22%
<b>m. Street &amp; Road Maintenance</b>	18%	16%	40%	46%	34%	28%	8%	8%	0%	2%

**SUMMARY OF KEY POINTS – NATURAL AND CULTURAL RESOURCES**

- Every Montfort respondent considered the protection of farmland and air quality to be important or very important, and 90% or greater felt the same about protecting rivers and streams, groundwater, forested lands, rural character, wildlife habitat, open space, scenic views and bluffs, and historic and cultural sites.
- Slightly under 90% viewed the protection of wetlands as important or very important, indicating that overall, most Montfort residents feel that protecting natural and cultural resources is of great importance.

Importance of Protecting Natural & Cultural Resources



**SUMMARY OF KEY POINTS – NATURAL AND CULTURAL RESOURCES (COUNTY COMPARISON)**

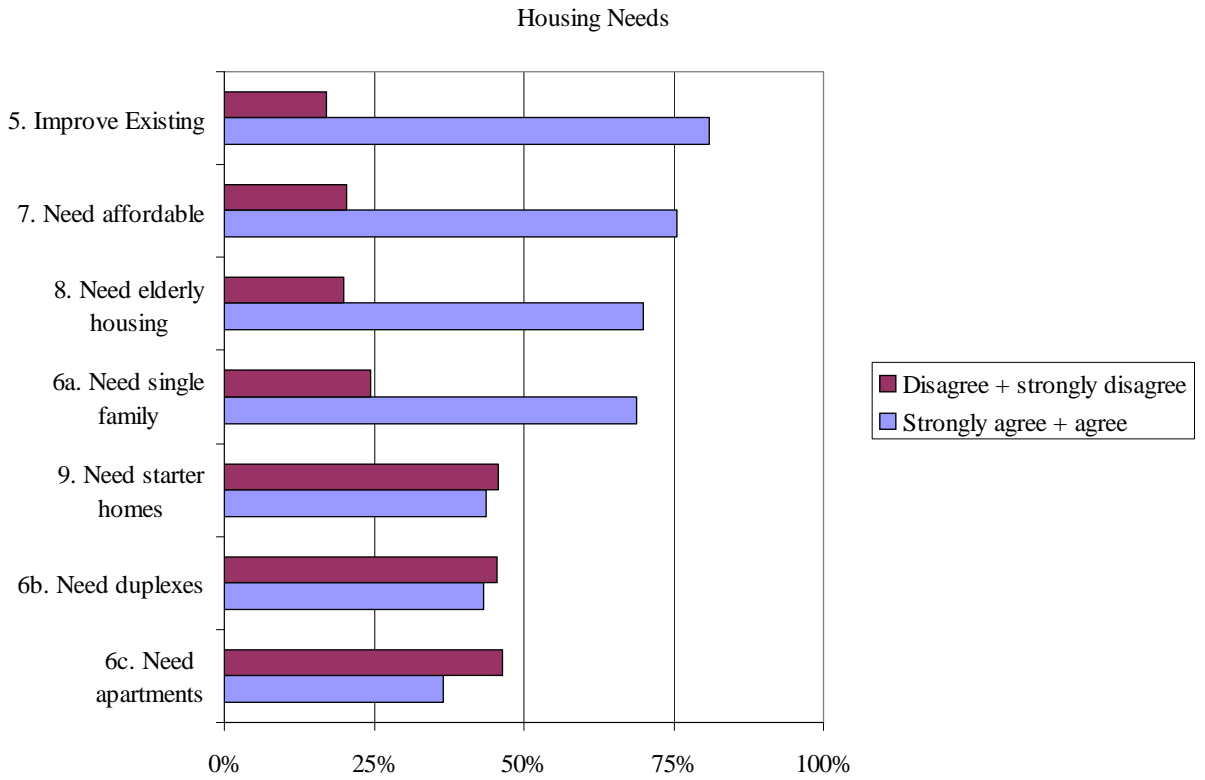
- Residents of Montfort tended to rate the importance of protecting natural and cultural resources fairly consistently with the rest of Grant County, except in the case of air quality, which was rated very important significantly more frequently than the county.

**4. It is important to protect the following:**

	Very Important		Important		Unimportant		Very Unimportant		Not Applicable	
	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty
<b>a. Air Quality</b>	84%	68%	16%	29%	0%	2%	0%	1%	0%	1%
<b>b. Farmland</b>	59%	59%	41%	37%	0%	3%	0%	1%	0%	1%
<b>c. Forested Lands</b>	43%	54%	53%	40%	2%	3%	0%	1%	2%	2%
<b>d. Groundwater</b>	78%	73%	18%	25%	2%	1%	0%	0%	2%	0%
<b>e. Historic and Cultural Sites</b>	28%	27%	62%	57%	9%	13%	2%	1%	0%	2%
<b>f. Open Space</b>	37%	34%	53%	53%	10%	10%	0%	1%	0%	2%
<b>g. Rivers and Streams</b>	67%	64%	29%	34%	4%	2%	0%	0%	0%	0%
<b>h. Rural Character</b>	45%	39%	47%	47%	8%	12%	0%	1%	0%	2%
<b>i. Scenic Views &amp; Undevel Bluffs</b>	52%	46%	38%	42%	10%	9%	0%	2%	0%	1%
<b>j. Wetlands</b>	37%	40%	47%	41%	12%	12%	0%	2%	4%	4%
<b>k. Wildlife Habitat</b>	49%	47%	43%	43%	8%	7%	0%	1%	0%	2%

**SUMMARY OF KEY POINTS – HOUSING**

- The majority of Montfort residents feel that there is a need for single family and elderly housing. Three-fourths of all residents agree that there is a need for affordable housing, and that improvements to existing homes in the area should be a priority.
- More people disagree than agree that Montfort needs more starter homes, duplexes or apartments.



