

2.0 UTILITIES AND COMMUNITY FACILITIES

2.1 CHAPTER SUMMARY

The purpose of this chapter is to inventory, map, and forecast utilities and community facilities. Often referred to as public works, utilities and community facilities are the physical infrastructure of a community. They facilitate the community's ability to function and grow.

Community facilities can include garages for road maintenance, libraries, municipal offices, town halls, schools, police stations, fire stations, parks, etc. They are supported by utilities such as water services, sewer system, storm water drainage, electricity, etc. At times, facilities and utilities need expansion, rehabilitation, or the creation of new facilities. As near as possible, this chapter tries to forecast the future utility and community facility needs of your jurisdiction. These needs vary according to growth and level of service deemed publicly acceptable.



Wisconsin State Statute 66.1001(2)(d)

(d) Utilities and Community Facilities

A compilation of objectives, policies, goals, maps and programs to guide the future development of utilities and community facilities in the local governmental unit such as sanitary sewer service, storm water management, water supply, solid waste disposal, on-site wastewater treatment technologies, recycling facilities, parks, telecommunications facilities, power-generating plants and transmission lines, cemeteries, health care facilities, childcare facilities and other public facilities, such as police, fire and rescue facilities, libraries, schools and other governmental facilities. The element shall describe the location, use and capacity of existing public utilities and community facilities that serve the local governmental unit, shall include an approximate timetable that forecasts the need in the local governmental unit to expand or rehabilitate existing utilities and facilities or to create new utilities and facilities and shall assess future needs for government services in the local governmental unit that are related to such utilities and facilities.

2.2 GOALS

The following are the Utilities and Community Facilities Goals, two of the fourteen Smart Growth Planning Goals required by the planning grant contract.

1. Encourage land uses, densities and regulations that promote efficient development patterns and relatively low municipal, state governmental and utility costs.
2. Provide adequate infrastructure and public services and an adequate supply of developable land to meet existing and future market demand for residential, commercial and industrial uses.

2.3 OBJECTIVES AND POLICY AND PROGRAM RECOMMENDATIONS

The following utility and community facility resource objectives and policy recommendations (not in order of priority) support the above goals. They will guide utility and facility resource decisions in the City of Lancaster over the next 20 years.

NOT IN ORDER OF PRIORITY

1. **Maintain a five-year capital improvements plan (CIP) and review it bi-annually, making adjustments to meet the needs of the community.**
2. **Review new development proposals and carefully examine their impact on the community's services.**
3. **Maintain, operate, and reconstruct the existing utility systems so they can support existing development and redevelopment.**
4. **When making utility system improvements, consider relocating water and sewer lines from private to public property or obtaining proper easements.**
5. **Locate new development that requires urban services within City/Village limits.**
6. **Continue to manage strategies to protect ground and drinking water supplies.**
7. **Develop a strategy for siting telecommunication towers.**
8. **Guide new growth to areas that are most efficiently served with utilities.**

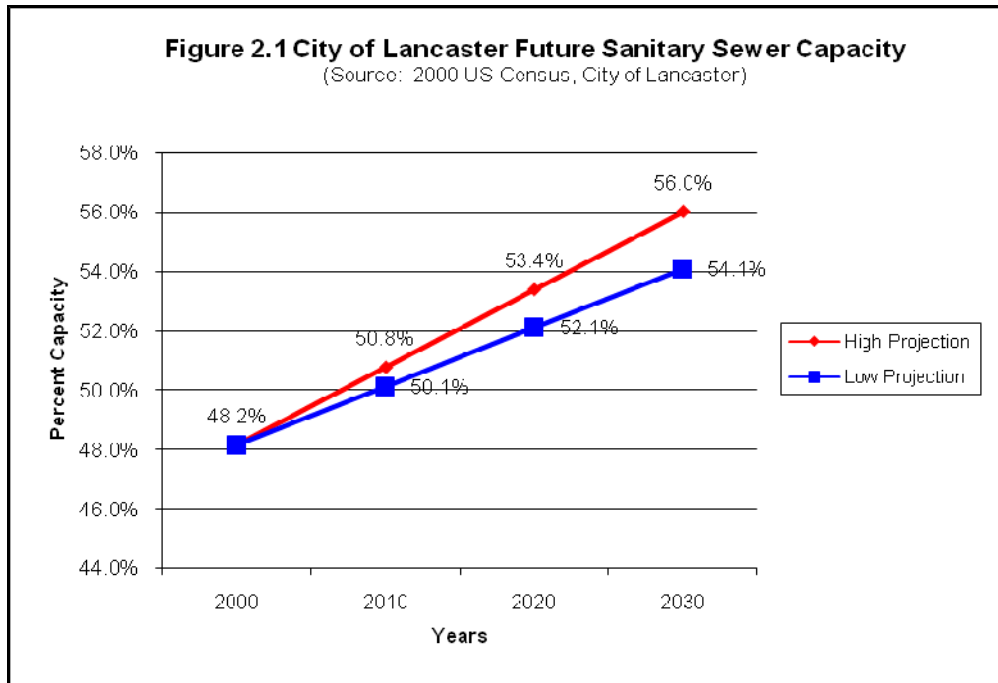
2.4 PUBLIC UTILITIES AND COMMUNITY FACILITIES



2.4.1 MUNICIPAL SANITARY SEWER SERVICE

Municipalities usually have a wastewater treatment facility and a sanitary sewer system to treat wastewater. At present, the City of Lancaster's Wastewater Treatment Plant (WWTP) serves 1500 households and 100 businesses. It is a trickling filter / rotating biological contactor type plant, built in 1939 and located at 1057 Madison Street, Lancaster. There have been three major upgrades to this system since its inception, in 1979, 1988, and 1996. No major expansions are planned, but there are some equipment upgrades planned for the next five years to increase the energy efficiency.

Figure 2.1 currently shows operations to be at 86.5%. Currently, its average flow is .64 MGD (million/gallons/day) with a design average flow of .74 MGD. Figure 2.1 displays the City's projected sewer capacity. There are two private septic systems in the City.



