



# Town of Troy

Walworth County, Wisconsin

N8870 Briggs Street, East Troy, Wisconsin 53120

Office (262) 642-5292 Fax (262) 642-5227

E-mail: [clerktreas@townoftroy.com](mailto:clerktreas@townoftroy.com)

## Ordinance No. 2019-1

### ORDINANCE TO ADOPT COMPREHENSIVE PLAN UPDATES AND AMENDMENTS

**WHEREAS**, the Town of Troy, Walworth County, Wisconsin, pursuant to Sections 60.10(2)(c), 61.35 and 62.23(1), (2) and (3) of the Wisconsin Statutes, has established a Planning Commission; and

**WHEREAS**, on September 29, 2009, the Town Board adopted the multi-jurisdictional plan for Walworth County as it pertains to the Town of Troy as the Town's comprehensive plan under Section 66.1001 of the Wisconsin Statutes, and subsequently adopted Ordinance 2009-4, An Ordinance to Adopt the Comprehensive Plan For The Town of Troy; and

**WHEREAS**, Section 62.23(2) and (3), and 66.1001(4)(b) of the Wisconsin Statutes provide that it is the duty of the Planning Commission to adopt amendments to a master plan and recommend comprehensive plan amendments for the physical development of the Town; and

**WHEREAS**, Wisconsin Statutes Section 66.1001(2)(i) and the duly adopted Comprehensive Plan require that the Comprehensive Plan must be updated at least once every ten years, which is hereby accomplished; and

**WHEREAS**, Section 66.1001(4)(a) of the Wisconsin Statutes requires that future amendments to the comprehensive plan be carried out in accordance with a public participation plan, adopted by the Town Board, designed to foster public participation in the amendment process; and

**WHEREAS**, the Town of Troy Town Board adopted the public participation plan for amending the Town's comprehensive plan in Resolution 2015-3 and this proposed plan amendment is being considered pursuant to the approved public participation plan; and

**WHEREAS**, the Town Board, in conjunction with Town staff and representatives of Walworth County, has prepared a Comprehensive Plan update and amendment which is attached hereto and incorporated herein by reference as Exhibit A and Exhibit B, which complies with the requirements of Section 66.1001 of the Wisconsin Statutes; and

**WHEREAS**, the proposed amendment is intended to update the Comprehensive Plan to reflect changes to existing land uses and updates to regional and county transportation, park and open space, and farm land preservation plans, as well as Comprehensive Plan amendments adopted since the current Comprehensive Plan was adopted in 2009; and to comply with the State requirement that the Comprehensive Plans be updated at least once every ten years; and

**WHEREAS**, on or about January 10, 2019, the Town Board held a public hearing to consider public comments regarding adoption of the Comprehensive Plan, following due notice being provided in compliance with the requirements of Wisconsin Statutes Sections 66.1001(4)(b), 66.1001(4)(c), 66.1001(4)(d), 66.1001(4)(e) and 66.1001(4)(f); and

**WHEREAS**, pursuant to the public participation plan adopted by the Town Board, the Town Board has allowed public comments to be submitted in writing prior to the public hearing; and

**WHEREAS**, the Town Board for the Town of Troy, having carefully reviewed the recommendation of the Town Plan Commission, having considered all public comments received, having determined that all procedural requirements and notice requirements have been satisfied, having given the matter due consideration, including consideration of the plan components related to issues and opportunities, housing, transportation, utilities and community facilities, agricultural, natural and cultural resources, economic development, intergovernmental cooperation, land use, and implementation, has determined that the comprehensive plan will serve the general purposes of guiding and accomplishing a coordinated, adjusted and harmonious development of the Town of Troy which will, in accordance with existing and future needs, best promote public health, safety, morals, order, convenience, prosperity and the general welfare, as well as efficiency and economy in the process of development.

