



**Kenosha County Multi-Jurisdictional Comprehensive Plan Advisory Committee**  
Kenosha County Center, Public Hearing Room  
February 17, 2026

Notice is hereby given that a meeting will be held by the Multi-Jurisdictional Comprehensive Plan Advisory Committee on **Tuesday, February 17, 2026 at 2:00p.m.** at the Kenosha County Center Public Hearing Room, 19600 75th Street, Bristol, Wisconsin on the following requests:

1. Call To Order
2. Committee Members And Staff Introductions
3. Approval Of Minutes Of February 18, 2025 Meeting.

Documents:

[2025-02-18 - KC MJAC MINUTES.PDF](#)

4. Review And Possible Action On Draft Annual Report, "A Multi-Jurisdictional Comprehensive Plan For Kenosha County: 2035, 2025 Annual Report".

Documents:

[DRAFT 2025 CP ANNUAL REPORT.PDF](#)

5. Review/Discuss Existing Procedures For Land Use Plan Amendments To The Comprehensive Plan.
6. Discussion Of 10-Year Update Expectations For Individual Communities.
7. Review And Possible Approval Of Chapter 5, Chapter 6 And Chapter 7 Of County Comprehensive Plan Update

Documents:

[KENOSHA COUNTY CPU - CHAPTER 5 \(PRELIMINARY DRAFT\).PDF](#)  
[KENOSHA COUNTY CPU - CHAPTER 6 \(PRELIMINARY DRAFT\).PDF](#)  
[KENOSHA COUNTY CPU - CHAPTER 7 \(PRELIMINARY DRAFT\).PDF](#)

8. Multi-Jurisdictional Comprehensive Plan Advisory Committee Members/Staff Comments
9. Adjournment

Individual County Board Supervisors, City of Kenosha Council members, Town Board members and Village Trustees may attend the above meeting. It is possible that such attendance may constitute a meeting of the County Board, City Council, Town Board or Village Board or any of its committees pursuant to State ex rel. Badke v. Greendale Village Board, 173 Wis. 2d 553, 494 n.w.2d 409 (1993). This notice does not authorize attendance of either the above committee or the Badke meeting, but is given solely to comply with the notice requirements of the open meeting law.

**Kenosha County  
Multi-Jurisdictional Comprehensive Plan Advisory Committee (MJAC)  
("Smart Growth")**

**MEETING MINUTES**

Tuesday, February 18, 2025

**Present:**

Voting Membership:

Guida Brown, Chairperson (Kenosha County Planning, Development & Extension Education Committee)

John Holloway, Vice Chairperson (Town of Paris)

Rich Shroeder (C. of Kenosha)

Mike Farrell (V. of Bristol)

Randy Kerkman (V. of Bristol alternate)

Rob Hansen (V. of Pleasant Prairie)

Brad Zautcke (V. of Salem Lakes alternate)

Jason Peters (V. of Somers alternate)

Sue Crane (T. of Brighton)

Non-Voting Membership:

Jon Gendron (Westosha Central High School District)

Support Staff:

Andy Buehler, Kenosha County Director of Planning & Development

Ben Fiebelkorn, Kenosha County Senior Land Use Planner

Dave Schilling, SEWRPC Principal Planner

**1. Call to Order:**

Guida Brown, Chairperson, called the meeting to order at 2:03 p.m.

**2. Committee Members and Staff Introductions:**

Chairman Brown called for introductions. Voting, non-voting representatives, and support staff then briefly introduced themselves.

**3. Approval of Minutes:**

Mike Farrell asked that future meeting minutes list those individuals in attendance in the minutes document.

Motion was made by Sue Crane to approve the March 5, 2024 MJAC meeting minutes. The motion was seconded by Rich Shroeder and passed unanimously by a voice vote of the MJAC representatives.

**4. Review and Possible Action on Draft Annual Report, "A Multi-Jurisdictional Comprehensive Plan for Kenosha County: 2035, 2024 Annual Report":**

Mr. Fiebelkorn provided a brief overview of the draft annual report, which covers the period January 1, 2024 through December 31, 2024.

Mr. Fiebelkorn stated that changes have been made to one of the listed Recommended Programs & Priorities:

1. Under the “Agriculture, Natural, & Cultural Resources Element (Chapter VIII)” section, changed the status from “In-Progress” to “Discontinued” for “Work with KABA (Kenosha Area Business Alliance) to develop programs to promote an agricultural economic cluster of farming operations and appropriate agri-business on lands designated for agricultural use on the County Land Use Plan Map (Map 65 in Chapter IX)”.

John Holloway and Sue Crane expressed a desire to promote agri-business within their communities. Staff agreed a status of “Not Addressed” would be a more appropriate status until work was taking place on the issue.

There was a motion by Mike Farrell to approve “A Multi-Jurisdictional Comprehensive Plan for Kenosha County: 2035, 2024 Annual Report” subject to Kenosha County Planning & Development staff revising the draft report per the aforementioned recommendations:

1. Revising the status of the recommended Programs & Priorities under the “Agriculture, Natural, & Cultural Resources Element (Chapter VIII)” section that states, “Work with KABA (Kenosha Area Business Alliance) to develop programs to promote an agricultural economic cluster of farming operations and appropriate agri-business on lands designated for agricultural use on the County Land Use Plan Map (Map 65 in Chapter IX)” from “In-Progress” to “Not Addressed”.

The motion was seconded by Jason Peters and passed by a unanimous voice vote of the MJAC representatives.

**5. Review/Discuss Existing Procedures for Land Use Plan Amendments to the Comprehensive Plan:**

Mr. Fiebelkorn asked the committee if they had any questions regarding the procedures for land use plan amendment to the Comprehensive Plan. No discussion took place.

**6. Discussion of 10-Year Update Expectations for Individual Communities:**

Discussion took place regarding the 10-year update. Participating municipalities present each stated their individual progress.

**7. Review and Possible Approval of Chapter 3, Chapter 4, Chapter 5, Chapter 6, Chapter 7 and Chapter 8 of County Comprehensive Plan Update:**

Dave Schilling spoke regarding preliminary chapters 3 through 8.

There was a motion by Jason Peters to approve Chapters 3, 4, 6 & 8 of the County Comprehensive Plan Update as presented. Chapter 6 is approved subject to planning staff preparing an additional paragraph regarding lands used for renewable energy and its impacts on a community – which will be disseminated to the voting membership via e-mail for voting and possible adoption at a later date. Chapters 5 & 7 once finalized will also be disseminated to the voting membership via e-mail for voting and possible adoption at a later date.

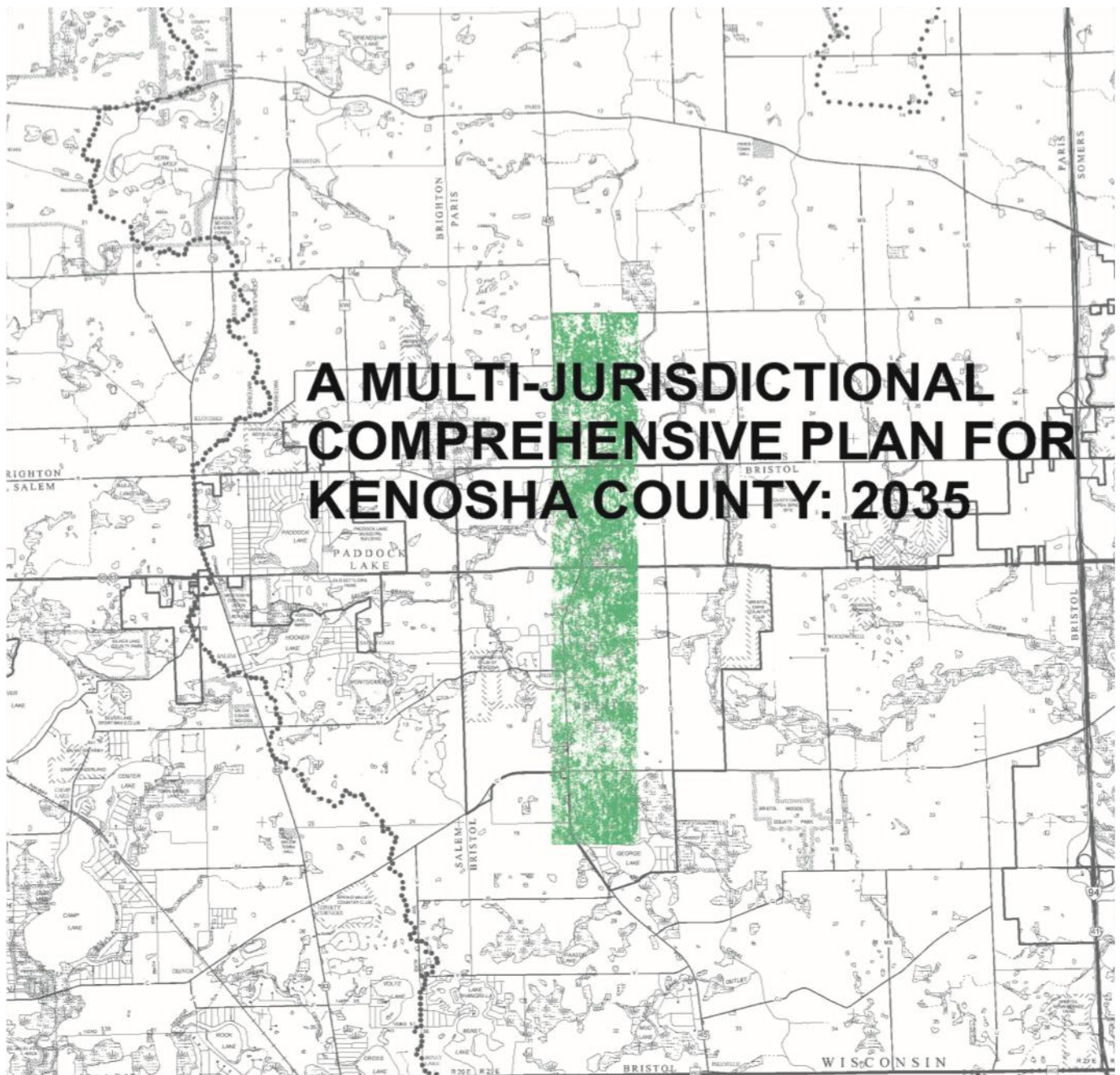
The motion was seconded by Rob Hansen and passed by unanimous voice vote of the MJAC representatives.

**8. Any Other Business Allowed by Law:**

None.

**9. Adjournment:**

On a motion made by Sue Crane and seconded by Rich Schroeder, the meeting was adjourned at 2:53 p.m.



# A MULTI-JURISDICTIONAL COMPREHENSIVE PLAN FOR KENOSHA COUNTY: 2035

2025

DRAFT ANNUAL REPORT



PREPARED BY:

Ben Fiebelkorn, Senior Land Use Planner

Kenosha County Division of

Planning & Development

<p><b>Kenosha County Officials</b></p> <p>County Executive</p> <p>Samantha Kerkman</p> <p>County Board of Supervisors</p> <p>Monica Yuhas – Chairman  Daniel Gaschke – Vice Chairwoman  William Grady  Stephanie Knezz  Jeffrey Gentz  Laura Belsky  Julia Robinson  Adres Gama  Sarah Kirby  John Morrisey  Felix Garcia  Guida Brown  Gabe Nudo  John Franco  Tim Stocker  Dave Geertsen  Frederick Brookhouse  Eric Meadows  Keith Gray  John Poole  Mark Nordigan  Erin Decker  Aaron Karow</p>	<p><b>Multi-Jurisdictional Comprehensive Planning Advisory Committee</b></p> <p>Voting Members</p> <p>Guida Brown..... Planning, Development &amp; Extension Education Committee Chairperson</p> <p>John Holloway..... Town of Paris  Vice-Chairperson</p> <p>Tim Casey..... City of Kenosha  Mike Farrell..... Village of Bristol  Rob Hanson..... Village of Pleasant Prairie  Dennis Faber.... Village of Salem Lakes  George Stoner.....Village of Somers  Sue Crane..... Town of Brighton  Mark Molinaro.....Town of Somers  Brett Butler..... Town of Wheatland</p> <p>Non-Voting Members</p> <p>Nicole Ryf..... Kenosha Area Business Alliance (KABA)  Nelson Ogbuagu..... Kenosha Area Transit  Mark Edquist.....Farming Community Representative  Pat Finnemore.....Kenosha Unified School District  Colleen Fisch..... Kenosha-Racine Land Trust  Tim Popanda..... Village of Paddock Lake  Sandie Hansen.....Citizen Representative  Tim Gaffron..... Town of Randall  John Gendron..... Westosha Central High School District  Lena Schlater.....Realty Industry Representative  Greg Boldt.....Kenosha County Department of Public Works  Nancy Washburn.....Building Industry Representative  Aaron Karow..... Village of Twin Lakes</p> <p>Alternate Advisory Committee Voting Members: Rich Schroeder, City of Kenosha; Randy Kerkman, Village of Bristol; Peggy Herrick, Village of Pleasant Prairie; Brad Zautcke, Village of Salem Lakes; Jim Hurley, Village of Somers; Dave Devito, Town of Brighton; Ken Monson, Town of Paris; Jim Hurley, Town of Somers; Donna Deuster, Town of Wheatland.</p>
<p><b>Planning, Development &amp; Extension Education Committee Members</b></p> <p>Guida Brown - Chairperson  Frederick Brookhouse - Vice-Chairperson  Dave Geertsen - 2<sup>nd</sup> Vice-Chairperson  Aaron Karow  Erin Decker  Eric Meadows  Julia Robinson</p>	<p><b>Staff Support</b></p> <p>Kenosha County</p> <p>Andy Buehler..... Director, Division of Planning &amp; Development  Ben Fiebelkorn..... Senior Land Use Planner  Paul Tollard..... County Conservationist</p>

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## INTRODUCTION

Per Part 8 of Chapter XV – Implementation Element of the multi-jurisdictional comprehensive plan (*A Multi-Jurisdictional Comprehensive Plan for Kenosha County: 2035*), the Kenosha County Division of Planning and Development has prepared this draft annual report on plan implementation for review by local governments and County officials. This draft annual report includes a list of map amendments made to the plan during the year; major changes to County or local ordinances made to implement the plan (such as the adoption of new zoning districts); a list of new or updated plans related to the multi-jurisdictional comprehensive plan (such as farmland protection or park and open space plans); a list of updated inventory information available from the County or Southeastern Wisconsin Regional Planning Commission (SEWRPC); proposed plan text amendments; and other information identified by local or County officials.

The following is an inventory of work products and other activities related to the *multi-jurisdictional comprehensive plan* conducted by Kenosha County Division of Planning & Development during the period of January 1, 2024 – December 31, 2024.

### Use of the Plan to Guide County Activities

The multi-jurisdictional comprehensive plan (*A Multi-Jurisdictional Comprehensive Plan for Kenosha County: 2035*) served as a guide in the creation and implementation of several County activities. Below is a summary of select key programs implemented from the multi-jurisdictional comprehensive plan.

## LAND USE PLAN MAP AMENDMENTS: 2025

The following is a list of land use plan map amendments that have been made to the multi-jurisdictional comprehensive plan during the period of January 1, 2025 – December 31, 2025.

*Δ Notes that an amendment to the Adopted Land Use Plan Map for Kenosha County: 2035 (Map 65) was required. Comparisons of plan categories between the local plan maps and the County map are shown in Appendix S of the multi-jurisdictional comprehensive plan.*

### City of Kenosha

#### Ordinance No. 05-25 Δ (Majestic Midwest)

An ordinance amending the comprehensive plan for the City of Kenosha. The Amendment changes the land use designation from “Commercial” to “High-Density Residential” on part of tax key parcel number 08-222-31-401-011 in the City of Kenosha. Adopted by the City of Kenosha on February 24, 2025.

#### Ordinance No. 08-25 Δ (4220 Investments LLC)

An ordinance amending the comprehensive plan for the City of Kenosha. The Amendment changes the land use designation from “Parks and Recreation” to “High Density Residential” on tax key parcel number 07-222-25-360-112 in the City of Kenosha. Adopted by the City of Kenosha on March 21, 2025.

Ordinance No. 08-26 Δ (Zemaj)

An ordinance amending the comprehensive plan for the City of Kenosha. The Amendment changes the land use designation from “Single Family Residential” to “Multiple Family Residential” on tax key parcel number 07-222-13-110-027 in the City of Kenosha. Adopted by the City of Kenosha on April 23, 2025.

Ordinance No. 20-25 Δ (Christian Assembly)

An ordinance amending the comprehensive plan for the City of Kenosha. The Amendment changes the land use designation from “Commercial” to “Government and Institutional” on part of tax key parcel number 08-222-35-485-001 and from “Government and Institutional” to “Commercial” on part of tax key parcel number 08-222-35-485-014 in the City of Kenosha. Adopted by the City of Kenosha on July 25, 2025.

Ordinance No. 20-25 (FEMA FIRM)

An ordinance amending the comprehensive plan for the City of Kenosha. The Amendment adopts the revised Federal Emergency Management Agency Flood Insurance Rate Maps based on the Letter of Map Revision Case Number 23-05-0545P-55029 with an effective date of July 25, 2025. Adopted by the City of Kenosha on July 25, 2025.

Ordinance No. 24-25 Δ (Matzur)

An ordinance amending the comprehensive plan for the City of Kenosha. The Amendment changes the land use designation from “Medium-High Density Residential” to “Mixed Use” on part of tax key parcel number 03-122-11-101-003 & all of tax key parcel number 12-223-31-105-012 in the City of Kenosha. Adopted by the City of Kenosha on August 12, 2025.

Ordinance No. 30-25 Δ (Uptown IV)

An ordinance amending the comprehensive plan for the City of Kenosha, specifically adopting adopts the redevelopment plan for Uptown IV Redevelopment Project Area as referenced in the comprehensive plan for the City of Kenosha. The Amendment changes the land use designation on multiple tax key parcel numbers bounded within and area described as east of 26<sup>th</sup> Avenue, south of 60<sup>th</sup> Street, west of the Union Pacific railroad right-of-way and north of 63<sup>rd</sup> Street in the City of Kenosha. Adopted by the City of Kenosha on September 18, 2025.

Ordinance No. 39-25 Δ (Corridor Plan Amendment / Johnson-Foxmeadowview)

An ordinance amending the comprehensive plan for the City of Kenosha. The Amendment changes the land use designation from “Single Family Residential” to “Multiple Family Residential” on part of tax key parcel numbers 08-222-35-280-041, 08-222-35-280-040 & 08-222-35-280-044 in the City of Kenosha. Adopted by the City of Kenosha on November 20, 2025.

Ordinance No. 40-25 Δ (324 Properties, LLC)

An ordinance amending the comprehensive plan for the City of Kenosha. The Amendment changes the land use designation from “Government and Institutional” to “Commercial” on part of tax key parcel number 05-123-06-103-004 in the City of Kenosha. Adopted by the City of Kenosha on December 17, 2025.

**Village of Bristol**

Ordinance No. 2025-2 Δ (continentallanduse)

An ordinance amending the comprehensive plan for the Village of Bristol. The Amendment changes the land use designation from “B-2 Highway Business District” to “R-9 Multiple-Family Residential District on tax key parcel number 37-4-121-121-0304 in the Village of Bristol. Adopted by the Village of Bristol on October 13, 2025.