2.4.2 PRIVATE WASTEWATER TREATMENT

For most towns, all private wastewater treatment is through onsite wastewater treatment systems (POWTS), commonly referred to as septic systems. Septic systems treat domestic wastewater, including domestic sanitary, bath, laundry, dishwashing, garbage disposal, etc. The system receiving wastewater either retains it in a holding tank, or treats and discharges the water into the soil. (Any system with a final discharge upon the ground surface or discharging directly into surface waters of the state is subject to DNR regulation.)

Septic systems are most commonly used in rural or large lot areas where municipal sanitary sewer is not available. They are regulated under WI COMM-83 and permits are issued by the Wisconsin Department of Commerce and the WI-DNR. Refer to the Grant County Zoning and Sanitation Department, the WI DOC, and the WI DNR for more information on sanitary sewer regulations.

The City of Lancaster has one private wastewater treatment plant: Foremost Farms has its own plant that discharges effluent wastewater through the City’s storm sewer system.

2.4.3 STORMWATER MANAGEMENT

The management of stormwater involves providing the controlled release of runoff to receiving systems, typically through detention and/or retention structures. A stormwater system can be very simple – a series of natural ditches or a complex system of culverts, pipes, and drains. Either way, the purpose of the system is to store and channel runoff to specific areas, in order to diminish flooding impacts and possible non-point source pollution.

As of August 2004, any construction site disturbing more than one acre of land must get state permits and keep soil on their land during and after construction (NR 151, 216). The threshold was lowered from five acres to one acre in order to comply with U.S. Environmental Protection Agency Phase 2 Storm Water Regulations. The purpose of the regulation is to lower and control the amount of sedimentation that reaches Wisconsin rivers and lakes. Refer to the WI DNR for more information. The City of Lancaster has a storm sewer system with catch basins, storm sewers, detention/retention basins and greenways that carry off storm runoff. The City additionally provides three sweeping cycles in residential areas and four cycles for downtown streets and main arterials.

2.4.4 WATER SUPPLY

Wells are safe, dependable sources of water if sited wisely and built correctly. Wisconsin has had well regulations since 1936, and today is recognized as a national leader in well protection. NR 812 (formerly NR 112), Wisconsin’s Administrative Code for Well Construction and Pump Installation, is administered by the WI DNR. The Well Code is based on the premise that if a well and water system is properly located, constructed, installed, and maintained, the well should provide safe water continuously without a need for treatment. Refer to the WI DNR, the Grant County Department of Zoning and Sanitation for more information on water quality and well regulations.

Data for Tables 2.1 through 2.5 for the City of Lancaster is from the 2006 Annual Utility Report from the Wisconsin Public Service Commission. Current rate information can be obtained by contacting the jurisdiction directly.

Table 2.1 Sources of Water Supply - Groundwater

ID#	Location	Depth (Feet)	Well Diameter (inches)	Potential Yield Per Day (gallons)	Currently in Service?
#1	9670 Old County K	1,774	12	864,000	Yes
#2	140 E. Cherry St.	1,701	13	1,123,200	Yes
#3	930 Robin St.	1,800	12	1,584,000	Yes

Table 2.2 Water Supply – Pumping and Water Supply Equipment

ID#	Purpose	Destination	Year Installed	Type of Pump	Actual Capacity (gpm)
Well #1	Primary	Reservoir	1994	Submersible	600
Well #1 Booster	Booster	Distribution	1959	Centrifugal	800
Well #2	Primary	Distribution	1969	Vertical Turbine	860
Well #3	Primary	Reservoir	1998	Other	1,100
Well #3 Standby	Standby Pumping	Distribution	1996	Other	1,100

Table 2.3 Water Supply – Storage and Treatment

ID#	Type	Year Built	Primary Material	Total Capacity	Disinfection & Application	Corrosion Control Used?	Fluoride Used?
Reservoir	Reservoir	1947	Concrete	350,000	Liquid	Yes	Yes
Water Tower	Elevated Tank	1976	Steel	500,000			
Water Tower	Elevated Tank	2008	Steel	500,000			

Table 2.4 Water Supply – Water Mains (Within Municipality)

Pipe Material	Function	Diameter (inches)	Number of Feet (End of Year)
Metal	Distribution	2.0	1,466
Plastic	Distribution	2.0	265
Metal	Distribution	4.0	28,995
Plastic	Distribution	4.0	600
Asbestos-cement	Distribution	6.0	610
Metal	Distribution	6.0	37,008
Metal	Distribution	8.0	47,643
Plastic	Distribution	8.0	13,326
Metal	Distribution	10.0	994
Plastic	Distribution	10.0	3,240
Metal	Distribution	12.0	14,302
Plastic	Distribution	12.0	16,060

Table 2.5 Water Supply – Water Mains (Outside Municipality)