**SUMMARY OF KEY POINTS – HOUSING (COUNTY COMPARISON)**

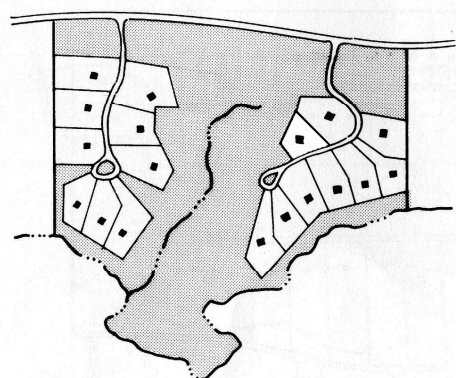
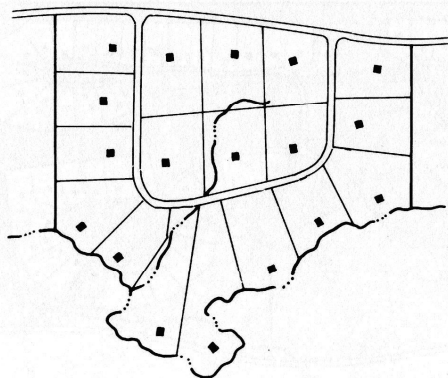
- Montfort residents were more strongly in agreement about the desirability of improving existing housing quality and the need for affordable housing than the County as a whole. They more strongly disagreed that there is a need for more starter homes than the County. This is an interesting relationship since one might think that starter homes are more likely to be affordable!

	Strongly Agree		Agree		Disagree		Strongly Disagree		No Opinion	
	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty
<b>5. Improve existing housing quality.</b>	26%	24%	55%	44%	15%	16%	2%	3%	2%	13%
<b>6. Need following housing types:</b>										
<b>a. Single Family Housing</b>	16%	19%	53%	40%	22%	15%	2%	5%	7%	21%
<b>b. Duplexes (2 units)</b>	5%	8%	39%	33%	43%	25%	2%	9%	11%	25%
<b>c. Apartments (3 or more units)</b>	12%	7%	24%	24%	44%	31%	2%	12%	17%	26%
<b>7. Need affordable housing</b>	22%	31%	53%	36%	18%	14%	2%	6%	4%	13%
<b>8. Need elderly housing</b>	26%	20%	44%	43%	18%	19%	2%	4%	10%	14%
<b>9. Need starter homes</b>	17%	19%	27%	37%	44%	23%	2%	4%	10%	16%

- Significantly more Montfort residents chose the traditional design of housing developments (houses on larger adjoining lots) than the County, whose majority preferred a cluster design (houses on smaller lots with community green space).

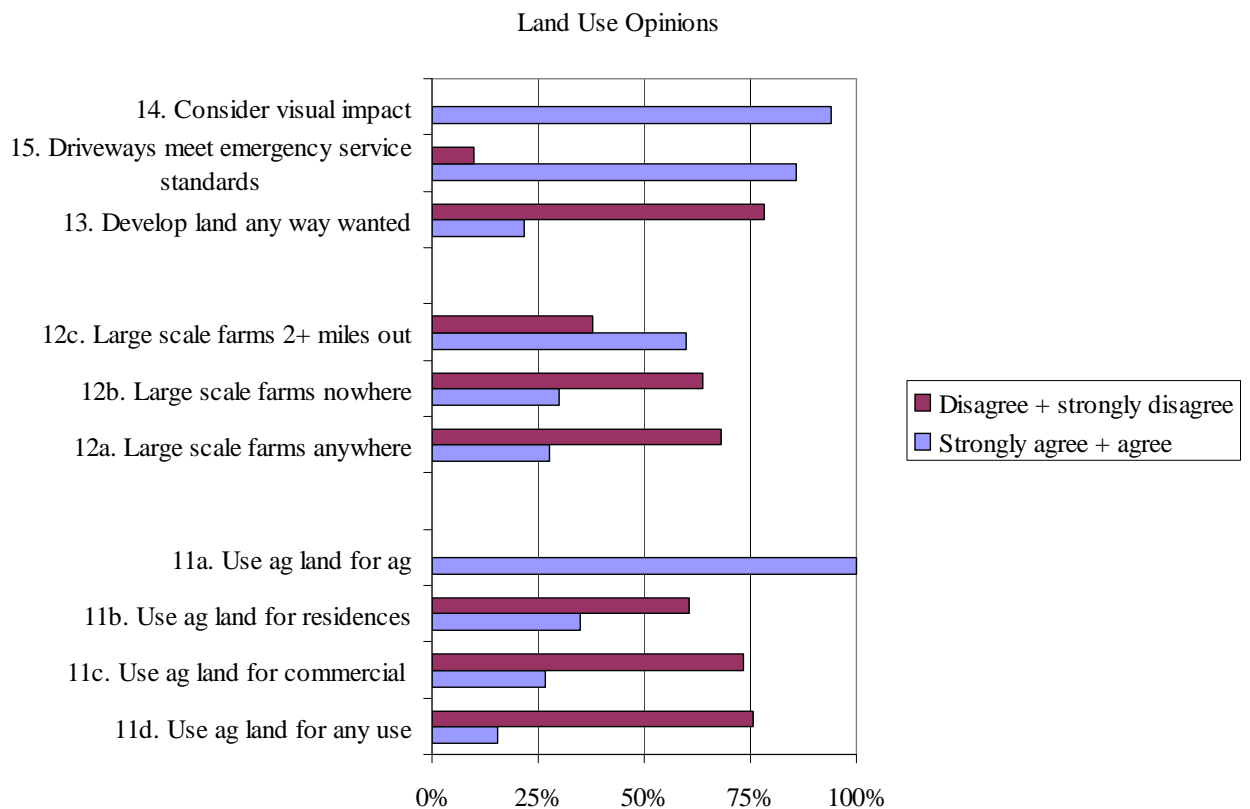
**10. Would you prefer housing built in a traditional design (Option A) or a cluster design (Option B)?**

Traditional Design		Cluster Design	
Montfort	County	Montfort	County
58%	39%	42%	61%

