

# **Town of Dodgeville Comprehensive Plan**



**Revised 4-24-25**

# **TOWN OF DODGEVILLE, WISCONSIN**

## *Comprehensive Plan*

### **Town of Dodgeville Board**

Curt Peterson, Chairman  
Peter Vanderloo, Supervisor  
Kyle Levetzow, Supervisor  
David Pope, Supervisor  
Pam Johnson-Loy, Supervisor  
Sara Olson, Clerk/Treasurer

### **Town of Dodgeville Plan Commission**

Krista Dolan, Chair  
Paul Lawinger  
Mary Wilson  
Julie Dolan  
Tom Joestgen  
Curt Peterson  
Peter Vanderloo

### **Southwestern Wisconsin Regional Planning Commission Staff**

Edward Bible, Economic Development Planner  
Andrew Bremer, Associate Planner/GIS Manager  
Glenda Dye, Office Manager/Bookkeeper  
Joni H. Graves, Transportation Planner  
Amy Knox, Project Manager  
Ron Niemann, Planner  
Mary Jenkins Penn, Local Assistance Planner  
Joyel Rounds, Administrative Assistant  
Lawrence T. Ward, Executive Director  
Darlene Wilson, Cartographer

**Planning Report No. 05/185**

**September 5, 2023**

**An Ordinance to Adopt the Town of Dodgeville Comprehensive Plan**

Ordinance No. 20

An Ordinance to Adopt the Comprehensive Plan of the Town of Dodgeville, Wisconsin.

The Town Board of the Town of Dodgeville, Wisconsin, do ordain as follows:

Section 1. Pursuant to section 62.23(2) and (3), for cities, villages, and towns exercising village powers under 60.22(3) of the Wisconsin Statutes, the Town of Dodgeville, is authorized to prepare and adopt a comprehensive plan as defined in section 66.1001(1)(a) and 66.1001(2) of the Wisconsin Statutes.

Section 2. The Town Board of the Town of Dodgeville, Wisconsin, has adopted written procedures designed to foster public participation in the preparation of a comprehensive plan as required by section 66.1001(4)(a) of the Wisconsin Statutes.

Section 3. The plan commission of the Town of Dodgeville, by a majority vote of the entire commission recorded in its official minutes, has adopted a resolution recommending to the Town Board the adoption of the document entitled "Town of Dodgeville Comprehensive Plan" containing all of the elements specified in section 66.1001(2) of the Wisconsin Statutes.

Section 4. The Town has held at least one public hearing on this ordinance, in compliance with the requirements of section 66.1001(4)(d) of the Wisconsin Statutes.

Section 5. The Town Board of the Town of Dodgeville, Wisconsin, does, by enactment of this ordinance, formally adopt the document entitled, "Town of Dodgeville Comprehensive Plan" pursuant to section 66.1001(4)(c) of the Wisconsin Statutes.

Section 6. This ordinance shall take effect on this 21 day of March, 2005 upon passage by a majority vote of the members-elect of the Town Board and posted as required by law.

Adopted by the Dodgeville Town Board this 21 day of March, 2005

(Signature)



Curt Peterson

Town Board Chair, Town of Dodgeville

(Signature)



Patti Dettman

Town Clerk, Town of Dodgeville

Date Posted: 3-22-05

## TABLE OF CONTENTS

	Page
<b>Section A: Issues and Opportunities</b>	
Executive Summary .....	A-1
Issues and Opportunities Policies .....	A-2
Background.....	A-2
Community Involvement .....	A-2
Demographic Trends .....	A-5
Demographic Projections .....	A-9
<b>Section B: Housing</b>	
Executive Summary .....	B-1
Housing Policies .....	B-2
Town of Dodgeville Housing Impact Concerns .....	B-3
Housing Characteristics.....	B-4
Housing Affordability .....	B-6
Housing Agencies & Programs.....	B-10
<b>Section C: Transportation</b>	
Executive Summary .....	C-1
Transportation Policies .....	C-2
Town of Dodgeville .....	C-2
Local Transportation Infrastructure and Issues .....	C-5
Local Economic Development .....	C-7
Environment.....	C-7
Aesthetics .....	C-7
Transit, Accessibility, and Special Needs Users .....	C-8
Land Use .....	C-9
Enhancing & Improving Connectivity .....	C-10
Efficiency & Safety .....	C-11
Maintenance & Improvements .....	C-12
Cost .....	C-12
<b>Section D: Utility and Community Facilities</b>	
Executive Summary .....	D-1
Utility and Community Facility Policies .....	D-2
Public Utilities .....	D-3
Community Facilities .....	D-3
Utility and Community Facility Agencies and Programs.....	D-6
<b>Section E: Agricultural, Natural, and Cultural Resources</b>	
Executive Summary .....	E-1
Agricultural, Natural, and Cultural Resources Policies.....	E-2
Agricultural Resources .....	E-3
Farmland Potential.....	E-6
Land Cover .....	E-6
Natural Resources .....	E-6
Parks and Open Space .....	E-12
Cultural and Historic Resources .....	E-13
Agricultural, Natural, and Cultural Resource Agencies and Programs .....	E-16
<b>Section F: Economic Development</b>	
Executive Summary .....	F-1
Economic Development Policies .....	F-2
Existence of Brownfields or Properties Suitable for Redevelopment .....	F-4
Introduction .....	F-7
Establishing Priorities .....	F-9
Northwest Cluster.....	F-12
Northeast Cluster .....	F-12