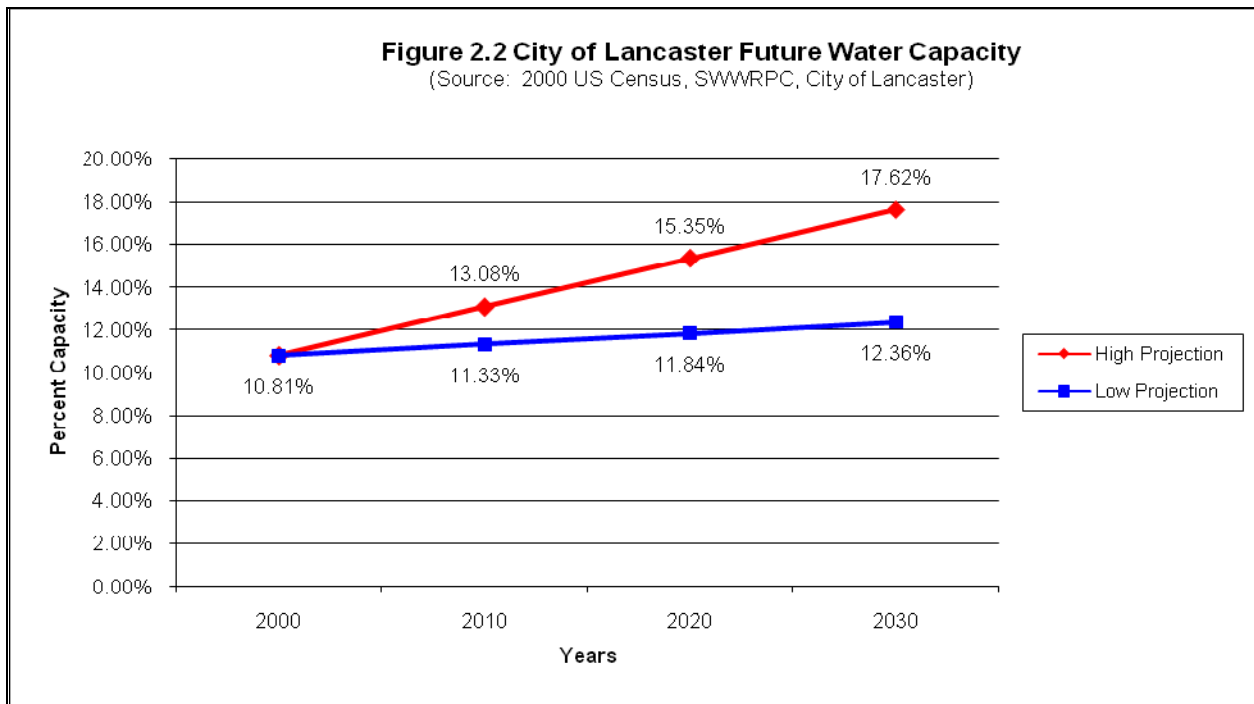
Pipe Material	Function	Diameter (inches)	Number of Feet (End of Year)
Plastic	Distribution	6.0	5,320
Metal	Distribution	8.0	8,000
Plastic	Distribution	8.0	13
Metal	Distribution	12.0	560
Plastic	Distribution	12.0	7,903

Table 2.6 Fire Hydrants

Fire Hydrant Type	Number (End of Year)
Normal	274
Flushing	1

Lancaster’s municipal wells are 1,774 feet deep (Well #1), 1,701 feet deep (Well #2), and 1,800 feet deep (Well #3), respectively. These wells serve the 1558 homes and 277 businesses that make up the City. The 2008 current average water flow is 700,000 gallons/day with a design average flow of 3,384,000 gallons/day. The City’s current total water capacity is 850,000 gallons, 500,000 gallons in elevated storage and 350,000 in ground storage, when the new elevated tank is completed in 2009, there will be an additional 500,000 gallons in elevated storage available. The City has two major industrial users of City water: Foremost Farms uses 150,000 gallons/day, and Woolwich Dairy who currently uses 5,000 gallons/day and projects to use 10,000 gallons/day by 2009. There are no new wells planned in the City’s future, and no private wells within the City’s boundaries.

Figure 2.2 below shows the future capacity of this water system. As indicated, the system is operating at 20.7% capacity (based on flow) at this time. This figure is calculated from population projections from Chapter 1, Issues and Opportunities, and pumping data from the City.



2.4.5 SPECIAL SERVICE DISTRICT

A special purpose district is an area designated to perform specific tasks essential to a community's or region's well being. It requires a government entity responsible for oversight of the district. Special districts include sanitary districts, metropolitan sewerage districts, drainage districts, inland lake protection and rehabilitation districts, business improvement districts, tax incremental financing districts, architectural conservancy districts, and port authorities. Refer to Chapter 6, Economic Development, for more information. The City of Lancaster does not have any special service districts.

2.4.6 SOLID WASTE DISPOSAL AND RECYCLING FACILITIES

In 1996, Wisconsin revised its solid waste rules to exceed the Federal (Subtitle ‘D’) rules for municipal solid waste landfills becoming the first state to receive approval of its solid waste program by the U.S. Environmental Protection Agency. The WI DNR authorizes solid waste disposal pursuant to Wis. Stats. 289.35, and numerous WI

Administrative Codes. Refer to the WI DNR and the Department of Planning and Zoning for more information on landfill regulations.

The City of Lancaster has weekly curbside garbage and recycling pick-up and monthly brush and yard waste pickup. Yard compost can also be brought to a central drop-off site. Lancaster does not share these services with any other jurisdiction. The jurisdiction’s landfill stopped accepting waste in 1985 and was initially closed and capped in 1985.

2.4.7 MUNICIPAL BUILDING AND/OR CITY OR VILLAGE HALL

Part of a jurisdiction’s infrastructure usually includes a meeting area and an office. A jurisdiction’s hall is integral to the operation of local government, providing a location for supplies and personal. In some cases, it also serves as a community center. Other infrastructure can include a garage or maintenance shop, salt storage, or recycling or compost sites. Table 2.6 lists Lancaster’s facilities.

TYPE OF FACILITY	LOCATION AND ADDRESS	AMENITIES
<input checked="" type="checkbox"/> MUNICIPAL BUILDING/CITY HALL	206 South Madison Street Lancaster, WI	(2) public meeting rooms, ADA accessible, and Kitchen.
<input checked="" type="checkbox"/> CITY GARAGE	9760 Old County K Road Lancaster, WI	garage
<input type="checkbox"/> MAINTENANCE SHED		
<input type="checkbox"/> SALT SHED		
<input type="checkbox"/> RECYCLING CENTER		
<input checked="" type="checkbox"/> COMPOST DROP OFF	1027 S. Madison St.	Compost drop off and pick up
<input checked="" type="checkbox"/> SWIMMING POOL/RECREATION CENTER	550 South Eaton Street Lancaster, WI	Swimming pool, picnic tables, 7 shelters, playground equipment, 2 softball diamonds (bleachers & lighting), basketball court, fishing pond, 2 volleyball courts, restrooms
<input checked="" type="checkbox"/> OTHER : PARK SHOP	620 East Lincoln Ave. Lancaster, WI	shop
<input type="checkbox"/> OTHER		
<input type="checkbox"/> OTHER		
<input type="checkbox"/> OTHER		

2.4.8 PARKS AND RECREATIONAL FACILITIES

Parks and recreational locations might be considered only as part of a jurisdiction’s natural resources; however they are also part of a jurisdiction’s facilities, adding to community infrastructure and quality of life. Lancaster has a number of parks and recreational facilities in their jurisdiction. See Table 2.7 below.