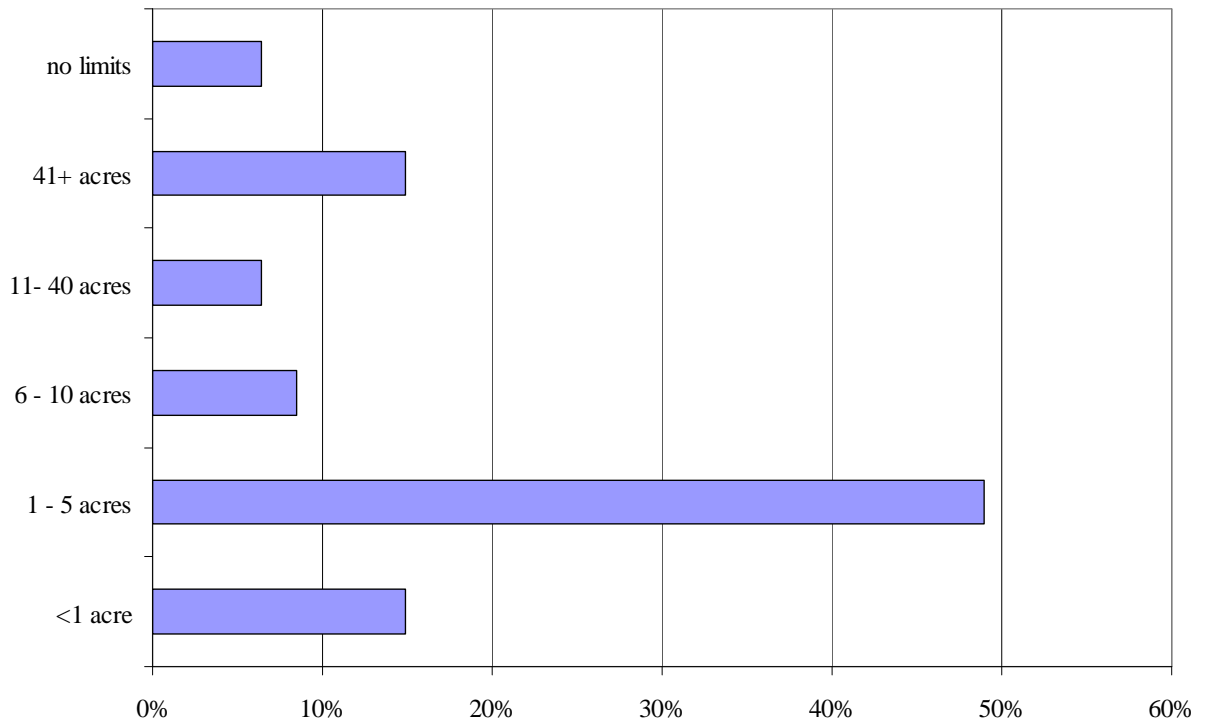


**SUMMARY OF KEY POINTS – AGRICULTURE AND LAND USE**

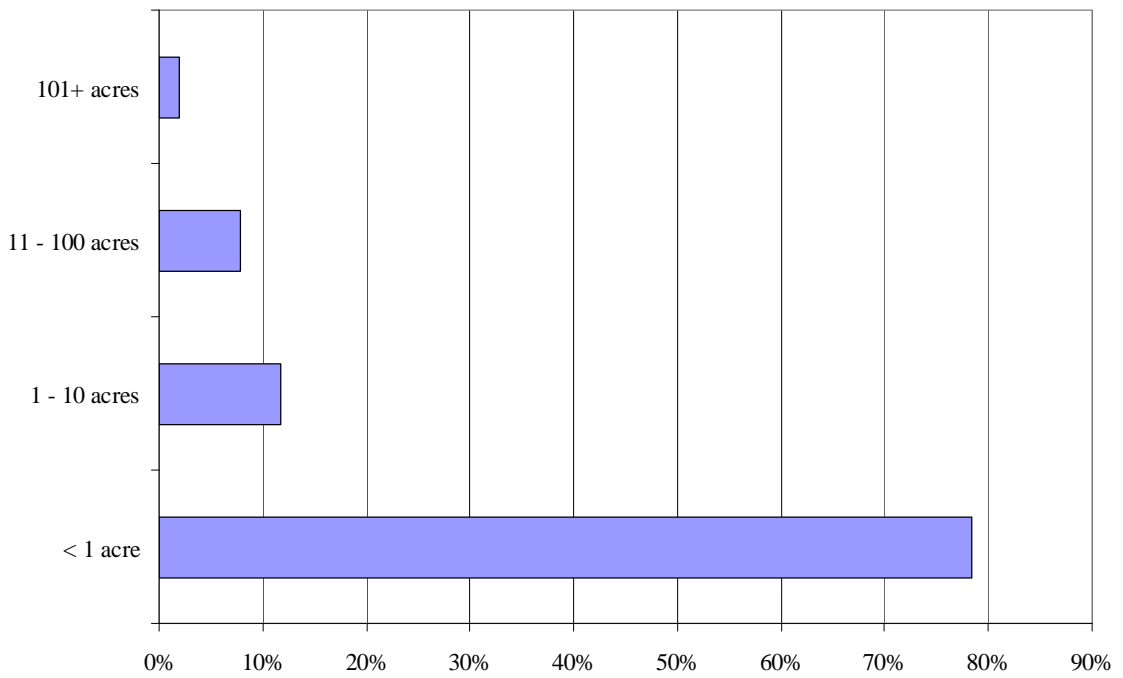
- There was no disagreement among Montfort residents that visual impact should be considered when determining land use. A large majority agreed that driveways should meet emergency service standards, and residents disagreed three to one that land should be developed any way the landowner wanted.
- A majority of residents agreed that large-scale farms (greater than 500 animals) could exist two or more miles out of town. An even greater majority disagreed that large scale farms should be allowed to expand anywhere in the County or that they should be prohibited from expanding anywhere in the County.
- Montfort residents unanimously agreed that agricultural land should be allowed to be used for agricultural purposes; while a majority disagreed that the land should be used for residential purposes. Even more significant majorities disagreed that ag-land should be used for commercial purposes, or just any use.
- When asked what the minimum lot size should be for rural residential development, 49% of Montfort residents felt that the lots should be 1-5 acres, 15% each felt the lots should be 41+ acres or less than one acre. 78% of Montfort residents own less than one acre in Grant County. This ties back to the idea that residents of Montfort feel strongly that natural and cultural resources, like farmland and wildlife habitats should be protected by supporting small lot sizes, but larger acreages staying as large lots.



Preferred Minimum Lot Size



Acres Owned in Grant County



**SUMMARY OF KEY POINTS – AGRICULTURE AND LAND USE (COUNTY COMPARISON)**

- Montfort residents seemed to more strongly agree that visual impacts should be considered during development compared to the County as a whole.
- Montfort residents were more likely to own less than one acre of land than the county as a whole, which explained why they were more likely (by the same percentage) to answer not applicable when asked how long they felt that their land would be actively farmed into the future.