Ordinance No. 2025-4 Δ (Davis/Black Ops/Carmax)

An ordinance amending the comprehensive plan for the Village of Bristol. The Amendment changes the land use designation from “HC Highway Corridor Business” to “R-9/HC (High Density Urban Residential/Highway Corridor Business)” on tax key parcel number 37-4-121-123-0101, 37-4-121-124-0220 and portions of 37-4-121-124-0202 & 37-4-121-124-0206 in the Village of Bristol. Adopted by the Village of Bristol on November 24, 2025.

Ordinance No. 2025-5 Δ (Vojtech)

An ordinance amending the comprehensive plan for the Village of Bristol. The Amendment changes the land use designation from “A1 (Agricultural Preservation District” and “C-1 (Lowland Resource Conservancy District)” to “A-1 (General Agricultural District)” and “C-1 (Lowland Resource Conservancy District)” on tax key parcel number 37-4-121-291-0101 in the Village of Bristol. Adopted by the Village of Bristol on December 8, 2025.

## **Village of Pleasant Prairie**

Ordinance No. 24-28 Δ

An ordinance to amend the Village of Pleasant Prairie, Wisconsin 2035 Comprehensive Plan pursuant to Chapter 390 of the Village Municipal Code as follows to the properties generally located west of 47th Avenue at 112<sup>th</sup> Street known as Lots 1-36 and Outlots, 1, 2 and 3 of Cedar Ridge Subdivision located in U.S. Public Land Survey Section 26, Township 1 North, Range 22 East in the Village of Pleasant Prairie as a result of completing a wetland delineation on the properties:

1. To place Outlots 1 and 2 in the Park, Recreation and Other Open Space Lands, all other lands (Lots 1-36 and Outlot 3) to remain in the Low-Density Residential designation from the entire Cedar Ridge Subdivision on the 2035 Land Use Plan Map 9.9.
2. To update Appendix 10-3 of the Village of Pleasant Prairie Wisconsin, 2035 Comprehensive Plan to reflect the above noted change to the 2035 Land Use Plan Map 9.9.

Adopted by the Village of Pleasant Prairie on October 14, 2024.

Ordinance No. 24-44 Δ

An ordinance to amend the Village of Pleasant Prairie, Wisconsin 2035 Comprehensive Plan pursuant to Chapter 390 of the Village Municipal Code related to Lots 1-108 and Outlots 1 through 8 of Highland Estates (Phase 1) Final Plat located in U.S. Public Land Survey Section 26, Township 1 North, Range 22 East in the Village of Pleasant Prairie as a result of completing a wetland delineation on the properties:

1. The Village Comprehensive Land Use Plan Map 9.9 is amended as follows:
  - a. Wetlands not being filled as shown on said Final Plat are placed in the Park, Recreation and Other Open Space Lands with a field verified wetland land use designation.

- b. Lots 1-108 and Outlot 2, for future condominium north development are placed in the Upper-Medium Density Residential District.
  - c. Outlots 1, 3, 4, 7 and 8 for stormwater facilities and open space are placed in the Park, Recreation and Other Open Space Lands except for lands located in the SEC land use designations as shown on said Final Plan.
  - d. Outlot 6 is placed in the Park, Recreation and Other Open Space Lands with a subcategory of Community Park.
  - e. The Urban Reserve land use designation is removed from all properties except for Outlot 5.
  - f. The land use designations on Outlot 5 will remain unchanged pursuant to Ord #23-21 with the exception of wetlands to remain as shown on said Final Plat will be placed in the Park, Recreation and Other Open Space Lands with a field verified wetland land use designation and wetlands being filled will be placed into the Medium Density Residential District land use designation.
2. To update Appendix 10-3 of the Village of Pleasant Prairie Wisconsin, 2035 Comprehensive Plan to reflect the above noted change to the 2035 Land use Plan Map 9.9.

Adopted by the Village of Pleasant Prairie on November 25, 2024.

Ordinance No. 25-01 Δ

An ordinance to amend the Village of Pleasant Prairie, Wisconsin 2035 Comprehensive Plan pursuant to Chapter 390 of the Village Municipal Code related to Parcels 1, 2 and 3 and Outlot 1 of CSM 3108 and Parcels Lots 1 and 2 and Outlot 1 of CSM 3109 located in U. S. Public Land Survey Sections 22 and 23, Township 1 North, Range 22 East in the Village of Pleasant Prairie:

1. The Village Comprehensive land use Plan Map 9.9 is amended as follows:
  - a. Wetlands shown on CSM 3108 to be located within the Primary Environmental Corridor (PEC) with a field verified wetland land use designation.
  - b. Non-wetlands within the PEC shown on CSM 3108 to be located within the PEC land use designation.
  - c. Parcel 3 of CSM 3108: Non-wetlands and non-PEC lands to be located within the Production and Manufacturing Industrial land use designation.
  - d. Outlot 1 of CSM 3108: Non-wetland and non-PEC lands to be located within the Park, Recreation and Other Open Space lands designation.
  - e. Parcels 1 and 2 of CSM 3109: Non-wetland and non-PEC lands to be located within the High Density Residential land use designation.

- f. Outlot 1 of CSM 3109: Non-wetlands and non-PEC lands to be located within the Park, Recreation and Other Open Space lands designation.

2. To update Appendix 10-3 of the Village of Pleasant Prairie Wisconsin, 2035 Comprehensive Plan to reflect the above noted change to the 2035 Land Use Plan Map 9.9.

Adopted by the Village of Pleasant Prairie on January 27, 2025.

Ordinance No. 25-06 Δ

An ordinance to amend the Village of Pleasant Prairie, Wisconsin 2035 Comprehensive Plan pursuant to Chapter 390 of the Village Municipal Code related to the vacant property located on 3<sup>rd</sup> Avenue identified as Tax Parcel Number 92-4-122-143-0238 in U. S. Public Land Survey Section 14, Township 1 North, Range 22 East in the Village of Pleasant Prairie as a result of completing a wetland delineation on the property:

1. To amend the Village of Pleasant Prairie 2035 Comprehensive Land Use Plan Map 9.9 to place the field delineated wetlands into the Park, Recreation and other Open Space Land with a Wetland land use designation as shown and legally described on Exhibit 1, and to place the non-wetland areas into the Low-Medium Density Residential land use designation with an Urban Reserve land use designation.
2. To update Appendix 10-3 of the Village of Pleasant Prairie Wisconsin, 2035 Comprehensive Plan to reflect the above noted change to the 2035 Land Use Plan Map 9.9.

Adopted by the Village of Pleasant Prairie on January 27, 2025.

Ordinance No. 25-12 Δ

An ordinance to amend the Village of Pleasant Prairie, Wisconsin 2035 Comprehensive Plan pursuant to Chapter 390 of the Village Municipal Code related to the property located at 8405 104<sup>th</sup> Avenue located in U.S. Public Land Survey Section 8, Township 1 North, Range 22 East in the Village of Pleasant Prairie and further identified as Tax Parcel Number 91-4-122-083-0030:

1. To amend the Village of Pleasant Prairie 2035 Comprehensive Land Use Plan Map 9.9 to place the property located at 8405 104<sup>th</sup> Avenue from the Governmental and Institutional land use designation to the Upper-Medium Density Residential land use designation.
2. To update Appendix 10-3 of the Village of Pleasant Prairie Wisconsin, 2035 Comprehensive Plan.

Adopted by the Village of Pleasant Prairie on May 12, 2025.

Ordinance No. 25-17

An ordinance to amend the Village of Pleasant Prairie, Wisconsin 2035 Comprehensive Plan pursuant to Chapter 390 of the Village Municipal Code as related to STH 165 Lakeview Lift Station property located at 11350 104<sup>th</sup> Street located in U.S. Public Land Survey Section 19, Township 1 North, Range 22 East in the Village of Pleasant Prairie and further identified as Tax Parcel Numbers 92-4-122-193-0151 as a result of completing a floodplain boundary adjustment:

1. To amend and correct the Village 2035 Land Use Plan Map 9.9 to show the location of the floodplain within the Park, Recreational and other Open Space Lands designation pursuant to approved LOMR Case No. 24-05-0361P effective 08/07/2025 as shown on Exhibits 1 and 2.
2. To update Appendix 10-3 of the Village of Pleasant Prairie Wisconsin, 2035 Comprehensive Plan to reflect the above noted changes to the 2035 Land Use Plan Map 9.9

Adopted by the Village of Pleasant Prairie on June 9, 2025.

Ordinance No. 25-18 Δ

An ordinance to amend the Village of Pleasant Prairie, Wisconsin 2035 Comprehensive Plan pursuant to Chapter 390 of the Village Municipal Code as related to Lots 1, 2, 3 and 4 for CSM 3122 located in U.S. Public Land Survey Section 7, Township 1 North, Range 22 East in the Village of Pleasant Prairie:

1. The Village Comprehensive Land use Plan Map 9.9 is amended as follows: Lots 1 and 2 of said CSM to be located within the commercial/community retail and service center land use designation; Lots 3 and 4 of said CSM to be located within the Park, Recreation and other open space land designation with the floodplain and wetland designations remaining unchanged; and to remove the Urban Reserve land use designation on all of the lots.
2. To update Appendix 10-3 of the Village of Pleasant Prairie Wisconsin, 2035 Comprehensive Plan to reflect the above noted changes to the 2035 Land Use Plan Map 9.9.

Adopted by the Village of Pleasant Prairie on July 14, 2026.

Ordinance No. 25-22 Δ

An ordinance to amend the Village of Pleasant Prairie, Wisconsin 2035 Comprehensive Plan pursuant to Chapter 390 of the Village Municipal Code as related to the vacant properties located west of 9136 11<sup>th</sup> Avenue and known as Lots 24 and 25 of Block 9 in Carol Beach Estates Subdivision Unit #6 U.S. Public Land Survey Section 18, Township 1 North, Range 23 East in the Village of Pleasant Prairie and further identified as Tax Parcel Numbers 93-4-123-184-1400 and 93-4-123-184-1395 as a result of completing a floodplain boundary adjustment:

1. To amend the Village of Pleasant Prairie 2035 Comprehensive Land use Plan Map 9.9 to place the field delineated wetlands into the Park, Recreation and Other Open Space Land with a field delineated wetland land use designation as shown and legally described on Exhibit 1, and to place the non-wetlands into the Low-Medium Density Residential land use designation.
2. To update Appendix 10-3 of the Village of Pleasant Prairie Wisconsin, 2035 Comprehensive Plan to reflect the above noted changes to the 2035 Land Use Plan Map 9.9.

Adopted by the Village of Pleasant Prairie on August 11, 2025.

Ordinance No. 25-44 Δ

An ordinance to amend the Village of Pleasant Prairie, Wisconsin 2035 Comprehensive Plan pursuant to Chapter 390 of the Village Municipal Code related to the properties generally located at the 11000 block of 116<sup>th</sup> Avenue (Tax Parcel Number 92-4-122-303-0031, 92-4-122-303-0032, 92-4-122-303-

0110 and 92-4-122-301-0200) located in U.S. Public Land Survey Section 30, Township 1 North, Range 22 East in the Village of Pleasant Prairie:

1. The Village Comprehensive Land Use Plan Map 9.9 is amended to place the areas being rezoned by Ord. #25-43 from A-2, General Agricultural District; M-5 Production Manufacturing District; and R-11 (PUD), Multi-Family Residential with a Planned Unit Development Overlay District into the PR-1, Neighborhood Park-Recreation and Other open Space District into the Park, Recreation and Other Open Space lands. All other land use designations will remain unchanged on the properties.
2. To update Appendix 10-3 of the village of Pleasant Prairie Wisconsin, 2035 Comprehensive Plan to reflect the above noted change to the 2035 Land Use Plan Map 9.9.

Adopted by the Village of Pleasant Prairie on October 27, 2025.

Ordinance No. 25-46

An ordinance to amend the Village of Pleasant Prairie, Wisconsin 2035 Comprehensive Plan pursuant to Chapter 390 of the Village Municipal Code as a result of a floodplain boundary adjustment approved by the Federal Management Agency on the vacant property generally located at the southwest corner of STH 50 and 115<sup>th</sup> Avenue (Tax Parcel Number 91-4-122-071-0204)

1. To amend and correct the Village 2035 Land Use Plan Map 9.9 to show the location of the floodplain within the Park, Recreational and Other Open Space Lands designation pursuant to approved LOMR 24-05-1092A, effective date 2/29/2024 as shown on Exhibits 1 and 2.
2. To update appendix 10-3 of the Village of Pleasant Prairie Wisconsin, 2035 Comprehensive Plan to reflect the above noted changes to the 2035 Land Use Plan Map 9.9.

Adopted by the Village of Pleasant Prairie on November 24, 2025.

## **Village of Paddock Lake**

None.

## **Village of Salem Lakes**

Ordinance No. 2025.01-90  $\Delta$  (Misek)

An ordinance to amend the land use plan maps for the Village of Salem Lakes (Maps 23, 24 & 25) to change the land use category from “A-1 Agricultural Preservation” & “PEC” to “A-1 Agricultural Preservation”, and “R-1 Countryside Single-Family Residential” & “PEC” on tax parcel 70-4-120-042-0210 in the Village of Salem Lakes. Adopted by the Village of Salem Lakes on January 20, 2025.

Ordinance No. 2025.06-92  $\Delta$  (Veranski)

An ordinance to amend the land use plan maps for the Village of Salem Lakes (Maps 23, 24 & 25) to change the land use category from “NB Neighborhood Business” to “HC Highway Corridor Business” on tax parcel 70-4-120-261-0201 in the Village of Salem Lakes. Adopted by the Village of Salem Lakes on June 2, 2025.

Ordinance No. 2025.07-96  $\Delta$  (Village of Salem Lakes)

An ordinance to amend the land use plan maps for the Village of Salem Lakes (Maps 23, 24 & 25) to change the land use category from “PR-1 Park and Recreational” and “Primary Environmental Corridor” to “R-4 Suburban Single-Family Residential” and “Primary Environmental Corridor” on tax parcel 70-4-120-214-0220 in the Village of Salem Lakes. Adopted by the Village of Salem Lakes on July 21, 2025.

Ordinance No. ?  $\Delta$  (Anthony Rossi & Sons LLP)

An ordinance to amend the land use plan maps for the Village of Salem Lakes (Maps 23, 24 & 25) to change the land use category from “Residential” and “Park and Recreational” to “Residential” and “Park and Recreational” on tax parcels 70-4-120-133-0203 & 70-4-120-133-0202 in the Village of Salem Lakes. Adopted by the Village of Salem Lakes on September 8, 2025.

Ordinance No. 2025.10-104  $\Delta$  (RIP SALEM LLC)

An ordinance to amend the land use plan maps for the Village of Salem Lakes (Maps 23, 24 & 25) to change the land use category from “R-8 Medium-Density Urban Residential” to “HC Highway Business Corridor” and “R-9 High-Density Urban Residential” on tax parcels 70-4-120-104-0910, 70-4-120-104-0920 & 70-4-120-104-0900 in the Village of Salem Lakes. Adopted by the Village of Salem Lakes on October 7, 2025.

## Village of Somers

Ordinance No. ?  $\Delta$  (Shoreland Lutheran High School)

An ordinance to amend the land use plan map for the Village of Somers (Map 80) as adopted in the Multi-Jurisdictional Comprehensive Plan for Kenosha County 2035 to change the land use category from Medium-Density Residential, Other Conservancy Land to be Preserved and Surface Water to Governmental and Institutional, Other Conservancy Land to be Preserved and Surface Water on tax parcels 82-4-221-084-262 and 82-4-221-084-272 in the Village of Somers. Adopted by the Village of Somers on April 23, 2024.

Ordinance No. ?  $\Delta$  (Maplecrest Country Club Inc)

An ordinance to amend the land use plan map for the Village of Somers (Map 80) as adopted in the Multi-Jurisdictional Comprehensive Plan for Kenosha County 2035 to change the land use category from Recreational to Medium Density/High Density Residential on tax parcel 82-4-222-201-0100 in the Village of Somers. Adopted by the Village of Somers on June 10, 2025.

Ordinance No. ?  $\Delta$  (Berwick Properties Inc.)

An ordinance to amend the land use plan map for the Village of Somers (Map 80) to change the land use category from “High-Density Residential”, “Other Conservancy Land to be Preserved”, Nonfarmed Wetland, and “SEC” to “Medium-Density Residential”, “Other Conservancy Land to be Preserved”, Nonfarmed Wetland” and “SEC” on tax parcels 82-4-222-151-0560, 82-4-222-151-0561 & 82-4-222-151-0563 in the Village of Somers. Adopted by the Village of Somers on August 12, 2025.

## Town of Brighton

None.

## **Town of Paris**

### Ordinance No. 2025-30 Δ (Zirbel)

An ordinance to amend the multi-jurisdictional comprehensive plan (A Multi-Jurisdictional Comprehensive Plan for Kenosha County 2035) to change the land use category from “Mixed Use” & “SEC” to “Mixed Use”, “Rural-Density Residential” & “SEC” on tax parcel 45-4-221-353-0105 in the Town of Paris. Adopted by Kenosha County on June 18, 2025.

## **Town of Randall**

### Ordinance No. 2025-27 Δ (Geneva 12400 Wilmot LLC)

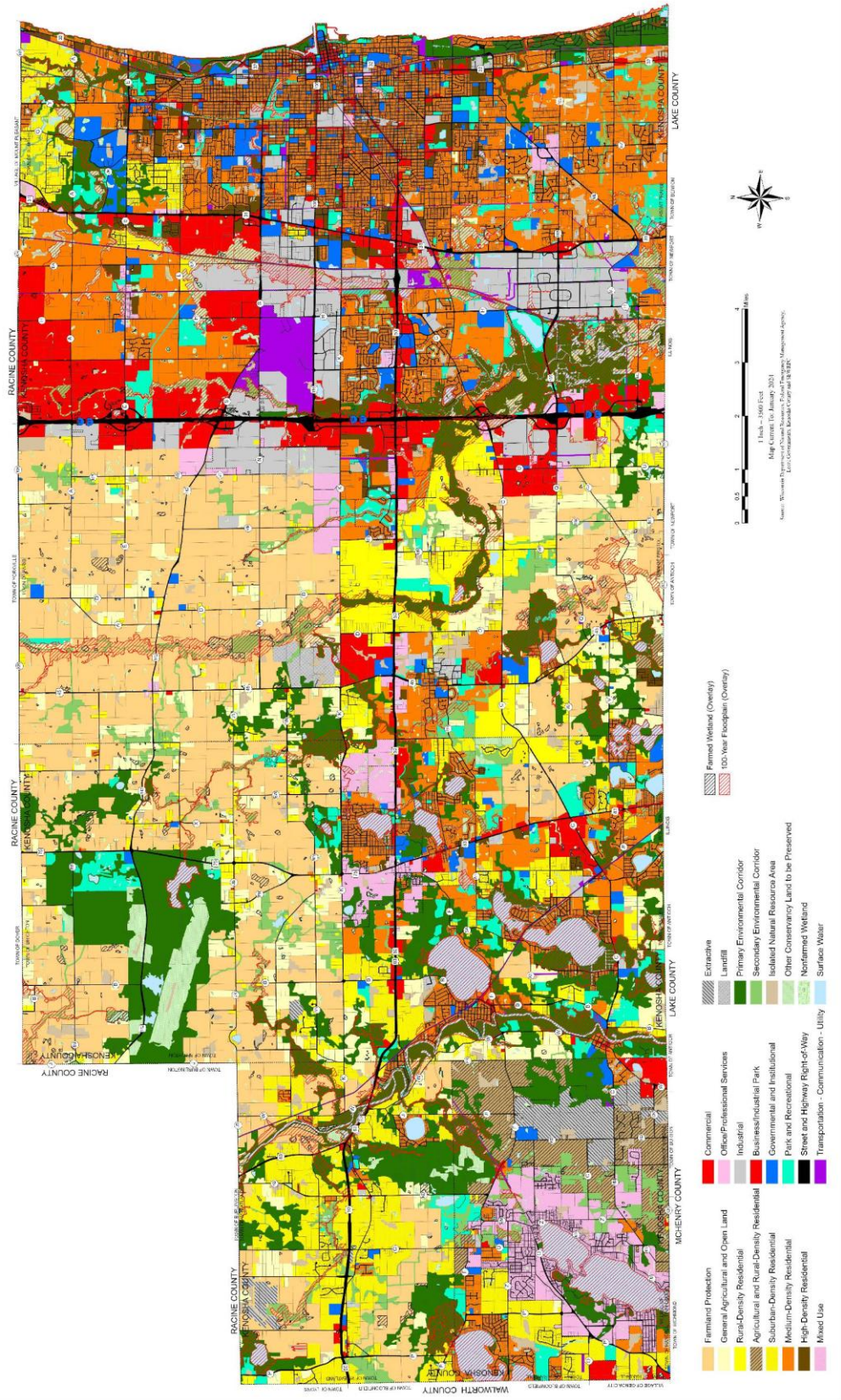
An ordinance to amend the multi-jurisdictional comprehensive plan (A Multi-Jurisdictional Comprehensive Plan for Kenosha County 2035) to change the land use category from “Commercial” and “Non-Farmed Wetland” to “Industrial” and “Non-farmed Wetland” on tax parcels 60-4-119-363-0155 & 60-4-119-363-0200 in the Town of Randall. Adopted by Kenosha County on May 21, 2025.