NAME/TYPE OF RECREATIONAL RESOURCE	LOCATION AND ADDRESS	AMENITIES
Baus Park	Nathan Street Lancaster, WI	Basketball court/ice rink, playground equipment, soccer/football field
Klondyke Park	County Hwy K Lancaster, WI	Bridge, picnic tables, restrooms, gazebo, and primitive camp sites
Lancaster Municipal Golf Course	Golf Rd. Lancaster, WI	18 hole golf course, clubhouse, outdoor picnic shelter
Lift Station Memorial Park	615 Memorial Park Drive Lancaster, WI	Picnic tables, shelter, restrooms, passive recreation space, trout stream
Memorial Park	Between Lincoln Ave & Cherry Street Lancaster, WI	Swimming pool, picnic tables, 7 shelters, playground equipment, 2 softball diamonds (bleachers & lighting), basketball court, fishing pond, 2 volleyball courts, restrooms
Municipal Softball Diamond	535 East Cherry Street Lancaster, WI	Softball diamonds
Ryland Park	West Elm Street & Madison Street Lancaster, WI	Schreiner Memorial Library
Schreiner Park	Newbury Drive Lancaster, WI	Nature trails, picnic shelter, picnic tables, fitness course
Warming House Shelter	420 South Eaton Street Lancaster, WI	Warming house
Volleyball Courts	Cherry St. Lancaster, WI	2 sand courts

2.4.9 WIND FARMS

Wind farms are quickly becoming a viable alternative for “green” energy production. However, they can sometimes be considered problematic to site due to the amount of land they require and their impact on the viewscape. Senate Bill 334, passed in 2003-2004, states that cities, towns, villages, and counties cannot place restrictions on the installment of wind energy systems except instances where the restriction would serve to protect or preserve public health or safety, where cost does not significantly increase or decrease its efficiency, or where the restriction would provide a new system of comparable cost and efficiency. Therefore, a jurisdiction could indicate on its map where a wind energy system might be best placed but it cannot ban them altogether. A total ban would have to meet the above criteria of SB 334. Currently there are no wind farms in Lancaster, nor are any proposed.

2.4.10 CEMETERIES

Cemeteries are identified as prominent historic and cultural resources. They can provide an historic perspective of an area, providing names and ethnicities of previous residents, linking a community to its past. The City is served

by one cemetery: Hillside, located on Lincoln Ave. in Lancaster. The City is responsible for maintaining this cemetery.

2.4.11 POLICE, FIRE, AND RESCUE SERVICES

Table 2.8 below lists the types of Police, Fire, and Rescue Service protection available in Lancaster. For more information on whom services are shared with, refer to Chapter 7, Intergovernmental Cooperation.

Table 2.8 Police, Fire, and Rescue Service Protection

TYPE OF PROTECTION	PROVIDER? (NAME AND LOCATION)	STAFFING (I.E. VOLUNTEER, PAID, ETC.)
■ FIRE PROTECTION	Lancaster Fire & Rescue 312 North Washington Street, Lancaster, WI	Volunteer
■ LAW ENFORCEMENT	Lancaster Police 222 South Madison Street, Lancaster, WI	Sworn Officers / Paid
■ EMERGENCY RESPONSE	Lancaster EMS 312 N. Washington Street, Lancaster, WI	Volunteer Non-Profit

2.4.12 LIBRARY FACILITIES

Grant County libraries are part of the Southwest Library System which was created in 1971, when the Wisconsin State Legislature passed a law creating the 17 Library Systems in Wisconsin. The purpose of the system is to provide free and equitable access to public libraries for all residents in Wisconsin even if their community none. The library system also serves to take on projects too costly or complex for individual community libraries. The funding for the Public Library System comes from a set percentage of the budgets of all public libraries in Wisconsin. The City of Lancaster residents use the services of the Schreiner Memorial Library located at 113 W. Elm Street in the City of Lancaster. Among other services, it has internet capability, interlibrary loans, and children’s programs.

2.4.13 PRIMARY, SECONDARY, AND HIGHER EDUCATION FACILITIES

A quality education system is the foundation of a strong democracy and healthy economy. The New Wisconsin Promise is the State’s commitment to ensure a quality education for every child. Raising achievement for all students and closing the achievement gap between economically disadvantaged students, students of color, and their peers is the No. 1 priority.

Residents of Lancaster attend schools in 1 public school district: Lancaster Community School District. Table 2.9 highlights the public educational facilities available to residents of Lancaster, the current enrollment of these public school districts, and the estimated capacity of these districts (i.e. the number of students they could effectively teach, using existing facilities). When coupled with projected population numbers, knowing a school’s estimated capacity is helpful for all types of planning, including utilities, land use and transportation. Private schools attended by Lancaster residents are also listed below, but it is more difficult for a community to plan in conjunction with private schools and therefore enrollment and capacity numbers are not provided for these institutions.

Table 2.9 Education Facilities: City of Lancaster

SCHOOL NAME	LOCATION	GRADE LEVELS*	CURRENT ENROLLMENT	ESTIMATED CAPACITY
St. Clement School	Lancaster	E	Private	Private
Lancaster Community School District	Lancaster	E, M, H	922	1300

*E = Elementary, M= Middle, H=High School

There are several regional institutions of higher education offering a wide variety of educational opportunities including certificates, technical diplomas, associate, bachelor, and master’s degrees. The nearest colleges and universities are located in Fennimore (Southwest Wisconsin Technical College), Platteville (UW - Platteville),

Monroe (Blackhawk Tech), Madison (Edgewood College, UW-Madison, Madison Area Technical College) and Dubuque (University of Dubuque, Loras College, and Clark College).

