



WORTH COUNTY COMPREHENSIVE DEVELOPMENT PLAN



WORTH COUNTY, IOWA

RESOLUTION NO. 04/17/06 B

**RESOLUTION OF ADOPTION
2006 COMPREHENSIVE DEVELOPMENT PLAN**

WHEREAS, the Code of Iowa states that counties shall base subdivision and zoning regulations upon an adopted land use plan; and

WHEREAS, the Worth County Board of Supervisors may exert subdivision and zoning control powers by ordinance; and

WHEREAS, the Worth County Planning and Zoning Commission has prepared this plan with the assistance of the North Iowa Area Council of Governments; and

NOW, THEREFORE IT IS HEREBY RESOLVED by the Board of Supervisors of Worth County, Iowa, after duly holding a public hearing, to adopt said Comprehensive Plan as the official future planning document of Worth County, Iowa.

IT IS FURTHER RESOLVED that said plan shall be placed on file in appropriate places and provided to appropriate county officials for reference purposes for the deliberation of land use issues and enforcement of land use ordinances as hereafter may be adopted by the Board of Supervisors of Worth County, Iowa.

PASSED AND APPROVED this 17th day of April, 2006.

SIGNED:

Darrell Bang
Chair, Board of Supervisors
Worth County, Iowa

ATTEST:

Kay Clark
Auditor
Worth County, Iowa

WORTH COUNTY
COMPREHENSIVE DEVELOPMENT PLAN
2006

Planning Committee Members

Darrell Bang, Supervisor	Dennis May, Supervisor
Ken Abrams, Supervisor	Kay Clark, Auditor
Joe Nydegger	Bob Johnsrud
Harold Brunsvold	Clair Hengesteg
Doug Tempest	Gerald Rognes
Ted Lawyer	Jack Page
Jayne Lupkes	Mervin Anderson
Rod Loken	Ron Davidson

**PREPARED WITH THE ASSISTANCE OF THE
NORTH IOWA AREA COUNCIL OF GOVERNMENTS**

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RESOLUTION OF ADOPTION

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THE PLANNING PROCESS

The Code of Iowa provides the basis for planning in Chapter 335. This chapter is referred to as enabling legislation by the State of Iowa, because it empowers counties to plan and regulate their physical development. Although the code subsection pertaining to comprehensive development plans is brief, it specifically states that zoning regulations must be made in accordance with a local comprehensive plan. Also, the code requires the platting and subdivision of land and urban renewal activities be consistent with a comprehensive development plan.

Planning is the process of determining the future goals of the county and how to achieve those visions. In Worth County this process will protect prime agricultural land, provide for compatible land use and responsible growth, enhance residential areas while protecting the environment, agricultural, and natural resources, provide recreational opportunities, and expand economic development that will ensure a high quality of life in the county for the future. The comprehensive development process is continuous, because future attitudes and data can change over time, and a regular review and revision process is necessary to meet changing attitudes and information.

Preliminary Discussion

The preliminary objective in the development of the Worth County Comprehensive Plan was to determine how the plan will be used when it is produced. The original comprehensive development plan for Worth County was written in 1969 and was designed to meet the county's long-range development goals including capital improvements, zoning, and subdivision regulations. Since that time a zoning ordinance with subdivision regulations for three townships along the interstate and a secondary roads plan have been approved by the Worth County Board of Supervisors. The original comprehensive development plan has never been updated since it was produced in 1969.

Data Collection and Analysis

Sources of existing data were then identified and new data was collected using a survey of randomly selected participants from the unincorporated area of Worth County. Background information in the following areas were collected and analyzed in written and graphical format: Worth County history, physical land features, demographics, economics, services, and current land use. Citizen participation was established by forming a planning committee made up of county officials and local residents. This committee supplied valuable information about the county that would have been nearly impossible to collect otherwise. Also, three-hundred Worth County survey forms were sent to the unincorporated parts of the county. This survey gave the committee members current citizen input on issues affecting Worth County. Using information gathered in this step of the planning process a base plan was established from which future trends and growth could be projected.

Setting Goals and Strategies

Using the analyzed data, the planning committee created broad and general goals for the planning area that reflect the interests of Worth County. The committee then focused on selecting strategies that will help the county reach the goals. The goals set in the comprehensive plan are visions the planning committee would like to achieve over the next twenty years. Strategies are the physical projects and processes that will help achieve those goals.

Plan Preparation

Once the goals and objectives are identified they can be added to the comprehensive development plan. A draft plan is then developed for final review and comments from the planning committee and the general public. Alterations to the draft will be made accordingly after the end of the comment period.

Plan Adoption

To legalize the plan it must be adopted by the Worth County Board of Supervisors. All members of the Board of Supervisors have participated in the planning committee meetings and are familiar with the overall plans content.

Plan Implementation

The implementation of the Worth County Comprehensive Plan is a combined effort between all government, private, and related entities. Community groups and organizations can partner with local government to complete the objectives and meet the goals of the plan. The plan states policy through the goals and objectives identified by the planning committee. Future implementation and enforcement of these policies require the development of a county wide zoning ordinance and subdivision regulations.

Plan Evaluation and Revision

Land use and development is constantly changing, so periodically the Worth County Comprehensive Development Plan will need to be reviewed and updated. This will assure its effectiveness as a long range planning document. During the review, changes need to be identified since the last adoption, and all data sections need to be updated. Finally, the goals and strategies will need to be revised to reflect the identified changes and needs of Worth County.

BRIEF HISTORY OF WORTH COUNTY

The namesake of Worth County is General William Jenkins Worth, a prominent officer during the Black Hawk and Mexican Wars.

Originally the settlement of Bristol was selected as the Worth County seat. In 1863 the county seat was moved to the City of Northwood and is still there today.

The original Worth County courthouse was located in a small stone building in the City of Northwood, which was rented to the county for \$3 per month. The Worth County Board of Supervisors approved the construction of a two story courthouse to be built in 1865, costing Worth County tax payers a total of \$1,000.

In 1879, the City of Kensett challenged the City of Northwood in an election for the county seat. Northwood retained the county seat after a close, countywide vote. Following this election, Worth County built a new courthouse on property it already owned. Local citizen pledges totaling \$5,000 easily covered the \$4,594 brick building's construction costs. Today the building is used as the Worth County Historical Museum.

The current Worth County Courthouse building was constructed in 1893 and was remodeled in 1938. A Civil War cannon, which is a monument to all veterans, is located on the courthouse grounds.

PHYSICAL LAND FEATURES

Location

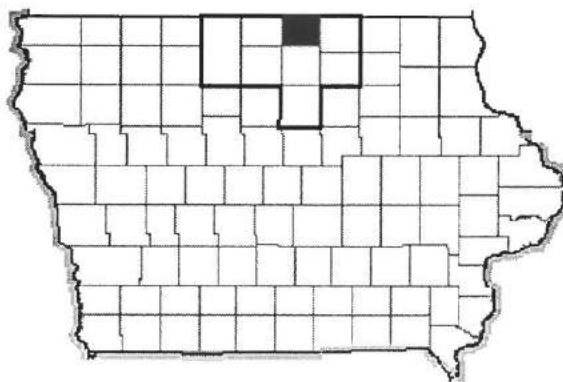
Worth County is located in north central Iowa, approximately 125 miles from the State Capitol in Des Moines, Iowa to the south, and 125 miles from the Twin Cities in the State of Minnesota to the north. Other major midwest cities relatively near Worth County include Omaha, Nebraska; Kansas City and St. Louis, Missouri; Chicago, Illinois; and Milwaukee, Wisconsin.

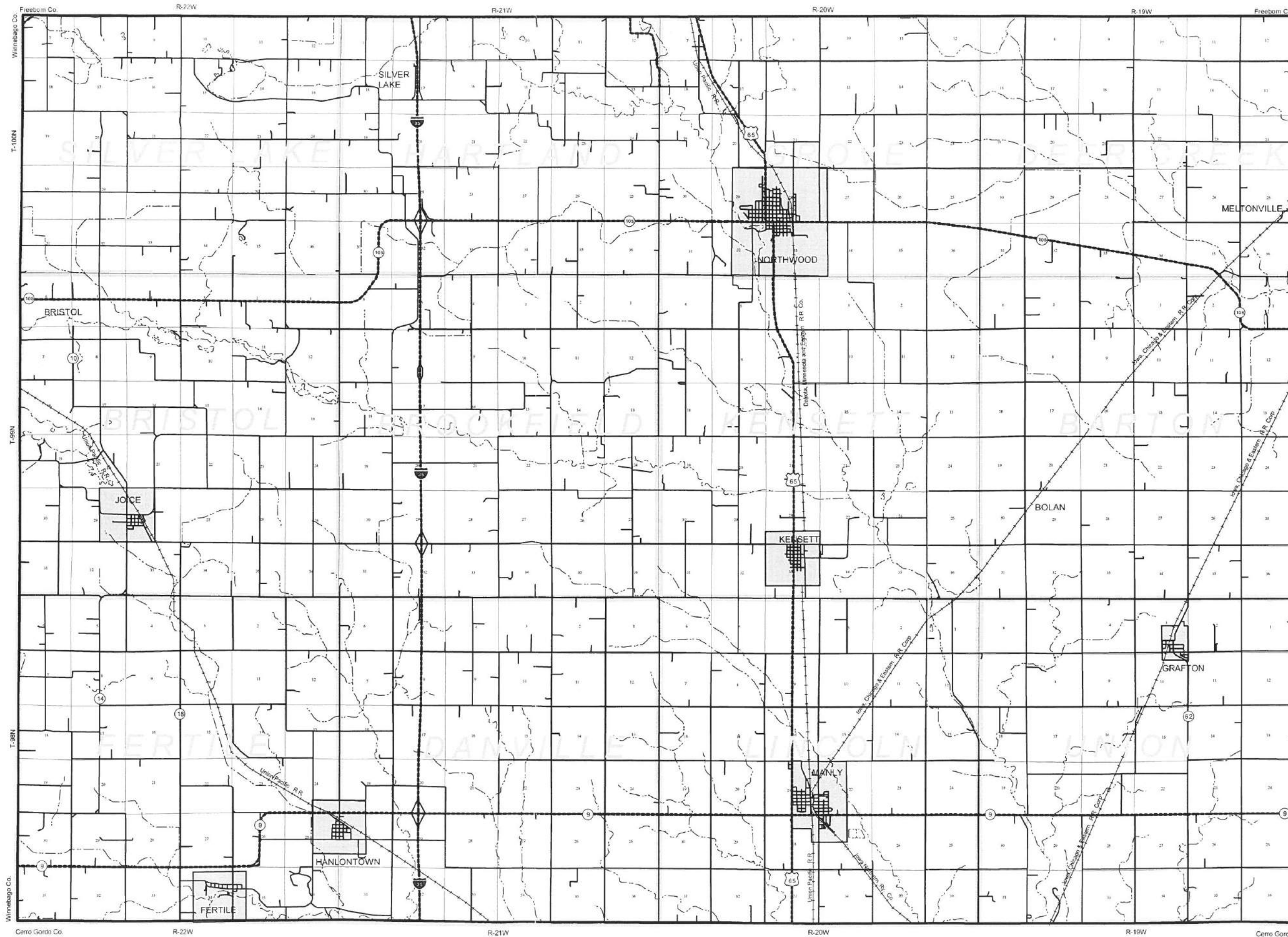
Worth County is located midway between the Missouri and Mississippi Rivers, which border the State of Iowa on the west and east sides. Worth County is bordered on the north by the State of Minnesota, on the east by Mitchell County, on the south by Cerro Gordo County, and on the west by Winnebago County. Worth County contains approximately 256,000 acres of land that stretches seventeen miles north to south and twenty-four miles east to west. There are twelve townships in the county arranged in three rows of four. Beginning at the northwest corner of the county going down the rows from west to east in each row, the townships are Silver Lake, Hartland, Grove, Deer Creek, Bristol, Brookfield, Kensett, Barton, Fertile, Danville, Lincoln, and Union.