## **Town of Wheatland**

### Ordinance No. 2025-23 Δ (Lawrence)

An ordinance to amend the multi-jurisdictional comprehensive plan (A Multi-Jurisdictional Comprehensive Plan for Kenosha County 2035) to change the land use category from “Suburban-Density Residential” & “PEC” to “General Agricultural & Open Land” & “PEC” on tax parcel 95-4-219-284-0200 in the Town of Wheatland. Adopted by Kenosha County on April 16, 2025.

MAP 65  
ADOPTED LAND USE PLAN MAP FOR KENOSHA COUNTY: 2035



## RECOMMENDED PROGRAMS & PRIORITIES

Part 7 of Chapter XV – Implementation Element, included a compilation of programs from each of the plan elements to implement the recommendations set forth in the plan. These programs were to be considered as having the highest priority in implementing the plan and were not listed in priority order.

The following are those recommended high-priority programs as included in the Implementation Element and how they have been addressed by Kenosha County staff during the period of January 1, 2025 – December 31, 2025. The recommended programs have been categorized as completed, continuous, in-progress, not addressed, or discontinued (see table below).

Completed ✓	Continuous ∞	In-Progress ~	Not Addressed ≠	Discontinued Ø
Programs that have been addressed and completed	Programs that are on-going throughout the plan year 2035	Programs that have been addressed but are not yet complete	Programs that have not yet been addressed	Programs that have been discontinued

Note: The following information on recommended programs is up to date and accurate to the best of County staff’s knowledge at the time of publication.

### Agricultural, Natural, & Cultural Resources Element (Chapter VIII)

- **∞Program:** Continue to support the Kenosha County Division of Planning and Development in its efforts to protect land and water resources, including farmland, and to implement recommendations set forth in the County Land and Water Resource Management Plan.
- **≠Program:** Study the concept of a transfer of development rights (TDR) program and/or a purchase of development rights (PDR) program for local and county government use that focuses on the protection of agricultural areas.
- **ØProgram:** Update the *Kenosha County Farmland Preservation Plan* to reflect changes to the Wisconsin Farmland Preservation Program approved by the State Legislature in response to the Working Lands Initiative report. Encourage local governments to participate in developing and implementing the updated County Farmland Preservation Plan. (plan not implemented)
- **≠Program:** Designate Agricultural Enterprise Areas (AEA) containing contiguous lands devoted primarily to agricultural use as recommended in the updated County Farmland Preservation Plan. An AEA may be part of a broader strategy to protect farmland and promote agriculture and agriculturally-related development.
- **ØProgram:** Encourage the implementation of the Purchase of Agricultural Conservation Easements (PACE) program, which provides State funding for the purchase of such easements from willing landowners in order to preserve agricultural capacity and conserve unique agricultural resources.
- **ØProgram:** Update the Kenosha County zoning ordinance to meet or exceed farmland preservation standards in accordance with Section 71.613 and Chapter 91 of the *Statutes*, in order to maintain a farmer’s eligibility for State income tax credits and to implement the County Farmland Preservation Plan.

- **∞Program:** Continue to encourage intergovernmental cooperation to protect farmland, including the use of boundary agreements.
- **≠Program:** Work with KABA (Kenosha Area Business Alliance) to develop programs to promote an agricultural economic cluster of farming operations and appropriate agri-businesses on lands designated for agricultural use on the County Land Use Plan Map (Map 65 in Chapter IX).
- **∞Program:** Continue to protect lowland portions of environmental corridors and other lowland areas, including wetlands, through enforcement of C-1 district regulations set forth in the Kenosha County General Zoning and Shoreland/Floodplain Zoning Ordinance.
- **∞Program:** Continue to protect upland portions of environmental corridors and other upland areas through enforcement of C-2 district regulations set forth in the Kenosha County General Zoning and Shoreland/Floodplain Zoning Ordinance.
- **∞Program:** Continue to work with the Seno Kenosha/Racine Land Trust and other non-profit conservation organization (NCOs) to protect primary environmental corridors, natural areas, and critical species habitat sites through fee simple acquisitions and conservation easements.
- **∞Program:** Work to protect environmental corridors and natural areas through County and local plat review processes.
- **≠Program:** Consider amending the Rural Cluster Overlay District in the County zoning ordinance to require stewardship plans for the management of common open space in conservation subdivisions.
- **∞Program:** Support and, where applicable, implement sanitary sewer and stormwater management standards recommended in the regional water quality management plan update and subsequent amendments.
- **∞Program:** Incorporate the updated floodplain mapping from the Kenosha County floodplain map modernization project into the County zoning maps following approval of the maps by the DNR and FEMA.
- **∞Program:** Continue to administer and enforce floodplain and shoreland regulations included in the Kenosha County General Zoning and Shoreland/Floodplain Zoning Ordinance.
- **∞Program:** Continue to implement County ordinance requirements related to land suitability to avoid inappropriate development on severe structural or severe wet soils.
- **∞Program:** Maintain, update, and implement recommendations set forth in the Kenosha County Hazard Mitigation Plan.
- **∞Program:** Plan as funding becomes available, including acquisition of properties in the floodplain without “buildable” areas.
- **≠Program:** Consider amending local zoning ordinances to address Lake Michigan bluff erosion more comprehensively and develop bluff setback requirements for new development and redevelopment projects, with assistance from the Wisconsin Coastal Management Program and Wisconsin Sea Grant.
- **∞Program:** Continue to cooperate with Waste Management/Pheasant Run Landfill to conduct the countywide hazardous household waste collection program and incorporate other recycling efforts and awareness into the program.
- **∞Program:** Continue to provide education and assistance to citizens on potential environmental problems that may impact human health, including home health hazards such as mold, lead, and asbestos; indoor and outdoor air quality; solid and hazardous waste; and pest control.
- **≠Program:** Work with local governments and aggregate producers to identify suitable areas with commercially viable sources of sand and gravel. Ideally, suitable areas should be located in sparsely

populated areas and not have significant surface natural resources. Exceptions may be considered for innovative mining methods that have minimal impacts on surrounding residents and land uses.

- **~Program:** Update the County Park and Open Space Plan, including updates from the regional natural areas and critical species habitat plan, to maintain eligibility for DNR Stewardship funding.
- **∞Program:** Continue the development, enhancement, and management of recreational trail facilities to ensure connectivity of such facilities in Kenosha County including potential water trails, as illustrated in Map 61 and potential area-wide recreational bicycle trails, as illustrated in Map 63.
- **∞Program:** Preserve and maintain structures with significant historical value owned by the County.
- **∞Program:** Preserve and maintain sites owned by the County that have significant archaeological value.

## Land Use Element (Chapter IX)

- **∞Program:** Kenosha County will continue to work with Towns to develop land use plans and plan amendments for inclusion in the multi-jurisdictional plan that can be implemented through County land use-related ordinances and identify and adopt needed amendments to such ordinances.
- **∞Program:** Kenosha County will continue to administer and enforce the Kenosha County General Zoning and Shoreland/Floodplain Zoning Ordinance in unincorporated areas in accordance with State and Federal requirements and the land use plan map (Map 65).
- **✓Program:** Communities may establish urban and rural design guidelines as a Town ordinance for which compliance may be mandatory (regulatory approach by converting guidelines into ordinance regulations) or voluntary (nonregulatory approach by encouraging developers to follow a design manual). As an integral part of this comprehensive plan and in unincorporated Towns, Towns may establish Town-specific urban and rural design guidelines for residential, commercial, industrial, office, business park, village/town center, recreational, and institutional development, provided said design guidelines are first approved by Kenosha County before a design guideline ordinance is enacted by a Town.
- **~Program:** Encourage a full range of housing structure types and sizes, including single-family, two-family, and multi-family dwelling units, in sanitary sewer service areas to provide affordable housing options for households of all income levels, ages, and special needs projected for Kenosha County in 2035. Promote in-fill development and alternative housing stock options.
- **∞Program:** Encourage the development of nursing homes, community-based residential facilities, and other types of assisted living facilities for the elderly and persons with disabilities in appropriate locations.
- **~Program:** The County and affected local governments should cooperatively identify study areas for integrated land use and transportation plans around IH 94 interchanges and prepare plans for these areas to refine the land use development pattern set forth on Map 65.
- **~Program:** Local governments will consider developing neighborhood plans that include a planned street network plan to provide proper guidance to developers for connectivity of collector and land access streets between subdivisions.
- **∞Program:** Encourage and support businesses and agribusiness that use “green” development techniques and focus on renewable, alternative, or sustainable energy resources.
- **✓Program:** Kenosha County will work with towns to update County shoreland zoning regulations to

comply with pending updates to Chapter NR 115 of the *Wisconsin Administrative Code*.

- **∞Program:** Kenosha County and SEWRPC will continue to provide all inventory and additional planning maps produced for the multi-jurisdictional comprehensive planning process to local governments, on request, to facilitate joint land use planning.

## Housing Element (Chapter X)

- **≠Program:** Kenosha County should study the feasibility of creating a countywide housing trust fund to provide a dedicated source of revenue to support the development and preservation of affordable housing.
- **~Program:** Identify programs and potential funding sources for new programs to assist homeowners in creating more energy-efficient homes and in making needed repairs, including improvements to meet State and Federal lead-safe standards.
- **∞Program:** Continue cooperative efforts between the Kenosha County Division of Health and local governments to enforce State public health Statutes, and County and local ordinances concerning dilapidated, unsafe, or unsanitary housing that pose a human health hazard.
- **∞Program:** Support and consider expanding the Kenosha County Housing Authority programs, including the Housing Rehabilitation Loan Program, the Homestead Opportunity Loan Program, and the Fox River Flood Mitigation Program.
- **≠Program:** Encourage local and county governments to incorporate Universal Design requirements into local zoning ordinances and building codes.
- **∞Program:** Continue to support and expand Kenosha County Division of Aging & Disability Services<sup>1</sup> and programs, which provide support services and information to elderly and physically disabled residents, and to their families.
- **∞Program:** Continue to support nonprofit agencies and Kenosha County's Division of Aging & Disability Services "stay-at-home" services to assist elderly and disabled residents living in traditional homes. Aside from personal and home healthcare, services include adult day care, home modification, housekeeping, meal delivery, lawn care, and snow removal.
- **~Program:** Identify causes and solutions for housing shortage as part of county-wide housing task force initiative.

## Transportation Element (Chapter XI)

- **≠Program:** Kenosha County, in cooperation with local governments, SEWRPC, and State agencies, should prepare a Countywide transit plan, which would analyze and recommend fully coordinated transit improvements and connections within the County and equitable funding for transit services, in lieu of or as an interim measure until a permanent RTA is formed that would provide regional funding and management of transit services.

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<sup>1</sup> The Kenosha County Division of Aging Services, through the Aging and Disability Resource Center, provides information, programs, and services pertaining to transportation, healthcare services, elderly housing, meal programs, benefit services, financial assistance, recreation and education programs, and other services for the elderly and disabled.

- **✓Program:** Prepare and implement City, Village, and Town neighborhood plans, small area plans, and bicycle and pedestrian plans to provide a coordinated system of bicycle and pedestrian trails, collector streets, and local land access streets.
- **≠Program:** Review the recommended transit service improvements set forth in the forthcoming Kenosha Area Transit System Development Plan 2009-2013 and subsequent updates and implement desired recommendations.
- **✓Program:** Update the Public Transit-Human Services Coordination Plan for Kenosha County originally completed in 2016. This plan is intended to provide a framework to assist community leaders, human services agencies, and public transit agencies to improve transportation services in each county and between counties.
- **∞Program:** Continue operation of transportation services for persons with disabilities and elderly residents through operation of the Care-A-Van, Volunteer Escort, Discovery Bus, and similar programs through the comprehensive plan design year 2035.
- **✓Program:** Develop and implement a detailed bike and pedestrian trail plan for Kenosha County under the guidance of an advisory committee to be formed by Kenosha County. The plan should determine specific locations for bike and pedestrian trails and identify potential links to existing trails in Kenosha County, trails in adjacent counties, and a potential east-west trail in the County.
- **∞Program:** Consider including facilities for walking and bicycling during the review and approval of all development projects, including street and highway improvements, to provide an alternative to motor vehicle travel and to promote a healthy lifestyle.
- **∞Program:** Continue working with SEWRPC and WisDOT to continue regional planning efforts and to develop methods to promote interconnection between all transportation modes and systems available within the County and the Region.
- **∞Program:** Work with SEWRPC, WisDOT, and local governments to comprehensively review and update the Kenosha County jurisdictional highway system plan and to implement its recommendations.
- **~Program:** Consider preparing and adopting a highway access management ordinance to regulate access to County highways, and coordinate with local governments to develop consistency between County highway access management regulations and local access management/driveway ordinances.
- **∅Program:** Encourage the use of the design concept called “Complete Streets.”<sup>2</sup>
- **∞Program:** Continue to maintain existing County and local streets and highways, including resurfacing, reconstruction, and patching; snow clearing; sign maintenance; and mowing, trash removal, and tree trimming within highway rights-of-way.
- **~Program:** Develop and implement a plan to provide micro-transit transportation to the County’s employment centers.
- **~Program:** Create a Focus Committee that will inform the team developing Kenosha County’s Comprehensive Safety Action Plan to address fatal/injury crashes.
- **~Program:** Pursue the implementation of a bike-share program.

## Utilities and Community Facilities Element (Chapter XII)

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<sup>2</sup> “Complete Streets” are designed and operated to enable safe access for all users, including pedestrians, bicyclists, motorists, and transit riders of all ages and abilities. See [www.completestreets.org](http://www.completestreets.org) for more information.

- **∞Program:** Continue the cooperative process among DNR, SEWRPC, and County and local governments for coordinated planning of land use, sewage treatment and disposal, stormwater management, and water supply facilities and services.
- **∞Program:** Continue to develop stormwater management plans and ordinances and joint agreements to provide centralized and/or shared stormwater management facilities, if cost savings and/or service level improvements would result.
- **≠Program:** Consider the potential establishment of a County manure storage ordinance and a livestock siting ordinance, as authorized under Sections 92.15 and 92.16, respectively, of the *Wisconsin Statutes*.
- **≠Program:** Study the feasibility of providing permanent household hazardous waste drop-off sites in the County.
- **✓Program:** Work with pharmacies, medical centers, health care providers, hospice providers, and veterinarians in Kenosha County to develop a pharmaceutical collection program.
- **∞Program:** Continue local solid waste collection and disposal services and local recycling programs.
- **∞Program:** County and local governments should continue to work with State officials and agencies, private industry, and WE Energies to support projects that improve air quality.
- **∞Program:** Continue to provide public health, health care, and transportation programs and services offered by Kenosha County government departments and agencies, including the Aging and Disability Resource Center, Health Division, Children and Family Services, and the Veterans Service. The programs and services provided by Kenosha County agencies and departments should be assessed during the annual comprehensive plan review process.
- **∞Program:** Periodically assess local fire, police, and EMS services to determine if additional personnel, facilities, and equipment are needed to maintain an acceptable level of service.
- **∞Program:** Continue to provide dispatch services through the integrated County emergency call dispatch center, which is operated by the Kenosha City/County Joint Services-Communications Center and through local dispatch services.
- **∞Program:** Continue to prepare or initiate a Capital Improvements Program (CIP) in the County and in each local government to help identify major public projects, including land acquisition, equipment acquisition, transportation facility development and maintenance (including roadways and transit), building maintenance and development, and park projects; and funding sources to implement desired projects.
- **∞Program:** Cities, villages, and towns will initiate contacts with surrounding communities and the County prior to constructing new facilities or establishing or expanding community services to determine if there are opportunities for joint facilities and services.
- **∞Program:** Kenosha County will initiate contacts with local governments prior to constructing new facilities or establishing or expanding community services to determine if there are opportunities for joint facilities and services.

### **Economic Development Element (Chapter XIII)**

- **∞Program:** Continue administration of the Kenosha County Revolving Loan Fund (RLF) to create employment opportunities, encourage private investment, and provide a means to finance new and expanding businesses, including small businesses, in the County.

- **∞Program:** Support the continued use of Community Development Block Grant – Economic Development (CDBG–ED) funds. The funds can be used for loans to businesses wishing to expand in Wisconsin or relocate to Wisconsin. The County is able to retain the funds to capitalize the Kenosha County RLF once they are repaid by the businesses.
- **∞Program:** Continue to support UW Extension’s efforts to market and link Kenosha County agricultural products, including organic products, to restaurants and stores in Kenosha County and surrounding areas.
- **∞Program:** Continue to support KABA in its efforts to develop and distribute educational materials regarding various funding and incentive opportunities available for businesses located in Kenosha County or wishing to relocate to the County, including Wisconsin Department of Commerce, WHEDA, and Federal financing programs inventoried in Part 2 of Chapter XIII and Appendix U.
- **∞Program:** Encourage and assist KABA to continue involvement and partnership with educational and training programs such as Gateway Technical College Associate’s Degree in Management.
- **∞Program:** Encourage and assist KABA’s Education Foundation in its efforts to develop education initiatives with local schools to improve the quality of education and increase the number of County residents completing post-high school education.
- **~Program:** Establish an outreach program to potential employees, including high school students, college students, and their parents to match desired skills.
- **~Program:** Identify sustainable lands to be retained in long-term agricultural use in consultation with Kenosha County and local governments.
- **∞Program:** Together with input from the Kenosha County Broadband Advisory Committee, develop telecommunications and technology strategies for the County to ensure access to wireless voice and data communications networks for County businesses and residents, including residents who telecommute or operate a home-based business.
- **∞Program:** Support KABA and the Milwaukee 7 in promoting Kenosha County to businesses considering expanding or relocating to Kenosha County from outside the Southeastern Wisconsin Region.
- **~Program:** Seek opportunities to attract businesses that utilize sustainable and environmentally-friendly economic development concepts such as the use of renewable energy sources; building and landscape designs that reduce the use of toxic chemicals, reduce the use of impervious building materials, and utilize other “green” development measures; and provide jobs that pay wages sufficient to meet the cost of living in Kenosha County.
- **~Program:** Continue to implement a county-wide retail development strategy.
- **∞Program:** Encourage and assist high school educational programs and school district rightsizing initiatives regarding development design regarding school access and dedication for future schools, parks and playgrounds.