2.4.14 CHILDCARE FACILITIES

Adequate childcare facilities are of great importance to local and regional economies. The Department of Health and Family Services (DHFS), Division of Children and Family Services (DCFS), Bureau of Regulation and Licensing (BRL) is responsible for the licensing and regulation of child care programs, children's residential programs and private child welfare agencies for foster care and adoption. The purpose of the Bureau of Regulation and Licensing is to promote the health, safety and welfare of children in regulated community care arrangements. In addition to family and group child care programs, BRL regulates day camps, group foster homes for children, residential care centers for children and youth, shelter care facilities and child placing agencies.

Table 2.12 shows the childcare facilities available to Lancaster residents.

FACILITY NAME	FACILITY LOCATION	AGE LEVEL AND SCHOOL DISTRICT SERVED
Baby Steps Day Care	9517 Three Springs Rd. Lancaster	6 weeks – 12 years (Lancaster Area School District)
Bright Beginnings	130 W Willow St., Lancaster	3 months – 11 years (Lancaster Area School District)
Giggles and Wiggles Family Daycare	507 E. Elm St., Lancaster	2 months – 12 years (Lancaster Area School District)
Kates Kids	500 S. Jefferson St., Lancaster	6 weeks – 12 years (Lancaster Area School District)
Kim's Daycares	206 E. Lincoln Ave., Lancaster	3 months – 12 years (Lancaster Area School District)
Lenz Family Day Care Center	206 E. Linden St., Lancaster	6 weeks – 12 years (Lancaster Area School District)
Little Tykes Daycare	853 N. Washington St., Lancaster	6 weeks – 14 years (Lancaster Area School District)
Lori Tydrich	6155 Jacquelyn Dr., Lancaster	6 weeks – 12 years (Lancaster Area School District)
Wee Ones	724 W Maple St., Lancaster	6 weeks – 12 years (Lancaster Area School District)
Lancaster Preschool	216 S. Monroe St., Lancaster	30 months – 5 years (Lancaster Area School District)
Little Prints Daycare	254 N. Washington., Lancaster	2 weeks – 12 years (Lancaster Area School District)
Maple Street Kids Daycare, Inc.	925 W. Maple St., Lancaster	6 weeks – 12 years (Lancaster Area School District)
SWCAP Head Start Lancaster	925 W. Maple St., Lancaster	3 – years – 5 years (Lancaster Area School District)
Debra Krantz	508 E Oak St, Lancaster	0 – 12 years (Lancaster Area School District)
Angie Griffith	3850 Hwy 81, Lancaster	6 weeks to 12 years (Lancaster Area School District)
Julie Bastian	401 Hillcrest Dr, Lancaster	0 – 12 years (Lancaster Area School District)
Amber Breuer	142 N Harrison St, Lancaster	0 – 12 years (Lancaster Area School District)
Cory Mccarville	130 W Willow St, Lancaster	0 – 12 years (Lancaster Area School District)
Nicole Olmstead	331 E Oak St, Lancaster	0 – 12 years (Lancaster Area School District)
Amanda Sisley	340 E Birch St, Lancaster	0 – 12 years (Lancaster Area School District)
Sandra Tracy	409 Nathan St, Lancaster	0 – 12 years (Lancaster Area School District)

2.4.15 HEALTHCARE FACILITIES

Healthcare facilities are an integral part of a community's infrastructure. Having access to adequate and supportive health care services becomes even more important in areas where a population has large sections of vulnerable individuals: the very young and the very old. In particular, health care services for the elderly are becoming more and more important as the population of the U.S. grows older. The trend of an aging population is found throughout Grant County, the State of Wisconsin, and the country as a whole.

Table 2.13 lists the medical care facilities in Lancaster that serve the residents of the jurisdiction.

Table 2.13 Healthcare Facilities

Facility Name	Facility Location
Hospitals: Grant Regional Health Center	507 S. Monroe St., Lancaster
Medical Clinics: Dean Health System Family Medical Center Grant Community Clinic High Point Family Medicine Grant Regional Health Center UW Health	507 S. Monroe St., Lancaster 9177 Old Potosi Rd., Lancaster 500 S. Madison St., Lancaster 507 S. Monroe St., Lancaster 507 S. Monroe St., Lancaster 507 S. Monroe St., Lancaster
Nursing Homes: Lancaster Care Center Morningside Assisted Living Orchard Manor	1350 S. Madison St., Lancaster 850 City Limits Rd., Lancaster 8800 Hwy 61 S., Lancaster
Assisted Living Facilities: Morningside Assisted Living	859 City Limits Road, Lancaster
Chiropractic: Lancaster Chiropractic LLC Luhman Chiropractic Whitty Chiropractic	141 E. Maple Street, Lancaster 1016 S. Madison Street, Lancaster 9102 Short Cut Road, Lancaster
Dentist: Wegmann & Farmer Dental Health Lancaster Dental Associates Hemphill James S DDS Peterson, Gerald L Farmer, Wade L	114 S. Madison St., Lancaster 237 W. Hickory St. #1, Lancaster 225 N. Adams St., Lancaster 861 Sycamore St., Lancaster 9081 US Hwy 61, Lancaster
Optometrist: Davis Duehr Dean	500 S. Madison St., Lancaster
Podiatrist: Associated Podiatrists	507 S. Monroe St., Lancaster
Other: Audiologists Grant Regional Health Center- Audiology Clinic Miracle-Ear Service Center	507 S. Monroe St., Lancaster 237 W. Hickory St., Lancaster
Other: Home Care WIC – Personal Care Homeward Bound Inc.	111 S. Jefferson St., Lancaster 130 W. Elm St., Lancaster
Other: Veterinary Lancaster Veterinary Clinic Veterinary Associates	7708 Hwy. 61 South., Lancaster 1105 Beetown Rd., Lancaster

2.4.16 TELECOMMUNICATION FACILITIES

Telecommunication towers, specifically cellular phone towers, are on the rise with increased use of cellular phones. Refer to the Federal Communications Commission FCC - (www.wireless2.fcc.gov) or the Grant Country Planning and Zoning for more information on telecommunication regulations.

The City of Lancaster has five existing cell towers in the jurisdiction and has identified one potential location (see Map 2.2) for a future cell tower.