There are seven incorporated cities within Worth County and they are Northwood, Kensett, Grafton, Manly, Hanlontown, Fertile, and Joice. There are also five unincorporated cities, which are Bolan, Deer Creek, Silver Lake, Meltonville, and Bristol. Three towns that very closely border Worth County are Carpenter in Mitchell County on the east border; Emmons, Minnesota on the north border; and Plymouth in Cerro Gordo County near the south border.

Regional Context

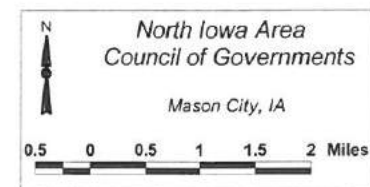
Worth County is a part of the North Iowa Area Council of Governments (NIACOG), which is a voluntary association of local governments established for the purpose of promoting intergovernmental cooperation and strengthening local units of government. NIACOG is Region 2 of the Iowa Association of Regional Councils, and consists of eight counties and 67 communities in north central Iowa. Worth County is located near the center of Region 2 and is bordered by Mitchell County, Cerro Gordo County, Winnebago County, and the state of Minnesota. The map identifies the NIACOG region with the bold outlined area and Worth County is filled in with black.





LEGEND

- County Boundary
- Railways
- Roadways
- Major Roadways
- Rivers
- Incorporated City Limits
- Sections
- Townships



Climate

Worth County has a continental climate with four seasons that are marked by different conditions of moisture and temperature. The summers are consistently warm with well distributed rainfall. Winters are cold with snow covering the ground most of the season. About seventy percent of the annual precipitation falls during the warmer half of the year between April and September. Also during the warm months, most of the annual thunderstorms, damaging high speed winds, hail, and heavy rainfalls are recorded. On average, snowfall amounts to nearly 45 inches a year or fifteen percent of the annual rainfall. A record snow fall in Worth County was recorded in 1908-09 when over 90 inches of snow fell during the winter season. Recordable amounts of snow begins to fall in late November and it generally ends in late March. Extreme temperatures in Worth County can range from -37 °F to 107 °F. On average, 159 days a year have freezing temperatures and on 15 days temperatures rise to 90 °F or higher. The plant growing season for the Worth County region is normally 153 days.

Geology

The landscape of Worth County was formed by massive glaciers over 15,000 years ago. Worth County was actually formed by glaciers with the Iowan Surface on the east portion of the county, and the Des Moines Lobe on the western portion of the county. The hilly landscapes of the Iowan Surface in eastern Worth County were flattened 16,000 years ago by the constant weathering of glacial runoff, which loosened and moved materials. This area is characterized by gently rolling terrain, glacial boulders, and loess-mantled hills. About 12,000 years ago the Des Moines Lobe had completely melted leaving behind pebble, sand, and gravel deposits. Clay and peat was also left behind near glacial lakes. The modern western landscape of Worth County includes broad banded ridges and knobby hills with irregular lakes and marshes.

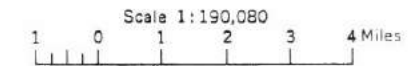
Soils

The majority of the soils located in Worth County are poorly to moderately drained. This has caused many areas of the county to become marsh and wetlands. Loamy glacial till and sediment make up the majority of the soil types in the region. Deposits of limestone and gravel are mined from quarries throughout the county and are used for road and building construction. The Current Land Use Map on page 44 of this plan identifies all mining areas in Worth County. Soils high in organic compounds spread throughout the county are useful for crop production. Soil in the Worth County region can often require drainage before the land is suitable for crop, pasture, or development purposes. A map and a list of the soil associations in Worth County are listed on the General Soil Map on the following page.

U. S. DEPARTMENT OF AGRICULTURE
SOIL CONSERVATION SERVICE

IOWA AGRICULTURAL AND HOME ECONOMICS EXPERIMENT STATION
COOPERATIVE EXTENSION SERVICE, IOWA STATE UNIVERSITY
DEPARTMENT OF SOIL CONSERVATION, STATE OF IOWA

GENERAL SOIL MAP WORTH COUNTY, IOWA



SOIL ASSOCIATIONS

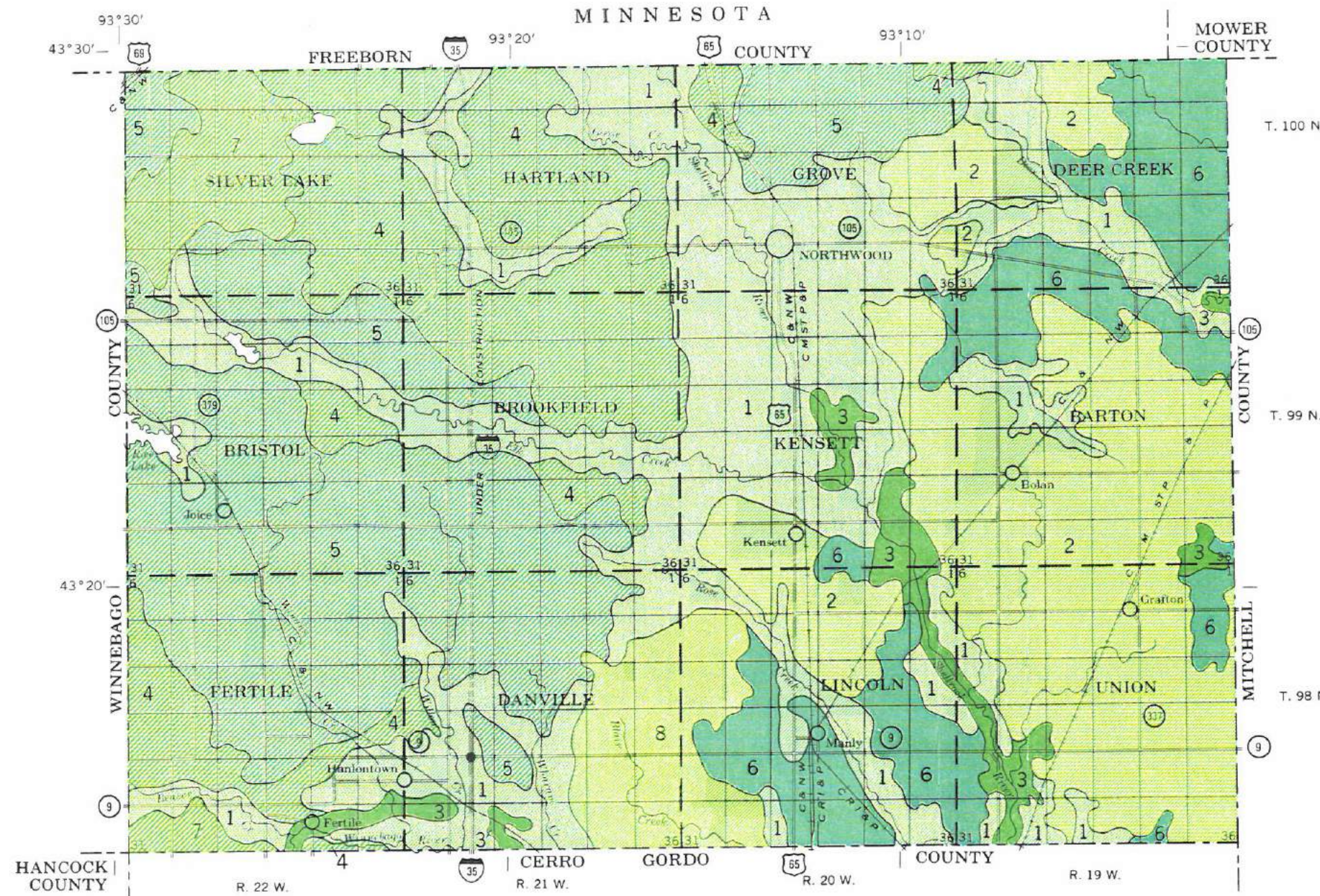
- 1 Marshan-Saude-Lawler association: Nearly level to moderately sloping or gently rolling, poorly drained to well-drained soils that formed in loamy alluvial sediment underlain by sandy and gravelly sediment; on stream benches and uplands
- 2 Maxfield-Klinger-Franklin association: Nearly level and very gently sloping, poorly drained and somewhat poorly drained soils that formed in loess and the underlying glacial till; on uplands
- 3 Rockton-Faxon association: Nearly level to gently sloping, well-drained and poorly drained soils that formed in 20 to 40 inches of loamy glacial sediment over limestone bedrock; on stream benches and uplands
- 4 Lester-Webster-Nicollet association: Nearly level to steep, well-drained to poorly drained soils that formed in loamy glacial till and glacial sediment, on uplands
- 5 Clarion-Webster-Nicollet association: Nearly level to gently rolling, well-drained to poorly drained soils that formed in loamy glacial till and glacial sediment; on uplands
- 6 Clyde-Kenyon-Oran association: Nearly level to moderately sloping, well-drained to poorly drained soils that formed in loamy sediment and the underlying glacial sediment or glacial till; on uplands
- 7 Kilkenny-Minnetonka association: Nearly level to rolling, well-drained to poorly drained soils that formed mainly in silty lacustrine sediment; on uplands
- 8 Clarion-Webster association: Nearly level to gently sloping, well-drained to poorly drained soils that formed in glacial till and glacial sediment; dominantly long slopes on uplands

Compiled 1973

SECTIONALIZED TOWNSHIP

6	5	4	3	2	1
7	8	9	10	11	12
18	17	16	15	14	13
19	20	21	22	23	24
30	29	28	27	26	25
31	32	33	34	35	36

Each area outlined on this map consists of more than one kind of soil. The map is thus meant for general planning rather than a basis for decisions on the use of specific tracts.



Topography and Drainage

Most of the landscape east of a line from Fertile to Deer Creek is flat or gently sloping. The slopes are long and uniform and have a well established system of drainage ditches and small streams. To the west of the Fertile to Deer Creek line the landscape is generally flat to rolling hills and some areas are hilly and steep. Other than those near major waterways, the drainage ways are poorly established resulting in land locked depressions. About thirty-five percent of Worth County contains poorly or very poorly draining soils. Many farmers located in poorly draining soil areas have tilled their fields to increase soil drying time during the moist spring months. Even moderately well drained soils are being tilled drained.