## **Intergovernmental Cooperation Element (Chapter XIV)**

- **∞Program:** Provide an arrangement for continuing dialog about land use planning and regulation issues and boundary issues among local governments, and between local governments and Kenosha County. The MJAC and Kenosha County Council of Governments are existing multi-jurisdictional groups that may provide the organizational setting for such discussions.

- **∞Program:** Continue to involve local governments in the promotion of county-wide strategic commerce marketing and use of <https://lifebalancedkenosha.com/> to promote quality of life opportunities across the County.
- **∞Program:** If requested by local governments, Kenosha County will provide technical assistance and data to assist in the development of boundary agreements, subject to staff availability.
- **≠Program:** Consider the preparation of a multi-jurisdictional stormwater management plan, including counties and local governments adjacent to Kenosha County within the same watershed.
- **∞Program:** Continue working with SEWRPC to prepare new and updated elements of the regional plan, such as the regional transportation, water quality, water supply, natural areas, and telecommunications plans and the County jurisdictional highway system plan.
- **∞Program:** Continue to involve local governments when County land use-related plans or ordinances or plans for developing or delivering County facilities or services are prepared or comprehensively updated.
- **∞Program:** Work with school districts and/or adjacent communities in the district, on request, to assess the impact of proposed new subdivisions on district facilities. Consider inviting school district officials to County and local meetings when new development projects will be discussed and provide copies of meeting agendas to enhance communications.

## Zoning Ordinances

### Consistency Between the Multi-Jurisdictional Comprehensive Plan and County Ordinances

Section 66.1001 (3) of the Statutes requires that the following ordinances be consistent with a unit of Government's comprehensive plan by January 1, 2010:

- Official mapping established or amended under Section 62.23 (6) of the Statutes.
- County or local subdivision regulations under Section 236.45 or 236.46 of the Statutes.
- County zoning ordinances enacted or amended under Section 59.69 of the Statutes.
- City or village zoning ordinances enacted or amended under Section 62.23 (7) of the Statutes.
- Town zoning ordinances enacted or amended under Section 60.61 or 60.62 of the Statutes.
- Zoning of shorelands or wetlands in shorelands under Section 59.692 (for counties), 61.351 (for villages), or 62.231 (for cities) of the Statutes.

At the time of this annual report, Kenosha County's ordinances mentioned above are consistent with the multi-jurisdictional comprehensive plan. Consideration will also be given to the following potential changes to the County zoning ordinance, which have been identified in Town land use and comprehensive plans:

- **≠Program:** The addition of "open space" suburban cluster subdivision options in the R-2 and R-3 Districts to foster and accommodate "open space" suburban cluster subdivisions served by public sanitary sewer service and which would be located within approved sanitary sewer service areas.
- **≠Program:** Site plan review for uses proposed in residential zoning districts.
- **✓Program:** The addition of landscaping standards and bufferyard requirements.
- **∅Program:** Amend the Farmland Preservation Zoning Ordinance per s. 91.34, Wis. Stats., by

December 31, 2015 to be consistent with the revised FPP.

- **✓Program:** With assistance from SEWRPC, Kenosha County adopted a new land division ordinance entitled The Kenosha County Land Division Ordinance on September 19, 2017.

## UPDATED INVENTORY DATA

None.

## PROPOSED PLAN AMENDMENTS

Work with SEWRPC and Kenosha County Division of Health to create a Health element to be added to the Kenosha County Comprehensive Plan.

### Proposed Plan Text Amendments

None.

## SUMMARY

In the fourteenth year of implementation, Kenosha County staff has continued to work on some significant programs as recommended by the multi-jurisdictional comprehensive plan. These programs include work to address the housing shortage and implementation of a bike-share program.

Between January 1, 2025 and December 31, 2025, the adopted land use plan map for Kenosha County had 30 amendments. This included 8 amendments within the City of Kenosha, 3 amendments within the Village of Bristol, 8 amendments within the Village of Pleasant Prairie, 5 amendments within the Village of Salem Lakes, 3 amendments within the Village of Somers, 1 amendment within the Town of Paris, 1 amendment within the Town of Randall and 1 amendment within the Town of Wheatland.

### Summary of Recommended Programs and Priorities

Below is a summary of completed, continuous, in-progress, not addressed, and discontinued programs related to the *Kenosha County multi-jurisdictional comprehensive plan* conducted by Kenosha County staff during the period of January 1, 2024 – December 31, 2024.

	Completed ✓	Continuous ∞	In-Progress ~	Not Addressed ≠	Discontinued ∅
<b>Agricultural, Natural, &amp; Cultural Resources Element</b> (27)	0 (0.0%)	17 (63.0%)	1 (3.7%)	6 (22.2%)	3 (11.1%)
<b>Land Use Element</b> (10)	2 (20%)	5 (50.0%)	3 (30.0%)	0 (0.0%)	0 (0.0%)
<b>Housing Element</b> (8)	0 (0%)	4 (50.0%)	2 (25.0%)	2 (25.0%)	0 (0.0%)
<b>Transportation Element</b> (15)	3 (20.0%)	5 (33.3%)	4 (26.7%)	2 (13.3%)	1 (6.7%)

<b>Utilities and Community Facilities Element (13)</b>	1 (7.7%)	10 (76.9%)	0 (0%)	0 (0%)	2 (15.4%)
<b>Economic Development Element (13)</b>	0 (0.0%)	9 (69.3%)	4 (30.8%)	0 (0.0%)	0 (0.0%)
<b>Intergovernmental Cooperation Element (7)</b>	0 (0.0%)	6 (85.7%)	0 (0.0%)	1 (14.3%)	0 (0.0%)
<b>Zoning Ordinances (5)</b>	2 (40.0%)	0 (0.0%)	0 (0.0%)	2 (40.0%)	1 (20.0%)
<b>TOTAL: (98)</b>	<b>8 (8.2%)</b>	<b>56 (57.1%)</b>	<b>14 (14.3%)</b>	<b>13 (13.2%)</b>	<b>7 (7.1%)</b>

All other programs recommended in the multi-jurisdictional comprehensive plan that are not included in this annual report are considered on-going programs that should continue to be carried out throughout the life of the plan.

### Summary of Updated Inventory Data

None.

Community Assistance Planning Report No. 299, 2nd Edition

A MULTI-JURISDICTIONAL COMPREHENSIVE PLAN UPDATE FOR KENOSHA COUNTY

## **Chapter 5**

# **HOUSING**

### **5.1 INTRODUCTION**

This chapter provides an inventory of existing housing stock, including value, and occupancy characteristics. Information is also provided about County programs and ordinances affecting housing and zoning regulations for minimum home sizes, minimum lot sizes, and housing type.

#### **Census Data**

Decennial Census data from 2020 and American Community Survey data were used in collecting most of the existing housing stock data presented in this chapter. Decennial Census data was used when possible. Data from Decennial Census is generally more accurate because it is based on 100 percent of the responses to the 2020 Census. In most cases, data from U. S. Bureau of the Census-American Community Survey: 2016-2020 were used because data were not available from U. S. Bureau of the Census-Decennial Census. Data from the Decennial Census are more accurate than data from the American Community Survey, due to sampling-related errors; however, the American Community Survey includes a wider range of topics and in some cases is the only source of information. Because the sample sizes are different, the data reported by the Census may differ for each data source. Unfortunately, the Census does not adjust to reconcile the discrepancies. In addition, some of the data to follow in this chapter are based on total housing units and some are based on occupied units only, depending on how the Census data were reported. This distinction is either footnoted or provided in the source on all applicable tables.

## 5.2 INVENTORY

### **Housing Supply**

The characteristics of the existing housing stock in the County have been inventoried to help determine the number and type of housing units that will best suit the needs of County residents through 2050. The existing housing stock inventory includes:

- Total housing units
- Occupancy
- Value of owner-occupied housing units
- Median sale price of housing units
- Rental Costs
- Structure type

### ***Total Housing Units and Occupancy***

Information regarding the occupancy and tenure status of housing units in the Region, Kenosha County, and communities in Kenosha County is presented in Table 5.1. There were 70,755 housing units in the County in 2020, of which 91 percent were reported as “occupied” by the U.S. Census and the remaining 9 percent were reported as “vacant.” Of the 64,595 occupied housing units, 42,915 units, or 61 percent of the total number of housing units in the County, were owner-occupied; the balance of occupied housing units, 21,680 units, or 31 percent, were renter-occupied.

As shown in Table 5.2, of the 6,160 vacant housing units identified in the 2020 census, 2,469 units were reported as being devoted to seasonal or occasional use. The other 3,691 vacant housing units were available for rent or sale; rented or sold but not yet occupied; or vacant for other reasons.

### ***Value of Owner-Occupied Housing Units***

Table 5.3 sets forth the value of owner-occupied housing units for each local government in Kenosha County in 2020. These values can be used to determine if there are adequate home ownership

opportunities for residents of all income levels. About 30 percent of owner-occupied homes had values of less than \$149,999, about 47 percent had values between \$150,000 and \$299,999 and about 17 percent had values between \$300,000 and \$499,999. About 4 percent of owner-occupied homes had values of more than \$500,000. The median value for owner-occupied housing units in the County was \$188,400.

### ***Median Sales Prices***

The Wisconsin Realtors Association records information on all Multiple Listing Service (MLS) real estate sale transactions that occur in each county within the Region and the State. Such information for Kenosha County for the years 2008 through 2023 is shown on Table 5.4 and sets forth the number of MLS sales and the median sales prices for housing units in the County from 2008 to 2023.<sup>1</sup> In 2008, median sales price for a housing unit in Kenosha County was \$159,900. The median selling price for housing units in the County decreased from 2008 to 2012; then from 2013 to 2020, the median selling price increased each year ranging from nearly \$14,000 to \$19,000. In 2020, the median price for a housing unit was \$213,000 in Kenosha County, an increase of nearly 34 percent from the year 2008 median price. Since 2020, the median selling price has increased to \$265,000 in 2023, an increase of about 24 percent from 2020.

### ***Rental Costs***

Table 5.5 sets forth monthly housing costs for rental units for Kenosha County for the years 2010, 2020, and 2022. Contract rent plus the estimated average monthly cost of utilities (electricity, gas, water, and sewer) and fuels are included in the calculation of monthly gross rent. The median monthly cost for rental housing in Kenosha County was \$787 in 2010. The median monthly cost for rental housing in the County increased to \$1,110 in 2022, an increase of about 41 percent.

### ***Structure Type and Year Built***

Table 5.6 sets forth the number of housing units by structure type in the County from 1970 through 2020, based on the U.S. Census. The total number of housing units increased from 35,468 to 70,755, or by about 99 percent, between 1970 through 2020. In 2020, about 69 percent of housing units in the County were in single-family structures and about 7 percent were in two-family structures. About 21 percent of units were in multi-family structures and about 3 percent were mobile homes structures. Although there was a slight increase in the total number of housing units between 2010 and 2020, the percentage of units in two-family residential structures decreased by 4 percent, while the percentage of units in single-family

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<sup>1</sup>The median sales price information is limited to single-family homes, duplexes, and condominiums.

residential structures increased by 3 percent, and mobile home structures and multi-family residential structures both increased by 7 percent.

The age of the existing housing stock, set forth in Table 5.7, in the County also provides insight into the character and condition of existing homes. It can be assumed that as housing stock ages, more housing units will need to be rehabilitated or replaced. About 29 percent of the County's housing stock was constructed between 1990 and 2009. About 23 percent of existing homes in the County were built before 1950. The median year built for all homes in Kenosha County was 1973.

### **5.3 HOUSING PROGRAMS AND AFFORDABLE HOUSING**

#### **Housing Programs Available in Kenosha County**

Government sponsored housing programs have been inventoried to assess government's potential to help the private sector meet housing needs. A summary of housing programs available in Kenosha County is presented in Table 5.8. The array of government sponsored programs and funding availability is almost continually changing, therefore, the table focuses on those programs that have the potential for increasing the availability of lower-cost housing and rehabilitation in Kenosha County. Many of the programs available in Kenosha County are administered through local and State agencies that receive funding from the Federal government. Agencies involved in administering housing programs include the Kenosha County Housing Authority; the U.S. Department of Agriculture (USDA) Rural Development; the Wisconsin Housing and Economic Development Authority (WHEDA); and U.S. Department of Housing and Urban Development (HUD). Information on programs offered by Federal and State agencies that defer or alleviate housing and rehabilitation costs, including Veterans Administration and State Historical Society programs, and information on private and quasi-public housing programs, including "green development" related programs, is also provided.

#### **Affordable Housing**

HUD defines housing affordability as households "paying no more than 30 percent of their income for housing." Households that pay more than 30 percent of their monthly income for housing are considered to have a high housing cost burden. The measure is based on gross pre-tax income. Another measure of affordability is implied in the long-standing mortgage lending practice of limiting borrower's monthly housing costs to 28 or 29 percent of their gross monthly income as a condition of loan approval. Thus, 28 to 30 percent can be considered a cutoff beyond which housing is not affordable.

A regional housing plan<sup>2</sup> was adopted by the Regional Planning Commission in March 2013. The vision of the plan is to provide suitable and affordable housing for all residents of the Southeastern Wisconsin Region. The advisory plan sets forth a series of general objectives to address the provision of affordable and accessible housing throughout the Region. Local government and State and Federal agency implementation of the plan recommendations set forth in the regional housing plan will be necessary to achieve the following objectives:

- Provide decent, safe, sanitary, and financially sustainable housing for all current residents of the Region and for the Region's anticipated future population
- Improve links between jobs and affordable housing by providing additional affordable housing near major employment centers; increasing employment opportunities near concentrations of existing affordable housing; and providing improved public transit between job centers and areas with affordable housing
- Maintain and expand the stock of subsidized housing in the Region to meet the anticipated need for such housing
- Provide accessible housing choices throughout the Region, including near major employment centers
- Eliminate housing discrimination in the Region
- Reduce economic and racial segregation in the Region
- Encourage the use of environmentally responsible residential development practices throughout the Region
- Encourage neighborhood design principles that provide housing in a physical environment that is healthy, safe, convenient, and attractive

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<sup>2</sup> Documented in SEWRPC Planning Report No. 54, A Regional Housing Plan for Southeastern Wisconsin: 2035, March 2013.

Specifically, the regional housing plan recommends that local governments that provide sanitary sewer and other urban services designate areas for the development of new single-family homes on lots of 10,000 square feet or smaller, with home sizes of less than 1,200 square feet, to accommodate the development of housing affordable to moderate-income households. Communities with sewer service should also provide areas for the development of multifamily housing at a density of at least 10 units per acre, or 18 units or more per acre in highly urbanized communities, to accommodate the development of housing affordable to lower-income households.

A key recommendation of the housing plan is that local governments review their comprehensive plans and zoning ordinances and consider changing the plans and ordinances, if necessary, to address the potential need for affordable housing. The County's comprehensive plan and zoning ordinance do not present barriers to the development of housing that could be affordable to a wide-range of households; however, cities and villages have planning and land use authority in incorporated areas that are most likely to provide public sanitary sewer service. Residential zoning district information related to single-family housing and multifamily housing are shown on Maps 5.1 and 5.2 respectively.

Structure type, or residential building type, is one of the most important considerations in providing market-rate housing that may be more affordable to a wider range of households. The most affordable market-rate housing tends to be multifamily housing, such as apartment buildings, while single-family homes tend to be more costly. Table 5.5 presents the number of units by structure type in the County according to the American Community Survey data.

Another mechanism to facilitate the development of affordable housing is through Wisconsin's Tax Increment Finance (TIF) Program. The TIF program was approved by the Legislature in 1975 and provides a means for a city or County to promote tax base expansion. A TIF is aimed at eliminating blight, rehabilitating declining property values, and promoting industry and mixed-use development. TIFs can be created expressly to fund investments in affordable housing, with the housing development being the capital investment intended to spur community revitalization. TIFs can also be set up principally to fund infrastructure or other public improvements intended to stimulate economic revitalization with affordable housing development or preservation funded as a secondary activity to help prevent displacement of residents due to higher taxes and increased rents or home prices resulting from higher property values.

A municipality can adopt an Affordable Housing extension resolution after it pays all the TIF project costs. The Affordable Housing extension resolution must state the year the final tax increment was (or will be)

received and describe how the funds will be used for affordable housing. The resolution can extend the TIF's life for up to one year.

#### **5.4 KENOSHA COUNTY HOUSING TASK FORCE**

The Kenosha County Housing Task Force was formed in late 2024 by the Kenosha Area Business Alliance and Kenosha County, to bring together a broad coalition of stakeholder, including developers, nonprofit organizations, real estate professionals, local government officials, major employers, and financing experts, to explore solutions for expanding housing availability across the County.

- The creation of a comprehensive list of housing resources from Kenosha County, the State, and other midwestern communities to reference/utilize
- The creation of an accessible website that contains housing related resources
- The creation of a document that explains the different housing types
- The creation of an informational sheet relating to the housing planning process for each municipality
- The creation and distribution of qualitative data to educate the public on the need of housing for all
- The creation of a more comprehensive approval and permitting process
- The creation of a more up-to-date zoning ordinance



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## **Chapter 5**

# **HOUSING**

### **TABLES**



**Table 5.1**  
**Occupancy and Tenure Status of Housing Units in Kenosha County by Civil Division: 2020**

Community	Owner-Occupied		Renter-Occupied		Total Occupied		Vacant		Total	
	Number	Percent of Total	Number	Percent of Total	Number	Percent of Total	Number	Percent of Total	Number	Percent of Total
<b>Towns</b>										
Brighton	609	86.6	84	11.9	693	98.6	10	1.4	703	100.0
Paris	538	82.3	55	8.4	593	90.7	61	9.3	654	100.0
Randall	1,066	67.2	112	7.1	1,178	74.2	409	25.8	1,587	100.0
Somers	311	69.7	73	16.4	384	86.1	62	13.9	446	100.0
Wheatland	989	69.6	279	19.6	1,268	89.3	152	10.7	1,420	100.0
<b>City</b>										
Kenosha	22,060	53.3	16,356	39.5	38,416	92.9	2,955	7.1	41,371	100.0
<b>Villages</b>										
Bristol	1,632	76.3	272	12.7	1,904	89.0	236	11.0	2,140	100.0
Paddock Lake	953	72.5	239	18.2	1,192	90.6	123	9.4	1,315	100.0
Pleasant Prairie	6,462	78.2	1,386	16.8	7,848	94.9	419	5.1	8,267	100.0
Salem Lakes	4,463	71.2	1,167	18.6	5,630	89.9	634	10.1	6,264	100.0
Somers	2,178	65.5	999	30.0	3,177	95.5	148	4.5	3,325	100.0
Twin Lakes	1,654	50.7	658	20.2	2,312	70.9	951	29.1	3,263	100.0
<b>Kenosha County</b>	<b>42,915</b>	<b>60.7</b>	<b>21,680</b>	<b>30.6</b>	<b>64,595</b>	<b>91.3</b>	<b>6,160</b>	<b>8.7</b>	<b>70,755</b>	<b>100.0</b>
<b>Region</b>	<b>503,926</b>	<b>56.8</b>	<b>314,167</b>	<b>35.4</b>	<b>818,093</b>	<b>92.2</b>	<b>69,125</b>	<b>7.8</b>	<b>887,218</b>	<b>100.0</b>
<b>Wisconsin</b>	<b>1,596,500</b>	<b>58.9</b>	<b>781,435</b>	<b>28.8</b>	<b>2,377,935</b>	<b>87.8</b>	<b>331,509</b>	<b>12.2</b>	<b>2,709,444</b>	<b>100.0</b>

Source: U.S. Census Bureau American Community Survey: 2016-2020 and the Southeastern Wisconsin Regional Planning Commission

**Table 5.2**  
**Housing Vacancies in Kenosha County Communities: 2020**

Community	For Rent	For Sale Only	Rented or Sold, Not Occupied <sup>a</sup>	For Seasonal, Recreational, or Occasional Use	For Migrant Workers	Other Vacant <sup>b</sup>	Total Occupied Units	Total Units	Total Vacancy Rate (%)
Towns									
Brighton	--	--	--	--	--	10	693	703	1.4
Paris	16	--	--	28	--	17	593	654	9.3
Randall	--	--	35	339	--	35	1,178	1,587	25.8
Somers	--	34	14	--	--	14	384	446	13.9
Wheatland	--	--	38	76	--	38	1,268	1,420	10.7
City									
Kenosha	744	403	450	380	--	978	38,416	41,371	7.1
Villages									
Bristol	15	--	68	153	--	--	1,904	2,140	11.0
Paddock Lake	--	13	--	91	--	19	1,192	1,315	9.4
Pleasant Prairie	75	38	91	95	--	120	7,848	8,267	5.1
Salem Lakes	12	59	60	472	--	31	5,630	6,264	10.1
Somers	12	33	40	49	--	14	3,177	3,325	4.5
Twin Lakes	8	50	20	786	--	87	2,312	3,263	29.1
Kenosha County	882	630	816	2,469	--	1,363	64,595	70,755	8.7

<sup>a</sup> The unit is classified "rented or sold, not occupied" if any money towards rent has been paid or the unit has recently been sold but the occupant has not yet moved in.

