



COMPASS POINTS

RETAIL STRATEGY PART 2



Over the past five years, Kenosha County secured \$1.4 billion of new and expanding industrial, capital investments including the announcement of 10,700 new jobs. By the next census, Kenosha is on track to be the third largest city in the state of Wisconsin, experiencing a growth rate of 12.5%, well above the national and state demographic trends. To complement industrial projects absorbed already and with added manufacturing commitments from Haribo and Foxconn coming, leaders from the community set out to spread this story to national and regional developers specializing in retail, residential and mixed-use opportunities. Attending and being

prepared for global retail conferences allows Kenosha County to reach developers that may not be familiar with the high level of investments being made in our market.

Director of Planning and Development for Kenosha County, Andy Buehler, and Heather Wessling, Vice President of Economic Development for the Kenosha Area Business Alliance (KABA), led an effort to assemble municipal leaders from Bristol, The City of Kenosha, Downtown Kenosha, Inc. (DKI), Pleasant Prairie, Salem Lakes and Somers to develop a retail strategy team to advance best practices in recruitment of retail and mixed-use opportunities. Each municipality team outlined targeted sites for development in collaboration with commercial real estate consultants Jones Lang LaSalle (JLL). Marketing materials highlight impressive demographics to share with prospective retailers and developers. JLL positioned each community favorably for success by setting meetings with and hosting Kenosha County at the largest global gathering of retailers called the International Council of Shopping Centers (ICSC) RECon Event, hosted annually at the Las Vegas Convention Center.

The event happened May 20-23 and included the 11-member retail strategy team that showcased Kenosha County communities under a united front. This united front was recognized by all of those the full team met with, who noted that it was impressive to see all the communities working together. It was another reason for the retailers and developers to take notice of the Kenosha County area. The team secured 20+ meetings with key national developers and regional brokers to convey Kenosha County's competitive advantages. A few developers and retailers had made investments in the past in Kenosha County but met with the team to consider making additional investments. Some of these developers and retailers were glad to see new sites offered that were attractive but not immediately obvious for development opportunity. For other national developers and retailers, Kenosha County stood out as a significant opportunity in the Midwest to consider for expansion of their brands.

The Retail Strategy Team remains focused on the demands of the growing housing market, attracting more restaurants, entertainment venues and specialty retail options. The goal of the team is to secure additional investments that add tangible value to a community and help retain its residents. As more people, employers and jobs are being attracted to the area, the Retail Strategy Team will continue to build momentum and create connections that further push Kenosha County into the national spotlight.

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| Planning & Development Calendar 2018 | |
|--------------------------------------|--|
| September | |
| 12 | Planning, Development & Extension Education Committee, Public Hearing Room, 6 p.m. |
| 20 | Zoning Board of Adjustments Hearing, Room A, 6 .p.m. |
| October | |
| 10 | Planning, Development & Extension Education Committee, Public Hearing Room, 6 p.m. |
| 18 | Zoning Board of Adjustments Hearing, Room A, 6 .p.m. |
| November | |
| 14 | Planning, Development & Extension Education Committee, Public Hearing Room, 6 p.m. |
| 15 | Zoning Board of Adjustments Hearing, Room A, 6 .p.m. |

STATUS UPDATE - KENOSHA COUNTY PLANNING & DEVELOPMENT PROPERTY FILE DIGITIZATION

Since August 2011, the Kenosha County Department of Planning & Development has maintained all of its project and permit documentation in electronic format. This includes paperwork pertaining any public meeting applications, including comprehensive plan amendments, rezoning requests, conditional use permits, variances and temporary use permit applications, as well as the more basic zoning permit, sanitary permit, shoreland permit and storm water permit applications.

While this transition has put the office in the digital platform since 2011, it has put us in a position with one foot in the digital environment and the other still in the paper filing cabinet due to the fact that all of our file work prior to 2011 is still on hard-copy. Having recognized this, the department has begun a process of scanning and filing all historical paperwork on the same electronic platform that has been in use since 2011.



In addition to some of the other online services already available to public (see the list below), this work is meant to supplement the department’s goal of providing online permitting services in the future to aid in the efficient dissemination of information, to create more informed citizens and property owners and to promote overall transparency in government.