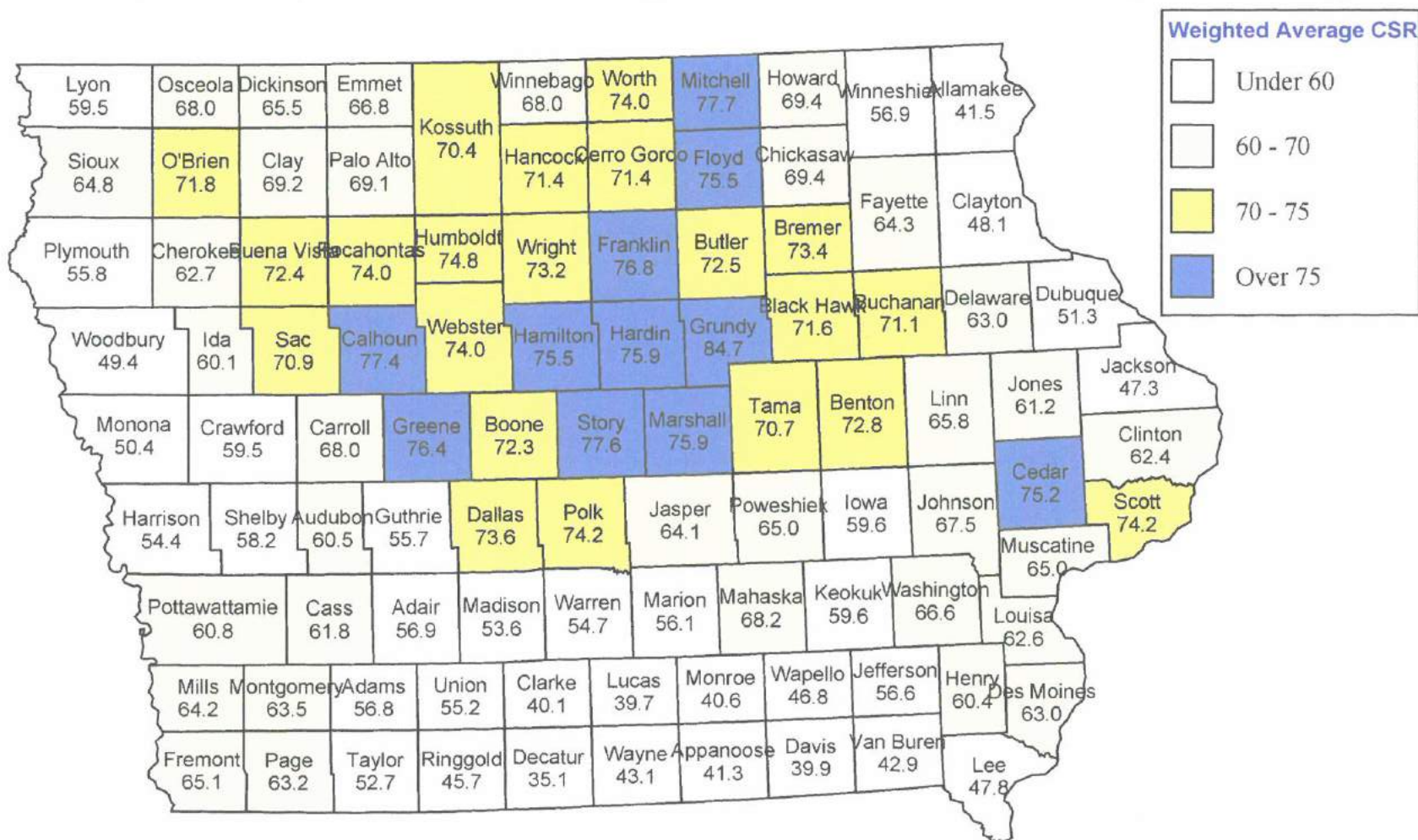
There are three watersheds in Worth County, the Winnebago, Shell Rock, and Upper Cedar. The Winnebago watershed is drained by the Winnebago river, which enters the county south of Fertile and flows four miles southeast and leaves the county. The Shell Rock River enters the county north of Northwood and flows southeast thru the county exiting near the Iowa Chicago and Eastern Railroad. Deer Creek runs southeast in the Upper Cedar watershed from the northwest corner to the south east corner of Deer Creek township. Many smaller waterways drain the three water sheds and generally flow southeast through the county. The bedrock of the rivers in Worth County are limestone, which has prevented the rivers from carving extremely deep grooves into the landscape. The majority of the land in the northwest portion of Worth County is at an elevation between 1,250 and 1,400 feet. The southeast portion of the county has elevations between 1,150 and 1,250 feet.

Corn Suitability Ratings (CSR)

The Corn Suitability Ratings (CSR) index was developed to rate the potential row-crop productivity of each type of soil in Iowa. Soil profile properties and the local weather conditions are both major factors that affect crop yields. When determining land use, slope characteristics are the main determinants. These characteristics are slope gradient, slope length, erosion rates, water infiltration, and the ease and efficiency of machine operation. The CSR considers both land use and natural weather conditions and assumes adequate management, no irrigation, artificial drainage, low lands are flood plains, and no leveling or terracing of land. Crop yields change with time due to changes in technology, weed, insect, and diseases, but CSRs remain relatively constant in relation to one another. The CSR is a quantitative assessment of land, which is measured on a scale with five being the poorest soils for row-crops and one-hundred representing the best row-crop soils.

Worth County has a weighed average CSR of 74.0. That CSR ranks Worth County as the 15th best county for row crop production in 2004. For land planning and development purposes, highly rated agricultural land in Worth County should be preserved if it is possible to do so. The Worth County soils map and CSR index should be used to determine the best location for future development. A copy of the Statewide Corn Suitability Ratings is available on the following page. The General Soils Map of Worth County is located on the previous page.

County Weighted Average Corn Suitability Rating



Calculated from acreages and CSR's contained in ISPAID (Iowa Soil Properties and Interpretations Database)
As of August 1, 2004

Prepared by Gerald A. Miller and Thomas E. Fenton, Professors of Agronomy, and Brian Tiffany, System Support Specialist
Department of Agronomy, Iowa State University, Ames, Iowa 50011

DEMOGRAPHIC CHARACTERISTICS

Population Profile

Worth County experienced a steady population increase from 1850 to 1940 when the county recorded the highest population in its history with 11,449 people. Since 1940, there has only been one census population increase, which was in the year 1980. The 2000 census of population recorded a decrease of 1,166 people in Worth County since the 1980 census. At the same time, the State of Iowa as a whole had an increase of 12,516 residents.

TABLE 1 - Population History 1980-2000, Worth County

	1980	1990	2000	% Change 1980-2000
Fertile	372	382	360	-3.2%
Grafton	255	282	290	13.7%
Hanlontown	213	193	229	7.5%
Joice	223	245	231	3.6%
Kensett	360	298	280	-22.2%
Manly	1,496	1,349	1,342	-10.3%
Northwood	2,193	1,940	2,050	-6.5%
County Rural	3,963	3,302	3,127	-21.1%
County Total	9,075	7,991	7,909	-12.8%
State of Iowa	2,913,808	2,776,831	2,926,324	0.4%

Source: U.S. Census, 2000

The table above shows the sharpest population decline occurring in the rural unincorporated areas of Worth County over the past twenty years. The rural population accounts for over 71.6% (836 out of 1166) of the total population loss in Worth County in the past 20 years. Only the communities of Grafton, Hanlontown, and Joice saw population growth since the 1980 census. Northwood, the county seat, has gained 110 residents over the past ten years, but still lost 143 people over the past twenty years.

Population Projections

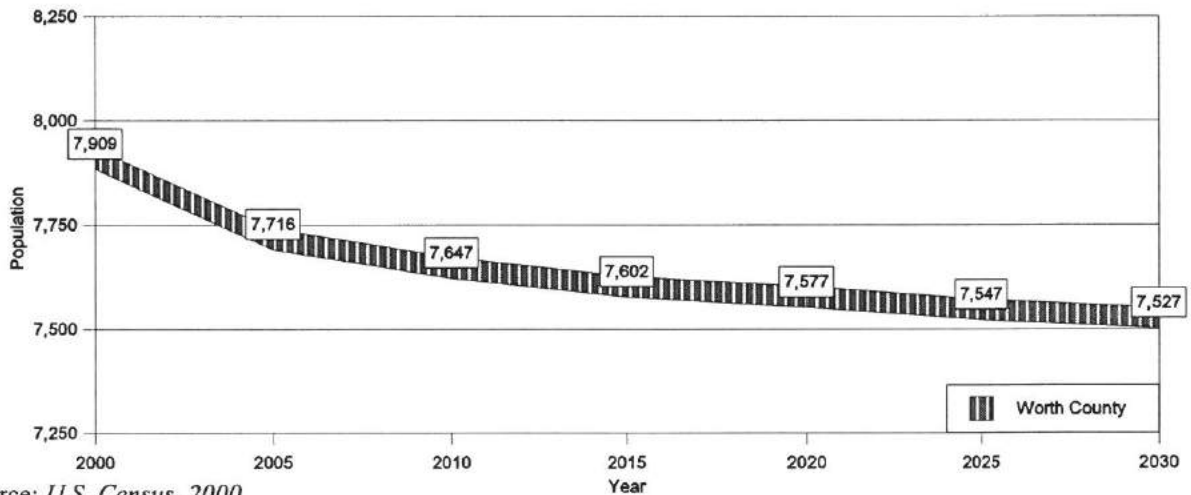
The table below, shows the 2005-2030 population projections for Worth County. It is noted that the population projections below are supported by Woods and Poole Economics.

TABLE 2 - Projected Population 2005-2030, Worth County

2000 Population	2005 Projection	2010 Projection	2015 Projection	2020 Projection	2025 Projection	2030 Projection
7,909	7,716	7,647	7,602	7,577	7,547	7,527

Source: U.S. Census, 2000

FIGURE 4 - Population Projection Chart 2005-2030, Worth County



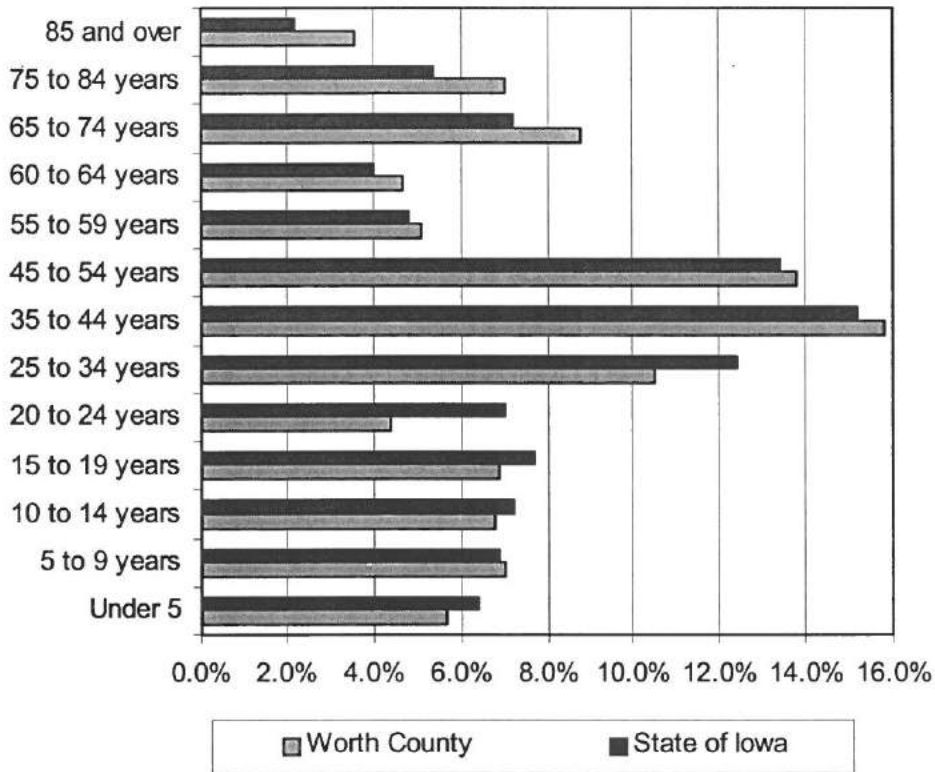
Source: U.S. Census, 2000

The chart above predicts that Worth County will continue to lose population over the next thirty years under the current conditions. This decline is common in the north Iowa area due to factors such as the rural to urban migration, employment and higher education opportunities, and an aging population. Worth County officials are currently working to avoid this decline in the future by supporting economic development, communication upgrades, and providing a high quality of life to all residents of the county.

Age Distribution

The chart below compares the population of Worth County and the State of Iowa during the 2000 census by age. The top bar of each pair in the chart is the statewide data bar.

TABLE 3 - Age Distribution, Worth County and State of Iowa



Source: U.S. Census, 2000

According to the chart above, Worth County has a larger population percentage of residents 35 and over and ages 5 to 9 than the State of Iowa. Also, compared to the State of Iowa, Worth County has fewer residents under age 5 and ages 10 to 34. The low percentage of residents ages 20 to 24 in Worth County reflects the loss of young educated age groups from rural areas in Iowa. Many of these young people leave the county to seek higher education or jobs in more populated areas of the country.

Housing

According to the 2000 Census, there were 3,278 households in Worth County, resulting in 2.38 persons per household. This number was slightly lower than the 2.46 persons per household for the State of Iowa. At the state level, the number of persons per household has been steadily declining. In 1970 there were 3.05 persons per household, 2.68 persons per household in 1980, and 2.52 persons per household in 1990.

In the year 2000 there were 2,264 family households, which accounts for 69% of the total number of households in Worth County. There were 904 single-person households, which accounts for 28% of the total households in the county. Also, 1,018 households contain a person age 65 or older. The following table shows the number of persons per household, sorted by family and non-family types, for Worth County in 2000.