<sup>b</sup> If a vacant unit does not fall into any of the other categories it is classified as an "other vacant unit." Examples include units held for occupancy by a caretaker and units held for personal reasons of the owner.

Source: U.S. Census Bureau American Community Survey: 2016-2020 and the Southeastern Wisconsin Regional Planning Commission

**Table 5.3**  
**Value for Owner-Occupied Housing Units in Kenosha County Communities: 2020**

Community	Less than \$50,000		\$50,000 to \$99,999		\$100,000 to \$149,999		\$150,000 to \$199,999		\$200,000 to \$299,999		\$300,000 to \$499,999		\$500,000 or More		Median Value (\$)		
	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent	Number	Percent	
<b>Towns</b>																	
Brighton	27	4.4	8	1.3	4	0.7	34	5.6	134	22.0	173	28.4	229	37.6	609	100.0	383,300
Paris	-	0.0	-	0.0	13	2.4	45	8.4	148	27.5	205	38.1	127	23.6	538	100.0	367,000
Randall	17	1.6	6	0.6	67	6.3	179	16.8	534	50.1	193	18.1	70	6.5	1,066	100.0	243,600
Somers	58	18.7	7	2.3	30	9.6	118	37.9	62	19.9	32	10.3	4	1.3	311	100.0	181,100
Wheatland	131	13.2	11	1.1	155	15.7	195	19.7	191	19.3	248	25.1	58	5.9	989	100.0	200,800
<b>City</b>																	
Kenosha	675	3.1	2,244	10.2	6,535	29.6	5,990	27.1	4,459	20.2	1,821	8.3	336	1.5	22,060	100.0	160,900
<b>Villages</b>																	
Bristol	160	9.8	78	4.8	145	8.9	102	6.2	478	29.3	529	32.4	140	8.6	1,632	100.0	277,200
Paddock Lake	16	1.7	40	4.2	224	23.5	399	41.9	192	20.1	74	7.8	8	0.8	953	100.0	167,900
Pleasant Prairie	540	8.3	179	2.8	529	8.2	860	13.3	1,825	28.2	2,143	33.2	386	6.0	6,462	100.0	248,800
Salem Lakes	253	5.7	379	8.5	602	13.5	733	16.4	1,241	27.8	1,037	23.2	218	4.9	4,463	100.0	218,100
Somers	28	1.3	120	5.5	278	12.8	461	21.2	589	27.0	561	25.7	141	6.5	2,178	100.0	224,700
Twin Lakes	4	0.2	14	0.9	216	13.1	409	24.7	778	47.0	175	10.6	58	3.5	1,654	100.0	223,500
<b>Kenosha County</b>	<b>1,909</b>	<b>4.4</b>	<b>3,086</b>	<b>7.2</b>	<b>8,798</b>	<b>20.5</b>	<b>9,525</b>	<b>22.2</b>	<b>10,631</b>	<b>24.8</b>	<b>7,191</b>	<b>16.8</b>	<b>1,775</b>	<b>4.1</b>	<b>42,915</b>	<b>100.0</b>	<b>188,400</b>

Source: U.S. Census Bureau American Community Survey: 2016-2020 and the Southeastern Wisconsin Regional Planning Commission

**Table 5.4**  
**Median Selling Price of**  
**Existing Housing<sup>a</sup> in**  
**Kenosha County: 2008-2023**

<b>Year</b>	<b>Number of Sales</b>	<b>Median Selling Price (\$)</b>
2008	1,621	159,000
2009	1,445	142,357
2010	1,490	129,900
2011	1,537	118,000
2012	1,820	110,000
2013	2,177	118,500
2014	2,049	132,900
2015	2,264	142,000
2016	2,463	150,000
2017	2,384	165,000
2018	2,397	175,000
2019	2,386	194,000
2020	2,500	213,000
2021	2,655	234,900
2022	2,133	250,000
2023	1,697	265,000

<sup>a</sup> The price represents those for single-family homes, duplexes, and condominiums.

Source: Wisconsin Realtors Association and the Southeastern Wisconsin Regional Planning Commission

**Table 5.5**  
**Monthly Gross Rent for Renter-Occupied Housing Units in Kenosha County: 2010-2022**

Rent	2010		2020		2022	
	Number	Percent	Number	Percent	Number	Percent
Less than \$300	801	4.0	430	2.0	361	1.7
\$300 to \$499	1,574	7.9	1,142	5.2	806	3.7
\$500 to \$799	7,432	37.3	4,617	21.3	2,986	13.7
\$800 to 999	4,236	21.3	5,968	27.5	4,070	18.7
\$1,000 to \$1,499	4,026	20.2	6,979	32.2	8,627	39.6
\$1,500 to \$1,999	767	3.8	1,580	7.3	3,647	16.8
\$2,000 or More	100	0.5	190	0.9	401	1.8
No Cash Rent	996	5.0	774	3.6	867	4.0
Total	19,932	100.0	21,680	100.0	21,765	100.0
Median Rent	\$787		\$936		\$1,110	

Note: Monthly gross rent includes contract rent plus the estimated average monthly cost of utilities.

Source: U.S. Bureau of Census and the Southeastern Wisconsin Regional Planning Commission

**Table 5.6**  
**Housing Units by Structure Type in Kenosha County Communities: 1970-2020**

Year	Single-Family Detached		Single-Family Attached <sup>a</sup>		Two-Family		Multifamily		Mobile Homes and Other <sup>b</sup>		Total <sup>c</sup>	
	Housing Units	Percent of Total	Housing Units	Percent of Total	Housing Units	Percent of Total	Housing Units	Percent of Total	Housing Units	Percent of Total	Housing Units	Percent of Total
Town of Brighton												
1970 <sup>d</sup>	225	72.1	--	--	--	--	37	11.9	50	16.0	312	100.0
1980	293	77.0	4	1.0	31	8.1	9	2.4	44	11.5	381	100.0
1990	352	79.5	5	1.1	19	4.3	3	0.7	64	14.4	443	100.0
2000	458	89.8	3	0.6	6	1.2	2	0.4	41	8.0	510	100.0
2010	525	85.5	0	0.0	7	1.2	13	2.1	69	11.2	614	100.0
2020	637	90.6	12	1.7	8	1.1	4	0.6	42	6.0	703	100.0
Town of Paris												
1970 <sup>d</sup>	389	90.3	--	--	--	--	42	9.7	0	0	431	100.0
1980	440	89.5	2	0.4	46	9.3	4	0.8	0	0	492	100.0
1990	454	87.8	5	1.0	43	8.3	2	0.4	13	2.5	517	100.0
2000	532	94.0	10	1.8	24	4.2	0	0	0	0	566	100.0
2010	606	96.4	7	1.1	12	1.9	4	0.6	0	0	629	100.0
2020	614	93.9	10	1.5	14	2.1	16	2.5	0	0	654	100.0
Town of Randall												
1970 <sup>d</sup>	403	90.4	--	--	--	--	39	8.7	4	0.9	446	100.0
1980	715	90.3	4	0.5	47	5.9	26	3.3	0	0	792	100.0
1990	1,115	92.2	8	0.7	57	4.7	22	1.8	7	0.6	1,209	100.0
2000	1,211	94.3	17	1.3	34	2.7	21	1.6	0	0	1,283	100.0
2010	1,340	96.2	0	0	19	1.4	33	2.4	0	0	1,392	100.0
2020	1,517	95.6	22	1.4	30	1.9	5	0.3	13	0.8	1,587	100.0
Town of Wheatland												
1970 <sup>d</sup>	493	86.9	--	--	--	--	52	9.2	22	3.9	567	100.0
1980	785	75.5	7	0.7	56	5.4	30	2.9	161	15.5	1,039	100.0
1990	1,000	75.1	40	3.0	42	3.2	26	2.0	222	16.7	1,330	100.0
2000	1,079	78.2	28	2.0	71	5.1	16	1.2	187	13.5	1,381	100.0
2010	1,123	78.9	16	1.1	0	0	10	0.7	275	19.3	1,424	100.0
2020	1,130	79.6	0	0	33	2.3	46	3.2	211	14.9	1,420	100.0
City of Kenosha												
1970 <sup>d</sup>	15,527	64.1	--	--	--	--	8,488	35.0	230	0.9	24,245	100.0
1980	17,649	60.0	343	1.2	5,257	17.9	5,947	20.2	192	0.7	29,388	100.0
1990	18,115	58.1	591	1.9	4,740	15.2	7,002	22.5	728	2.3	31,176	100.0
2000	21,325	58.9	1,165	3.2	4,529	12.5	8,581	23.7	562	1.6	36,162	100.0
2010	23,171	57.6	1,573	3.9	4,725	11.8	10,381	25.8	376	0.9	40,226	100.0
2020	23,381	56.6	1,256	3.0	4,599	11.1	11,471	27.7	664	1.6	41,371	100.0
Village of Bristol <sup>e</sup>												
1970 <sup>d</sup>	627	82.9	--	--	--	--	88	11.6	42	5.5	757	100.0
1980	1,056	77.8	5	0.4	63	4.6	76	5.6	158	11.6	1,358	100.0
1990	1,232	79.8	18	1.2	58	3.8	66	4.3	170	11.0	1,544	100.0
2000	1,406	77.2	10	0.5	42	2.3	109	6.0	256	14.0	1,823	100.0
2010	1,464	76.3	30	1.6	43	2.2	123	6.4	260	13.5	1,920	100.0
2020	1,561	72.9	56	2.6	38	1.8	64	3.0	421	19.7	2,140	100.0
Village of Paddock Lake												
1970 <sup>d</sup>	421	94.2	--	--	--	--	25	5.6	1	0.2	447	100.0
1980	728	93.3	6	0.8	13	1.7	33	4.2	0	0	780	100.0
1990	1,026	93.8	11	1.0	18	1.6	33	3.0	7	0.6	1,095	100.0
2000	1,124	92.7	9	0.7	9	0.7	66	5.4	5	0.4	1,213	100.0
2010	1,153	93.4	35	2.8	5	0.4	42	3.4	0	0	1,235	100.0
2020	1,259	95.7	6	0.5	5	0.4	45	3.4	0	0	1,315	100.0

Table continued on next page.

**Table 5.6 (Continued)**

Year	Single-Family Detached		Single-Family Attached <sup>a</sup>		Two-Family		Multifamily		Mobile Homes and Other <sup>b</sup>		Total <sup>c</sup>	
	Housing Units	Percent of Total	Housing Units	Percent of Total	Housing Units	Percent of Total	Housing Units	Percent of Total	Housing Units	Percent of Total	Housing Units	Percent of Total
Village of Pleasant Prairie												
1970 <sup>d</sup>	2,734	82.8	--	--	--	--	271	8.2	298	9.0	3,303	100.0
1980	3,492	83.8	11	0.3	181	4.3	138	3.3	347	8.3	4,169	100.0
1990	3,544	81.4	68	1.6	131	3.0	158	3.6	454	10.4	4,355	100.0
2000	4,454	74.8	88	1.5	94	1.6	803	13.5	515	8.6	5,954	100.0
2010	5,323	70.0	221	2.9	217	2.9	1174	15.4	668	8.8	7,603	100.0
2020	5,959	72.1	204	2.5	101	1.2	1473	17.8	530	6.4	8,267	100.0
Village of Salem Lakes <sup>f</sup>												
1970 <sup>d</sup>	1,930	91.0	--	--	--	--	144	6.8	46	2.2	2,120	100.0
1980	2,835	89.8	5	0.2	114	3.6	172	5.4	31	1.0	3,157	100.0
1990	3,391	82.4	22	0.5	95	2.3	409	10.0	199	4.8	4,116	100.0
2000	4,053	83.1	64	1.3	104	2.1	418	8.6	236	4.9	4,875	100.0
2010	5,198	84.2	121	2.0	75	1.2	535	8.7	241	3.9	6,170	100.0
2020	5,414	86.4	141	2.3	133	2.1	278	4.4	298	4.8	6,264	100.0
Village of Somers <sup>g</sup>												
1970 <sup>d</sup>	1,669	78.9	--	--	--	--	289	13.7	157	7.4	2,115	100.0
1980	2,058	69.2	41	1.4	73	2.5	576	19.4	222	7.5	2,970	100.0
1990	2,059	64.8	67	2.1	109	3.4	576	18.1	370	11.6	3,181	100.0
2000	2,217	63.6	46	1.3	76	2.2	865	24.8	281	8.1	3,485	100.0
2010	2,584	62.2	328	7.9	76	1.8	828	19.9	339	8.2	4,155	100.0
2020	2,433	64.5	281	7.5	50	1.3	791	21.0	216	5.7	3,771	100.0
Village of Twin Lakes												
1970 <sup>d</sup>	667	92.0	--	--	--	--	58	8.0	0	0	725	100.0
1980	1,199	82.4	23	1.6	80	5.5	153	10.5	0	0	1,455	100.0
1990	1,953	85.1	4	0.2	81	3.5	184	8.0	74	3.2	2,296	100.0
2000	2,128	77.7	81	3.0	59	2.2	466	17.0	3	0.1	2,737	100.0
2010	2,731	83.3	0	0	116	3.5	416	12.7	16	0.5	3,279	100.0
2020	2,645	81.1	169	5.2	79	2.4	370	11.3	0	0	3,263	100.0
Kenosha County												
1970 <sup>d</sup>	25,085	70.7	--	--	--	--	9,533	26.9	850	2.4	35,468	100.0
1980	31,250	67.9	451	1.0	5,961	13.0	7,164	15.6	1,155	2.5	45,981	100.0
1990	34,241	66.8	839	1.6	5,393	10.5	8,481	16.5	2,308	4.5	51,262	100.0
2000	39,987	66.6	1,521	2.5	5,048	8.4	11,347	18.9	2,086	3.5	59,989	100.0
2010	45,221	65.9	2,331	3.4	5,295	7.7	13,559	19.7	2,244	3.3	68,650	100.0
2020	46,550	65.8	2,157	3.0	5,090	7.2	14,563	20.6	2,395	3.4	70,755	100.0

<sup>a</sup> Single-family attached structures include duplexes, row houses, and houses attached to nonresidential structures where the dividing or common wall goes from ground to roof with no units located above or below, and each unit has its own utilities.

<sup>b</sup> Includes mobile homes and living quarters that do not fit into the other categories.

<sup>c</sup> Totals are based on all housing units, including occupied and vacant units.

<sup>d</sup> Single-family attached, two-family, and multi-family structure totals were combined in the 1970 Census. The 1970 multi-family data reflects this combined total.

<sup>e</sup> In 2009, the Village of Bristol was incorporated from a portion of the Town of Bristol. In 2010 (after the decennial census), the remainder of the Town of Bristol was annexed to the Village of Bristol. The housing unit data from 1970 to 2000 shown in this table is for the Town of Bristol and the 2010 data is for the combined Town and Village of Bristol.

<sup>f</sup> In 2017, the Village of Salem Lakes was formed from the merger of Village of Silver Lake and the Town of Salem. The housing unit data from 1970 to 2010 shown in this table is for the combined Village of Silver Lake and Town of Salem.

<sup>g</sup> In 2015, the Village of Somers was incorporated from a portion of the Town of Somers. The housing unit data from 1970 to 2010 shown in this table is for the combined Town and Village of Somers.

Source: U. S. Census Bureau and the Southeastern Wisconsin Regional Planning Commission

**Table 5.7**  
**Year Built for Housing Units**  
**in Kenosha County: 2020**

Year Built	Housing Units	
	Number	Percent
2010 – 2020	2,150	3.0
2000 – 2009	9,779	13.8
1990 – 1999	10,851	15.3
1980 – 1989	6,026	8.5
1970 – 1979	10,075	14.3
1960 – 1969	6,914	9.8
1950 – 1959	8,920	12.6
1940 – 1949	4,327	6.1
Before 1940	11,713	16.6
Total	70,755	100.0

Median Year Built: 1973

Source: U.S. Census Bureau American Community Survey: 2016-2020 and the Southeastern Wisconsin Regional Planning Commission

**Table 5.8**  
**Housing Programs Available in Kenosha County: 2022**

Sponsor	Program Name	Description <sup>a</sup>
U.S. Department of Housing and Urban Development (HUD)	Section 8: Housing Choice Voucher Program	Vouchers are provided to eligible households who are either very low-income families; elderly; or disabled so they may obtain housing in the private market. Applicants that obtain housing with a voucher pay no more than 30 percent of their adjusted family income for the unit.
	Section 8: Project-Based Assistance	HUD provides rental subsidies to project owners on behalf of tenants who are either very low- or low-income families; elderly; or disabled. Tenants pay no more than 30 percent of the family's monthly adjusted income for rent. Though funding is no longer available for new Section 8 projects, property owners that are already receiving funding may continue to participate in the program through the renewal of their contracts. If property owners choose not to renew their contracts, tenants living in these properties will be provided with Section 8 tenant-based vouchers.
	Section 202: Supportive Housing for the Elderly	HUD provides interest-free capital advances to eligible nonprofit organizations to finance the construction, rehabilitation or acquisition of structures to provide housing for very low-income elderly persons. Rental subsidies are provided through project rental assistance contracts to cover the difference between the project operating cost and the tenant's contribution towards rent. Tenants pay no more than 30 percent of their monthly adjusted income for rent.
	Section 811: Supportive Housing for Persons with Disabilities	HUD provides interest-free capital advances to eligible nonprofit organizations to finance the construction, rehabilitation or acquisition of rental housing for very low-income people with disabilities. Rental subsidies are provided through project rental assistance contracts to cover the difference between the project operating cost and the tenant's contribution towards rent. Tenants pay no more than 30 percent of their monthly adjusted income for rent.
	Community Development Block Grant Program	The HUD Small Cities Community Development Block Grant (CDBG) program is administered in Wisconsin by the Wisconsin Department of Administration (WDOA), Division of Energy, Housing, and Community Resources (DEHCR). The housing component of this program provides grants to general purpose local units of government for housing programs which principally support low- and moderate-income households, with an emphasis on housing rehabilitation efforts. Cities, villages, and towns with a population less than 50,000 persons and counties other than Milwaukee, Waukesha, and Dane may apply for Small Cities CDBG program grants.
	HOME Investment Partnerships Program	Under this program, HUD HOME funds are provided through DEHCR to local units of government, housing authorities, and nonprofit organizations, which, in turn, develop affordable housing programs that are appropriate in their communities (see DEHCR, below, for more information). Funds are awarded annually as formula grants to eligible jurisdictions. HUD establishes a trust fund for each grantee, providing a line of credit to draw upon as needed. The program's flexibility allows jurisdictions to use HOME funds for grants, direct loans, loan guarantees or other forms of credit enhancement, or assistance with rents and security deposits.
Federal Housing Administration (FHA)	FHA Mortgage Insurance	The FHA provides mortgage insurance on loans made by FHA-approved lenders throughout the United States and its territories. It insures mortgages on single family homes as well as multi-family homes and manufactured homes. The mortgage insurance provides lenders with protection against losses as a result of a default, reducing the risk to the lender. FHA insured loans require very little cash investment to close the loan allowing for more flexibility in calculating household income and payment ratios.
	Section 203(k) Rehabilitation Mortgage Insurance	Loans are insured to finance the rehabilitation or purchase and rehabilitation of one- to four-family properties that are at least one year old. Borrowers can get a single mortgage loan, at a long-term fixed (or adjustable) rate, to finance acquisition and rehabilitation of the property.
	Property Improvement Loan Insurance (Title I)	Loans made by private lenders are insured for up to 20 years to finance the light or moderate rehabilitation of either single- or multifamily properties. Properties may consist of single-family and multi-family homes, manufactured homes, nonresidential structures, and the preservation of historic homes.