	Page
<b>Section F: Economic Development (continued)</b>	
Central Cluster .....	F-12
Southwest Cluster .....	F-12
South Central Cluster .....	F-12
Southeast Cluster .....	F-12
Labor Force Characteristics .....	F-13
Conclusion .....	F-33
Financing opportunities for businesses, and for organizations that provide assistance to business .....	F-33
<b>Section G: Intergovernmental Cooperation</b>	
Executive Summary .....	G-1
Intergovernmental Cooperation Policies .....	G-2
Intergovernmental Relationships .....	G-2
Existing Areas of Cooperation .....	G-3
Intergovernmental Conflicts .....	G-3
Other Intergovernmental Concerns .....	G-3
Possible Future Cooperation Efforts .....	G-4
Communication with Neighbors .....	G-4
Formal Agreements with Neighboring Jurisdictions .....	G-4
Advantages of Local Intergovernmental Cooperation .....	G-5
Disadvantages of Local Intergovernmental Cooperation .....	G-5
Steps to Beginning Successful Intergovernmental Cooperation Efforts .....	G-5
<b>Section H: Land Use</b>	
Executive Summary .....	H-1
Town of Dodgeville Vision Statement .....	H-2
Land Use Policies .....	H-2
Existing Land Use .....	H-8
Land Use Trends .....	H-9
Redevelopment Opportunities .....	H-9
Existence of Brownfields or Properties Suitable for Redevelopment .....	H-9
Existing and Potential Land Use Conflicts .....	H-9
Integrated Land Use .....	H-10
Future Land Use .....	H-10
Land Use Definitions .....	H-10
<b>Section I: Implementation</b>	
Executive Summary .....	I-1
Implementation Policies .....	I-2
Consistency Among Plan Elements .....	I-2
Plan Adoption .....	I-2
Local Ordinances and Regulations .....	I-2
Plan Amendments .....	I-2
Plan Updates .....	I-2
Iowa County Rural Residential Siting Criteria .....	I-3
Town of Dodgeville Rural Residential Siting Criteria - Policies and Guidelines .....	I-3
Iowa County Commercial Siting Criteria .....	I-7
Town of Dodgeville Commercial Siting Criteria - Policies and Guidelines .....	I-8
Implementation Measures .....	I-10
<b>Appendix A: Issues and Opportunities</b>	
Survey .....	Appendix A-1
Northeast Cluster Vision .....	Appendix A-2
Public Participation Plan .....	Appendix A-3
<b>Appendix B: Housing</b>	
Town of Dodgeville - Land Use Committee Meeting Minutes Draft Final .....	Appendix B-1

	Page
<b>Appendix C: Transportation</b>	
Transportation and the Environment .....	Appendix C-1
WisDOT: Rustic Roads.....	Appendix C-2
City and Village Development Scenarios .....	Appendix C-3
Rural Development Scenarios .....	Appendix C-3
WAPA: Significant Changes made in Rules of the WisDOT for Land Divisions Abutting State Highways .....	Appendix C-4
WisDOT: Access management-balancing traffic flow and highway access.....	Appendix C-5
Local Roads Improvement Program (LRIP) .....	Appendix C-6
Capital Improvement Programs (Part I, II & III) .....	Appendix C-7
<b>Appendix D: Utility and Community Facilities</b>	
None	
<b>Appendix E: Agricultural, Natural, and Cultural Resources</b>	
Natural Communities .....	Appendix E-1
Threatened and Endangered Species.....	Appendix E-2
<b>Appendix F: Economic Development</b>	
None	
<b>Appendix G: Intergovernmental Cooperation</b>	
Extraterritorial Zoning .....	Appendix G-1
<b>Appendix H: Land Use</b>	
None	
<b>Appendix I: Implementation</b>	
None	