To date, sanitation documentation for all properties in the County as well as all file work for the Town of Brighton has been scanned and is part of our electronic database. We expect to have the remaining file work for the remaining jurisdictions (T. of Paris, T. of Salem, V. of Salem Lakes, T. of Somers, V. of Somers, T. of Randall, T. of Wheatland) scanned by the end of 2018 and available in the electronic database in the next few years.

This electronic database allows staff to easily search for, view and share project and permit data relative to real property. For instance, new homeowners looking to obtain a copy of a previously issued construction permit for their residence or for knowledge regarding the location of the septic system that exists on their property can contact us and have it emailed to them so that they can gain a better understanding of the structures and other buried infrastructure on their property.

Once this database is brought online, this information will include certain basic project and permit data will be visible to public web users such as Project Description, Applicant Information, Applied Date, Approved Date, and Issued Date. Certain types of documents will also be viewable via the interface (such as issued zoning permits, shoreland permits, and action letters for applications that appear in front of the County Board, the Planning, Development & Extension Education Committee or the Board of Adjustments).

| Other Online Services | |
|----------------------------------|---|
| Online Database | Website |
| Interactive Mapping | http://kc-web-01.kenoshacounty.org/InteractiveMapping/ |
| Property Inquiry | http://www.kenoshacounty.org/964/Property-Inquiry |
| Land Information Survey Database | https://edocs.kenoshacounty.org/surveys/ |
| Sanitary Maintenance Portal | http://www.kenoshacounty.org/1541/Sanitary-Maintenance-Portal |

You can learn more about our work to move to an electronic platform by contacting the Kenosha County Department of Planning and Development at (262) 857-1895.

ELECTRONIC SEPTIC SYSTEM MAINTENANCE REPORTING PROGRAM

Kenosha County has maintained a septic system maintenance program since April 1981 and has updated the maintenance reporting process to an electronic format. Septic system or Private On-site Wastewater Treatment System (POWTS) maintenance reporting is now available online and has been since February 2014. Those of you who have received notice for maintenance within the last three years may have taken the opportunity to visit the Kenosha County Sanitary maintenance portal site located at: <http://www.kenoshacounty.org/1541/Sanitary-Maintenance-Portal>

A set of screen shots to the left display what users will see when they visit the aforementioned website. The information provided on this page informs the user of the minimum computer system requirements to view and use the POWTS maintenance portal. Once you have confirmed that your computer system has the minimum requirements listed on this page you can access the portal site to view your POWTS maintenance information.

Upon entering the maintenance portal you will see the screen shot below and you will see the methods of searching for the information available to you upon selecting the search function. The methods available for searching for the POWTS information you are interested in are by tax parcel number, property address, or sanitary permit number. There are no special login requirements necessary to access or view the information contained on this site.

You will see that in the screenshot to the left that a search was completed by using the property address search feature and the results are shown below.

The aforementioned property search listing will contain the property in question if you entered the search data correctly in the search fields. You will see that there are helpful user search hints on the right side of the data fields if you are having difficulty finding what you are attempting to look for.

You can see on the far right side of the screenshot the PERMIT column, and you will see a YES or NO in the data field. If you see YES, then there is a sanitary permit or permit record for that property. After you select the property you are interested in that has an existing permit record, you will see the associated sanitary permit(s) for that property. You can then select the desired permit by clicking on the DETAILS button you will see under the Associated Permits heading.

After clicking the details button, the program will take you to another screen that will provide you with the permit / system information. This page will provide the viewer specific information about the type of powts on the selected property. It is on this page that you will also see a powts maintenance tab that you can select to see the next scheduled service date for that particular powts.

The sanitary maintenance portal has been in use now for more than four years and has been available to the public to view information and powts service providers to enter maintenance data for each powts they service and for each service event that occurs.

For assistance, contact the Kenosha County Department of Planning and Development at (262) 857-1895.

Sanitary Maintenance Portal

The Kenosha County Sanitary Maintenance Portal is a website created to provide access to the current status of septic systems within Kenosha County.