**Table continued on next page.**

**Table 5.8 (Continued)**

Sponsor	Program Name	Description <sup>a</sup>
Department of Veteran Affairs (VA)	Home Loan Program	Offers guaranteed loans with no money down and no private mortgage insurance payments to veterans, active-duty military personnel, and certain members of the reserves and National Guard. Applicants must meet income and credit requirements for the loans, which are generally administered by lenders approved by the Department of Veteran Affairs.
U.S. Department of Agriculture (USDA)	Section 502: Single-Family Housing Direct Loans	USDA provides direct loans to very low- and low-income households to obtain homeownership. Funding may be used to build, repair, renovate, or relocate homes, or to purchase and prepare sites (including the provision of sewage and water facilities). Subsidies are provided to reduce monthly housing payments—borrowers pay the higher either of 24 percent of the borrower’s adjusted annual income, or principal and interest calculated at 1 percent on the loan plus taxes and insurance; if the occupants move from the property, the lesser of the payment assistance or half of the equity must be paid back to USDA. There is no required down payment.
	Section 502: Single-Family Housing Guaranteed Loans	USDA guarantees loans to low- and moderate-income households by commercial lenders to build, repair, renovate or relocate a home, or to purchase and prepare sites (including providing water and sewage facilities). Applicants must be without adequate housing but be able to afford the mortgage payments. Loans are provided at fixed rates with terms of 30 years. No down payment is required.
	Section 502: Mutual Self-Help Housing Loans	Loans are provided to help very low- and low-income households construct their own homes. Families perform a significant amount of the construction labor on their homes under qualified supervision. Savings from the reduction in labor costs allow otherwise ineligible families to own their own homes. There is no required down payment and subsidies are provided to reduce monthly housing payments—borrowers pay the higher of either 24 percent of the borrower’s adjusted annual income, or principal and interest calculated at 1 percent on the loan plus taxes and insurance. If the occupants move from the property, the lesser of the payment assistance or half of the equity must be paid back to USDA. Nonprofit or public agencies which sponsor mutual self-help housing often use administrative funds from the Section 523 Self-Help Technical Assistance Grant Program.
	Sections 514/516: Farm Labor Housing Loans and Grants	Section 514 loans and Section 516 grants provide low-cost financing for the development of affordable rental housing for year-round and migrant “domestic farm laborers” and their households. Funds may be used to build, buy, improve, or repair farm labor housing and provide related facilities, such as on-site childcare centers. Loans are for 33 years and generally at a 1 percent interest rate; grants may cover up to 90 percent of the development cost (the balance is typically covered by a Section 514 loan). Section 521 rental assistance subsidies may be used to limit tenants’ payments to 30 percent of their income.
	Section 515: Rural Rental Housing Loans	Direct mortgage loans are made to provide affordable multifamily rental housing for very low-, low-, and moderate-income families; elderly persons; and persons with disabilities. Loans may be made available at an effective interest rate of 1 percent. Section 521 rental assistance subsidies may be used to limit tenants’ payments to 30 percent of their income.
	Section 521: Rural Rental Assistance Payments	Provides rent subsidies to elderly, disabled, very low- and low-income residents of multi-family housing to ensure that they pay no more than 30 percent of their income for housing. Projects that are eligible to use rental assistance include Section 515 Rural Rental Housing and Section 514 Farm Labor Housing.
	Sections 523/524: Rural Housing Site Loans	Loans are made to provide housing sites for low- and moderate-income families. Nonprofit organizations may obtain loans to buy and develop building sites, including the construction of access roads, streets and utilities. Section 523 loans are limited to private or public nonprofit organizations that provide sites for self-help housing only.
	Section 538: Rural Rental Housing Guaranteed Loans	Loans are guaranteed for the construction, acquisition or rehabilitation of rural multi-family housing whose occupants are very low-, low-, or moderate-income households, elderly, handicapped, or disabled persons with income not more than 115 percent of the area median income. The terms of the loans guaranteed may be up to 40 years and the rates must be fixed. The rent, including utilities made by tenants cannot exceed 115 percent of the area median income.

**Table continued on next page.**

**Table 5.8 (Continued)**

Sponsor	Program Name	Description <sup>a</sup>
Wisconsin Housing and Economic Development Authority (WHEDA)	Low Income Housing Tax Credit (LIHTC) Program	Provides developers of affordable housing with a tax credit that is used to offset a portion of their federal tax liability. At a minimum, 20 percent of units must be occupied by households whose incomes are at or below 50 percent of the county median income (CMI) or at least 40 percent of units must be occupied by households whose incomes are at or below 60 percent of the CMI. Units designated as low-income have a maximum rent limit that is based on the CMI. Developers are expected to maintain the elected proportion of low-income units for at least 30 years.
	WHEDA Advantage Loan Program	Offers 30-year mortgage loans at below market, fixed interest rates to low- and moderate-income families and individuals who are first time homebuyers.
	Down Payment Assistance Program	Provides financing of up to 6 percent of the purchase price for down payment and closing costs, and a line of credit for future repairs. To be eligible, borrowers must be applying for their first mortgage with a WHEDA Advantage loan.
Wisconsin Department of Administration (WDOA), Division of Energy, Housing and Community Resources (DEHCR)	DEHCR HOME Investment Partnerships Program—Funded by HUD	DEHCR has created several “sub-programs” as a basis for distributing non-entitlement HUD HOME Investment Partnerships program funds in Wisconsin. These sub-programs include the Development Projects program; Rental Housing Development (RHD) program; Homebuyer and Rehabilitation (HHR) program; and Tenant Based Rental Assistance (TBRA) program. With funds available under these programs, local sponsors develop affordable housing opportunities (for households at or below 80 percent of the county median income) that are most needed in their respective communities. Eligible local sponsors include local governments, housing authorities, and nonprofit organizations.
	Housing Cost Reduction Program Initiative (HCRI) Homebuyer Program	DEHCR administers this state-funded program that provides housing assistance to low- and moderate-income households seeking to own or rent affordable housing. This program has two components: the Housing Preservation program (HPP) that provides short-term assistance to households facing foreclosure or other short-term housing problem; and the HCRI Homebuyer program, which provides closing cost and down payment assistance to eligible homebuyers. Eligible local sponsors include local units of government, nonprofit and certain for-profit corporations; housing authorities; and others.
	Wisconsin Emergency Rental Assistance Program (WERA)	The Wisconsin Emergency Rental Assistance (WERA) Program was created as a response to the loss of income for many rental households during the COVID-19 pandemic. WERA provides up to 18 months of rental arrearages and/or rental assistance; utility and housing energy payments and arrearages including electricity, water, internet, gas, and bulk fuel; and other expenses related to housing such as late fees, lot rent arrearages and lot rent assistance, security deposits, moving expenses, and cost of a transitional stay in a hotel or motel. Eligible households must have at least one or more individuals qualify for unemployment or has experienced a reduction of household income, experienced major costs, or experienced financial hardship during the COVID-19 pandemic; demonstrate a risk of being evicted, experiencing homelessness, or housing instability; and have a household income at or below 80 percent of the area median income.
Wisconsin Historical Society	Historic Home Owner's Tax Credit	A 25 percent Wisconsin investment tax credit is available for people who rehabilitate historic non-income-producing, personal residences, and who apply for and receive project approval before beginning physical work on their projects. For more information contact the Wisconsin Historical Society.
Kenosha County Housing Authority	Housing Rehabilitation Loan Program	Provides no-interest, deferred payment home improvement loans to low- and moderate-income homeowners, and no-interest, installment payment loans to investment property owners who rent to low- and moderate-income households. Loans may be used for property improvements including improvement of energy-efficiency, structural repair, lead-based paint remediation and abatement, and for the conversion of properties to rental units. Properties must be within Kenosha County, but outside of the City of Kenosha.
	Homestead Opportunity Loan Program	Offers no-interest deferred payment loans to low- to moderate-income renters for the purchase of a home. Loans may be used for payment of bank fees, closing costs, property rehabilitation, and up to 50 percent of the down payment. Maximum down payment assistance is 10 percent of the purchase price of the home. Properties must be within Kenosha County, but outside of the City of Kenosha.

**Table continued on next page.**

**Table 5.8 (Continued)**

Sponsor	Program Name	Description <sup>a</sup>
Kenosha County Housing Authority (continued)	Fox River Flood Mitigation Program	Intended to reduce flood damage and the potential for injury to affected persons by acquiring and demolishing residential structures and relocating displaced residents from the 100-year recurrence interval floodplain of the Fox River. All acquired dwellings are demolished, and the property is placed in permanent open space. The project area for this program is the 100-year recurrence interval floodplain of the Fox River within the Village of Salem Lakes and Town of Wheatland, in the west central part of Kenosha County. The primary purpose of the program is to reduce the threat to the health and safety of area residents and rescue workers resulting from the frequent and severe flooding of the Fox River. A secondary goal of the program is the removal of blighted and hazardous dwellings.
Private and Quasi-Public Housing Programs	Habitat for Humanity (HFH)	Builds and renovates homes with the help of future home owners through donations of money, materials, and volunteer labor and sells the homes to the partner families at no profit. The Chapters are locally run affiliates of Habitat for Humanity International, a nonprofit, ecumenical Christian housing ministry. Habitat for Humanity works in partnership with people in need to build simple, decent, affordable housing. The houses are sold to those in need at no profit and with no interest charged.
	Energy Star Qualified Homes	Homes that earn the ENERGY STAR must meet guidelines for energy efficiency set by the U.S. Environmental Protection Agency. ENERGY STAR qualified homes are at least 15 percent more energy efficient than homes built to the 2004 International Residential Code (IRC) and include additional energy-saving features that typically make them 20 to 30 percent more efficient than standard homes. ENERGY STAR qualified homes can include a variety of energy-efficient features, such as effective insulation, high performance windows, tight construction and ducts, efficient heating and cooling equipment, and ENERGY STAR qualified lighting, water heaters, and appliances.
	Focus on Energy-Energy Star Mortgages	Through the Focus on Energy program and participating lenders, Energy Star Mortgages are available to those who purchase a Wisconsin Energy Star home. Benefits include reduced closing costs and qualifying for a slightly higher mortgage due to increased energy savings.
	Green Built Home	Provides neutral third-party certification of green building practices that meet environmental, health, and energy standards. Support for Green Built Home comes from builder enrollment and home registration fees as well as organizations that promote green building and energy efficiency for Wisconsin.
	LEED Program	The Leadership in Energy and Environmental Design (LEED) Green Building Rating System™, created by the U.S. Green Building Council (USGBC), is a nationally recognized benchmark or standard for the design, construction, and operation of high-performance green buildings. LEED gives building owners and operators the tools they need to have an immediate and measurable impact on their buildings' performance. LEED promotes a whole-building approach to sustainability by recognizing performance in five key areas of human and environmental health: sustainable site development, water savings, energy efficiency, materials selection, and indoor environmental quality.

Note: For most programs, "very-low income" families are defined as those whose annual incomes are at or below 50 percent of the median for the area, adjusted for family size. "Low-income" families are defined as those whose annual incomes are between 50 percent and 80 percent of the median income for the area, adjusted for family size. "Moderate-income" families are defined as those whose annual incomes do not exceed 115 percent of the area median income; however, for HUD's CDBG programs, low to moderate income families are defined as those earning 80 percent or less of the area median income, and for the USDA's Section 515 Rural Rental Housing Loan program, moderate-income families must have incomes not exceeding \$5,500 above the low-income limit.

<sup>a</sup> This table provides a general description of the various housing programs. Details can be found at the websites of the administering agencies.

Source: Southeastern Wisconsin Regional Planning Commission

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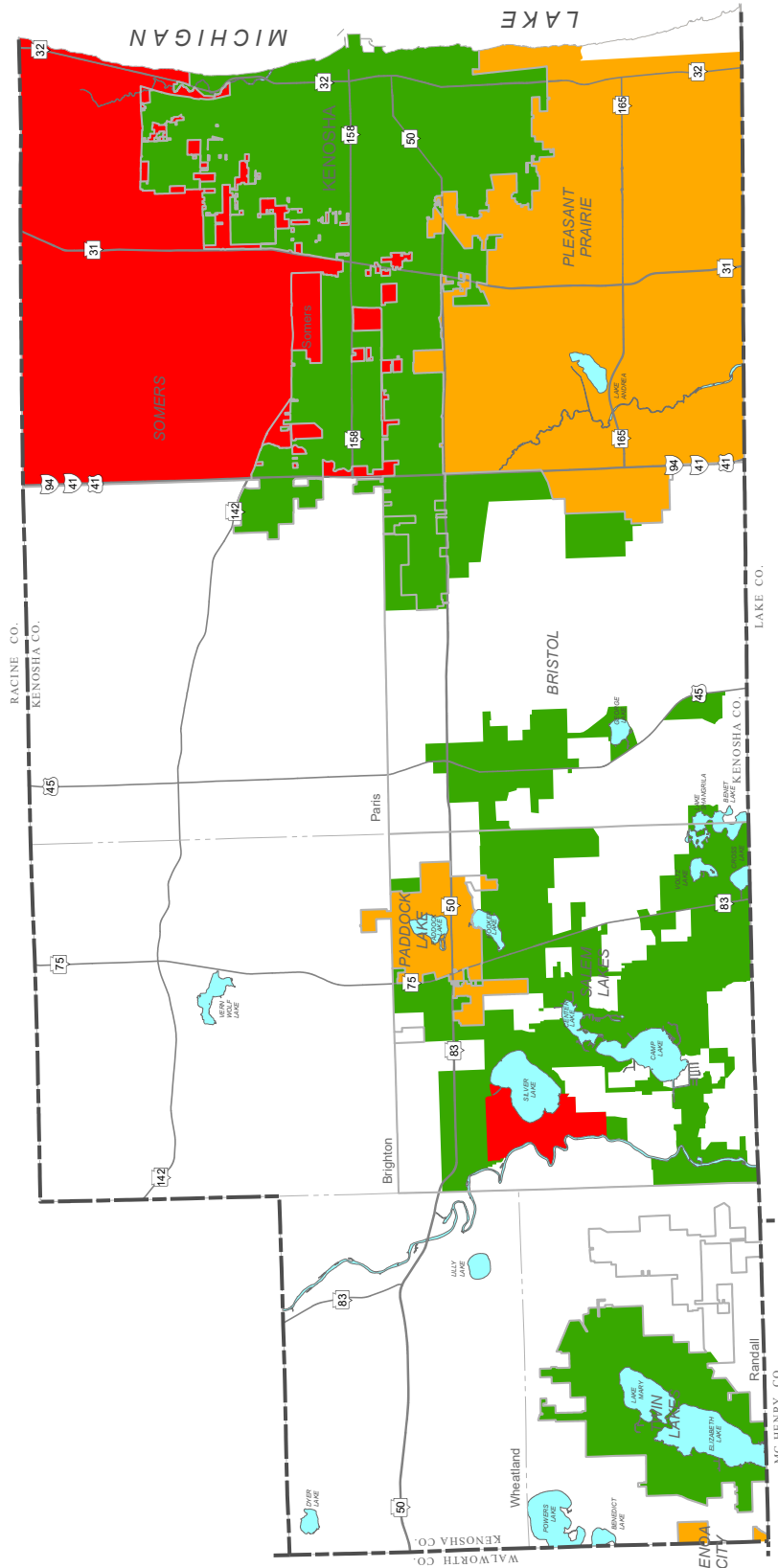
## **Chapter 5**

# **HOUSING**

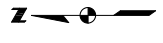
## **MAPS**



**Map 5.1**  
**Sewered Communities Where Residential Zoning District Minimum Lot Size and/or**  
**Minimum Floor Area Requirements may Restrict Affordable Single-Family Housing in Kenosha County**