**NOW, THEREFORE**, the Town Board of the Town of Troy, by a majority vote of the members-elect of the Town Board, do hereby ordain as follows:

**Section 1.** The Town of Troy Comprehensive Plan is hereby updated and amended as described in Exhibit A and Exhibit B, which is attached hereto and incorporated herein by reference.

**Section 2.** Filing. The Town Clerk is directed to provide a copy of this ordinance and a copy of the Town of Troy Comprehensive Plan that is hereby adopted to the persons and entities described in Wisconsin Statutes Section 66.1001(4)(b), as required by Wisconsin Statutes Section 66.1001(4)(c).

**Section 3.** Severability. The several sections and portions of this ordinance are declared to be severable. If any section or portion thereof shall be declared by a court of competent jurisdiction to be invalid, unlawful or unenforceable, such decision shall apply to the specific section or portion thereof directly specified in the decision, and shall not affect the validity of any other provisions, sections or portions thereof of the ordinance. The remainder of the ordinance shall remain in full force and effect. Any other ordinances whose terms are in conflict with the provisions of this ordinance are hereby repealed as to those terms that conflict.

**Section 4.** Effective date. This ordinance shall be in full force and effect from and after its passage and posting or publication as provided by law.

ADOPTED THIS 17th day of January, 2019.

BY THE TOWN BOARD, TOWN OF TROY

John Kendall  
John Kendall, Town Chairman

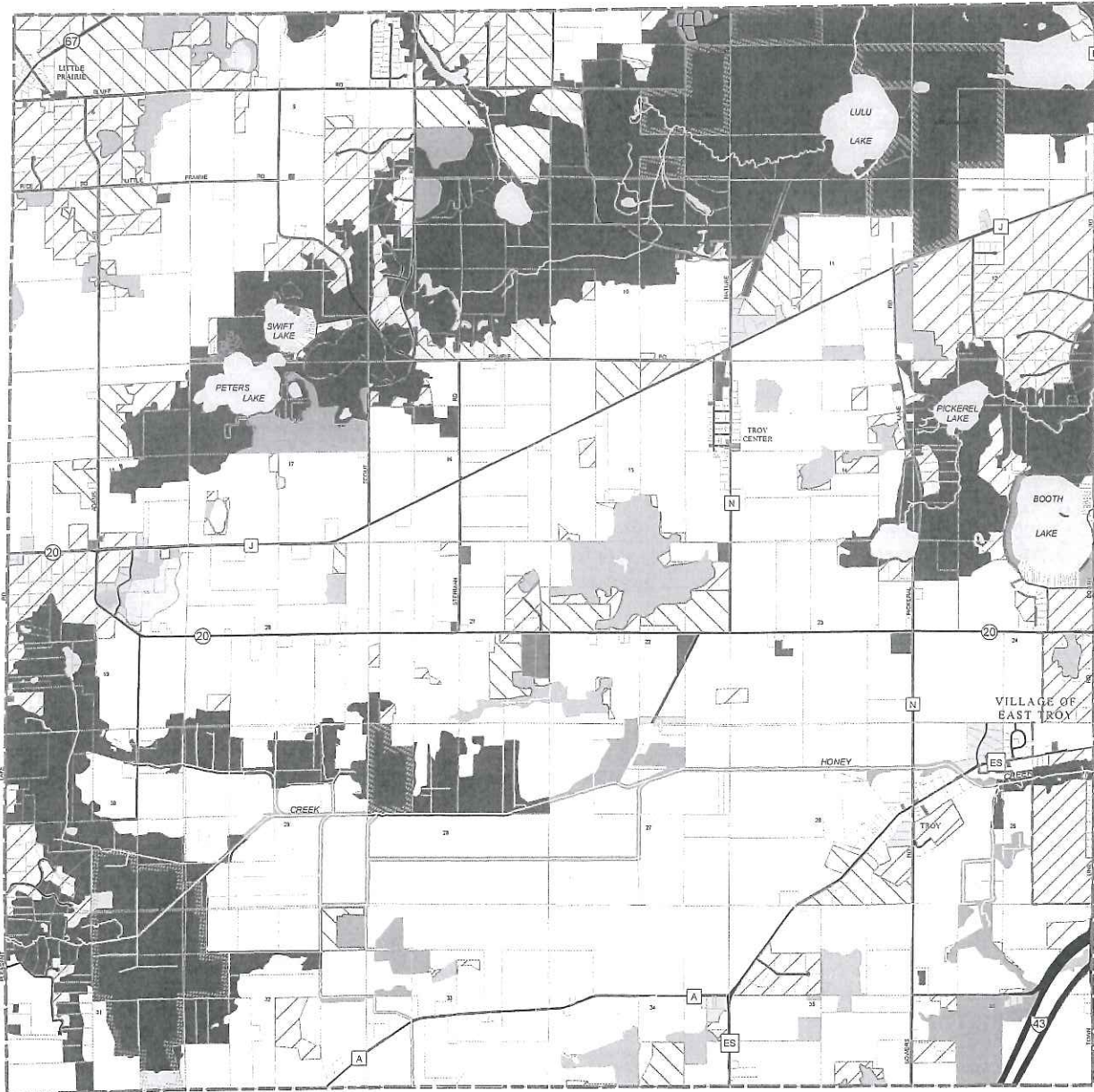
ATTEST:

Tracey S. Brown  
Tracey Raymond, Town Clerk/Treasurer

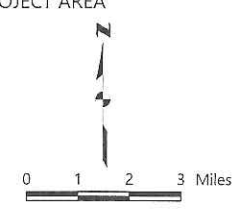
Published and/or posted this 17<sup>th</sup> day of January, 2019.  
C:\MyFiles\Troy\Comprehensive Plan\Comprehensive Plan Ord 12.5.18.docx



Map A.11  
Land Use Plan for the Town of Troy: 2050



- |   |  |  |
|---|--|--|
| <ul style="list-style-type: none"> <li> SUBURBAN DENSITY RESIDENTIAL<br/>(1.5 TO 4.9 ACRES PER DWELLING)</li> <li> LOW DENSITY RESIDENTIAL<br/>(19,000 SQUARE FEET TO 1.4 ACRES PER DWELLING)</li> <li> MEDIUM DENSITY RESIDENTIAL<br/>(6,200 TO 18,999 SQUARE FEET PER DWELLING)</li> <li> COMMERCIAL</li> <li> INDUSTRIAL</li> <li> GOVERNMENTAL AND INSTITUTIONAL</li> <li> RECREATIONAL</li> <li> AGRICULTURAL RELATED MANUFACTURING,<br/>WAREHOUSING, AND MARKETING</li> <li> URBAN RESERVE</li> </ul> | <ul style="list-style-type: none"> <li> STREETS AND HIGHWAYS</li> <li> PRIME AGRICULTURAL<br/>(MINIMUM PARCEL SIZE: 35 ACRES)</li> <li> OTHER AGRICULTURAL, RURAL RESIDENTIAL,<br/>AND OTHER OPEN LAND<br/>(5 TO 19 ACRES PER DWELLING)</li> <li> OTHER AGRICULTURAL, RURAL RESIDENTIAL,<br/>AND OTHER OPEN LAND<br/>(20 TO 34 ACRES PER DWELLING)</li> <li> PRIMARY ENVIRONMENTAL CORRIDOR</li> <li> SECONDARY ENVIRONMENTAL CORRIDOR</li> <li> ISOLATED NATURAL RESOURCE AREA</li> <li> DNR LANDS OUTSIDE<br/>ENVIRONMENTAL CORRIDORS</li> </ul> | <ul style="list-style-type: none"> <li> SURFACE WATER</li> <li> ADOPTED SANITARY SEWER<br/>SERVICE AREA<br/>(VILLAGE OF EAST TROY)</li> <li> WISCONSIN DEPARTMENT OF<br/>NATURAL RESOURCES<br/>PROJECT AREA</li> </ul> |
|---|--|--|