**LIST OF FIGURES**

Figure	Title	Page
<b>Section A</b>	<b>Issues and Opportunities</b>	
A.1	Town of Dodgeville Population Changes	A-5
A.2	Town of Dodgeville Age Distribution	A-5
A.3	Percent Population Comparison for the Town of Dodgeville and Iowa County	A-6
A.4	Town of Dodgeville Total Housing Units Changes	A-6
A.5	Town of Dodgeville-Total Households by Category	A-7
A.6	Town of Dodgeville Population Projections	A-9
A.7	Town of Dodgeville Household Projections	A-9
A.8	Town of Dodgeville Labor Force Projections	A-10
<b>Section B</b>	<b>Housing</b>	
B.1	Town of Dodgeville Total Housing Units Changes	B-4
B.2	Town of Dodgeville - Total Households by Category	B-4
B.3	Town of Dodgeville Housing Unit Type	B-5
B.4	Town of Dodgeville Year Structure Built	B-5
B.5	Town of Dodgeville Value of Specified Owner Occupied Units	B-8
B.6	Town of Dodgeville Monthly Owner Costs: Percent of 1999 Household Income	B-8
B.7	Town of Dodgeville Gross Rent for Renter Occupied Units	B-9
B.8	Town of Dodgeville Gross Rent: Percent of 1999 Household Income	B-9
<b>Section C</b>	<b>Transportation</b>	
	<i>No Figures for this Section</i>	
<b>Section D</b>	<b>Utility and Community Facilities</b>	
D.1a	Dodgeville School District 2004 Enrollment by Grade	D-4
D.1b	St. Joseph School, Dodgeville Enrollment by Grade	D-5
<b>Section E</b>	<b>Agricultural, Natural, and Cultural Resources</b>	
E.1	Farms in Iowa County	E-5
E.2	Land in Farms - Iowa County	E-5
<b>Section F</b>	<b>Economic Development</b>	
	<i>No Figures for this Section</i>	
<b>Section G</b>	<b>Intergovernmental Cooperation</b>	
	<i>No Figures for this Section</i>	
<b>Section H</b>	<b>Land Use</b>	
	<i>No Figures for this Section</i>	
<b>Section I</b>	<b>Implementation</b>	
	<i>No Figures for this Section</i>	

## LIST OF MAPS

Map	Title
<b>Section A</b>	<b>Issues and Opportunities</b>
	<i>No Maps for this Section</i>
<b>Section B</b>	<b>Housing</b>
	<i>No Maps for this Section</i>
<b>Section C</b>	<b>Transportation</b>
C.1	Major Travel Routes in Southwestern Wisconsin 1835-1870
C.2	Highways and Town Roads - Iowa County
C.3	U.S. & State Highways and County Highways - Iowa County
C.4	Iowa County Rural Functional Highway Systems
C.5	Wisconsin Transit Systems 2002
C.6	Bicycling Conditions - Iowa County
C.7	Bicycling Conditions Assessment with Planned State Highway Priority Corridors and Key Linkages - Iowa County
C.8	Existing Access Control - District 1
C.9	State Highway System Setbacks
C.10	Iowa County Traffic Counts - 1983 / 1995 / 2001
C.11a	District 1 - Highway Improvement Program 2002-2004
C.11b	District 1 - Highway Improvement Program 2005-2007
<b>Section D</b>	<b>Utility and Community Facilities</b>
D.1	Utilities and Facilities - Town of Dodgeville
D.2	Iowa County School Districts
D.3	Southwestern Wisconsin Hospitals and Medical Clinics
<b>Section E</b>	<b>Agricultural, Natural, and Cultural Resources</b>
E.1	Dodgeville Soil Classifications
E.2	Town of Dodgeville Land Cover
E.3	Surface Water Resources
E.4	Iowa County River Basins and Watersheds
E.5	FEMA Floodplain
E.6	Town of Dodgeville Depth to Water Table
E.7a	Threatened & Endangered Aquatic & Terrestrial Species and/or Natural Communities
E.7b	Threatened & Endangered Plants and Natural Communities
E.8	Natural Resources and Environmental Corridors - Dodgeville Township
E.9	Dodgeville Slope Limitations
E.10	Dodgeville Septic Limitations
E.11	Dodgeville Depth to Bedrock
E.12	Mines and Quarries
E.13	Iowa County Recreational Trails and Parks
E.14	Rural Schools and Historic Places - Town of Dodgeville
E.15	Cemetery and Church Locations - Town of Dodgeville
<b>Section F</b>	<b>Economic Development</b>
	<i>No Maps for this Section</i>
<b>Section G</b>	<b>Intergovernmental Cooperation</b>
	<i>No Maps for this Section</i>
<b>Section H</b>	<b>Land Use</b>
H.1	Land Use - Town of Dodgeville
<b>Section I</b>	<b>Implementation</b>
	<i>No Maps for this Section</i>