Kenosha County Internet Policy

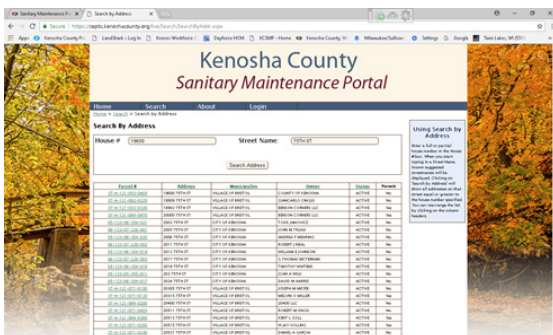
In accordance with the State of Wisconsin's laws, including the open records laws under Chapter 19 of the statutes, Kenosha County government provides access to public records.

It is the intent of Kenosha County government to provide access to certain public records in an electronic format via the Internet as a service to the community, while protecting the privacy interests of the citizens in the community, if possible. No information will be provided via the Internet that is not otherwise made available to the public at or by the Kenosha County government offices.

In the instance of land information, names of property owners shall be available via the Internet when attached to individual, identifiable land parcels. At this time, the ability to search properties by owners name will not be provided, as the limited need for this service does not counter related privacy concerns.

Technical Requirements

- JavaScript must be enabled within the browser.
- Popup Blocking must be disabled.
- The following browsers have been tested and are supported:
 - Firefox 3.5 or higher
 - Google Chrome 4 or higher
 - Internet Explorer 8 or higher



BROOKSIDE CARE CENTER AND WILLOWBROOK ASSISTED LIVING FACILITY RENOVATION

Completed in March, the Brookside renovation has brought a new look and new amenities to a skilled-nursing facility that was built in 1995.



Source: [Kenosha News](#)

Completed over three phases, the project expands Brookside's services and provides a new, 48-unit, two-story, short-term rehabilitation center and a new, one-story, 24-unit, community-based retirement facility and rehabilitation gym. Brookside continues to offer a total of 154 skilled-nursing beds in private rooms.

Part of the project focused on renovating spaces for those with dementia using research-based design strategies proven to reduce confusion and engage memory. Two wings are now connected, forming a loop with a secure, centralized courtyard, providing a place for residents to spend time outdoors, while bringing in substantial amounts of natural light. Memory boxes are positioned outside of each resident room. Those can be filled with personal belongings that engage memory while also helping caregivers learn more about their residents and residents to get to know each other better.



Source: [Kenosha News](#)

The Willowbrook addition to the Brookside complex, completed in 2017, is a community-based residential facility that includes 24 assisted-living beds. The new facility, which was a temporary home for Brookside residents while that building underwent renovations over the last year, opened to assisted-living residents this summer.

For more information about Brookside, please visit www.brooksidecarecenter.com, or look for the facility on Facebook at www.facebook.com/BrooksideCareCenter. Learn more about Willowbrook Assisted Living at www.willowbrookofkenosha.com or on Facebook at www.facebook.com/WillowbrookAssistedLiving/.

UPCOMING EVENTS

| Event | Location | Date | Time |
|--|------------------------------------|------|------------------------|
| Picnic in the Park | Petrifying Springs Park | 8/11 | Noon - 8:30 p.m. |
| Oktoberfest | Old Settlers Park | 9/8 | Noon - 10:00 p.m. |
| Pringle Fall Fun Fest | Bristol Woods Park | 9/15 | 11 a.m. - 3:00 p.m. |
| Glow in the Garten Run/Walk | Petrifying Springs Park Biergarten | 9/15 | 5:00 p.m. |
| Petrifying Springs Park Biergarten Oktoberfest | Petrifying Springs Park | 9/22 | Noon - 9:30 p.m. |
| Fall Wheel Ride | Petrifying Springs Park | 9/29 | 9:00 a.m. - 12:00 p.m. |



For up-to-date Kenosha County news and upcoming events, visit www.facebook.com/kenoshacountygovt/

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It is the mission of the Kenosha County Planning and Development Division to provide professional, customer-centered services to residents and organizations pursuing individual and community development goals while ensuring the balance of our community's economic advancement with protection of the natural environment. The Division provides services that; encourage the use of natural resources in a planned and orderly manner, utilize technology to ensure the efficient/accurate communication of technical land-use information, improve our local economy and advance the common good of the citizens of Kenosha County.