

SECTION

5

GOALS AND OBJECTIVES

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The Polk County Land Use Plan goals and objectives define the desired future of growth and development in the county. The goals and objectives have been developed to provide direction to local officials and citizenry to provide for the orderly growth and development of the county. The goals and objectives are to be used as guidelines by which development decisions are made.

The intent of the goals and objectives is to ensure that development occurs in such a manner that minimizes the negative impacts and enhances the desired characteristics.

GOAL

Protect and enhance the natural resources of the county.

The goals and objectives are based on the information that was collected and the input that was received during the planning and community involvement processes. The goals establish a general guide for the desired future development in the county. The policies are directive statements describing the county actions and positions necessary to meet the goals.

The following goals and objectives represent an effort to improve the quality of life in Polk County through statements that reflect the desires, character and resources of the community.

OBJECTIVES

- Establish a lakes classification system to protect and enhance shorelands and water quality.
- Limit the amount of development in shoreland areas and other areas that directly affect water quality.
- Establish development regulations in shoreland areas that are stricter than non-shoreland areas and consistent with a lakes classification system.
- Review and revise the comprehensive zoning ordinance to encourage the protection of the natural resource areas and to be consistent with the shoreland zoning ordinance.
- Encourage development that preserves the forested resources of the county.
- Discourage development in areas where environmental factors pose severe limitations, such as floodplains, wetlands, and steep slopes (greater than 20%).

GOAL

Preserve and protect valuable, productive farmland from development and protect the rights of farmers.

OBJECTIVES

- Preserve the farmers right to farm.
- Guide rural development to areas that will not convert productive agricultural lands to non-agricultural uses.
- Establish a method to identify productive agricultural lands for preservation and protection.
- Consider the use of exclusive agricultural zoning, and other regulatory tools, to preserve identified productive farmland for agricultural use.
- Encourage non-farm development to occur on marginal, less productive farmland, or in non-farmland areas.

GOAL

Maintain the rural character of the county.

OBJECTIVES

- Establish land use policies and regulations that allow for conservation site design and other development methods that preserve and enhance open space, farmland and environmentally sensitive areas.
- Limit commercial and industrial development in the unincorporated areas of the county. Encourage commercial and industrial uses to concentrate in incorporated areas or within unincorporated settlements in the rural areas.
- Identify areas that are historically and environmentally significant that should be preserved and remain undeveloped.
- Encourage subdivision development to areas located around incorporated areas and unincorporated settlements in rural areas.
- Revise zoning ordinance to ensure that there is a rural density standard for managing development in rural areas.

GOAL

Establish fair and reasonable policies and regulations that encourage orderly and responsible growth and development.

OBJECTIVES

- Locate commercial and industrial development where suitable conditions exist and appropriate facilities and services are available.
- Direct higher density multi-family housing development to incorporated areas rather than rural areas of the county.
- Preserve the rights of landowners to sell their property.
- Develop and implement fair and reasonable planning and zoning policies and ordinances to manage growth and development.
- Manage, but do not restrict, the amount and type of rural residential development.
- Do not implement excessive land use regulations.
- Encourage the participation and support of all towns and villages in the development of the plan and implementation tools.
- Ensure that land use and development policies reflect community values and desires.
- Review and rewrite zoning ordinances to reflect the goals and objectives of the Land Use Plan.
- Review development to ensure that the land use is compatible with surrounding land uses and public facilities and services.

GOAL

Continue to provide safe, efficient and adequate public facilities and services to meet the needs of residents and businesses.

OBJECTIVES

- Maintain the current county park and recreation areas.
- Upgrade and maintain the existing transportation network in order to meet the needs of residents and businesses.
- Encourage new development in areas that can be served by existing public facilities and services.
- Establish policies and procedures that require new development to bear the costs of infrastructure improvements.

GOAL

Encourage intergovernmental coordination and cooperation.

OBJECTIVES

- Encourage towns, villages, cities and the county to work with each other on joint planning activities, boundary agreements, and other mutually beneficial land use and development related issues.
- Encourage the participation and support of all towns and villages in the development of the plan and implementation tools.