	Strongly Agree		Agree		Disagree		Strongly Disagree		No Opinion	
	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty
<b>11a. Use ag land for ag</b>	76%	76%	24%	21%	0%	1%	0%	0%	0%	2%
<b>11b. Use ag land for residences</b>	7%	4%	28%	28%	49%	44%	12%	17%	5%	7%
<b>11c. Use ag land for commercial</b>	9%	3%	18%	19%	49%	45%	24%	26%	0%	7%
<b>11d. Use ag land for any use</b>	4%	4%	11%	8%	38%	40%	38%	36%	9%	12%
<b>12. Expand lg farms (500+ an. units):</b>										
<b>a. Anywhere in Grant County</b>	15%	9%	13%	17%	47%	42%	21%	23%	4%	8%
<b>b. Nowhere in Grant County</b>	13%	12%	17%	14%	45%	44%	19%	19%	6%	12%
<b>c. 2 miles outside inc areas</b>	22%	23%	38%	39%	24%	17%	13%	9%	2%	12%
<b>13. Develop land any way wanted</b>	4%	11%	18%	17%	53%	52%	25%	18%	0%	2%
<b>14. Consider visual impacts of devel</b>	42%	28%	52%	57%	0%	9%	0%	2%	6%	5%
<b>15. Driveways meet EMS standards</b>	48%	38%	38%	52%	10%	6%	0%	0%	4%	4%

**16. There should be a minimum lot size on residential development in rural areas.**

Strongly Agree		Agree		Disagree		Strongly Disagree		No Opinion	
Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty
16%	24%	50%	48%	16%	16%	6%	5%	12%	8%

**17. In your opinion, what should the minimum lot size be for rural residential development?**

Less than 1 acre		1 to 5 acres		6 to 10 acres		11 to 40 acres		41 or more acres		No Limitation	
Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty
15%	19%	49%	49%	9%	13%	6%	5%	15%	4%	6%	11%

**18. How many acres of land do you own in Grant County?**

Less Than 1 acre		1-10 acres		11-100 acres		101 acres or more	
Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty
78%	60%	12%	17%	8%	10%	2%	13%

**19. Do you actively farm the land you own?**

Yes		No		Not Applicable	
Mont	Cnty	Mont	Cnty	Mont	Cnty
4%	14%	59%	55%	37%	31%

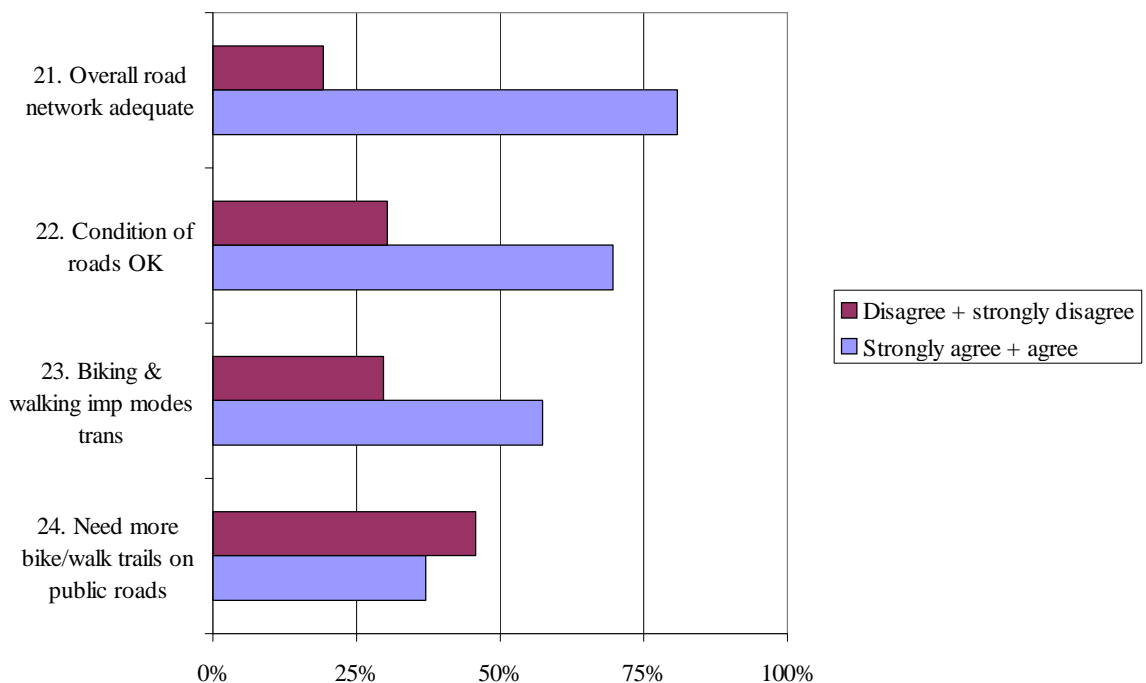
**20. Do you think your land will be actively farmed (by you or someone else) in the next:**

0-5 years		6-10 years		11-15 years		16-20 years		Not Applicable	
Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty
0%	10%	0%	6%	0%	6%	8%	13%	92%	74%