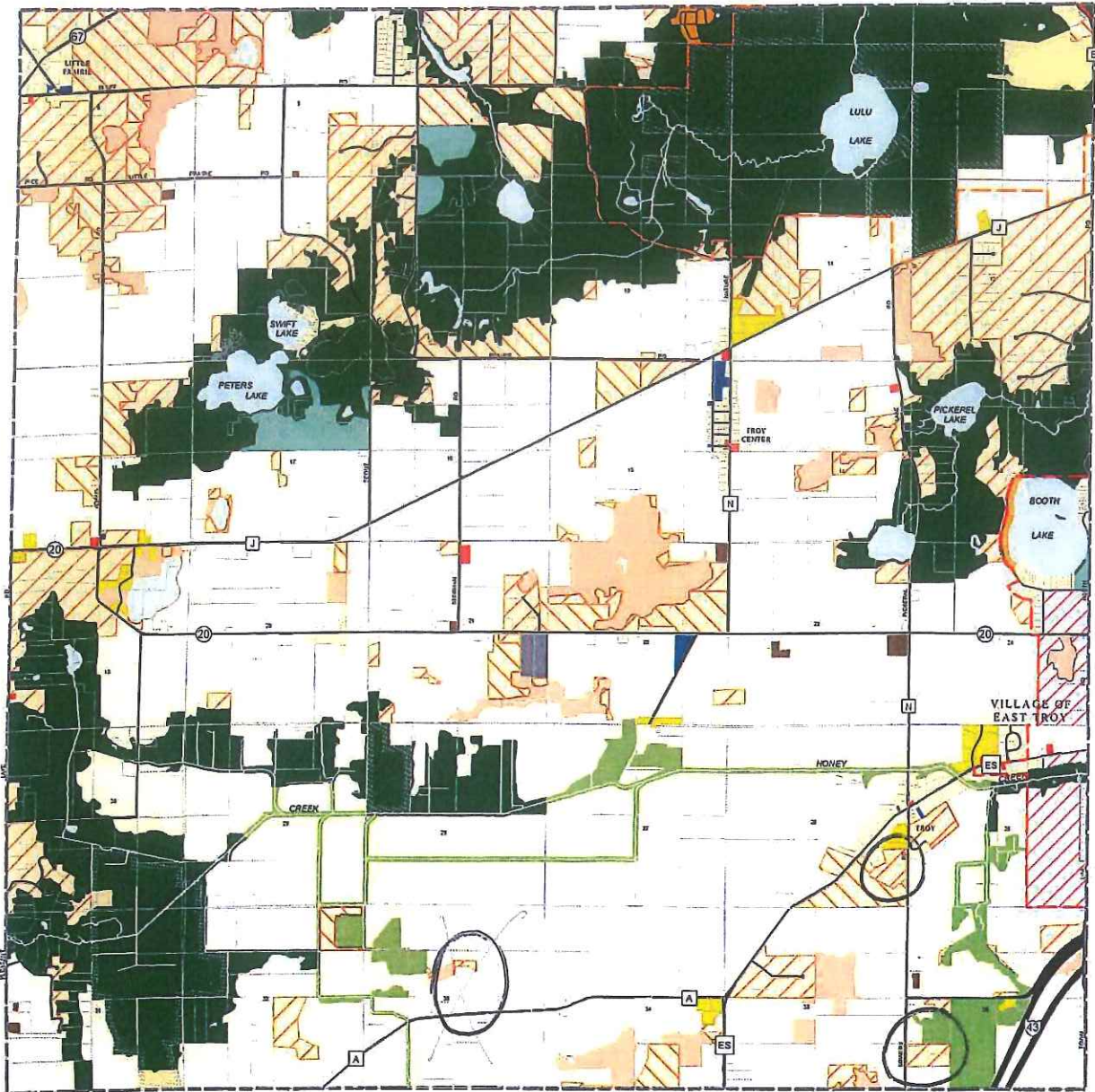


Source: Town of East Troy,  
Walworth County, and SEWRPC

Note: Map A.11 is an update to Appendix A-11, Map 2, in the 2009 Walworth County Comprehensive Plan.