TABLE 4 - Household Type and Size

Size	Family Households	Non-Family Households
1-person	-	904
2-person	1,142	98
3-person	446	7
4-person	435	3
5-person	184	0
6-person	48	1
7-or-more persons	9	1
Total	2,264	1,014

Source: U.S. Census, 2000

The 2000 U.S. Census showed a total of 3,534 housing units constructed in Worth County. Nearly 49% of the housing units in Worth County were built before 1939. A total of 393 housing units, or 11.1% of the total housing in the county was built during the last twenty years. The table on the following page shows the age of housing units by household in Worth County.

TABLE 5 - Age of Housing

	Number of Households	Percent of Households
1999 to March 2000	24	0.7%
1995 to 1998	78	2.2%
1990 to 1994	97	2.7%
1980 to 1989	194	5.5%
1970 to 1979	515	14.6%
1960 to 1969	214	6.1%
1940 to 1959	690	19.5%
1939 or earlier	1,722	48.7%
Total	3,534	100%

Source: U.S. Census, 2000

The majority of housing in Worth County is considered single family units, which have slightly declined in number over the past twenty years. Duplexes in the regional have declined by 62 units during the same time period. The following table lists the number of housing structures in Worth County between 1980 and 2000.

TABLE 6 - Type of Housing Structure

	1980	1990	2000
Single Unit	3,168	2,972	3,020
Duplex (2 units)	132	75	70
Multi-plex (3 or more units)	251	213	269
Mobile Home	138	124	140
Other	35	59	35
Total	3,724	3,443	3,534

Source: U.S. Census, 2000

In 1999, the North Iowa Area Council of Governments (NIACOG) prepared a Worth County Housing Needs Assessment and Action Plan, funded by the Iowa Department of Economic Development and the Worth County Board of Supervisors. A regional housing survey implemented at that time provided the following information:

- Eighty-four percent of the respondents lived within a city in Worth County.
- Ninety-two percent of respondents lived in single family housing.
- Of the respondents, fifty-three percent reported being very satisfied with their current housing.
- Fifty-nine percent feel repairs were needed to their homes, thirty seven percent stated that no repairs were needed.
- Eighty-six percent reported that they owned their home. And thirty-four percent of respondents had no monthly rent or mortgage payments.
- There were 401 persons, 18 and under; 273 persons, between the ages of 19 and 34; 470 persons, between the ages of 35 and 54; 167, between the ages of 55 and 64; and 236 persons, age 65 and over, represented in the survey.

The 1999 Worth County Housing Needs Assessment and Action Plan provided the following recommendations for county officials:

- Investigate the implementation of a county-wide first-time home buyers program, a low interest rehabilitation program, a down payment assistance program, or a similar housing incentive program to aid low-to-moderate home buyers.
- Promote the rehabilitation of existing housing.
- Encourage and ensure proper land development throughout the county, compile or update the county comprehensive land use plan and related land development ordinances.
- For future projects, investigate funding opportunities that may be available through the State of Iowa and Federal Agencies.
- Investigate the possibility of providing additional retirement and senior housing.
- Promote the construction of new homes.
- Educate the public.

The Worth County Housing Needs Assessment and Action Plan was adopted by the Board of Supervisors in October of 1999. This plan has allowed the county and its communities to compete much more effectively in the Iowa Department of Economic Development's housing grant programs.

Income

According to the 2000 Census, the median household income in Worth County was \$36,444. This means that one-half of the households in the county earned above \$36,444 a year, and one-half of the households earned below \$36,444 a year. This amount was comparatively less than the median household income for Iowa, which was \$39,469. Also, the median family income, which excludes single person and non-related households, was \$41,763. The per capita income for Worth County in the year 2000 was \$16,952, which compares to \$19,674 statewide.

The 2000 Census shows that nearly 71% of the households in Worth County earn less than \$50,000 a year, compared to only 63% at the state level. The following table shows the number of households and the proportion of total households in each income range for Worth County and Iowa.

TABLE 7 - Household Income

	Worth County Households		State of Iowa Households	
Under \$10,000	306	9.3%	93,783	8.2%
\$10,000 to \$14,999	224	6.8%	77,333	6.7%
\$15,000 to \$24,999	502	15.3%	165,122	14.4%
\$25,000 to \$34,999	530	16.2%	168,713	14.7%
\$35,000 to \$49,999	764	23.3%	218,204	19.0%
\$50,000 to \$74,999	644	19.6%	242,022	21.0%
\$75,000 to \$99,999	214	6.5%	101,287	8.8%
\$100,000 to \$149,999	66	2.0%	55,998	4.9%
\$150,000 and over	30	0.9%	27,735	2.4%
Totals	3,280	100%	1,150,197	100%

Source: U.S. Census, 2000

Employment

According to the 2000 census, 65.1% of the labor force, 16 years of age or older, are employed. The unemployment rate for this same population is 2.6%, while 32.4% of county residents are not in the labor force. To get to work, 88.8% of the population commuted by car, truck, or van and 4.9% by other modes. The mean travel time to work was 20 minutes.

TABLE 8 - Employment by Industry Comparison

	Worth County		State of Iowa	
	Number	Percent	Number	Percent
Agriculture, forestry, fishing, hunting, mining	369	9.1%	65,903	4.4%
Construction	316	7.8%	91,824	6.2%
Manufacturing	1,026	25.2%	253,444	17.0%
Wholesale trade	149	3.7%	53,267	3.6%
Retail trade	548	13.5%	179,381	12.0%
Transportation, warehousing, utilities	167	4.1%	73,170	4.9%
Information Technology	36	0.9%	41,970	2.8%
Finance, insurance, real estate, rental, leasing	207	5.1%	100,395	6.7%
Professional, science, management, administrative	163	4.0%	90,157	6.1%
Educational, health, social services	654	16.1%	324,142	21.8%
Arts, entertainment, recreation, accommodation	210	5.2%	98,819	6.6%
Other services (except public administration)	118	2.9%	66,286	4.4%
Public administration	102	2.5%	51,058	3.4%
Total	4,065	100%	1,489,816	100%

Source: U.S. Census, 2000

The table above indicates that the majority of the labor force of Worth County is employed in the manufacturing and education fields. This is slightly different statewide, where manufacturing is the second largest employer to education.

ECONOMIC PROFILE

Local Government Finances

A comparison of the Worth County budget from FY 2003/2004 through FY 2005/2006 are presented in the table below. The county receives revenue from a variety of sources. Taxes levied on properties and intergovernmental funding are the two largest revenue sources. Similarly, there are several needs in the county for which funds are allocated. The largest dollar expenditures for the county as a service provider was for roads and transportation, public safety, and legal services.

TABLE 9 - Worth County Budget Summary

Revenues & Other Sources	Budget 2005/2006	Re-estimated 2004/2005	Actual 2003/2004
Taxes Levied on Property	3,443,665	3,114,020	2,239,257
Less: Uncollected Delinquent Taxes - Levy Year	13,913	13,913	0
Less: Credits to Taxpayers	160,420	152,087	0
Net Current Property Taxes	3,269,332	2,948,020	2,239,257
Delinquent Property Tax Revenue	11,022	1,178	11,022
Penalties, Interest, and Costs on Taxes	23,879	26,222	23,879
Other County Taxes / TIF Tax Revenues	330,071	311,830	277,073
Intergovernmental	2,931,620	3,293,331	3,232,184
Licenses & Permits	4,530	1,820	3,570
Charges for Services	257,283	246,969	257,283
Use of Money & Property	101,710	154,316	101,710
Miscellaneous	175,733	123,588	177,329
Subtotal Revenues:	7,105,180	7,107,274	6,323,307

Source: *Worth County Budget Summary, 2005/2006*

Other Financing Sources	Budget 2005/2006	Re-estimated 2004/2005	Actual 2003/2004
General Long-Term Debt Proceeds	0	140,000	1,623,700
Operating Transfers In	680,000	683,850	699,000
Proceeds of Fixed Asset Sales	5,655	11,218	55,655
Total Revenues & Other Sources:	7,790,835	7,942,342	8,651,662

Expenditures & Other Financing Uses	Budget 2005/2006	Re-estimated 2004/2005	Actual 2003/2004
Operating:			
Public Safety and Legal Services	1,242,986	1,213,075	1,159,107
Physical Health & Social Services	991,738	1,182,307	903,678
Mental Health, MR & DD	877,000	884,880	756,193
County Environment and Education	686,561	608,661	1,598,322
Roads & Transportation	2,135,000	2,270,000	2,142,488
Government Services to Residents	281,829	296,291	232,996
Administration	753,692	736,915	514,858
Nonprogram Current	0	0	0
Debt Service	204,845	192,056	57,041
Capital Projects	321,535	971,000	701,002
Other Financing Uses:			
Operating Transfers Out	680,000	683,850	699,000
Total Expenditures & Other Uses:	8,175,186	9,039,035	8,764,685
Excess of Revenues & Other Sources over/(under) Expenditures & Other Uses:	(384,351)	(1,096,693)	(113,023)

Source: Worth County Budget Summary, 2005/2006

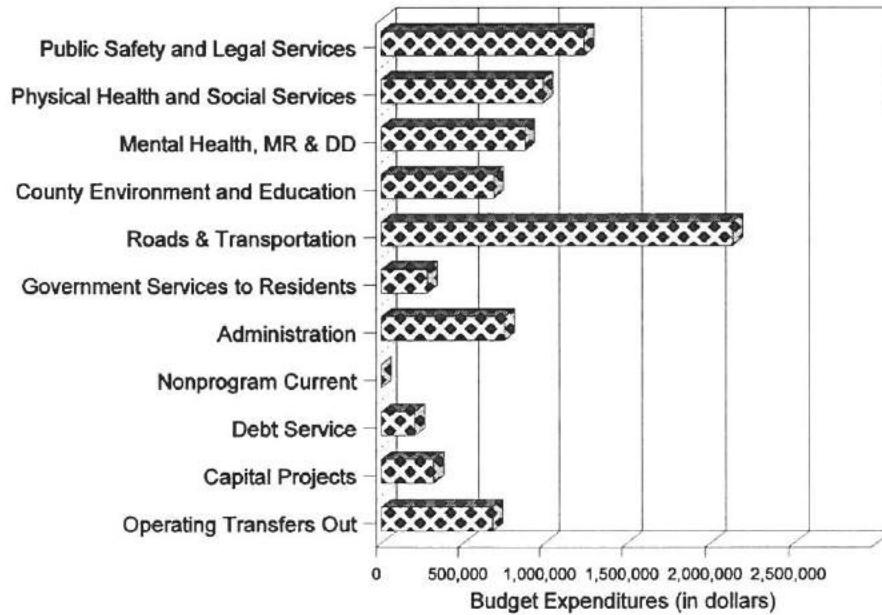
TABLE 10 - Ending Balances, Worth County

	Budget 2005/2006	Re-estimated 2004/2005	Actual 2003/2004
Total Revenues	7,790,835	7,942,342	8,651,662
Total Expenditures	8,175,186	9,039,035	8,764,685
Excess Revenue/Expenditures	(384,351)	(1,096,693)	(113,023)
Beginning Fund Balance	2,826,380	3,923,073	4,036,096
Ending Fund Balance	2,442,029	2,826,380	3,923,073

Source: *Worth County Budget Summary, 2005/2006*

In 2006 there will be an ending fund balance of \$2,442,029 in the county budget. The ending fund balance may seem very large, but it has decreased by over 1.4 million dollars since FY 2003/2004. Despite the ending fund balance decreasing over the past three fiscal years, the Worth County budget still shows over two million dollars in excess and is financially secure.

FIGURE 5 - Worth County Services Expenditures, FY 2005/2006



The lowest expenditure in the budget is the county debt service at \$204,845. This payment makes up 2.5% of the total expenditures and is relatively low.

Secondary Road Construction Program

The largest portion of Worth County's services budget is spent on roads and transportation, which funds the Secondary Roads Administration & Engineering Program, Roadway Maintenance Program, and the General Roadway Expenditures Program. The 2.135 million dollars budgeted for transportation in FY2005/2006 is over one-fourth of the total county expenditures. This should not be surprising, considering the rising costs of roadway construction and maintenance. Roadways are important to Worth County farmers, businesses, and industries that must ship raw materials and products to markets outside of the county. The Worth County supervisors budget reflects the importance of maintaining a strong transportation network. The following table was taken from the Worth County Strategic Road plan, which schedules county road projects thru the 2010 fiscal year.