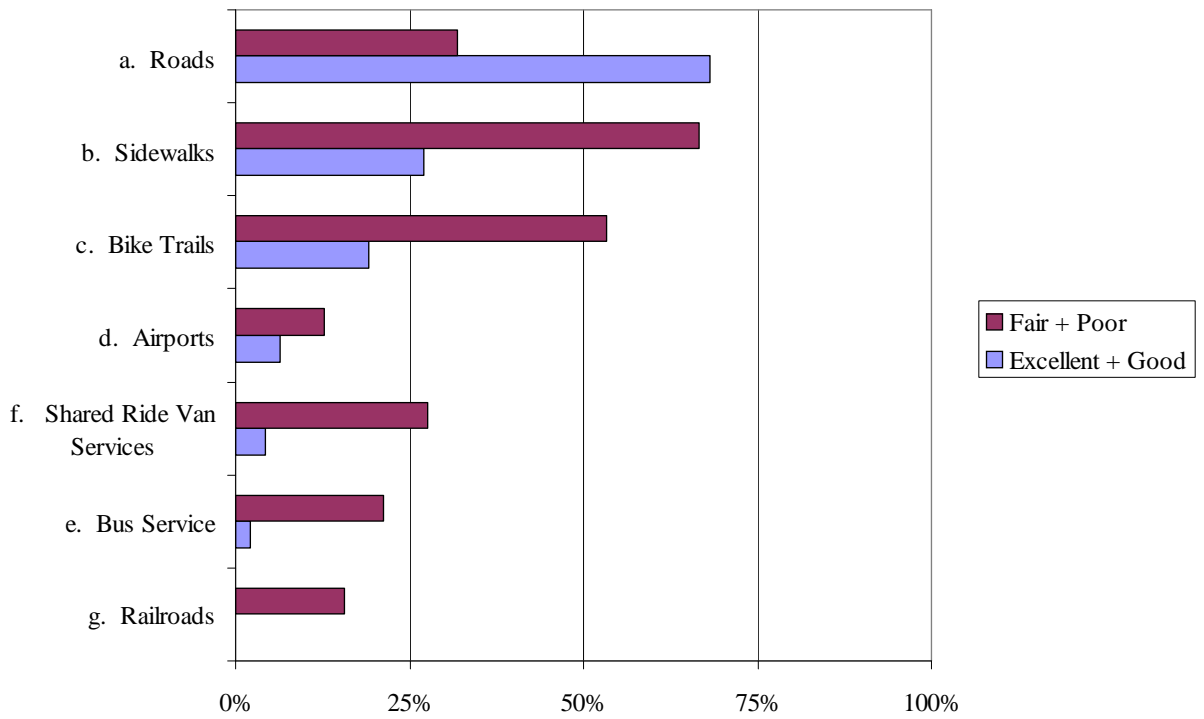
**SUMMARY OF KEY POINTS – TRANSPORTATION**

- Over 80% of Montfort residents agreed that the overall road network was adequate, and a majority agreed that conditions of the roads were adequate. A majority of residents agreed that biking and walking were important modes of transportation, but the residents disagreed that there was a need for more biking and walking trails on public roads.
- A majority of Montfort residents felt that the quality of roads in their jurisdiction was good or excellent, but that the quality of their sidewalks and bike trails was fair or poor.
- It seems somewhat contradictory that residents feel walking and biking are important modes of transportation, and that the walking and biking trails in their community are fair or poor, yet they disagree that more walking and biking trails should be developed.
- Majorities felt that the quality of airports, shared ride van services, bus services, and railroads were not applicable for them, but those who did rate the quality of these modes of transportation tended to rate them fair or poor.

Transportation Opinions



Transportation Quality in Local Jurisdiction



**SUMMARY OF KEY POINTS – TRANSPORTATION (COUNTY COMPARISON)**

- Montfort residents were more likely to disagree with the need for more walking and biking paths on public roads than the county sample.
- They were also more likely to rate the quality of their sidewalks, biking trails and airports lower, although respondents were significantly more likely to consider airports, as well as railroads, not applicable.

**21-24. Transportation issues**

	Strongly Agree		Agree		Disagree		Strongly Disagree		No Opinion	
	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty
<b>21. Road network meets needs</b>	13%	14%	68%	74%	17%	9%	2%	2%	0%	1%
<b>22. Condition of roads adequate</b>	9%	11%	61%	64%	26%	20%	4%	3%	0%	1%
<b>23. Biking &amp; walking imp modes trans</b>	13%	18%	45%	44%	23%	22%	6%	5%	13%	11%
<b>24. Need more bike &amp; walk lanes on pub roads</b>	7%	24%	30%	34%	35%	23%	11%	9%	17%	10%

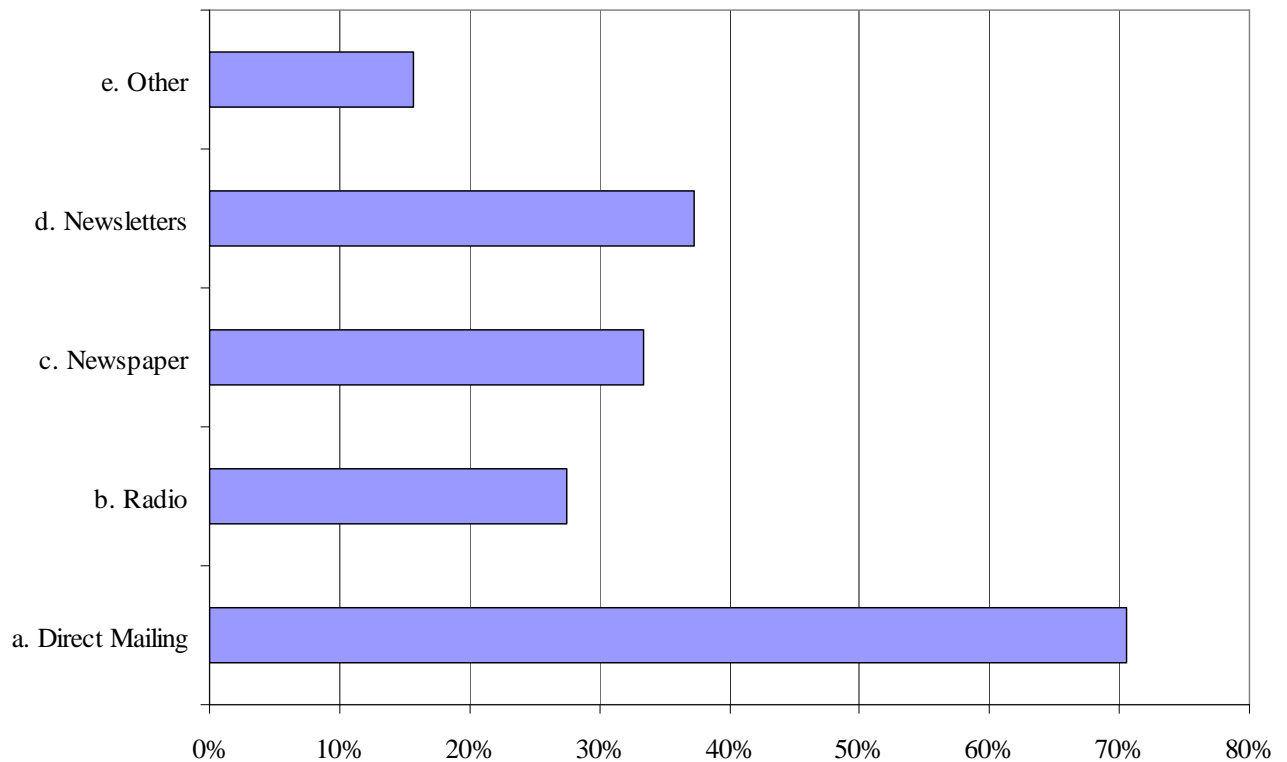
**25. Rate the following for your local jurisdiction**

