INTRODUCTION

Location

The Town of Garfield is in Polk County, Wisconsin and consists of 35.13 square miles. It lies in Township 33 N and Range 17 & 18 W. The town shares a border with the Towns of Osceola, St. Croix Falls, Balsam Lake, Lincoln, and Alden. Three hamlets exist within the town: Wanderoos, Deronda, and Ubet. The closest city is the City of Amery which is approximately four miles away from the eastern border. The Town is abundant in natural resources and open space and contains Wapogassett Lake and park (See Base Map).

History

The Town of Garfield was founded in 1886. A bit of history about Wanderoos can be found in the Amery Centennial 1887-1987 written by the Amery Centennial Book Committee:

> Early settlers in the Wanderoos area were mostly Scandinavians and even today, Scandinavians names predominate. The nearest trading centers for the pioneers were St. Croix Falls and Little Falls. At the latter place, they could have their wheat ground into flour. The distance to Little Falls was seven miles because roads were not laid out and led through the woods and around ponds.
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> When the railroad came through what is now Wanderoos, there was a siding there, which was called "Spur Three"—the third spur from St. Paul. A little shed served as a waiting room until a depot was built.
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> The first general store was built at Spur Three. Later owners were Albert and Ole Christenson and Jack Johnson. Ole Christenson bought butter and cheese from the farmers and packed barrels and shipped them out by train. After the store burned, Christenson built an implement shop and also a garage. They were located across from the Art Martinson store at the north end of town. Later Christenson moved this thriving implement business to Amery and Oscar Erickson bought and ran the garage.
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> Many buildings had sprung up—a cheese factory, a pickle factory, an elevator, a mill, a potato warehouse, a blacksmith shop, restaurants, barber shop and several dwellings. The town was called Dwight. There was a need for a post office rather than being served by carriers from Deronda and Nye. The name had to be changed because there was already a Dwight in Wisconsin. The local cheese maker was a Norwegian named I. K. Wanderoos. It is said that someone sent in his name as a joke. However, the U. S. Postal Department chose the name Wanderoos in 1917. The town continued to boom in the

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1920's. Two of the bankers wee Alcott Christenson and Olof Olson, but the bank closed during the Depression.

The cheese factory was first known as a "skimming station." There was a abridge from the factory over to the railroad depot. One was needed because of the swamp and carts loaded with cheese had to be rolled to the trains. Later factory owners were Harry Caudy and Lawrence Emerson.

Another well-known name in Wanderoos history was that of Elton Taylor. He managed a general store for 35 years. He issued aluminum coins during the Depression in denominations of 1 cent, 5 cents, 10 cents, 50 cents, and $1. Another store owner, Harry Stewart, issued coins also. Chris Johnson owned the pickle factory across the tracks from the depot. A blacksmith shop was run by Gust Tandberg.

When the community was first settled, Dr. Perrin came from Star Prairie to serve the farm families. In the twenties, the town even had a doctor, Dr. Drury, who operated out of his home. The front room served as a waiting room and the bedroom as the office.

The railroad depot was built across from Willie Olson's. The Art Martinsons remembered that they would catch the train at eleven o'clock in the morning, go to Amery, and be back home by three.

The lumber yard has always been an important part of Wanderoos. Over the years, it was once the Anderson Lumber Co. managed by Emil Myrvold and the Central Lumber So. Managed by Albert Christenson. The Kittel Brothers owned it, then followed by W. Winchester. Now it is known as the Wanderoos Building Center.

The early schools were located on County F but in 1920, a new brick building was erected in the town. It consolidated with the Amery School District. Many of the early settlers in the area founded Trinity Lutheran Church ninety years ago.

The period of decline began in the thirties. Some of the buildings were razed and some burned. Even though the population is small today, it is a sports minded community that built an excellent softball park. Its annual 4th of July celebration is well attended.

Development of the Comprehensive Plan

The concept of a comprehensive plan came from Wisconsin's comprehensive planning and "smart growth" law signed by Governor Thompson in October 1999. Part of this law requires that all planning decisions made by municipalities of Wisconsin be consistent with a comprehensive plan, which is to be created by January 1, 2010. After this point in time, approval of decisions must be based off of this plan. The plan is to be reviewed at least every 10 years thereafter. Wisconsin Statutes define comprehensive planning as the following:

> 66.1001 Comprehensive planning. (note: previously, s. 66.0295)
> (1) DEFINITIONS. In this section:
> (a) "Comprehensive plan" means:
> > 1. For a county, a development plan that is prepared or amended under s. 59.69 (2) or (3).
> > 2. For a city or a village, or for a town that exercises village powers under s. 60.22 (3), a master plan that is adopted or amended under s. 62.23 (2) or (3).
> > 3. For a regional planning commission, a master plan that is adopted or amended under s. 66.0309 (8), (9) or (10). (note: previously, s. 66.945(8), (9) or (10))
> (b) "Local governmental unit" means a city, village, town, county or regional planning commission that may adopt, prepare or amend a comprehensive plan.
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> 66.1001(3) Actions, Procedures that must be consistent with Comprehensive Plans Beginning on January 1, 2010, if a local governmental unit engages in any of the following actions, those actions shall be consistent with that local governmental unit's comprehensive plan:
> (g) Official mapping established or amended under s. 62.23 (6).
> (h) Local subdivision regulation under s. 236.45 or 236.46.
> (j) County zoning ordinances enacted or amended under s. 59.69.
> (k) City or village zoning ordinances enacted or amended under s. 62.23 (7).
> (l) Town zoning ordinances enacted or amended under s. 60.61 or 60.62.
> (q) Zoning of shorelands or wetlands in shorelands under s. 59.692, 61.351 or 62.231.