*\*If Sections have Maps, they are located at the end of the Section*



## LIST OF TABLES

Table	Title	Page
<b>Section A</b>	<b>Issues and Opportunities Element</b>	
A.1	Educational Attainment of Residents 25 Years and Older	A-7
A.2	Income Comparisons	A-8
A.3	Employment Characteristics	A-8
<b>Section B</b>	<b>Housing Element</b>	
B.1	Comparison of Owner Occupied Median Home Values - 1990 & 2000	B-6
B.2	Comparison of Renter Occupied Median Rent Paid - 1990 & 2000	B-7
<b>Section C</b>	<b>Transportation Element</b>	
C.1	2000 US Census Data	C-4
C.2a-c	State of WI - DOT - Wisconsin Information System for Local Roads	C-End
C.3a-b	Five-Year Summary of Motor Vehicle Crashes	C- End
C.4	Tentative High Cost Bridge Projects Schedule	C- End
C.5	2002-2007 Six Year Highway improvement Program - Iowa County	C- End
C.6	General Transportation Aides (GTA) and Connecting Highway Aids (CHA)	C- End
C.7a-b	2002-2003 LRIP Project Reports - Iowa County	C- End
<b>Section D</b>	<b>Utility and Community Facilities Element</b>	
	<i>No Tables in Section D</i>	
<b>Section E</b>	<b>Agricultural, Cultural, and natural Resources Element</b>	
E.1	Area Park Amenities	E-12
E.2	National Register of Historic Places	E-13
E.3	Cultural Resources Most Important To Your Community	E-14
E.4	Archeological Sites in Your Community	E-15
<b>Section F</b>	<b>Economic Development Element</b>	
F.1	Dodgeville Community Brownfield Sites	F-5
F.2	Strengths/Opportunities and Weakness/Threats Relationships	F-11
F.3	Employment Status and Commuting to Work: 2000	F-13
F.4	Occupation of Employed Civilians 16 Years and Over: 2000	F-14
F.5	Industry and Class of Worker of Employed Civilians 16 Years and Over: 2000	F-16
F.6	Age-Specific Labor Force Participation Rates for Comparison	F-20
F.7	Work Status in 1999 by Weeks and Hours Usually Worked, by sex	F-20
F.8	Employment Status for Iowa County, Wisconsin: 2000	F-21
F.9	Income Characteristics for Iowa County, Wisconsin: 2000	F-22
F.10	Income and Poverty Characteristics for County Subdivisions: 1999	F-23
F.11	Sex of Worker by Industry & Class for the Employed Civilian Population 16 Years and Over	F-25
F-12	Sex of Employed Civilian Population 16 Years and Over by Industry: 2000	F-25
F-13	Iowa County Labor Force Projections	F-26
F-14	Number of Establishments	F-27
F-15	Change in Total Employment and Number of Establishments by Employment-Size Classes, 1998-2001	F-28
F.16	Change in the Number of Establishments, Payroll, and Employees by Zip Code: 1998-2001	F-29
F.17	Change in the Number of Establishments of Non-employers: 1997-2000	F-30
F.18	List of Major Employers with 20+ Employees in Iowa County and Blanchardville	F-31
<b>Section G</b>	<b>Intergovernmental Cooperation Element</b>	
G.1	Town of Dodgeville Intergovernmental Relationship ratings by Committee in 2004	G-2

<b>Section H</b>	<b>Land Use Element</b>	
H.1	Percentage of Land by Uses in the Town of Dodgeville	H-8
H.2	Town of Dodgeville Land Use Assessment Statistics Iowa County-1994	H-9
H.3	Town of Dodgeville Land Use Assessment Statistics Iowa County-2003	H-9
H.4	Town of Dodgeville Single Family Housing Unit Change	H-9
H.5	Land Use Projections 2000-2030	H-9
<b>Section I</b>	<b>Implementation Element</b>	
I.1	Rural Residential Siting Criteria	I-3
I.2	Town of Dodgeville Rural Residential Siting Criteria	I-5
I.3	Iowa County Commercial Siting Criteria	I-7
I.4	Town of Dodgeville Commercial Siting Criteria	I-8
I.5	Town of Dodgeville Issues and Opportunities Policies	I-10
I.6	Town of Dodgeville Housing Policies	I-10
I.7	Town of Dodgeville Transportation Policies	I-11
I.8	Town of Dodgeville Utilities and Community Facilities Policies	I-11
I.9	Town of Dodgeville Agricultural, Natural, and Cultural Resources Policies	I-11
I.10	Town of Dodgeville Intergovernmental Cooperation Policies	I-12
I.11	Town of Dodgeville Implementation Policies	I-13