2.4.17 POWER PLANTS AND TRANSMISSION LINES

Grant County utility needs are supplied by the Alliant/ Wisconsin Power and Light Company, the Scenic River Energy Cooperative, and the Dairyland Power Cooperative (DPC). For information regarding their service territories, transmission lines, and substations, please refer to Map 2.2. Cable services are provided by Charter Communications, while internet services are available from TDS.

2.4.18 POSTAL SERVICE

Post Offices are located in most Grant County communities. Please indicate in the table below which post offices serve your city or village. The Lancaster Post Office, located at 105 Superior Street, Boscobel, serves the residents of the City.

2.5 CAPITAL IMPROVEMENTS PLAN (CIP)

A capital improvements plan (CIP) is a multi year scheduling of physical public improvements based on the examination of available fiscal resources, as well as the prioritization of such improvements. Capital improvements are those that include new or expanded physical facilities that are relatively large, expensive, and permanent. Street improvements, public libraries, water and sewer lines, and park and recreation facilities are common examples of capital improvements.

Lancaster has a CIP which includes a 5-10 year utility plan as detailed below.

CITY OF LANCASTER CAPITAL IMPROVEMENT PLAN (CIP)

LANCASTER’S 2009-2013 CIP

- 2009-2013 Projects
- Plan balances need for new projects with need to pay off previous borrowings.
- Goal: Reduce property tax levy used for Debt Service and Capital Projects to allow new note issue every 3-4 years.
- Financial Plan target based on 3% annual general levy increase

2009-2013 CIP: Basic Public Works

	2009	2010	2011	2012	2013
New Sidewalks	10,000	10,000	10,000	10,000	10,000
Replacement Sidewalks	20,000	20,000	20,000	20,000	20,000
Street Resurfacing	75,000	75,000	100,000	100,000	100,000
G.F. Dev. Incentives	20,000			20,000	
E Hickory*	510,000				
Adams*			518,000		
TOTAL	635,000	105,000	648,000	150,000	130,000

* General Fund Portions Only. Additional funding in Water and Wastewater funds.

2009-2013 CIP: Parks

	2009	2010	2011	2012	2013
Pee Wee Ball Field				9,000	
Baus Park Lighting & Landscaping		15,000			
Baus Park Restrooms/ Shelter			15,000		
Park Maintenance	10,000	10,000	10,000	10,000	10,000
TOTAL	10,000	25,000	25,000	19,000	10,000

2009-2013 CIP: Technology

	2009	2010	2011	2012	2013
Speed Enforcement Trailer	7,000				
Computer Replacements		30,000		30,000	
Financial System Upgrades			10,000		
TOTAL	7,000	30,000	10,000	30,000	0

2009-2013 CIP: Municipal Buildings

	2009	2010	2011	2012	2013
Community Center		6,000,000			
PW Salt/Storage Bldg					75,000
Fire Station Roof		50,000			
Municipal Bldg Boiler Upgrades		50,000			
Theater Painting & Cleaning					100,000
TOTAL	0	6,100,000	0	0	175,000

2009-2013 CIP: Airport

	2009	2010	2011	2012	2013
Airport Lighting System	300,000				
Airport Land Acquisition	100,000	70,000	300,000		200,000
Parking Lot/Entrance Paving		100,000			
Sealcoat & Patch Runway			50,000		
TOTAL	400,000	170,000	350,000	0	200,000

2009-2013 CIP: Vehicles

	2009	2010	2011	2012	2013
Fire Vehicles			60,000		
Police Vehicles		27,000		27,000	
Public Works Vehicles	91,000	184,000		181,000	68,000
TOTAL	91,000	211,000	60,000	208,000	68,000

Water Fund CIPs

	2009	2010	2011	2012	2013
Well #2 Motor & Flooring	20,000		181,000		
Water 20 Yr Plan	35,000				
F Hickory Reconstruction*	110,000				
Well #3 VFD Installation	30,000				
Well #1 Rehab			100,000		
Adams Reconstruction*			184,000		
Water Dev. Incentives	20,000		20,000		
Vehicle Replacements			35,000		54,000
TOTAL	215,000	0	523,000	0	54,000

* Water fund portion only

Stormwater Fund CIPs

	2009	2010	2011	2012	2013
Linden-Monroe Stormwater				250,000	
Minor Projects	10,000	10,000	10,000	10,000	10,000
Curb/Gutter Replacement	10,000	10,000	10,000	10,000	10,000
TOTAL	20,000	20,000	20,000	270,000	20,000

Sewer Fund CIPs

	2009	2010	2011	2012	2013
Sewer 20 Year Plan	35,000				
E Hickory Reconstruction*	140,000				
Headworks Grit Removal		200,000			
WW Plant Entrance Road			50,000		
Adams Reconstruction*			167,000		
Digester Aeration					320,000
Sewer Dev. Incentives	20,000		20,000		
Vehicle Replacements			35,000		
TOTAL	195,000	200,000	272,000	0	320,000

* Sewer fund portion only

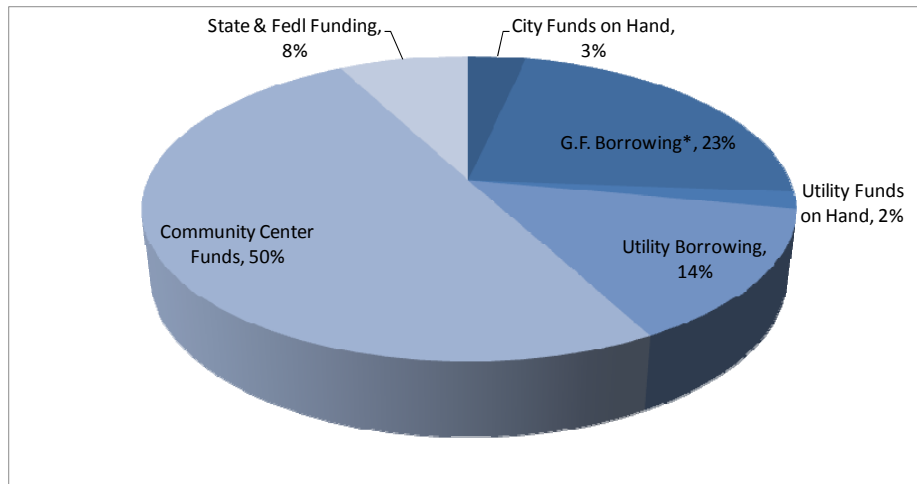
Golf Fund CIPs

	2009	2010	2011	2012	2013
WW Pump Station Electrical Panel	15,000				
Clubhouse Roof		15,000			
TOTAL	15,000	15,000	0	0	0