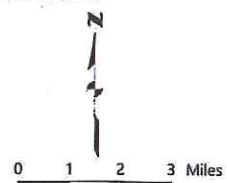
**Map A.11**  
**Land Use Plan for the Town of Troy: 2050**



- SUBURBAN DENSITY RESIDENTIAL  
(1.5 TO 4.9 ACRES PER DWELLING)
- LOW DENSITY RESIDENTIAL  
(19,000 SQUARE FEET TO 1.4 ACRES PER DWELLING)
- MEDIUM DENSITY RESIDENTIAL  
(6,200 TO 18,999 SQUARE FEET PER DWELLING)
- COMMERCIAL
- INDUSTRIAL
- GOVERNMENTAL AND INSTITUTIONAL
- RECREATIONAL
- AGRICULTURAL RELATED MANUFACTURING,  
WAREHOUSING, AND MARKETING
- URBAN RESERVE

- STREETS AND HIGHWAYS
- PRIME AGRICULTURAL  
(MINIMUM PARCEL SIZE: 35 ACRES)
- OTHER AGRICULTURAL, RURAL RESIDENTIAL,  
AND OTHER OPEN LAND  
(5 TO 19 ACRES PER DWELLING)
- OTHER AGRICULTURAL, RURAL RESIDENTIAL,  
AND OTHER OPEN LAND  
(20 TO 34 ACRES PER DWELLING)
- PRIMARY ENVIRONMENTAL CORRIDOR
- SECONDARY ENVIRONMENTAL CORRIDOR
- ISOLATED NATURAL RESOURCE AREA
- DNR LANDS OUTSIDE  
ENVIRONMENTAL CORRIDORS

- SURFACE WATER**
- ADOPTED SANITARY SEWER  
SERVICE AREA  
(VILLAGE OF EAST TROY)
- WISCONSIN DEPARTMENT OF  
NATURAL RESOURCES  
PROJECT AREA



Source: Town of East Troy,  
Walworth County, and SEWRPC

Note: Map A.11 is an update to Appendix A-11, Map 2, in the 2009 Walworth County Comprehensive Plan.



# Town of Troy

Walworth County, Wisconsin

N8870 Briggs Street, East Troy, Wisconsin 53120

Office (262) 642-5292 Fax (262) 642-5227

E-mail: [clerktreas@townoftroy.com](mailto:clerktreas@townoftroy.com)

## EXHIBIT A

Please reference the attached cover page from the “SEWRPC Community Assistance Planning Report No. 288, 2<sup>nd</sup> edition”

**“A MULTI-JURISDICTIONAL COMPREHENSIVE PLAN UPDATE FOR WALWORTH COUNTY”**

**N7372 Bowers Road before property division (original) tax key# LT 3600006**

**N7372 Bowers Road after property division tax keys;**

**LA 469400001, LA 469400002, LA 469400003**

**N7753 Bowers Road before property division (original) tax key# LA 297400001**

**N7753 Bowers Road after property division tax keys;**

**LA 469800001, LA 469800002, LA 469800003**

The property changes are referenced on Map A.11

**This report referenced above can be viewed in full at the Troy Town Hall, Monday – Thursday 8:00AM to 4:00PM**

Exhibit B

In the future, the Town of Troy would like to apply and receive funding to construct a bicycle and walking path from the limits of the Village of East Troy to Lulu Lake in the Town of Troy. The starting point at the village limits may begin at the intersection of Honey Creek and Townline Road or at another location. The trail would then head in a Northerly fashion, possibly along Town Roads or across private property, to end up at the shores of Lulu Lake in the most direct and safest way possible. It would be beneficial to connect with a village bicycle trail that may exist to create a continuous trail system.