TABLE 11 - Future Secondary Road Construction Projects

Location	Length	Type of Work	Fiscal Year	Project Total
Finch Avenue	0.01 MI	Bridge.	2006	\$200,000
Warbler Avenue, 390 th Street, and 450 th Street (Highway 9 to Highway 105)	20.9 MI	Asphalt rehabilitation.	2006	\$1,310,000
Wheelerwood Road	0.2 MI	Lane widening, signals, and asphalt paving.	2006	\$150,000
Apple Avenue	0.01 MI	Bridge replacement over Beaver Creek.	2006	\$70,000
Wheelerwood Road	12 MI	Asphalt paving.	2007	\$800,000
S-22 and State Line Road / Finch avenue and 510 th Street	11 MI	Asphalt paving.	2008	\$800,000
Silver Lake Road	1.6 MI	Asphalt resurfacing with granular shoulders.	2008	\$150,000
Bluebill Avenue & 425 th Street	11.5 MI	Asphalt paving with rock shoulders.	2009	\$850,000
390 th Street	7.5 MI	Asphalt paving with granular shoulder.	2010	\$750,000
450 th Street	4.75	Asphalt paving with granular shoulder.	2010	\$750,000

Source: *Worth County Engineer, FY 2006*

Industry Listing

The following tables list the industries located in the rural unincorporated portions of Worth County.

Northwood

Quality Composites	The Splintered Basket
Falkston LLC	Burger King
Top of Iowa Welcome Center	The Barn Boutique
Martin Marietta Aggregates	

Joice

Northern Iowa Windpower LLC	Heritage Puppies
Eliot Inc.	Camelot Equestrian Center

Hanlontown

Iowa Ethanol LLC	Food N' Fuel
Mobility RV	Iowa DOT

Grafton

Dalluge Turkey Farms	Bartz Construction
Grafton Welding	Charlson Body Repair
Lori's Country Hair Care	Marsh Painting

Manly

Thompson Upholstery	Madsen Satellite Service
Momberg Construction	The Tire Experts and Reindl Repair
Pioneer Seed Corn and Asmus Farm Supply	

Kensett

McNeilus	Butler Construction
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Fertile

Nettleton Construction	Basic Materials Corporation
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Source: *Worth County Planning Committee, 2005*

Labor Shed Analysis

A laborshed is an region from which an employment center draws its commuting workers regardless of natural or political boundaries. Iowa Workforce Development (IWD) released a laborshed study of the North Central Iowa Region, including Worth County, on August 24, 2005. The study was developed by analyzing specialized surveys, collected data, and existing information. Its purpose is to assist communities in highlighting their locations as places to expand business, operate a business, and to live. The following are important highlights from the information collected from the study.

- Worth County residents commute to other regional centers to find employment.

TABLE 12 - Commuter Concentration of Worth County Residents

1-12	Britt	1-25	Osage
1-19	Garner	22-123	Lake Mills
1-20	Charles City	99-1901	Forest City
1-25	Hampton		
Low to moderate pull from Clear Lake.			
Moderate to high pull from Mason City.			

Source: 2005 Laborshed Analysis by IWD

- As predicted, the City of Northwood draws the majority of its labor force from Worth County, but it also employs 20-280 residents commuting from surrounding counties.
- Worth County is located within the Albert Lea Labor Market Area (LMA), which suggests a number of Worth County residents commute to Albert Lea, Minnesota to find employment.
- Over one-tenth (13.7%) of the North Central Iowa Regions individuals have skills and experiences that are useful in biotechnology industries. Nearly one-fifth (16.1%) of the regions workforce have skills that are useful in advanced manufacturing industries. These jobs often require high levels of skill and education. Less than one-tenth (6.4%) of the current labor force can transfer skills into the information solutions industries.

County specific data will be available in future reports by Iowa Workforce Development.

Industry Cluster Analysis

The State of Iowa has undergone three State of Iowa commissioned studies to provide Iowa communities and regions a way to help identify industries or clusters of industries that would provide a solid return on investments through economic growth. The current analysis by Iowa Workforce Development uses the latest approach and methodology, and provides the North Central Iowa region a foundation from developing targeted industry clusters to increase the wealth of the North Central Iowa region.

This analysis shows there is high potential for growth in motor driven products, heavy machinery manufacturing, construction materials, chemical production, and plastics as industrial bases. The north central Iowa region, which includes Worth County, also has great potential for more buyer and supplier industries to support the base industries. These support industries not only supply goods and services to the region, but also purchase goods and services from the industries of the region, which provide additional opportunities and regional growth.

For new base industries or clusters to grow and prosper, physical structures and written regulations must be in place prior to initializing any development efforts. These include buildings, building sites, updated planning and zoning requirements, transportation networks such as air, rail, roads, and waterways, educational opportunities, and other local amenities.

Economic Development

Winnebago and Worth Counties Betterment Council (Winn-Worth BETCO) was created in 1992 by government and business leaders in Winnebago and Worth Counties that identified economic development as a priority in the region. The mission of the organization is to revitalize the economy of the two rural Iowa counties through tourism, attractions, promotion, housing improvement and development, community development, infrastructure, and business recruitment and retainment.

The organization hired the first executive director in 1993 and began planning for recruitment of business and industry. The organization also began presenting its goals to local residents to start building support for their mission.

The Winn-Worth BETCO executive board consists of the County Boards of Supervisors in Winnebago and Worth Counties. There is also an advisory board comprised of one representative from each of the fourteen communities in the two counties as well as one Supervisor from each county. The executive and advisory boards steer the direction of the organization and ensure that the staff carry out the mission of the organization.

Winn-Worth BETCO also assists in developing tourism promotions and new tourism attractions. The organization also works on creating new housing developments and finding funding sources for improving the existing housing stock. Another key part of the workload is community development, which includes building water and sewer infrastructure in communities without municipal systems and the creation of industrial parks to further development opportunities. The primary core of the organization is the business recruitment and retainment aspect, which involves strengthening the existing industries in the region as well as working to bring in other compatible industries. Winn-Worth BETCO is also an active member of the North Central Iowa Growth Partnership, a multi-county alliance of economic development offices jointly marketing North Central Iowa's substantial business development opportunities.

The physical location of the Winnebago and Worth Counties Betterment Council is:

Winn-Worth BETCO
203 A North 1st Avenue West
P.O. Box 93
Lake Mills, Iowa 50450
Phone: (641) 592-0800
Fax: (641) 592-0801
E-mail: wwb@wctatel.net
Website: www.win-worthbetco.com

Retail Sales and Trade

The relative strength of retail sales in Worth County can be measured by calculating the pull factor. A pull factor is produced by dividing the county per capita retail sales by state per capita retail sales. Pull factors greater than one represents retail sector strength, and a pull factor less than one shows a weaker retail sector. The table below shows that the retail sector in Worth County has lost 69 retail firms since 1990. The pull factor has also been slowly declining during the same time period.

TABLE 13 - Retail Sales Profile

Year	Number of Retail Firms	Total Sales (millions)	Per Capita Sales	Pull Factor
1990	301	\$18.34	\$2,266	0.35
2000	259	\$24.36	\$3,080	0.33
2004	232	\$21.56	\$2,773	0.28

Source: U.S. Census, 2000

Potential sales estimate the amount of money that could be spent on retail goods and services in a community. Potential sales are calculated by multiplying the county population by the per capita sales for the state and adjusting for the county income level. A positive result or surplus means that sales are being pulled from outside the county. A negative result or leakage, means that sales are being lost to other counties. Worth County had a leakage of \$49,180,000 in 2003, which is predictable due to the counties close proximity to Cerro Gordo County and high pull factor.

TABLE 14 - Potential Sales

Year	Number of Firms	Potential Sales	Leakage
1980	302	\$41,950,000	-\$13,330,000
1990	301	\$52,760,000	-\$34,420,000
2000	259	\$64,190,000	-\$39,830,000
2003	228	\$69,660,000	-\$49,180,000

Source: U.S. Census, 2000

Agriculture

Due to the rich soils of the region, agriculture has always been an important industry in Worth County, although changes in agriculture have made a significant impact on farmers over the past twenty years. According to the 2002 Census of Agriculture, while the number of farms decreased by three percent, the average size of farms has increased by over four percent. There were 608 farms in Worth County in 1997. By 2002, this number had decreased by 20 farms to 588. The average size of a farm in 1997 was 365 acres, while the average size in 2002 had increased to 381 acres.

TABLE 15 - Farm Consolidation

Year	1969	1974	1978	1982	1987	1992	1997	2002
Number of farms in Worth County	997	924	874	798	667	642	608	588
Number of farms in the State of Iowa	140,354	126,104	121,339	115,413	105,180	96,543	90,792	90,655

Source: U.S. Census of Agriculture, 2002

The number of farms greater than 1000 acres has increased from 52 to 69 farms between 1997 and 2002. The number of 10 acre to 49 acre farms also increased over that five year time span. All the other sizes of farms have decreased in number over those five years. The following table displays the number farms by the size of the operation in Worth County between 1997 and 2002.

TABLE 16 - Average Farm Size

	1997	2002	Percent Change
Total Farms	649	588	-9.4%
<10 Acres	49	31	-36.7%
10 to 49 Acres	91	135	48.3%
50 to 179 Acres	158	115	-27.2%
180 to 499 Acres	161	129	-19.9%
500 to 999 Acres	138	109	-21.0%
1000+ Acres	52	69	32.7%
Average Acres	365	381	4.4%

Source: U.S. Census of Agriculture, 2002

The overall increase in farm size in Worth County may be caused by a number of cultural, social, and economic factors. Despite these factors, the number of 10 acre to 49 acre farms increased between 1997 and 2002. This increase suggests that a certain population in the county enjoys rural living without needing to farm the land. The average age of farm operators was 48.9 years of age in 1992, but by the year 2002 the average age had increased to 52.6 years. This increase in age coincides with the age distribution of Worth County, which shows over 60% of the total population is over age 35. This suggests that families and retired citizens are moving away from farming to a smaller acreage or into urban areas.

Almost all of the harvested farmland in Worth County was used for grains, seed corn, or soybeans according to the 2002 Census of Agriculture. Less than 4 percent of the farmland was used for pasture, grazing land, woodland or other agricultural uses. The following table shows the agricultural usage of land in Worth County.

TABLE 17 - Agricultural Land Uses

	1997	2002
Harvested Crop Land Acres	204,000	197,858
Pasture or Grazing Acres	3,644	1,749
Woodland Acres	3,873	3,111

Source: 2002 Census of Agriculture for Worth County

COUNTY SERVICES

Administration and Coordination

Worth County is a political subdivision of the State of Iowa and operates under the Home Rule provisions of the Constitution of Iowa. The County operates under the Board of Supervisors form of government. The County provides numerous services to citizens including law enforcement, health and social services, parks and cultural activities, planning and zoning, road construction and maintenance, and general administrative services. The Board of Supervisors are elected county officials and elections are on a partisan basis. Other elected officials operate independently with the Board of Supervisors. These officials are the Auditor, Treasurer, Recorder, Sheriff, and Attorney.

Law Enforcement

The protection and safety of Worth County residents is provided by the Worth County Sheriff's Department, Northwood Police Department, and Manly Police Department. The towns of Fertile, Grafton, Hanlontown, Joice, and Kensett use law enforcement services provided by the Worth County Sheriff's Office. The cities of Northwood and Manly provide law enforcement for their cities, but also request the services of the county law enforcement during larger emergencies, special events, and holidays. The law enforcement priorities of the Worth County Sheriff's Office include preventing the manufacture and distribution of methamphetamine, commonly known as meth. Labs used to produce meth are considered highly toxic and hazardous due to the battery acid, anhydrous ammonia, and other harmful chemicals used in the manufacturing process. These labs are often located in secluded areas, basements, and even moving vehicles. The Worth County Sheriffs office also provides E-911 service for local residents. This service allows the dispatcher to contact the nearest emergency personnel needed during an emergency event. According to the Sheriff's office, the E-911 system seems to be working very efficiently and has had no operational problems. More recent capacity problems in the Worth County jail has lead to the renovation of the existing jail facility. This renovation will create nine new beds in the facility.

