



ELEMENT 9 – IMPLEMENTATION

A. Introduction

The implementation of this comprehensive plan depends on the willingness of local officials, both village and county, to use it as a guide when making decisions that affect growth and development in the Village of Poplar. It is also important that local citizens and developers become aware of the plan. This plan has an important role as a guide and determinant for future action in the community. All development proposals and capital expenditures should be reviewed against the goals, objectives and actions/policies of the plan.

B. Plan Consistency

The elements of a comprehensive plan should be internally consistent. Indeed, there is much overlap in issues and policy between many of the elements. A review of all plan data, analysis and conclusions, and of plan goals, objectives and actions/policies was done in attempt to identify areas of inconsistency. As the plan was developed, major consistent themes emerged which moved the plan toward consistent conclusions and compatible approaches to identified problems among the elements. Any future plan amendments should be evaluated for consistency with the overall comprehensive plan.

C. Plan Monitoring and Evaluation

Any land use plan is subject to the passage of time, making its actions, policies and recommendations obsolete. The Village of Poplar Plan Commission, therefore, will deliberately monitor the progress of plan implementation and evaluate the plan against changing conditions. The Plan Commission will review and evaluate the plan and its implementation schedule as they see fit. This review should involve a report to the Village Board describing the amount, location and character of development of the past year.

Table 9.1 outlines and lists the agreed upon action items the Village of Poplar will work on achieving over the 20-year planning period. The action items are in no particular order. They will be evaluated and worked on based on need determined by the Plan Commission. **Table 9.1** does however, illustrate when and who will be assigned to sponsor the actions/policies outlined.



Table 9.1: Village of Poplar Recommended Implementation Actions

Category	Recommended Action	Timeframe	Responsibility
Housing	1. Develop a conceptual drawing of housing development for core.		
	2. Designate Village-owned land in core for residential development.		
	3. Rezone property/establish a planning unit development district.		
	4. Identify and work with developers to implement.		
Transportation	1. Work with Superior Days for "park & ride" funding.		
	2. Work with Tri-County Corridor Commission for "park & ride" development.		
	3. Contact area casinos for mass transit options for other than casino patrons.		
Utilities & Community Facilities	1. Investigate monetary requirements for creating the campground.		
Natural, Agricultural & Cultural Resources	1. Follow best management practices for road and ditch maintenance to prevent erosion.		
	2. Form a committee to investigate the feasibility of holding an annual event such as "Dick Bong/Poplar Fun Days".		
	3. Develop a permanent memorial for Major Bong and war veterans at the current park at the west end of Main Street and/or at the former P-38 airplane site.		
Economic Development	1. Meet with existing businesses regularly to assess expansion or retention issues.		
	2. Install "Welcome Business" signage.		
	3. Create a Future Land Use map that reflects the expanding commercial zone.		
	4. Look into creating a TIF District or Industrial Park.		



Category	Recommended Action	Timeframe	Responsibility
Intergovernmental Cooperation	1. Review the mutual response system with the Fire Department.	Yearly	
	2. Meet with the Towns of Amnicon and Maple to discuss road maintenance and snow plowing requirements as needed.		
Land Use	1. Reflect expanded commercial zone on Future Land Use map.		
	2. Utilize a Plan Development District designation to provide control and flexibility for residential development in the core of the village.		
	3. Contact WisDOT about right-of-way usage concerning the creation of a parking lot.		

Source: Village of Poplar

D. Plan Update

Plan monitoring and evaluation is an ongoing process and will, at some time, lead to the realization that the plan requires updating. The time that elapses between the completion of the plan and the need to update it, depends on the outdated assumptions, newly realized conditions and evolving issues which demand plan update. Usually, a five-year update of the plan corresponds with an ongoing capital improvements plan, road improvement plans, etc., and for this purpose, a five-year plan update is valuable. In addition, the Comprehensive Planning legislation requires plan update at least every 10 years. Amendments to the plan must follow the requirements of State law and should be evaluated for consistency with the existing plan, including all elements.