	Excellent		Good		Fair		Poor		Not Applicable	
	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty
<b>a. Roads</b>	9%	12%	60%	59%	26%	22%	6%	6%	0%	0%
<b>b. Sidewalks</b>	2%	6%	25%	39%	54%	28%	13%	6%	6%	22%
<b>c. Bike Trails</b>	4%	3%	15%	17%	32%	19%	21%	16%	28%	44%
<b>d. Airports</b>	0%	6%	6%	30%	13%	16%	0%	4%	81%	43%
<b>e. Bus Service</b>	0%	1%	2%	4%	6%	3%	15%	20%	77%	72%
<b>f. Shared Ride Van Services</b>	0%	0%	4%	9%	17%	11%	11%	16%	68%	64%
<b>g. Railroads</b>	0%	2%	0%	11%	0%	10%	16%	13%	84%	64%
<b>h. Other</b>	0%	3%	11%	9%	0%	1%	0%	12%	89%	75%

**SUMMARY OF KEY POINTS - COMMUNICATION**

- The majority of Montfort residents (over 70%) prefer to receive information on comprehensive planning through direct mailings.
- Secondary preferences for receiving planning information included newsletters and newspapers.

**Communication Preferences for Comp Plan Info**



**SUMMARY OF KEY POINTS – COMMUNICATIONS (COUNTY COMPARISON)**

- Although the second most effective way of providing comprehensive planning information was through newsletters in Montfort, the percentage of residents in favor of this mode of communication was substantially lower for than the County as a whole.

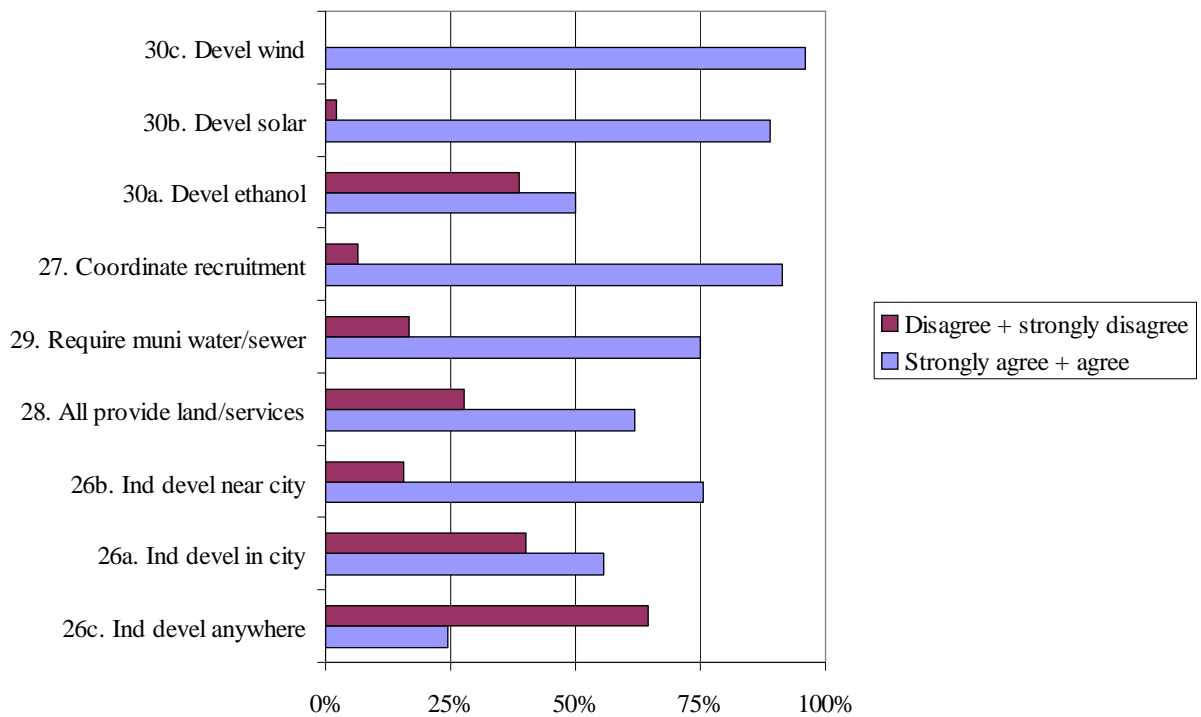
**3. What are 2 most effective ways your jurisdiction could provide Comprehensive Planning information to landowners and residents?**

	Montfort	County
<b>a. Direct Mailing</b>	71%	70%
<b>b. Radio</b>	27%	21%
<b>c. Newspaper</b>	33%	44%
<b>d. Newsletters</b>	37%	56%
<b>e. Other</b>	16%	4%