Emergency Management

Emergency Medical Services (EMS) are available to all residents of Worth County and utilizes a dispatching system that allows appropriate personnel to respond in a certain amount of time. Emergency transportation services are provided by the Mason City, Forest City, and Lake Mills Ambulance Services and the Naeve Hospital Ambulance service in Albert Lea, Minnesota. All the transport services are located beyond the borders of Worth County. The county has six non-transport emergency services that offer medical response at many different levels. There are approximately 82 trained volunteers serving Worth County, which includes drivers, first responders, emergency response technicians, and paramedic specialists.

There are seven community fire departments in Worth County, which offer fire protection in and around their communities and to rural residents. There are 28E agreements between communities and each township area for rural fire protection.

Certain communities and rural areas have Emergency Medical Technicians (EMT) or First Responders available in case of medical emergencies. Worth County Emergency Management currently provides training for first responders throughout the county, and has a first responders unit in the community of Grafton. Future emergency management projects include obtaining hazard radios for all residents of the county, establishing GIS communications, coordinating Community Emergency Response Teams, and to construct an alternate Emergency Operations Center.

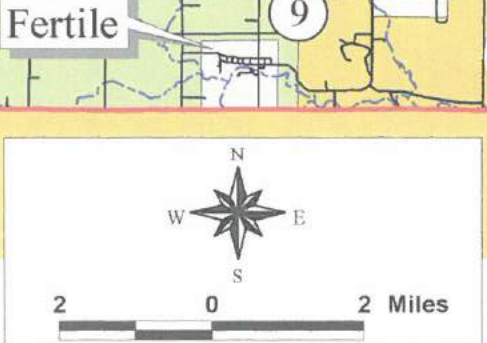
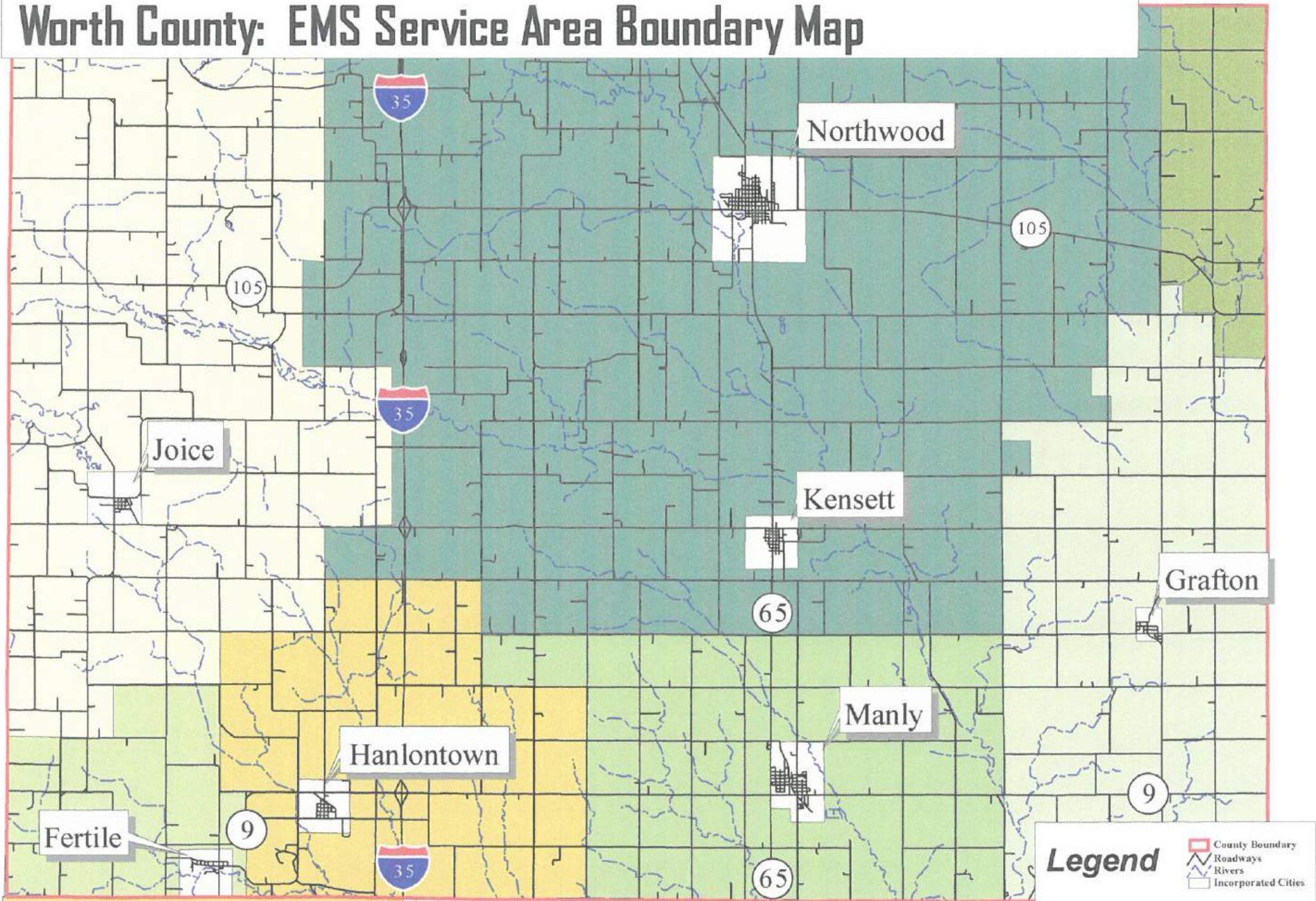
The following table gives a visual representation of the emergency services provided within Worth County.

TABLE 18 - Emergency Services by City

	Fertile	Grafton	Joice	Manly	Northwood
Ambulance	Non-Transport	Non-Transport	Non-Transport	Non-Transport	Non-Transport
Level of Care	First Responders	EMT-B	EMT-B	EMT-I	EMT-I
Total Staff	8 Fire & EMS	20 Fire & EMS	11 Fire & EMS	19 Fire & EMS	24 Fire & EMS
Driver/other	4	15	6	5	6
First Responder	4	2	4	10	16
EMT-B	-	3	-	2	-
EMT-I	-	-	1	-	2
Paramedic Specialist	-	-	-	2	-

Source: *Worth County Emergency Management System Assessment, 2003*

Worth County: EMS Service Area Boundary Map



Note: Ambulance services include the Mason City Fire Department, Osage Ambulance in the Grafton area, Naeve Hospital Ambulance in the Northwood area, Forest City and Lake Mills Ambulance.

Legend

- County Boundary
- Roadways
- Rivers
- Incorporated Cities

Service Area Boundaries

- Fertile - FR, Minimum
- Grafton - EMT-B, Minimum
- Hanlontown - EMT-B, Minimum
- Lake Mills - EMT-P, Minimum
- Manly - EMT-I, Minimum
- Northwood - EMT-I, Minimum
- St. Ansgar - EMT-I, Minimum

Health Care and Human Services

Worth County Public Health works with various agencies to coordinate health care and maintain independent living for residents of the county. The following table lists the programs and services that the organization provides.

TABLE 19 - Worth County Public Health Services

<p>Skilled Nursing Care of the Sick</p> <ul style="list-style-type: none"> - All skilled nursing provided under physician's orders. - Give special treatments, change dressings, injections, catheter and colostomy care, draw blood for laboratory test. - Assess and evaluate progress following hospitalization. - Teach families about the disease process and the "how and why" of their doctor's orders. - Supervise home health aides. - Family support. - Frail elderly facilitation. - County referral and resource. - Local DECAT Case Facilitation Program.
<p>Transit Services</p> <ul style="list-style-type: none"> - Provide transit services at an affordable cost throughout Worth County. - Transport services provided throughout the eight county NIACOG region for medical purposes. (Worth, Kossuth, Winnebago, Hancock, Cerro Gordo, Franklin, Mitchell, and Floyd)
<p>Home Health Aide and Housekeeping Aide Service</p> <ul style="list-style-type: none"> - Provide personal care, baths, and shampoo. - Assist with light housekeeping. - Assist with meal planning and preparation. - Assist with exercise as needed. - Working with families and children. - Nurturing & Parenting programs assist clients with ADL's.
<p>Senior Health Clinics</p> <ul style="list-style-type: none"> - Assessments for adults 60 years and older. - Health education and teaching. - Referral resource for elderly.

Community Based Health Promotion

- Teach client responsibility.
- Flu clinics.
- Blood pressure screening.
- Diabetic screening.
- Immunization program.
- Health resource for schools.
- Community education programs.
- Maternal-child-adult-health and rehabilitation.
- Communicable disease control, prevention and follow-up.
- Referral resource for other community services, supplies and equipment.
- Breast & cervical cancer screening.
- Lead screening in homes.
- Cholesterol clinics.
- Wellness programs.
- Community assessment.
- Core public health functions.

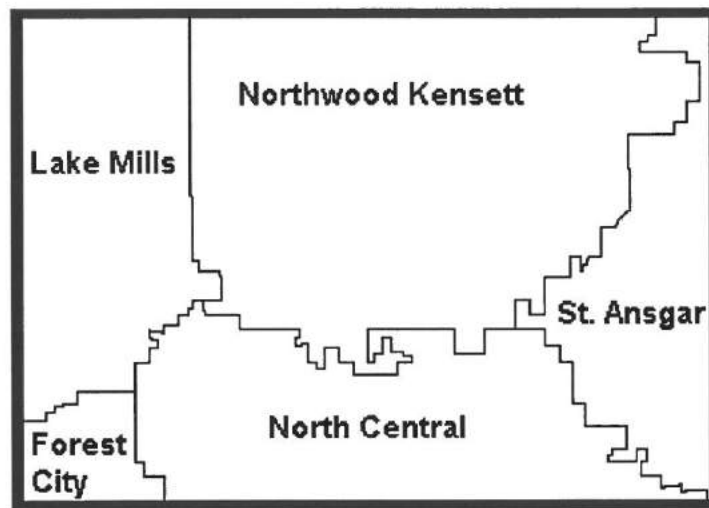
Source: Iowa Department of Public Health, 2005

According to the 2005 Worth County Survey, over 63% of the respondents go to Mercy Medical Center in Mason City for major medical treatment. Approximately 24% go to the Mayo Clinic in Rochester, Minnesota and 13% go to Nave Medical Center in Albert Lea, Minnesota for major medical treatment. Most respondents would like to see the same or more money spent on medical care service over the next five years. Also, the respondents were generally satisfied with the overall health services available in Worth County.

Educational Opportunities

A strong education is the foundation for success in northern Iowa. Worth County continues to provide the state with large numbers of quality educated individuals. A high school education is important when developing human resources for professional, technical, and service oriented employment. Students in Worth County are served by both the North Central Community School District and the Northwood-Kensett Community School District. In addition, there are three school districts that are part of Worth County, the school districts are shown on the map below.

FIGURE 10 - Worth County School Districts



The North Central Community School District has an elementary school with students kindergarten through 5th grade, and a high school with students 6th through 12th grade located in Manly, Iowa. The Northwood-Kensett Community School District has an elementary school with students kindergarten through 6th grade, and a high school with students 7th through 12th grade located in Northwood, Iowa. Higher education institutions are not currently located within Worth County.

During the 2000 Census there was 1,848 students enrolled in educational programs in Worth County that were 3 years of age or older (6.2% in nursery and preschool; 4.0% in kindergarten; 51.7% in elementary school grades 1-8; 25.1% in highschool grades 9-12; and 13.0% in college or graduate school).

TABLE 20 - Enrollment in Worth County Schools

	1998	1999	2000	2001	2002
Enrollment	1,214	1,167	1,172	1,099	1,172

Source: U.S. Census Bureau

As seen in the tables above, enrollment rates have been steadily decreasing since 1998 and only increased when a consolidation of schools occurred. In the 2005 Worth County Survey, the respondents suggested that the North Central and Northwood-Kensett school districts be consolidated to provide a higher quality of education and reduce the duplication of county services.