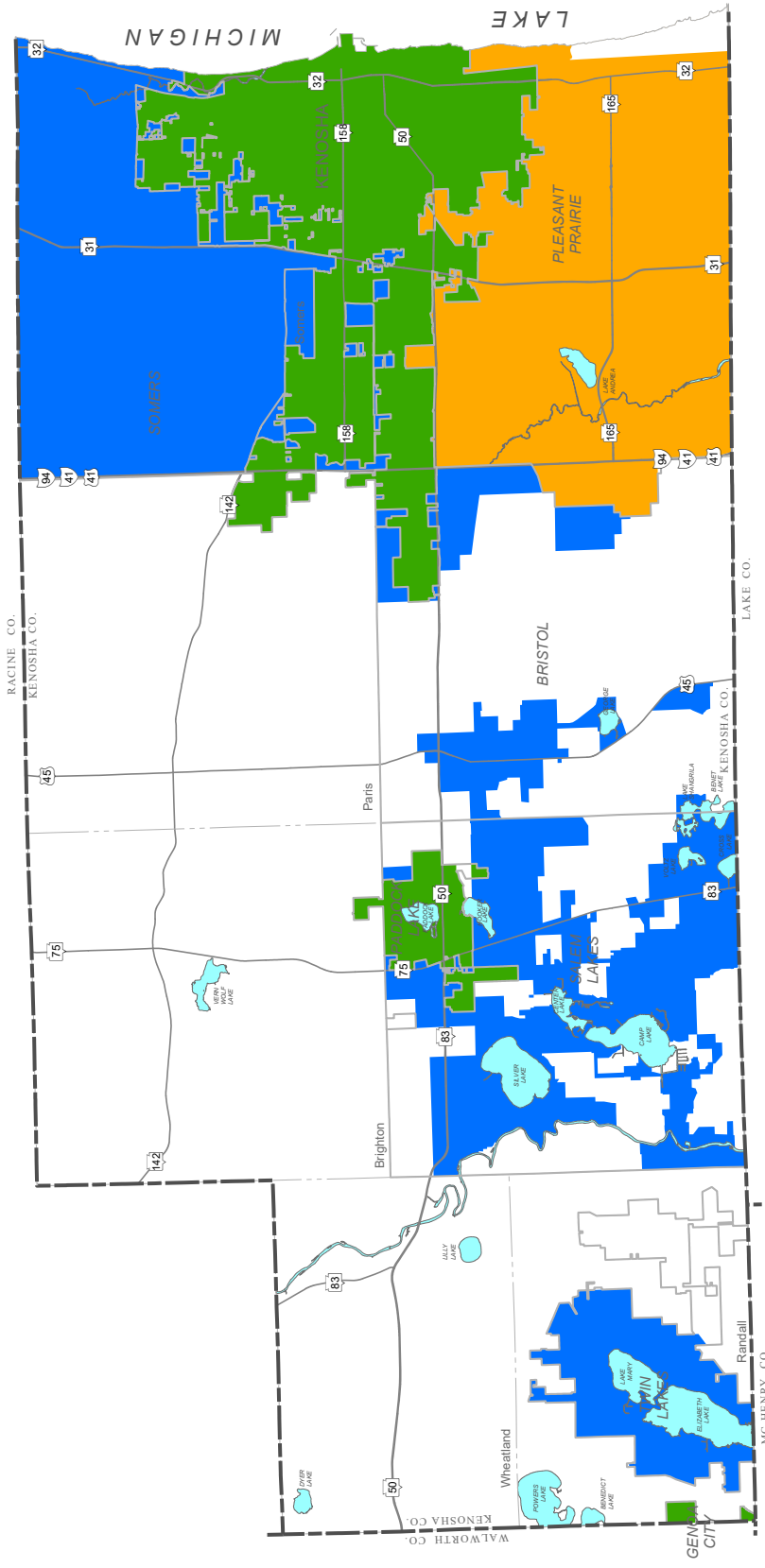


- MODEST SIZE LOT NOT PERMITTED (NONE)
- MODEST SIZE HOME NOT PERMITTED
- MODEST SIZE LOT AND HOME NOT PERMITTED
- NO REQUIREMENTS THAT RESTRICT AFFORDABLE SINGLE-FAMILY HOUSING

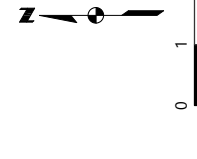


Source: Community Zoning Ordinances and SEWRPC

**Map 5.2**  
**Sewered Communities Where Residential Zoning District Maximum Density and/or**  
**Minimum Floor Area Requirements may Restrict Affordable Multi-Family Housing in Kenosha County**



- DENSITY NOT PERMITTED
- MODEST SIZE APARTMENT NOT PERMITTED
- DENSITY AND MODEST SIZE APARTMENT NOT PERMITTED
- NO REQUIREMENTS THAT RESTRICT AFFORDABLE MULTI-FAMILY HOUSING



Source: Community Zoning Ordinances and SEWRPC

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## Chapter 6

# UPDATED LAND USE ELEMENT

*Insert to Chapter 6*

### **6.5 RENEWABLE ENERGY**

The Kenosha County comprehensive plan identifies numerous goals related to existing and future quality of life in the County. These include the goals to preserve and protect Kenosha County's agricultural and farmlands outside of planned urban service areas and to support and encourage sustainable energy options in public and private development. As renewable energy practices, particularly utility-scale ground mounted solar panel developments, are implemented, conflicts between these two goals have and will arise.

The second largest solar farm in the State of Wisconsin, the Paris Solar Park, is currently operating in the Town of Paris, Kenosha County. This facility consists of 500,000 solar panels capable of providing enough energy to power about 60,000 homes. The developed area of this project covers approximately 1,500 acres, consisting largely of what is now former farmland. As such, this has resulted in a reduction in the amount of land available for future crop production and livestock grazing.

As the comprehensive plan is implemented, every effort should be made to minimize the impact of future renewable energy projects. Consideration should be given to locating large scale projects on less productive farmlands (lands outside of areas identified as farmland protection on the planned land use map) and the use of the associated solar generated energy to power irrigation systems thereby increasing the productivity of the remaining farmland.

There can be long-term benefits of solar energy projects. Solar farms can last up to 35 years, allowing the land and soil underneath the solar arrays to recover from long-term agricultural use. When, and if, a solar farm is removed, the land can once again be farmed and will be more productive when replanted. Planting native plants and grasses amongst the arrays is becoming a standard practice, which also improves soil health over time and provides improved habitats for pollinators. In addition, the practice of agrivoltaics has experienced increased interest. This involves the simultaneous land use of solar energy generation and conventional agricultural activities. Agrivoltaics potentially provide the additional benefits of dual revenue streams for the landowner and reduced heat stress on crops or grazing animals due to the shade of the solar panels.

It is anticipated that further research and recommendations related to this subject will be included in the upcoming SEWRPC VISION 2060 planning report.

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## **Chapter 7**

# **COUNTY HEALTH PLAN**

### **7.1 INTRODUCTION**

Studies have shown that a sedentary lifestyle and lack of access to amenities such as quality health care and healthy foods can have detrimental effects on one’s health, with excess weight and obesity linked to heart disease, diabetes, cancer, breathing problems, and other physical, mental, and emotional health issues. Consequently, it should always be a goal to provide conditions in which people can be healthy. Everything that can reasonably be done to improve these conditions should be considered, and if effective, pursued. In this regard, several aspects of community development can significantly impact health, including the following:

- Development patterns that support walkable neighborhoods
- Transportation, utilities and community facilities, and other municipal services that support access to quality health care and healthy foods
- Preserving natural resources

Statistical information on physical health and obesity for the State of Wisconsin and Kenosha County can be found on-line at [www.countyhealthranking.org](http://www.countyhealthranking.org). In 2023, of the 72 counties in the State of Wisconsin, Kenosha County ranked 55th for “Health Outcomes” (how healthy a county is) and 45th for “Health Factors” (what influences the health of the county).

In 2022, the Kenosha County Community Health Assessment (CHA) and the Kenosha County Community Health Improvement Plan (CHIP) were completed. The CHA included a community health survey and was intended to identify community needs and resources that impact the health of the community. The CHIP built upon the data collected in the CHA and created an action plan to improve the health of the community. Pertinent information from the CHA and the CHIP is included in this chapter as appropriate.

This chapter provides an overview of the benefits and impacts to public health as related to the other elements of the County comprehensive plan. It also presents community development recommendations that will promote healthy lifestyles. Although a county health plan chapter was not included in the original 2010 comprehensive plan, a growing amount of research, study findings and recommendations, and empirical evidence are showing the importance and need to address the most important of public health issues not only in the traditional public health fields, but in a more holistic manner as part of other fields of endeavor. Therefore, Kenosha County staff requested that a chapter on Health be included in this update of the County's comprehensive plan.

The 2010 comprehensive plan included numerous goals and objectives related to the elements of the plan that may have impacts on the public health of the County, as listed below.

## **Agriculture and Natural Resources**

### **Goals**

- Preserve and protect Kenosha County's agriculture and farmlands outside planned urban (sewer) service areas
- Identify and encourage desirable and sustainable agri-businesses and job development

### **Objectives**

- Develop methods to identify, protect, and preserve agricultural areas and lands
- Develop methods to retain and encourage agriculture as a viable part of the economy
- Discourage development on productive agricultural lands
- Encourage preservation of agricultural activity outside planned urban (sewer) service areas

- Encourage safe agricultural practices to minimize impact on the natural resource base
- Encourage the preservation of rural (agrarian) character and vistas outside planned urban (sewer) service areas
- Discourage development that is incompatible with agricultural uses
- Capitalize on agri-tourism amenities.

### **Goal**

- Preserve and enhance Kenosha County's natural resources, including Lake Michigan, and park and open space sites

### **Objectives**

- Support the development of a comprehensive system of parks and open spaces within the County to enhance the quality of the environment and life and to allow County residents adequate opportunities to participate in resource- and non-resource oriented outdoor recreational activities, including water-based outdoor recreation activities
- Encourage the preservation of natural features and open space as part of future development proposals in the County
- Develop methods for the protection, sound use, and enhancement of the natural resource base, including wetlands, wildlife habitats, lakes, woodlands, open spaces, groundwater resources, and floodplains
- Develop methods to preserve "natural" character and vistas in the County
- Encourage integrated water resource management of surface water, groundwater, and water dependent natural resources
- Encourage the protection of Lake Michigan's water quality and shoreline, including Lake Michigan bluffs

- Capitalize on natural and recreational tourism amenities

## **Land Use**

### **Goals**

- Encourage a balanced and sustainable spatial distribution among various types of land uses to meet the social, physical, and economic needs of County residents
- Encourage sustainable development of land for business and residential use
- Guide the projected growth in a manner that protects Kenosha County's natural resource base and the character of local communities and neighborhoods, including those communities that wish to retain an agricultural economy and character

### **Objectives**

- Encourage the allocation of land uses to avoid or minimize threats to health, safety, and welfare
- Encourage land uses that promote efficient development patterns and relatively low costs to all levels of government
- Encourage development and redevelopment of land with access to existing infrastructure and public services
- Encourage infill development
- Develop methods to analyze the long-term impacts of development, including financial impacts
- Encourage a balance between various types of development
- Encourage the location of major retail, service, institutional, and other urban uses within the urban service areas of the County
- Encourage an attractive and healthful physical and social environment with ample opportunities for high-quality education, cultural activities, and outdoor recreation

- Preserve distinct urban and rural character and vistas.

## **Economic Development**

### **Goals**

- Identify and encourage desirable, diverse, and sustainable businesses and job development
- Attract and retain jobs that provide employment opportunities for County residents
- Identify economic and educational opportunities that will help ensure job growth for future generations

### **Objectives**

- Identify a variety of business “clusters” to be encouraged within the County
- Encourage Countywide and regional cooperation for economic development, including business creation, retention, and expansion and the creation of a range of employment opportunities that improve and enhance the economic vitality of Kenosha County
- Encourage cooperation between schools and the business community to develop educational programs that provide the County’s labor force with skills to meet the employment needs of County businesses and to provide the services needed by County residents
- Develop methods to retain and encourage agriculture as a viable part of the economy
- Capitalize on tourism amenities, including historic, cultural, recreational, and natural resources, and particularly, activities that focus on Lake Michigan’s recreational opportunities
- Encourage and support entrepreneurialism (i.e. small businesses and home-based businesses)

## **Housing**

### **Goal**

- Promote a range of affordable housing choices for all income levels, age groups, and physical abilities in Kenosha County.

### **Objectives**

- Promote housing choices for Kenosha County's aging population
- Encourage flexibility in zoning to accommodate a variety of housing options
- Promote affordable housing choices for people who work in Kenosha County
- Promote affordable housing choices for Kenosha County's aging, disabled, and young family populations
- Promote universal design (designed for all physical abilities) in housing and subdivision construction to accommodate all population groups.

### **Transportation**

#### **Goal**

- Improve transportation infrastructure and land use design to support a range of transportation choices for all citizens.

#### **Objectives**

- Expand and enhance alternative modes of transportation, including public transit services, to meet the needs of transit-dependent elderly citizens and persons with disabilities
- Maintain and enhance existing transportation infrastructure consistent with the Regional Transportation System Plan
- Provide opportunities for walking and bicycling to provide an alternative to vehicle travel and to promote a healthy lifestyle
- Encourage development patterns and designs with transportation infrastructure that minimizes environmental and aesthetic impacts

### **Utilities and Community Facilities**

#### **Goal**

- Maintain and enhance the existing level of public services in Kenosha County

## **Objectives**

- Develop methods to maintain and enhance County and local services to the public
- Encourage public-private partnerships to enhance the level of public services in Kenosha County
- Develop methods to assess the existing and future public service needs of Kenosha County residents
- Maintain and enhance the high-quality educational system in Kenosha County
- Maintain and enhance the high level of healthcare services in Kenosha County

## **7.2 ACTIVE LIVING**

### **Park and Recreation**

Broadly defined, recreation is an activity or experience undertaken solely for the pleasure or satisfaction derived from it. Recreation can be experienced indoors or outdoors, encompasses a wide variety of activities, and permits the opportunity to participate in many resource and nonresource-oriented activities. It includes both mental and physical exercise; personal enjoyment; enhances the quality of life; and provides various social, environmental, and economic benefits. Such benefits include improving physical health and mental well-being for individuals, protecting biological communities and natural resources, attracting tourism and commercial and residential development, and potentially increasing property values for communities. Parks and open spaces are among the leading recreation resources that can be provided by county and local governments. Some benefits of parks and open spaces are easily quantifiable while many are not. The most significant benefits include:

- Improved physical health and quality of life.  
Now more than ever poor physical health, especially obesity, is a profound problem for residents of Wisconsin and Kenosha County. Regular physical activity reduces the risk of developing diabetes; lowers blood pressure and cholesterol; reduces stress; and helps maintain healthy bones, muscles, and joints.

- Psychological well being.

Beyond the recreational opportunities offered by parks, contact with the natural world improves not just physical, but also psychological health. People visiting park and open space sites experience the calming and relaxing views of woodlands, wetlands, and wildlife, and enjoy the fresh air and scents produced by nature. Together, these features can have a positive effect on a person's mental state of mind.

Information gathered as part of the Kenosha County CHA indicates that community members would like more opportunities to live a healthy lifestyle through increased access to parks (including fitness equipment) and green spaces.

Based on the preceding information, and consistent with the County's adopted park and open space plan, this comprehensive plan recommends maintaining the County's existing park and open space system and providing additional park and outdoor recreation sites and facilities as funding and other opportunities present themselves. Such efforts should emphasize those sites, facilities, and locations that would address any disparities in access to these services and amenities by disadvantaged communities.

### **Active Transportation**

Developing trails and other alternatives to using motorized vehicles impacts public health by encouraging active transportation through improved connections via bike lanes, off-street paths, and sidewalks to various destinations and amenities. Walking and biking on a regular basis can curb negative health issues. Walking and biking to destinations—instead of having to drive their cars—helps people to incorporate regular exercise into their daily commutes, shopping trips, and recreation.

More driving, particularly on congested roads, produces more emissions. Increased walking and biking, along with more compact development patterns, would limit the need to drive, and can result in reduced vehicle-related air pollution.

There is also a cost to inactivity. In addition to the physical fitness benefits from more active transportation, it can save people money. As active transportation increases, public health tends to improve, and obesity-linked conditions tend to decline. As a result, the costly expenditures related to caring for these conditions may be avoided, which would reduce the healthcare costs to individuals. Trails provide opportunities for a wide variety of residents to get regular exercise leading to lower healthcare costs. A National Park Service study compared people who led sedentary lifestyles to those who exercise

regularly. The study found that exercisers filed 14 percent fewer healthcare claims and spent 30 percent fewer days in the hospital.<sup>1</sup>

Information gathered as part of the Kenosha County CHA indicates only 35 percent of County residents meet minimum exercise recommendations. Recommendations for maintaining the County's existing trail system, and of expanding that system, are set forth in the County's adopted park and open space plan and are incorporated by reference into this comprehensive plan update.

### **Walkable Communities**

The term "walkable" refers to the ease with which people can walk in an area to various destinations such as schools, parks, retail services, and employment. Developing walkable neighborhoods can have numerous positive benefits to the health of communities in Kenosha County. It can encourage residents to walk or bike rather than drive and can encourage more social interaction with neighbors.

In Kenosha County, the most walkable areas are found in locations with well-connected, accessible sidewalks that provide a safe place for people to walk separated from motor vehicles. Such areas encourage walking trips, provide improved mobility and access to various destinations, and are particularly important for people with disabilities and children.

## **7.3 LAND USE AND ENVIRONMENTAL RESOURCES**

### **Compact Urban Development/Community Design**

There are numerous advantages to compact urban development, including lower car dependency and thus lower emissions, reduced energy consumption, improved public transportation services (especially utilizing transit-oriented development), increased walkability and overall accessibility, revitalization of existing urban areas, preserving green space, and an overall higher quality of life.

Compact urban development can also result in the conversion of less agricultural and open lands to urban uses. This would help implement other objectives of the plan, which are preserving productive agricultural land and the County's most important natural resources. Despite a significant loss in agricultural land in the County over the past few decades, a significant amount of the total area of the County (46 percent) remains in agricultural use, and agriculture remains an essential facet of the County economy. While

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<sup>1</sup> *The Economic Benefits of Trails, American Hiking Society.*

agriculture is essential to the County's economy, it can also have a significant impact on the environment, in both positive and negative ways. Water, soil, and air quality can all be negatively impacted by unsustainable agricultural practices; conversely, sustainable agriculture can create positive effects such as reducing flood risks and capturing greenhouse gases within soil and crops.<sup>2</sup> Proper management, planning, and use of productive agricultural land is essential to ensure environmental quality as well as quality of life for rural communities. It is also essential for maintaining soil health, which is the capacity of the soil to function as vital living ecosystem that sustains plant, animal, and human life.<sup>3</sup>

The preservation of agriculture and quality agricultural lands in the County are major goals and objectives included in the County comprehensive plan which are also set forth earlier in this chapter (see page 2).

### **Environmental Corridors**

One of the most important tasks completed under the regional planning program for Southeastern Wisconsin, and incorporated into the Kenosha County comprehensive plan, has been identifying and delineating those areas in the County in which concentrations of the best remaining elements of the natural resource base occur. Preserving these areas in essentially natural, open uses is vital to maintaining a high level of environmental quality in the County, protecting its natural heritage and beauty, and providing recreational opportunities in scenic outdoor settings. Information on environmental corridors in the County is included in Chapter 3 of this report.

Preserving environmental corridors and isolated natural resource areas serves many beneficial purposes, in addition to protecting the important natural resources that make up the corridors. Corridor lands provide areas for the storage of flood waters away from homes and other developed areas; help to protect water quality by filtering sediment and fertilizer from runoff before it enters surface waters; provide wildlife habitat and corridors for the movement of animals; and contribute to the scenic beauty of the County. Excluding urban development from environmental corridors helps to prevent problems such as water pollution, wet and flooded basements, and building and pavement failures.

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<sup>2</sup> OECD, *Agriculture and the Environment: Better Policies to Improve the Environmental Performance of the Agriculture Sector*, OECD: *Better Policies for Better Lives*, accessed January 22, 2021, [www.oecd.org/agriculture/topics/agriculture-and-the-environment](http://www.oecd.org/agriculture/topics/agriculture-and-the-environment).

<sup>3</sup> U.S. Department of Agriculture Natural Resources Conservation Service.

In addition, preserving these areas helps protect groundwater recharge or discharge areas, and the natural filtration action and floodwater storage functions that contribute to maintaining high levels of water quality in the County. The resulting protection of surface water quality may, in turn, lead to maintaining the quality of the groundwater, which serves as a source of domestic, municipal, and industrial water supply and on which flows in rivers and streams may depend. In contrast, the destruction of the natural resource areas comprising environmental corridors may result in soil erosion and stream siltation, more rapid stormwater runoff and attendant increased flood flows and stages, as well as destruction of wildlife habitat.

Environmental corridors and isolated natural resource areas also provide valuable areas for nature study and other passive recreation uses which help to maintain the physical and mental health of the County. The need to maintain the integrity of the remaining environmental corridors and isolated natural resource areas thus becomes apparent.