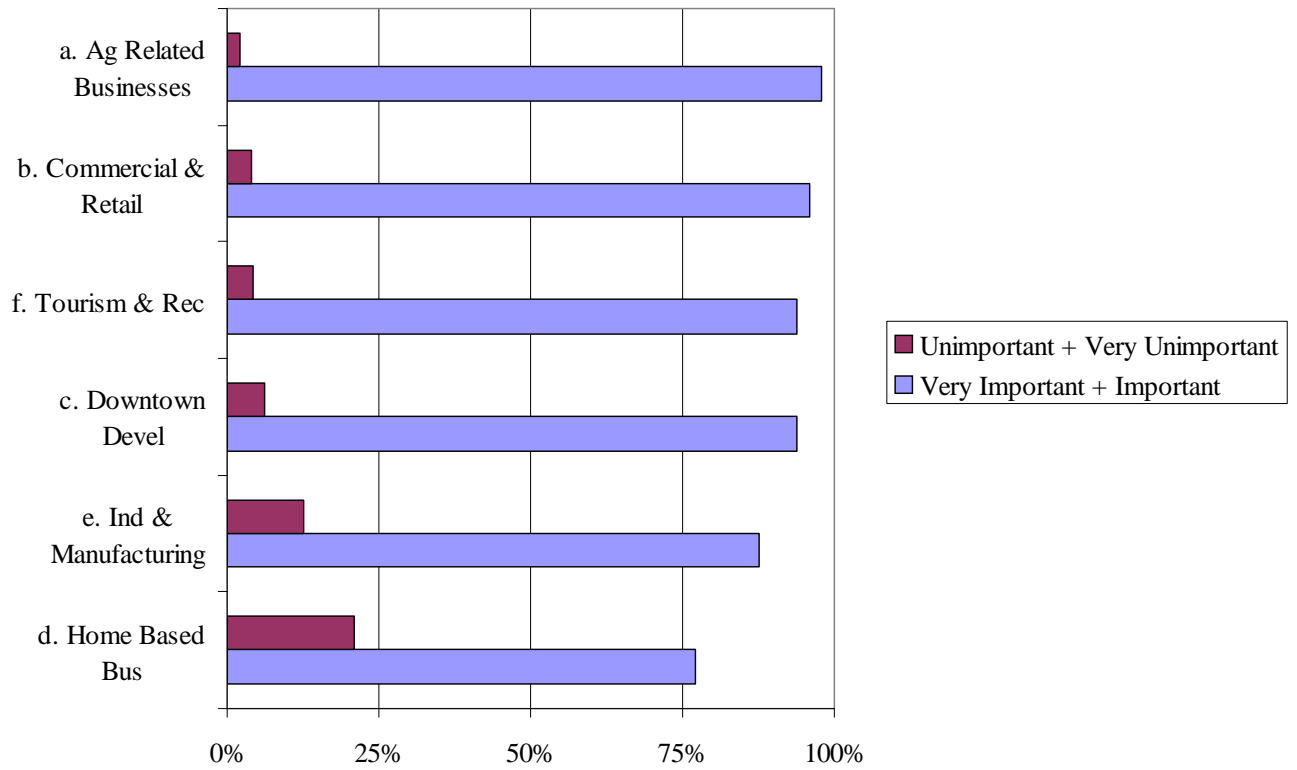
**SUMMARY OF KEY POINTS – ECONOMIC DEVELOPMENT**

- Almost all Montfort residents strongly agree that wind energy should be pursued as a form of economic development. There was no disagreement with this. Also, a vast majority agreed that solar energy should be pursued. There was less agreement that ethanol should be pursued for economic development.
- Majorities also agreed that Grant County should work to coordinate efforts to actively recruit new business and industry, and that all jurisdictions in the County should be required to provide some land with infrastructure for business development.
- Majority of Village residents feel that business/industrial developments at the edge of cities and villages should be required to use municipal sewer and water.
- Residents of Montfort agreed that industrial developments should be located in or near an incorporated area but there a majority disagreed that industrial developments should be allowed anywhere.
- More than 90% of respondents felt that agriculturally-related businesses, commercial and retail, tourism and recreation, and downtown development were most important types of business/industry to attract to the area.

Economic Development Opinions



Importance of Business Development



**SUMMARY OF KEY POINTS – ECONOMIC DEVELOPMENT (COUNTY COMPARISON)**

- Montfort’s ideas on economic development and the types of businesses or industries which should be considered for economic growth align well with the opinions of Grant County as a whole.

	Strongly Agree		Agree		Disagree		Strongly Disagree		No Opinion	
	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty
<b>26. Commercial or industrial buildings and activities involving truck traffic and manufacturing should be located:</b>										
<b>a. In an existing city or a village</b>	18%	14%	38%	39%	36%	28%	4%	7%	4%	12%
<b>b. Near a city or village</b>	9%	16%	67%	63%	16%	8%	0%	3%	9%	10%
<b>c. Anywhere in Grant County</b>	7%	7%	18%	19%	42%	38%	22%	20%	11%	16%
<b>27. Coordinate business recruitment</b>	54%	53%	37%	40%	7%	2%	0%	2%	2%	3%
<b>28. Provide land &amp; infrastructure for industry/commerce</b>	17%	16%	45%	43%	19%	19%	9%	7%	11%	15%
<b>29. Required muni water &amp; sewer</b>	17%	26%	58%	45%	17%	11%	0%	4%	8%	14%

**30. Grant County jurisdictions should pursue the following energy alternatives as a form of economic development:**

	Strongly Agree		Agree		Disagree		Strongly Disagree		No Opinion	
	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty
<b>a. Ethanol Plants</b>	14%	22%	36%	33%	27%	23%	11%	9%	11%	13%
<b>b. Solar Energy</b>	42%	39%	47%	45%	2%	5%	0%	1%	9%	10%
<b>c. Wind Energy</b>	56%	48%	40%	43%	0%	2%	0%	2%	4%	6%
<b>d. Other</b>	43%	28%	0%	8%	0%	0%	14%	0%	43%	63%

**31. Rate the importance of the following:**

	Very Important		Important		Unimportant		Very Unimportant		Not Applicable	
	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty	Mont	Cnty
<b>a. Ag Related Business</b>	67%	59%	31%	38%	2%	2%	0%	0%	0%	1%
<b>b. Commercial &amp; Retail</b>	35%	33%	61%	59%	4%	7%	0%	1%	0%	1%
<b>c. Downtown Devel</b>	35%	31%	58%	52%	6%	11%	0%	2%	0%	4%
<b>d. Home-Based Bus</b>	27%	17%	50%	54%	21%	22%	0%	3%	2%	4%
<b>e. Ind &amp; Manufacturing</b>	40%	40%	48%	50%	10%	8%	2%	1%	0%	1%
<b>f. Tourism &amp; Rec</b>	42%	36%	52%	55%	4%	7%	0%	1%	2%	1%

**SUMMARY OF KEY POINTS – DEMOGRAPHICS**

Compared to Grant County, Montfort seems to have fairly similar demographic characteristics as all of the differences in percentages remain well within the plus or minus 12% confidence interval.

**35. Gender**

Male		Female	
Montfort	County	Montfort	County
50%	53%	50%	47%

**36. Age**

18-24		25-34		35-44	
Mont	Cnty	Mont	Cnty	Mont	Cnty
0%	0%	6%	7%	14%	13%

45-54		55-64		65 and older	
Mont	Cnty	Mont	Cnty	Mont	Cnty
27%	23%	24%	22%	29%	35%

**37. Employment Status**

Emp Full Time		Emp Part Time		Self Employed	
Mont	Cnty	Mont	Cnty	Mont	Cnty
50%	44%	4%	6%	10%	10%

Unemployed		Retired		Other	
Mont	Cnty	Mont	Cnty	Mont	Cnty
0%	1%	33%	37%	2%	1%

**38. Place of Residence**

Own		Rent		Other	
Mont	Cnty	Mont	Cnty	Mont	Cnty
100%	99%	0%	1%	0%	0%

**39. Number of Adults (18+) in Household**

0		1		2	
Mont	Cnty	Mont	Cnty	Mont	Cnty
		14%	20%	78%	71%

3		4		5+	
Mont	Cnty	Mont	Cnty	Mont	Cnty
4%	7%	4%	2%	0%	1%

**40. Number of Children (under 18) in Household**

0		1		2	
Mont	Cnty	Mont	Cnty	Mont	Cnty
64%	67%	20%	14%	7%	11%

3		4		5+	
Mont	Cnty	Mont	Cnty	Mont	Cnty
7%	7%	0%	1%	2%	0%

**41. Household Income**

Under \$15,000		\$15K - \$24,999		\$25K - \$49,999	
Mont	Cnty	Mont	Cnty	Mont	Cnty
6%	7%	11%	14%	32%	33%