Worth County has a population of 5,476 persons 25 years of age or older. Of these people, 86% have graduated from highschool or higher and 12.7% have a bachelor's degree or higher. The educational attainment of Worth County residents is listed in the following table.

TABLE 21 - Educational Attainment in Worth County

	1990	2000
Less than 9 th Grade	621	304
9 th to 12 th Grade, no diploma	587	463
High School Graduate (includes equivalency)	2,131	2,170
Some College, no degree	953	1,291
Associate Degree	581	554
Bachelors Degree	460	530
Graduate or Professional Degree	138	164
Available Data Totals	5,471	5,476

Source: 2000 U.S. Census

Adult educational attainment has steadily increased from 1990 through the year 2000. The completion of high school is essential for maintaining a quality labor force. An increase in the percentage of individuals completing four or more years of a college is also beneficial for growing local businesses and industries within Worth County. Currently, residents of Worth County must seek higher education outside of the county. Institutions located in Mason City such as North Iowa Area Community College (NIACC), Buena Vista University, Hamilton University, and La James College, are all within driving distance for county residents. Advances in communication technologies, like the ICN network, will also increase opportunities for residents of the county seeking to obtain higher education.

Transit Services

Transit services is available to all residents living in Worth County. Residents can travel to and from any destination within the Region 2 area which includes Kossuth, Winnebago, Hancock, Worth, Cerro Gordo, Franklin, Mitchell, and Floyd Counties. This is a demand-response service provided by Worth County Public Health, and is available to the general public. The North Iowa Area Council of Governments (NIACOG) operates the regional transit service, using Worth County Public Health as a contract service provider. The City of Northwood also provides transit services within the incorporated limits of the city.

TABLE 22 - Public Transit Ridership Counts

	<u>2000</u>	<u>2001</u>	<u>2002</u>	<u>2003</u>	<u>2004</u>
<u>Worth County Region 2 Transit Service</u> <u>(641) 324-1741</u>	<u>5,613</u>	<u>7,688</u>	<u>7,174</u>	<u>6,416</u>	<u>6,356</u>
<u>Northwood Transit Service</u> <u>(641) 324-1387</u>	<u>6,338</u>	<u>7,688</u>	<u>5,528</u>	<u>5,791</u>	<u>4,500</u>

Source: NIACOG Transit Administrator, 2005

Roadways

Worth County is served by a network of federal, state, and county highways, as well as many smaller local roadways. Interstate 35 and U.S. Highway 65 both travel north and south through Worth County. Interstate 35 is the largest roadway in the county and connects Minneapolis, Minnesota with Des Moines, Iowa. The communities of Northwood, Kensett, and Manly are all located on Highway 65 in Worth County. State Highway 9 runs east and west through the county and connects Fertile, Hanlontown, and Manly to Forest City, Interstate 35, and U.S. Highway 65. County Road 105 also runs east and west on the north end of Worth County and connects the City of Carpenter, the City of Northwood, Interstate 35, and U.S. Highway 65. Other local roads used by residents of Worth County include: A34, A38, A39, S10, S18, S22, S28, S34, S48, S52, S56, and S62. There are also many gravel roadways graded and maintained by the county road service each year.

Railways

The rail carrier operations in Worth County are provided by the Union Pacific, Dakota - Minnesota and Eastern, Iowa - Chicago and Eastern, and the Iowa Northern railroad companies. The following table outlines the communities in the county served by the railway operators.

TABLE 23 - Railway Services in Worth County

Union Pacific Railroad	From Mason City thru Manly-Kensett-Northwood to Minnesota.
Union Pacific Railroad	From Mason City thru Hanlontown-Joice to Lake Mills.
Dakota, Minnesota and Eastern Railroad Company	From Mason City thru Manly-Kensett-Northwood to Minnesota.
Iowa, Chicago and Eastern Railroad Corporation	From Mason City thru Grafton to Carpenter.
Iowa Northern Ry. Co.	Beginning in Manley thru Plymouth.

Source: *IDOT Railroad Service Map, 2003*

Maps of Worth County depicting the annual average daily traffic counts and surface transportation routes are located on the following two pages.

TRAFFIC FLOW MAP OF WORTH COUNTY IOWA

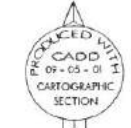
Prepared By
**Iowa Department
of Transportation**

Phone (515) 281-1282
In Cooperation With

**United States
Department of Transportation**



JANUARY 1, 2002

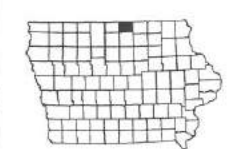
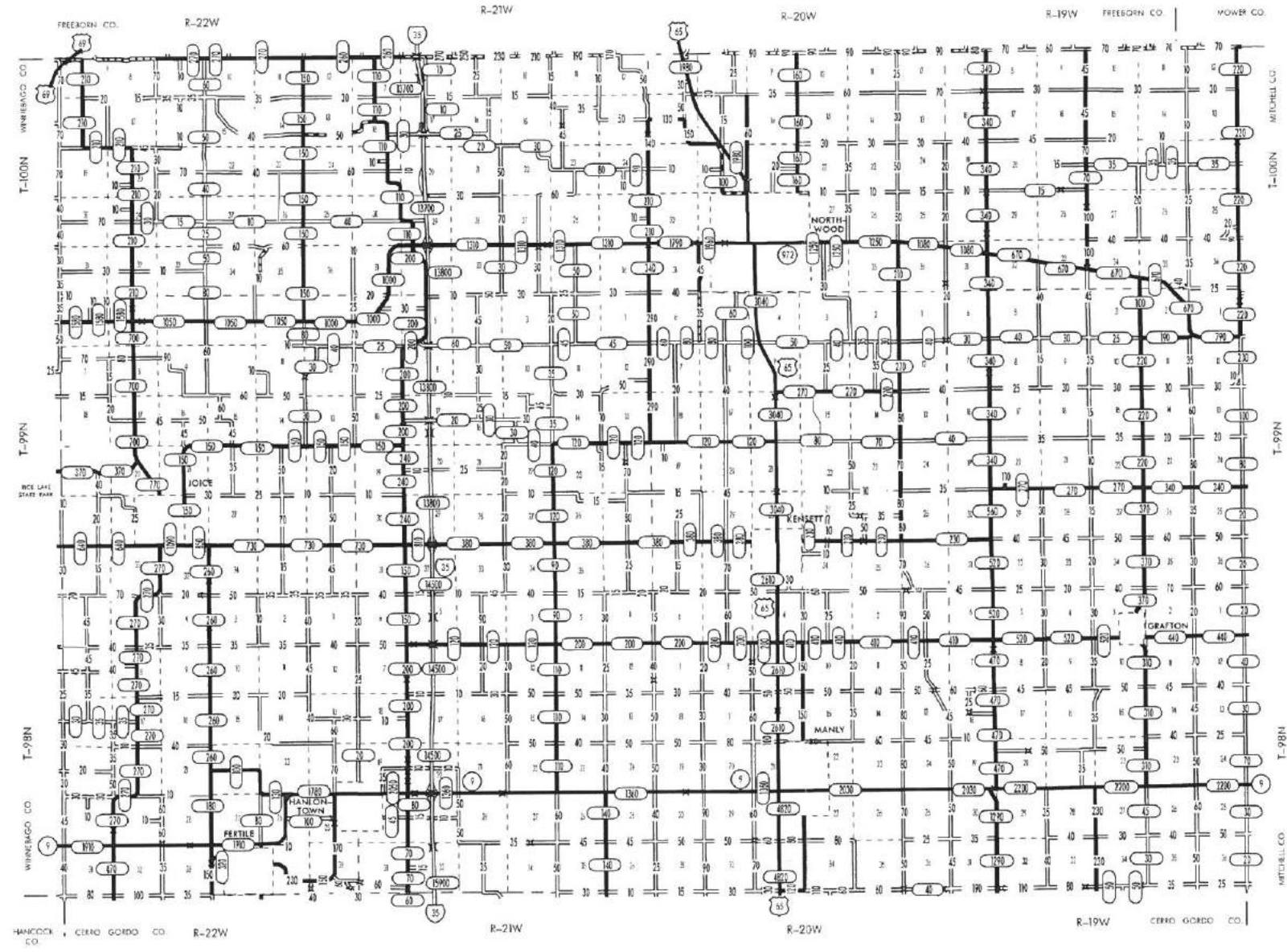


LEGEND

- UNIMproved HIGHWAY
- PAVED ROAD
- BLANKING ROAD
- GRAVEL ROAD
- DIRT ROAD

2001 ANNUAL AVERAGE DAILY TRAFFIC
1997 ANNUAL AVERAGE DAILY TRAFFIC

S T A T E O F M I N N E S O T A



2001

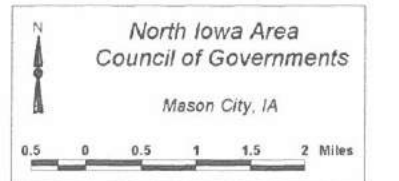
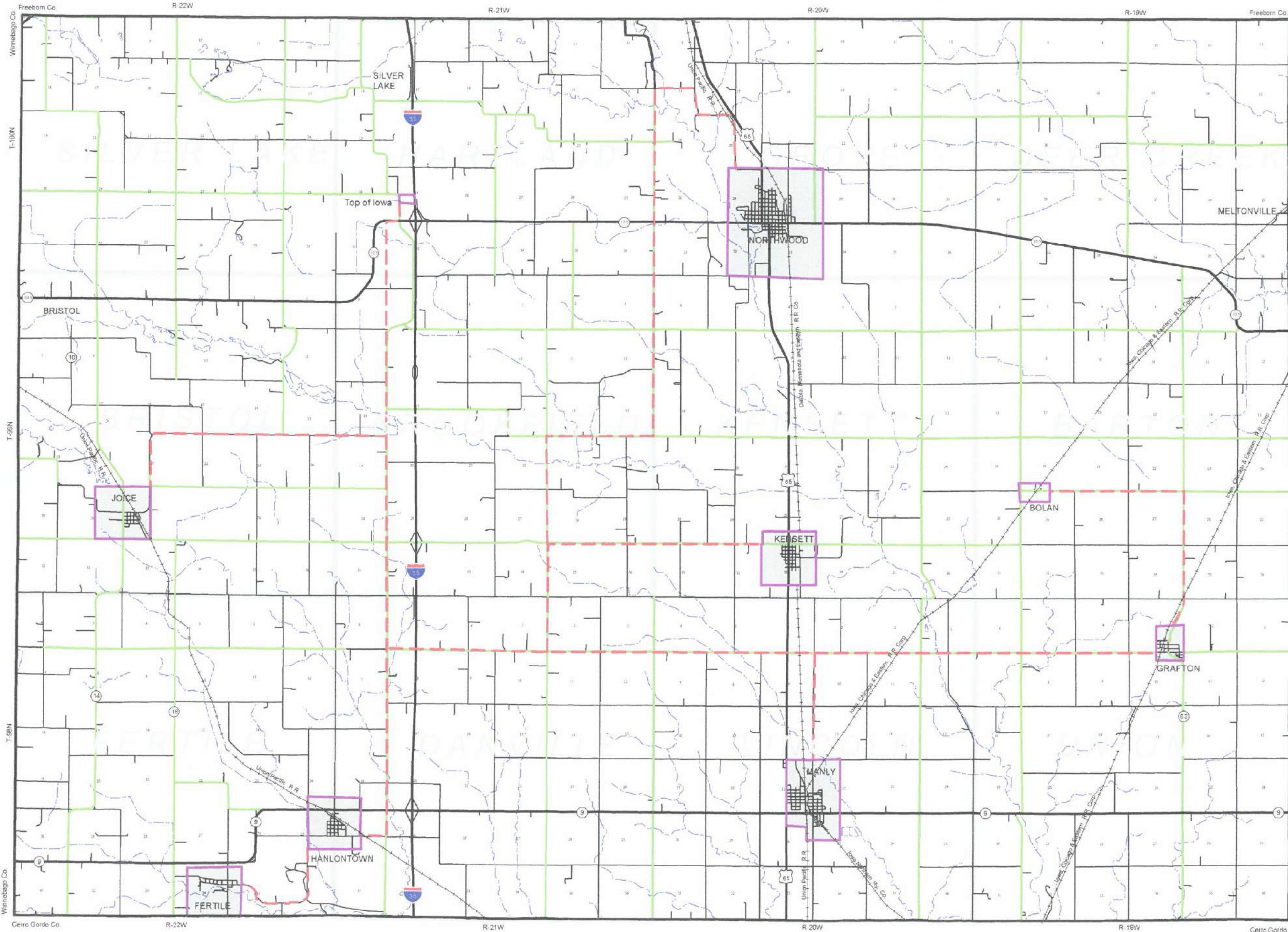
98

SURFACE
TRANSPORTATION
MAP

LEGEND

- County Boundary
- Railways
- Destinations
- Bikeways
- State Roadways
- Secondary Roadways
- Gravel Roadways
- Waterways
- Incorporated City Limits
- Townships
- Sections

The destinations identified on the map are additional places that bicycle riders can utilize public amenities and local services.