According to State law, a comprehensive plan shall contain at least all of the following elements:

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

As part of the 'Smart Growth' legislature, Wisconsin identified 14 goals for to be identified in comprehensive planning:

1. Promotion of redevelopment
2. Encouragement of neighborhood designs
3. Protection of natural areas
4. Protection of economically productive areas
5. Promote efficient development patterns
6. Preservation of cultural, historic, and archaeological sites
7. Encouragement of cooperation
8. Building community identity
9. Providing an adequate supply of affordable housing
10. Providing infrastructure, services, and developable land
11. Promoting expansion or stabilization of the economic base
12. Balancing individual property rights
13. Planning and developing land uses that create or preserve unique urban and rural communities
14. Providing an integrated, efficient, and economical transportation system

In order to add some "teeth" to this plan, each element will include goals, objectives, and policies in order to allow for the implementation. For the purpose of this plan, these will be defined as the following:

Goals: General statements of desired outcomes of the community; broadly written but specific enough to be able to gauge progress

Objectives: More specific and subset of goals; providing measurable strategies

Policies: "Operational Actions" to meet goals and objectives; identify existing policies, and those requiring further approval

Programs: A system of projects or services necessary to achieve plan goals, objectives, and policies

Plan Purpose

The intent of this legislature is to allow municipalities to decide on their own how they want to develop for the next 20 years. Planning is a natural human characteristic; it helps us to achieve goals and objectives in an orderly fashion. Therefore, planning for development should only come natural. Looking 20 years ahead allows us to deal with future problems today and make necessary corrections to change unwanted trends while maintaining positive ones. This plan is not meant to determine what an individual can or cannot do with their property, but to gain the collective support of all individuals as to what is best for everyone, regardless of personal gain or loss. While this plan is considered a legal document, it is meant to be used as a guide for not only the municipality, but also for business owners, residents, and community leaders.

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Visioning Process

A vision statement encompasses the desired future for your community. A vision statement provides a basis on which you and your committee members can focus and work towards. This vision statement will look ahead twenty years. Writing a vision statement should not be an individual job. It should involve teamwork; research needs to be done to make sure everybody has the same vision statement goals and is on the same track. Begin by focusing on your key community beliefs and values; you can build on these when creating your vision statement.

The following statement describes the direction that the Town of Garfield prefers to develop in the next 20 years:

The Town of Garfield is a welcoming community which endeavors to provide the quality of life enjoyed by past and present generations while ensuring its position for the future by...

- Effective use of public resources and good stewardship of funds.

- Providing quality transportation systems.

- Offering infrastructure and public safety services needed to sustain growth.

- Supporting small business development...where local, 'home-grown' businesses add to the economy and character.

- Preserving natural resources and hunting lands to enhance the natural beauty of the area.

- Promoting farming as a way of life through protection of 'best' farm land.

- Managing residential growth.

- Encouraging commercial and light industrial growth.

- Identifying design standards for public facilities and other development.

- Establishing recreation areas for parks, trails, and open space.

- Protecting water resources.

- Creating a sense of community.

...working together to control its own destiny, proactively planning for growth, and preserving along with enhancing its rural character.

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The Town of Garfield also decided to send out a survey as part of their public participation plan. The survey was created by Stevens Engineers, Inc. and approved by the board on June 14th, 2007. There were 920 surveys sent out to each tax payer in the Town. Of the surveys sent out, 366 were received and tabulated. Some results of the survey are mentioned in specific elements. A complete copy of the results of the survey can be found on the Town of Garfield's webpage.

SWOT Analysis

Strengths, Weaknesses, Opportunities, and Threats (or SWOT) is a method that has been used in many different contexts. It encourages brainstorming for ideas in order to find characteristics about any subject. When using it in the context of municipalities, it can help define one against another. It is meant to get communities to thinking about:

- Where they have been
- Where they are
- Where they want to be in the future
- How they want to get there

A SWOT Analysis was conducted for many of the elements in this plan by the Plan Commission and representatives from Stevens Engineers, Inc. The results from these meetings helped form the goals, objectives, and implementation for each element. The results of each SWOT Analysis will be listed towards the end of each element.

S.W.O.T. Analysis

A brief definition of a Strength, Weakness, Opportunity, and Threat as used in a SWOT analysis is as listed:

Strength: Something that makes a community standout when compared to other communities. Something that makes you proud to call the community home. A strength can be a physical asset, a program, an environmental condition or an impression or feeling.

Weakness: Opposite of a strength. Problem that needs to be addressed.

Opportunity: Something that could be done to improve the community. A potential.

Threat: A threat may be internal or external. A threat can be anything that could jeopardize the future success of a community.