Summary: Major Road Reconstructions

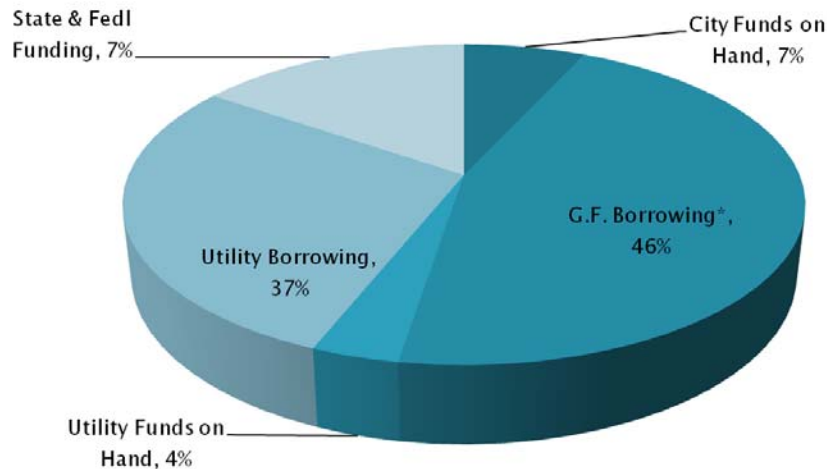
- East Hickory St: \$760,000 (2009)
- Adams St: \$869,000 (2011)

**Funding By Type
(with Community Center)**



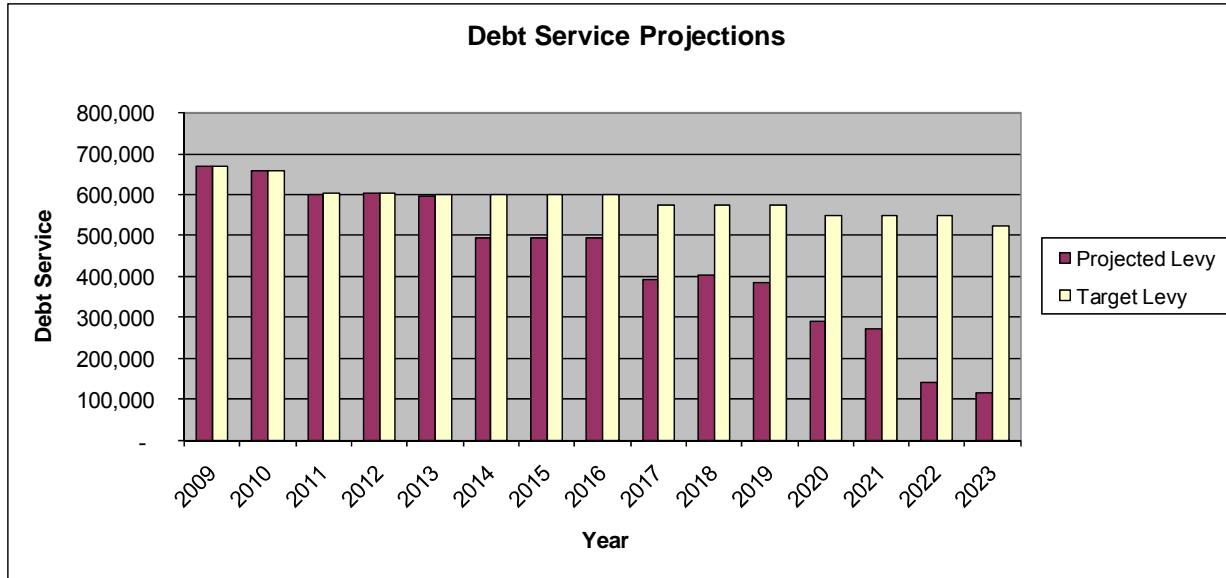
* G.F. Borrowing includes only 2009 and 2011 borrowing, to cover capital projects in 2008-2013. 2013 borrowing is computed for refinancing only at this time.

**Funding By Type
(without Community Center)**



* G.F. Borrowing includes only 2009 and 2011 borrowing, to cover capital projects in 2008-2013. 2013 borrowing is computed for refinancing only at this time.

Debt Service Impact



2.6 UTILITY AND COMMUNITY FACILITY AGENCIES AND PROGRAMS

There are a number of available state and federal agencies and programs to assist communities with public works projects. Below are brief descriptions of various agencies and programs. Contact information has been provided for each agency. To find out more specific information or which program best fits your needs contact the agency directly.

UNITED STATES DEPARTMENT OF AGRICULTURE – RURAL DEVELOPMENT (USDA-RD)

COMMUNITY FACILITIES DIRECT GRANT AND LOAN PROGRAM

The community facilities grant program provides grants to assist the development of essential community facilities in rural areas and towns of up to 20,000 people. The objective of the agency is to construct, enlarge, extend, or otherwise improve community facilities providing essential services to rural residents. This can include the purchase of equipment required for a facility’s operation. All projects that are funded by the RHS grant program must be for public use.

COMMUNITY FACILITIES GUARANTEED LOAN PROGRAM

The community facilities loan program is similar to the grant program in that it provides funding for essential community facilities, such as schools, roads, fire halls, etc. Again local jurisdictions must have a population of less than 20,000 to be able to apply. Applications are funded based on a statewide priority point system. For more information on the loan program log on to the USDA-RD website or call the office listed above.