\$50K - \$74,999		\$75K - \$99,999		\$100,000+	
Mont	Cnty	Mont	Cnty	Mont	Cnty
30%	25%	11%	15%	11%	6%

**42. Years Lived in Grant County**

Less than 1		1-4		5-9	
Mont	Cnty	Mont	Cnty	Mont	Cnty
4%	1%	2%	5%	14%	9%

10-24		25+	
Mont	Cnty	Mont	Cnty
8%	14%	72%	71%

**Comments****32. Is there anything about living in Grant County that you don't like?****Transportation (2 comments)**

- Highway 80 between Montfort and Platteville. It needs to be fixed in the worst way. The front end of my car can't take it.
- No public transportation.

**Governance (3 comments)**

- Gaining consensus on important issues.
- Politicians not thinking of the general public.
- Too many county board members-cut at least 10 from the board. That would cut taxes on land and home owners.

**Taxes (3 comments)**

- Taxes – 2X
- High taxes.

**Environmental/Cultural/Recreational Issues (2 comments)**

- Not enough concern about the development of alternative energy. Must keep our water clean!
- People should be more conscious of preserving farm lands. Better conservation practices.

**Social Issues (1 comment)**

- Too many Mexicans. Too many welfare recipients that are capable of working.

**Job Issues (1 comment)**

- Currently it is too far from my job.

**Police/Safety (3 comments)**

- Not enough police protection. Often times, when you want an officer and call for one, they are on the other side of the county and you either never see them at all or it takes forever for them to come.
- Small communities can't afford full-time police officers and Grant County Sheriff's Department doesn't have the manpower to cover the county sufficiently. The lack of law enforcement is a concern.
- Social Services don't employ people with social work experience or training. Follow thru is terrible. I'm very concerned about the homes some children are in.

**No (2 comments)**

- No
- No! I've lived my 88 years in Grant County.

**Like It (2 comments)**

- This is what I like: Beautiful farm area, good fishing, pretty good clean living families.
- Love it.

**Lack Restaurants (1 comment)**

- Poor restaurants-no choices.

**School Issues (1 comment)**

- Iowa-Grant school system used to be the best around. No longer so. Lack of funding has caused the focus to change to stretching every penny rather than improving education and hiring the BEST teachers. Now we want the cheapest teachers.

**Utilities (1 comment)**

- Very high cost of water.

**Land Use (1 comment)**

- No production land, better kept up farm buildings.

**Q33. If you could change one thing about your local jurisdiction, what would it be?****Transportation (5 comments)**

- Constant tax increases but very poor road quality and service in summer.
- Have the funds to make needed road improvements,
- Highway 80.
- Transportation alternatives.
- Upgrading streets.

**Governance (3 comments)**

- Enforce existing ordinances consistently and equitably.
- Go from elected mayor to paid professional.
- Stop unnecessary welfare.

**Economic Development (1 comment)**

- More local businesses.

**Taxes (1 comment)**

- Get rid of lazy village workers so we can cut taxes.

**Environmental/Cultural/Recreational Issues (2 comments)**

- Burning of anything in the village of Montfort. Burnings any time of the day or night in Montfort.
- Recreation

**Social Issues (3 comments)**

- Commission on aging for more elderly. More accessible.
- More Big Brother and Big Sister services. Support for parents and lessons on parenting skills. More daycare services.
- Send the Mexicans home that don't have their "green" cards. Make the capable work instead of living off the rest of us that do work and pay taxes

**Police/Safety Issues (6 comments)**

- Better police protection
- Have better law enforcement coverage.
- Police/law enforcement services are almost non-existent here in Montfort, and it is a problem.
- The law enforcement issue mentioned above. Our local (Montfort) board is doing a very good job working with the resources that they have.
- The need for police protection.
- The recent termination of a local police officer has left Montfort (once again) vulnerable to the unsavory types of people to prey on our children's innocence. More police presence in and around the village would make a huge difference.

**Lack of Restaurants (1 comment)**

- Increase of restaurants

**Housing Issues (2 comments)**

- Housing, development, etc.
- Help in restoring some houses.

**School Issues (1 comment)**

- More funds for villages and schools to keep up to date on technology.

**Land Use (1 comment)**

- Making people clean up their properties.

**Miscellaneous (2 comments)**

- The do not want the swimming pool, which was build during CC days-and updated to meet state rules.
- Upgrading of buildings

**Q34. Other comments****Transportation (2 comments)**

- Snow plows do not need to travel at a rate of speed that throws ice and snow against the windows of a business.
- Highway 80 needs to be fixed, even if it raises they taxes.

**Governance (2 comments)**

- I am sick and tired of all politicians making all these empty promises around election time, and when they get into office, they cave into interest groups who have money. They are in office to represent us! All they ever do is make it harder and harder for the average to make a living.
- Keep trying to get government aid.

**Job Issues (2 comments)**

- Attract more businesses/jobs to stop the fleeing of people to the cities for jobs. The rural communities are suffering from lack of decent paying jobs. My husband travels 80 minutes each way to work at Oscar Mayer in Madison. I lost my job at Land's End/ Sears after 25 years due to their cutting longtime, benefited employees. Now I work for 1/2 the pay I used to earn. That's a crime!

- The price of gas will limit growth anyways and it will be difficult to get more jobs in area.

**Police/Safety Issues (1 comment)**

- Living on the county line, we are kind of in no man's land where law enforcement is concerned.

**Like It (2 comments)**

- Overall Grant County is a good place to live.
- Grant County, in general, is a nice rural county with a lot to offer.

**Housing Issues (1 comment)**

- Don't worry much about housing for 2 reasons: There are a lot of houses for sale, and it will remain that way for some time.

**School Issues (1 comment)**

- Please keep plugging away for more funding for schools, villages.

**Miscellaneous (1 comment)**

- Smart Growth is a waste of money that could be used toward more useful project by towns, villages, and cities. It's just more political bull crap that nobody needs.