While a number of recommendations pertaining to the preservation of the environmental corridors are located elsewhere in this comprehensive plan update, and within the County's adopted park and open space plan, there are no such recommendations pertaining to compact urban development/community design. In that regard, it is recognized that decisions on urban development and design are made at the local level and would not be within the purview of this county comprehensive plan update.

The regional plan, VISION 2050, recommends encouraging more compact development, ranging from high-density transit-oriented development to traditional neighborhoods with homes within walking distance of parks, schools, and businesses. VISION 2050 also contains recommendations for the preservation and protection of agricultural lands, water resources, and natural resource areas that could be implemented with the use of more compact development.

## **7.4 FOOD AND NUTRITION**

### **Access to Healthy Foods**

Everyone deserves access to food that is safe, fresh, nutritious, affordable, and desirable. A well-rounded diet with adequate nutrition is necessary for keeping current and future generations healthy across their lifespans. Availability of nutritious, healthy, and affordable foods contributes to a person's diet and their risk of related chronic diseases. People with well-rounded nutrition and healthy eating habits tend to live longer and are at lower risk for serious chronic diseases and health problems such as cardiovascular

disease, obesity, and type 2 diabetes. The typical American diet is poor in nutritional quality and often does not align with recommended dietary guidelines for Americans. Cardiovascular disease includes coronary artery disease, hypertension, high LDL and total blood cholesterol, and stroke. Heart disease is the leading cause of death and stroke is the fifth leading cause of death.<sup>4</sup> Hypertension, high LDL cholesterol and high total cholesterol are major risk factors in both heart disease and stroke.<sup>5</sup> The rates of hypertension and high total cholesterol are higher in adults with obesity than those who maintain a healthy weight.<sup>6</sup> About 74 percent of adults are overweight or have obesity and about 40 percent of children and adolescents are overweight or have obesity.<sup>7</sup> Nearly 11 percent of Americans have type 1 or type 2 diabetes and almost 90 percent of adults with diabetes are also overweight or have obesity.<sup>8</sup>

Kenosha County does have sources of healthy foods, including numerous supermarkets and grocery stores scattered throughout the County and several farmers markets that serve as a source of fresh, healthy food on a seasonal basis. Farmers markets are located in the City of Kenosha and the Villages of Pleasant Prairie, Salem Lakes, and Twin Lakes. Interactive mapping of supermarkets, farmers markets, and other food establishments was being developed by the Regional Planning Commission as part of the Regional Food System Plan at the time of this writing. It is anticipated that when complete, the interactive map for Kenosha County will be available on the Commission website. An overview of the Regional Food System Plan is included in Chapter 4 of this report.

Information gathered as part of the Kenosha County CHA indicates that community members would like more opportunities for healthy school meals cooked onsite. The CHA survey also indicated that 20 percent of County residents are living with food insecurity, meaning that many children and families may have trouble putting food on the table, and 27 percent of respondents reported that they do not have a grocery store in their neighborhood.

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<sup>4</sup>U.S. Department of Agriculture and U.S. Department of Health and Human Services, "Dietary Guidelines for Americans, 2020-2025," 5, December 2020, [www.DietaryGuidelines.gov](http://www.DietaryGuidelines.gov).

<sup>5</sup>U.S. Department of Agriculture and U.S. Department of Health and Human Services, "Dietary Guidelines for Americans, 2020-2025," 5, December 2020, [www.DietaryGuidelines.gov](http://www.DietaryGuidelines.gov).

<sup>6</sup>Ibid.

<sup>7</sup>Ibid.

<sup>8</sup>Ibid.

## **Food Deserts**

One of the goals of this comprehensive plan is to improve food access within food deserts. The USDA defines urban food deserts as areas where many residents do not have access to a supermarket or grocery store within one mile.<sup>9</sup> The areas identified as food deserts increase substantially when looking at a 0.5-mile distance or incorporating lack of access to a private vehicle. Map 7.1 shows that low-income and low-access food deserts using the 0.5-mile distance in Kenosha County are concentrated in the City of Kenosha.

Food access is also an important issue in the rural portions of the County. Although there are no low-income and low-access food deserts as defined by the USDA in these areas (access to a supermarket or grocery store within ten miles), food access can still be an issue for residents that do not have reliable access to a vehicle or live within safe walking distance of a store.

It is anticipated that the regional food system plan will present advisory recommendations to improve access to healthy foods within the Region's food deserts.

## **7.5 SAFETY AND CRIME**

### **Traffic Calming**

Traffic calming involves installing physical measures that are intended to encourage slower vehicle travel speeds, make drivers more aware of the roadway environment, and provide safer travel for bicyclists and pedestrians. Traffic calming measures can include vertical deflections (speed humps, raised pedestrian crosswalks, raised intersections), horizontal shifts (chicanes, bump-outs, islands), narrowed travel lanes, reduced number of lanes (road diets), and intersection treatments (roundabouts, traffic circles). These measures are generally most appropriate for lower speed, lower volume roadways, such as local, neighborhood-type roadways, which are experiencing higher than expected vehicular speeds or crashes. However, some measures, such as roundabouts, road diets, pedestrian bump-outs, and pedestrian islands, can be applied to higher speed, higher volume roadways, such as arterials.

### **Safe Routes to School**

Safe Routes to School (SRTS) programs encourage children in grades K-8 to walk and bike to school by creating safer walking and biking routes. SRTS programs improve walking and biking travel

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<sup>9</sup> U.S. Department of Agriculture National Agricultural Statistics Service.

options, promote healthier lifestyles in children at an early age, and decrease auto-related emissions near schools and adjacent neighborhoods.

There are many benefits to both the students and the community area as a result of implementing SRTS programs, including:

- Improved traffic safety
- Improved focus and concentration by students who are healthy, awake, and alert
- Solutions to school transportation issues such as hazardous traffic and student absences and tardiness due to transportation challenges
- Increased family and community involvement, providing positive social opportunities for students and families
- Increased daily physical activity, forming habits that can last long-term, helping students decrease the risk of chronic disease and obesity
- Reduced idling times during drop off and pick up, combined with more carpooling, walking, and biking to school results in cleaner air and reduced respiratory problems

### **Trail Lighting**

The safety and enjoyment of public park trails and other pathways are greatly enhanced with proper lighting, extending usable hours, and time spent outdoors, leading to healthier, more active communities. Better pathway and trail lighting also improves public safety by preventing collisions between cyclists and other trail and path users. Good trail lighting will help pedestrians and cyclists in detecting and avoiding tripping hazards, such as tree branches, potholes, uneven paving, unexpected elevation changes, or icy patches. Seniors and users with disabilities also benefit from the increased accessibility a lighted pathway provides. Finally, well-lit parks and trails are more inviting, attracting more users and increasing overall safety and security.

Information gathered as part of the Kenosha County CHA indicates that 19 percent of survey respondents selected violence and crime as one of the three largest health concerns in the County.

## **Wayfinding Signs**

Many areas in Kenosha County are well-suited to take advantage of the benefits of wayfinding signs for people biking and walking. The grid network throughout the City of Kenosha, as well as other communities in the County, provides many low-stress routes on neighborhood streets. The County also has an extensive network of existing and planned bike paths and routes (shown on Map 7.2 in Chapter 4). Wayfinding signs are an affordable way for the County and communities to improve conditions for people bicycling and walking. Other reasons for investing in wayfinding signs include:

- Providing guidance along routes that are not intuitive to help people stay on routes
- Promoting the use of low-stress bicycle routes and encourage bicycling on those routes
- Providing navigational assistance to popular destinations
- Providing navigational assistance for the County trail system
- Alerting people driving to watch for people bicycling on the street
- Directing people to routes that are appropriate for their skill level
- Helping trail users report their location and guide first responders to the scene in emergencies
- Encouraging people to bicycle or walk for transportation by highlighting how easy it is to get to destinations

## **7.6 ACCESS TO HEALTH CARE**

### **Hospitals and Clinics**

Hospitals and clinics in the County are shown on Map 7.2 and listed in Table 7.1. As of 2022, there are three hospitals offering a full range of medical services. They are Aurora Medical Center-Kenosha and Kenosha Medical Center Campus in the City of Kenosha and Froedtert Pleasant Prairie Hospital in the Village of Pleasant Prairie. Residents in Kenosha County may also receive service from health care facilities to the south in Lake County Illinois and to the north in Racine County.

Clinics are defined as an establishment that provides a variety of medical services by more than one physician and/or medical personnel on an out-patient basis. A variety of clinics are located throughout the County.

Information gathered as part of the Kenosha County CHA indicates that 45 percent of survey respondents selected access to affordable health care as one of the three largest health concerns. The CHA also noted that Kenosha County has fewer primary care providers per person (1 per 2,090) than the State of Wisconsin as a whole (1 per 1,240). The Kenosha County CHIP also identifies the enhancement of access to affordable health care in Kenosha County as a major goal.

## **7.7 HOUSING**

Chapter 5 of this report provides an inventory of existing housing stock, housing programs, and recommendations related to affordable housing. The Kenosha County comprehensive plan promotes the development of housing that provides a range of housing choices that meets the needs of people of all income levels, age groups, and needs. Affordable, safe housing is an important component of residents being able to live healthy lives. Housing conditions can directly affect residents' lives through hazards in the home, including lead paint, lead pipes, lack of complete plumbing, or lack of heating and cooling systems.

Information gathered as part of the Kenosha County CHA indicates that 44 percent of survey respondents selected affordable housing as one of the three largest health concerns in the County and that only 31 percent agreed that there are affordable places to live in the County. The Kenosha County CHIP also identifies the improvement of access to safe and affordable housing in Kenosha County as a major goal.

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## **Chapter 7**

# **COUNTY HEALTH PLAN**

### **TABLES**



**Table 7.1**  
**Hospitals and Clinics in Kenosha County: 2022**

<b>Number on Map 7.2</b>	<b>Facility Name</b>	<b>Street Address</b>
Hospitals <sup>a</sup>		
1	Aurora Medical Center – Kenosha	10400 75th Street, Kenosha
2	Froedtert Pleasant Prairie Hospital	9555 76th Street, Pleasant Prairie
3	Kenosha Medical Center Campus	6308 8th Avenue, Kenosha
Clinics <sup>b</sup>		
4	Aurora Health Center – Kenosha	7540 22nd Avenue, Kenosha
5	Aurora Health Center – Paddock Lake	25320 75th Street, Paddock Lake
6	Aurora Health Center – Twin Lakes	700 N. Lake Drive, Twin Lakes
7	Froedtert Kenosha Center	6308 Eight Avenue, Kenosha
8	Froedtert Paddock Lake Clinic	7322 236th Avenue, Paddock Lake
9	Froedtert Pleasant Prairie Clinic	10256 Old Green Bay Road, Pleasant Prairie
10	Froedtert Prairie Ridge Clinic	9697 St. Catherine’s Drive, Pleasant Prairie
11	Froedtert Somers Clinic	3400 Market Lane, Somers
12	Kenosha Clinic – Children’s Wisconsin	6809 122nd Avenue, Bristol
13	Kenosha Community Health Center	4536 22nd Avenue, Kenosha
14	Kenosha Urgicare	6430 Green Bay Road, Kenosha
15	VA Healthcare Clinic	8207 22nd Avenue, Kenosha

<sup>a</sup> A hospital is defined as a place that provides 24-hour nursing/medical care to diagnose and treat short-term illnesses and/or injuries.

<sup>b</sup> A clinic is defined as an establishment that provides a variety of medical services by more than one physician and/or other medical personnel on an out-patient basis. Clinics limited to treating a specific type of illness are not listed.

Source: Kenosha County and the Southeastern Wisconsin Regional Planning Commission



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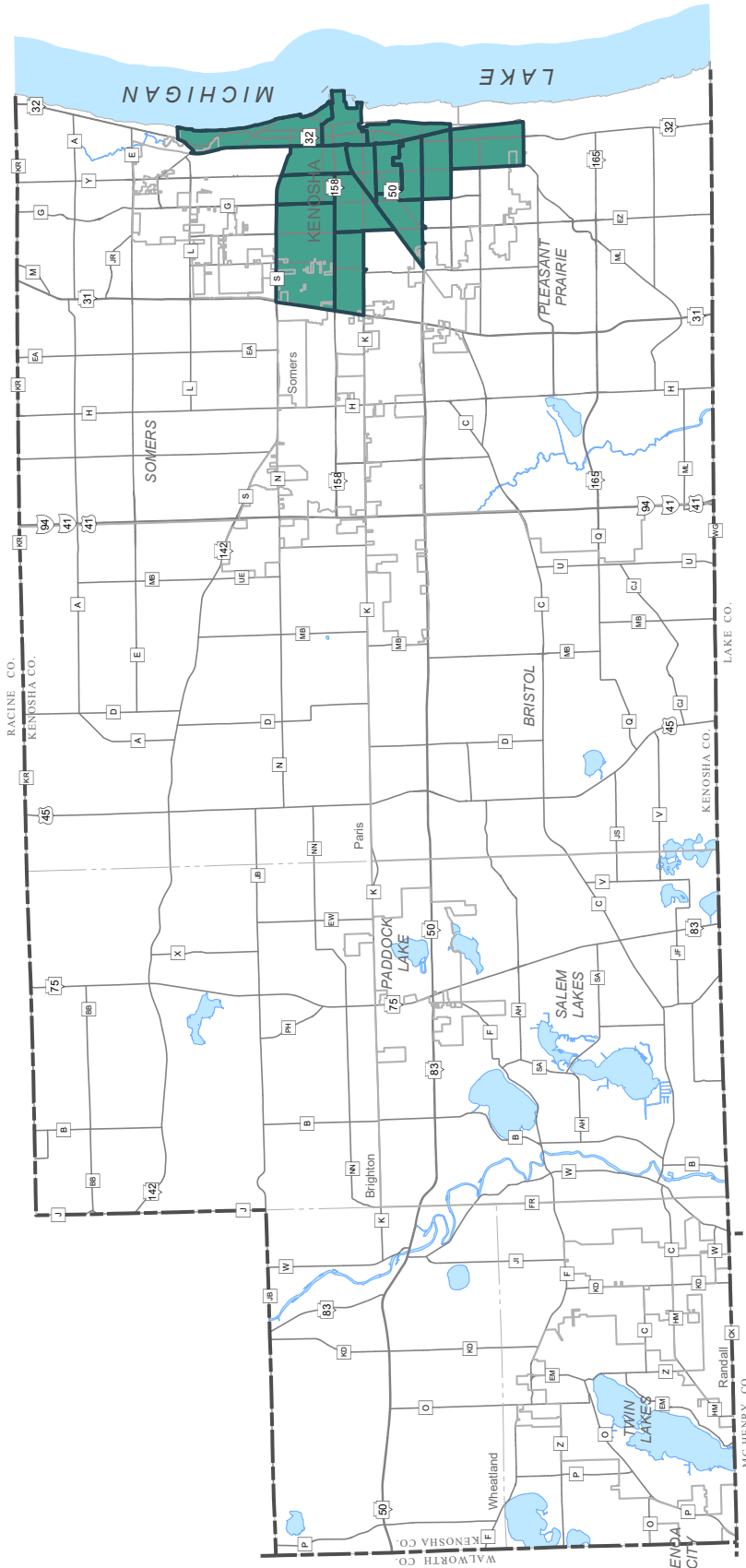
## **Chapter 7**

# **COUNTY HEALTH PLAN**

### **MAPS**



**Map 7.1: Low-Income and Low-Access Food Deserts in Kenosha County**

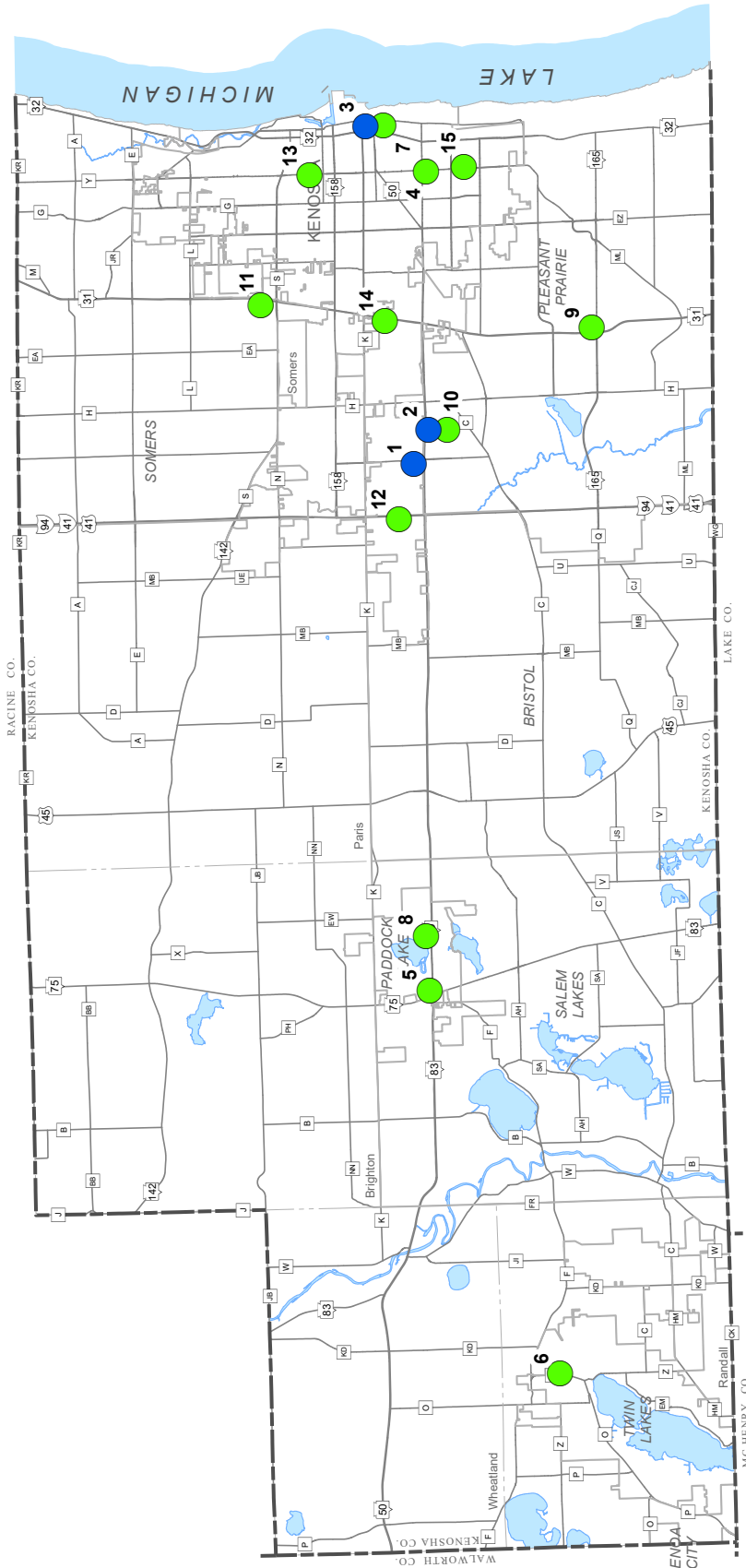


LOW-INCOME CENSUS TRACTS WHERE A SIGNIFICANT NUMBER OR SHARE OF RESIDENTS IS MORE THAN 1/2 MILE (URBAN) OR 10 MILES (RURAL) FROM THE NEAREST SUPERMARKET.



Source: U.S. Department of Agriculture and SEWRPC

**Map 7.2: Hospitals and Clinics in Kenosha County: 2022**



- HOSPITAL
- CLINIC
- 15** REFERENCE NUMBER  
(SEE TABLE 7.1)