UNITED STATES DEPARTMENT OF AGRICULTURE – RURAL UTILITIES

There are a number of available programs through USDA-RUS as part of the Water and Environmental Programs (WEP). WEP provides loans, grants, and loan guarantees for drinking water, sanitary sewer, solid waste, and storm drainage facilities in rural areas, cities, and towns of 10,000 or less. Public bodies, non-profit organizations and recognized Indian Tribes may qualify for assistance. WEP also makes grants to non-profit organizations to provide technical assistance and training to assist rural communities with their water, wastewater, and solid waste programs. Some of the available programs include:

USDA RURAL DEVELOPMENT OF WISCONSIN

4949 Kirschling Ct
Stevens Point, WI 54481

Phone: (715) 345-7615
FAX: (715) 345-7669
<http://www.rurdev.usda.gov/wi/>
<http://www.rurdev.usda.gov/rhs/>

- Water and Waste Disposal Direct and Guaranteed Loans
- Water and Waste Disposal Grants
- Technical Assistance and Training Grants
- Solid Waste Management Grants
- Rural Water Circuit Ride Technical Assistance

UNITED STATES DEPARTMENT OF AGRICULTURE (USDA) NATURAL RESOURCE CONSERVATION (NRCS)
UNITED STATES ENVIRONMENTAL PROTECTION AGENCY (US EPA) COOPERATIVE STATE RESEARCH
EDUCATION EXTENSION SERVICE (CSREES)

FARM*A*SYST

Farm*A*Syst is a national program cooperatively supported by the above agencies. The program enables you to prevent pollution on farms, ranches, and in homes using confidential environmental assessments. This program can help you determine your risks. A system of fact sheets and worksheets helps you to identify the behaviors and practices that are creating risks. Some of the issues Farm*A*Syst can help you address includes:



- Quality of well water, new wells, and abandoned wells
- Livestock waste storage
- Storage and handling of petroleum products
- Managing hazardous wastes
- Nutrient management

Farm*A*Syst is a voluntary program, so you decide whether to assess your property. This program has been nationally and internationally recognized for its common-sense approach to managing environmental risks. Contact the Farm*A*Syst office for more information on available programs.

HOME*A*SYST

Also available through the cooperative efforts of USDA, NRCS, CSREES, and US EPA is the national Home*A*Syst program. This program is very similar to the Farm*A*Syst program explained above, but instead is specific to your home. The program begins with a checklist to identify risks including safety of drinking water, use and storage of hazardous chemicals, and lead based paint. The program can help you develop an action plan to reduce your risks. Contact the Home*A*Syst program to find out more information and to obtain worksheets to begin your assessment today.

FARM*A*SYST & HOME*A*SYST
 303 Hiram Smith Hall
 1545 Observatory Drive
 Madison, WI 53706-1289
 Phone: 608-262-0024
<http://www.uwex.edu/farmasyst>
<http://www.uwed.edu/homeasyst>

WISCONSIN DEPARTMENT OF NATURAL RESOURCES (WIDNR)

BUREAU OF COMMUNITY FINANCIAL ASSISTANCE (DNR-CFA)

The Bureau of Community Assistance administers a number of grant and loan programs. The Bureau supports projects that protect the public health and the environment and provide recreational opportunities. The Bureau has three major areas of programs, which include the following:

- Environmental Loans: This is a loan program for drinking water, wastewater, and brownfield projects.
- Environmental Financial Assistance Grants: This is a grant program for non-point source runoff pollution, recycling, lakes, rivers, municipal flood control and well compensation.

WISCONSIN DEPARTMENT OF NATURAL RESOURCES (WI-DNR)
 101 S Webster St
 Madison WI 53703
 Phone: 608-266-2621
 Fax: 608-261-4380
<http://www.dnr.state.wi.us>

- Land and Recreation Financial Assistance Grants: This is a grant program for conservation, restoration, parks, stewardship, acquisition of land and easements for conservation purposes, recreational facilities and trails, hunter education, forestry, forest fire protection, gypsy moth, household hazardous waste collection, dam rehabilitation and abandonment, dry cleaner remediation, and urban wildlife damage.

These programs listed above are the major program headings. There are numerous programs available for specific projects underneath these umbrella programs. For example, under the Environmental Loans Program, there is the Safe Drinking Water Loan Program (SDWLP). The SDWLP provides loans to public water systems to build, upgrade, or replace water supply infrastructure to protect public health and address federal and state safe drinking water requirements. For more information on other available programs, contact the Wisconsin DNR or visit the website listed above.

WISCONSIN WELL COMPENSATION GRANT PROGRAM

Another program available through the Wisconsin DNR is the Well Compensation Grant Program. To be eligible for a grant, a person must own a contaminated private water supply that serves a residence or is used for watering livestock. Owners of wells serving commercial properties are not eligible, unless the commercial property also contains a residential unit or apartment. The Well Compensation grant program provides partial cost sharing for the following:

- Water testing if it shows the well is contaminated
- Reconstructing a contaminated well
- Constructing a new well
- Connecting to an existing private or public water supply
- Installing a new pump, including the associated piping
- Property abandoning the contaminated well
- Equipment for water treatment
- Providing a temporary bottled or trucked water supply

**WI DEPARTMENT OF COMMERCE
DIVISION OF COMMUNITY
DEVELOPMENT**

**PO Box 7970
Madison, WI 53707**

Phone: 608-266-8934

Fax: 608-266-8969

<http://www.commerce.state.wi.us>

<http://www.rurdev.usda.gov/rhs/>

WISCONSIN DEPARTMENT OF COMMERCE

WISCONSIN COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM PUBLIC FACILITIES (CDBG-PF)

This program is designed to assist small communities with public facility improvements. Eligible activities would include publicly owned utility system improvements, streets, sidewalks, disability accessibility projects, and community centers. Local governments including towns, villages, cities, and counties are eligible. Entitlement cities, over 50,000 in population, are not eligible. Federal grant funds are made available on an annual basis. The maximum grant for any single applicant is \$750,000. Grants are only available up to the amount that is adequately justified and documented with engineering or vendor estimates.

WISCONSIN COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM PUBLIC FACILITIES (CDBG-PFED)

This program helps underwrite the cost of municipal infrastructure necessary for business development. This program requires that the result of the project will ultimately induce businesses, create jobs, and invest in the community. More information is available from the Wisconsin Department of Commerce.