Conservation and Recreation

The principal agency dealing with outdoor recreation at the county level is the Worth County Conservation Board. The Board, under Iowa Law, is responsible for the development and implementation of a county-wide recreation program, and the general responsibility to provide outdoor recreation facilities for Worth County. The County Conservation Board has the authority to acquire, develop, maintain, and make available public museums, parks, preserves, parkways, playgrounds, recreation centers, forests, wildlife areas, and to preserve and promote the general welfare of the people through orderly development of the natural resources and education.

Since its inception in 1958 the Worth County Conservation Board has carried on an aggressive land acquisition and preservation program. The Board collectively manages recreational areas, wildlife habitats, rest areas, water access, timber groves, and wetlands. Worth County Conservation Board is active year round. The habitat program established by the board thirty years ago continues to encourage landowners to plant windbreaks, shelter-belts, odd areas, and fence rows in native cover to increase wildlife habitat and future recreation potential.

Nearly every city in Worth County has a local park or open area. The following is a list of public areas managed by the Worth County Conservation Board, followed by a brief description of each area.

TABLE 24 - Parks and Recreational Areas

Blair Creek Area	3 acres. Wildlife area, 3 miles southwest of Manly.
Brunsvold-Haugen Timber	19 acres. Old-growth oak timber and Prairie, 3 miles northwest of Fertile.
Christianson-Taylor Wildlife Area	340 acres. Timber and marsh, 7 miles northwest of Northwood.
Deer Creek Area	132 acres. Timber and grassland 8 miles east of Northwood.
Hanson Area	4 acres. Wildlife area, 6 miles northwest of Northwood.
Harriar Wetland	130 acres. Wetlands, 6 miles northeast of Hanlontown.
Kuennen Quarry	58 acres. Wildlife area, 2 miles south of Northwood. Includes shelter, boating, and fishing access.
Land of Two Waters	213 acres. Wildlife area, 1 mile east of Kensett.
Myre Timber	3 acres. Old growth timber, 6 miles southwest of Northwood. No public access.

Northern Prairie	5 acres. Wildlife Management Area, 8 miles north of Joice.
Ochee Yahola Park	160 acres. Native timber wildlife refuge, 4 miles northwest of Northwood. Includes picnic areas, camping with electricity, restrooms, shelter, playground, hiking trails, and access to the Shell Rock River.
Panicum Prairie	439 acres. Prairie, 6 miles northwest of Northwood.
Plymouth Pits Wildlife Area	38 acres. Wildlife area, 1 mile northeast of Plymouth.
Sawin Wildlife Area	23 acres. Upland game habitat, 4 miles northeast of Northwood. No public access.
Shellrock Wildlife Management Area	106 acres. Wildlife management area, 4 miles east of Manly.
Sidney Swensrud Memorial WL	43 acres. Wildlife area, 4 miles northwest of Northwood.
Silver Lake	42 acres of land, 308 acre lake, 139 acre marsh. Recreational area and refuge, 11 miles west of Northwood. Boating and fishing access, shelter, and picnic tables.
Stimes Woods	165 acres. Native timber, grasslands, potholes, marshes, and food-plots, 4 miles southwest of Northwood.
Storre Wildlife Area	2 acres. Wildlife area, 1 mile south of Fertile.
Tostanson Wildlife Refuge area	3 acres. Wildlife area, 3 miles northwest of Manly.
Turkeyfoot Prairie	140 acres. Prairie, 2 miles northeast of Kensett.
Turvold Woods	32 acres. Native timber, 6 miles southwest of Northwood.
Wally's Woods	73 acres. Wildlife area, 2 miles southwest of Hanlontown.
Willow Creek	355 acres. Wildlife area, 1 mile southeast of Hanlontown.
Worth County Lake	28 acres. Gravel pits converted into a day use facility, 3 miles northeast of Kensett. Offers Fishing, shelter, playground, and picnic equipment.

Source: *Worth County Conservation, 2005*

The following wildlife areas are operated by the Iowa Department of Natural Resources.

Brights Lake	123 acres of wildlife habitat and slough.
Elk Creek Marsh	800 acre mixed habitat and 823 acres of water and marsh.
Peterson Potholes	15 acre marsh and 35 acre upland game habitat.
Rice Lake	760 acre lake. Public hunting area.

Worth County Conservation, 2005

There are currently no National Wildlife Refuges located in Worth County. The principal waterways in Worth County include the Shell Rock River, the Winnebago River, and Elk Creek.

The development and use of recreational trails has grown tremendously in North Central Iowa. In the 2005 Worth County Survey respondents requested more recreational opportunities, specifically ATV, snowmobile, and bicycle trails. Currently, Worth County Officials have agreed to post signage on low-traffic roadways in the county as bike routes. However, they do intend in the future to construct the bike paths in or immediately adjacent to the right-of-ways of these marked roads. A surface transportation map with the bikeways identified is located on page 39 of this plan.

Solid Waste Management

There are currently two locations for rural residents of Worth County to dispose of their garbage. One garbage collection site is an abandoned gravel pit located four miles northeast of Kensett. Another garbage drop off site is located three miles northeast of Joice. Both sites usually have ten bins available for garbage disposal. Once the bins are full they are transported to the Central Disposal Landfill located near the City of Lake Mills in Winnebago County, Iowa. There are no landfills located in Worth County. The Worth County Board of Supervisors have considered consolidating the garbage collection site to only one location for rural residents.

CURRENT LAND USE ANALYSIS

Before setting new goals and strategies for future land use in Worth County, it is important to inventory the existing land uses in the unincorporated areas. The following is a list of land uses that currently exist throughout the county.

- The preservation of rural prime agricultural land is one of the most important goals and strategies of the comprehensive plan. In 1997 over 91% of all land in Worth County was used for agricultural production according to the Worth County Extension Office. Overall, the county is ranked fifteenth in agricultural production compared against the other ninety-nine counties in Iowa. A crop suitability ratio of 74.0 county-wide reflects the high quality of agricultural soils deposited throughout the county.
- Development activities adjacent to the major roadways, which convert existing areas into commercial and industrial land uses are likely to continue. The majority of all development is occurring within the incorporated areas of the county where adequate infrastructure is available. In the unincorporated areas of the county commercial developments have begun to emerge near major intersections on State Highway 9, U.S. Highway 65, U.S. Highway 105, and interchanges along Interstate 35.
- Small residential farms are being developed just beyond the city limits in the unincorporated regions of Worth County. The farm is not used for agricultural purposes, but as a residence that is often built within prime agricultural areas. Worth County officials will need to balance the demand for these smaller farms and the loss of productive soils in the future.
- Due to the rich gravel deposits left by the glaciers many years ago, Worth County has become a popular location for mining operations. Excavation of these deposits for roadway and construction purposes will continue for many years into the future.
- There are roughly twenty-nine identified wildlife areas located in Worth County. These areas were established for both preservation and recreational purposes. Protection of the county's natural resources and environment is a priority throughout the county.

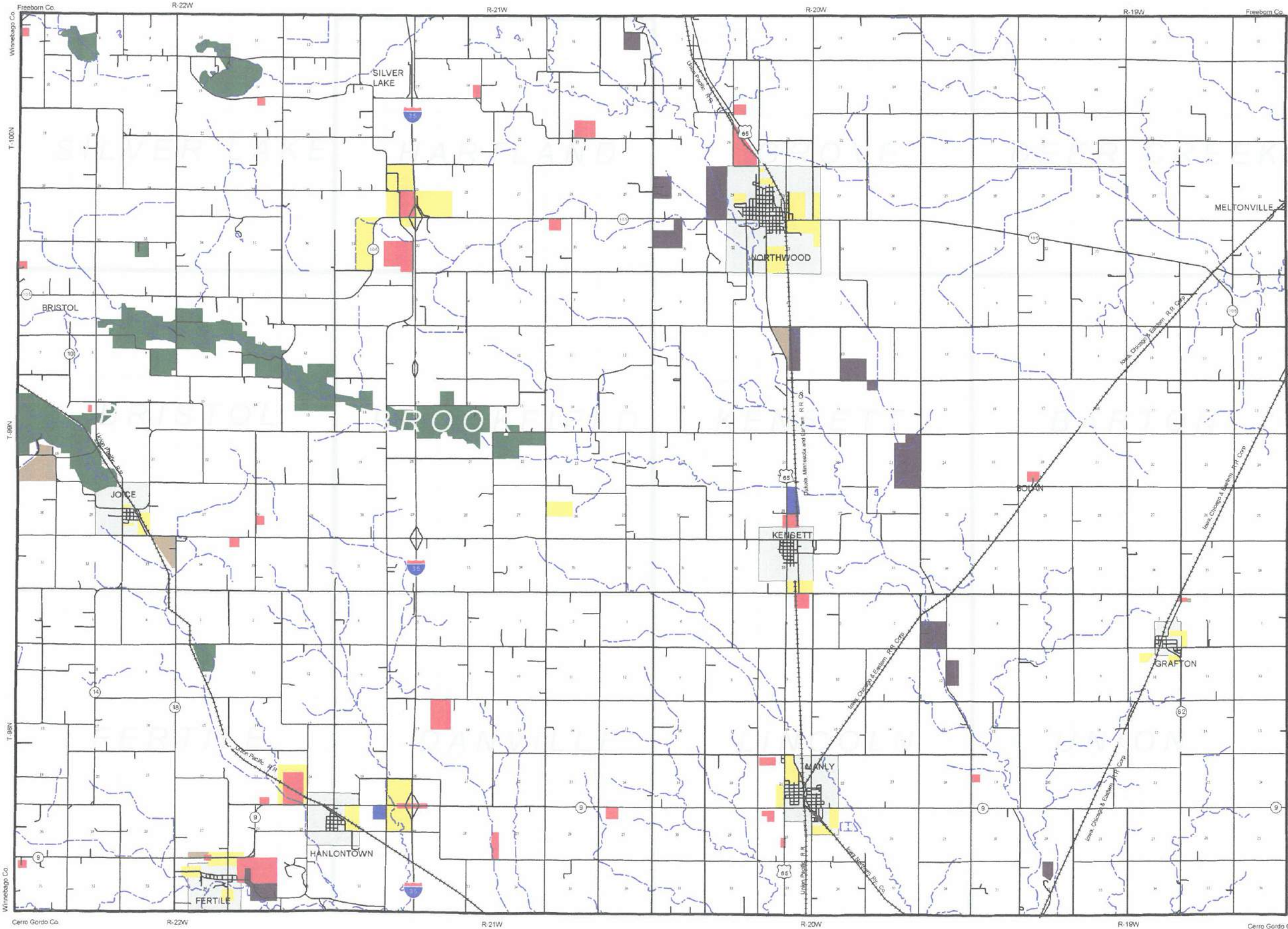
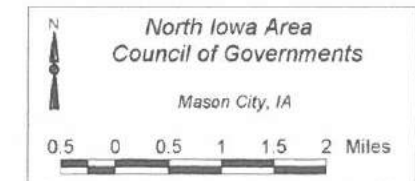
A copy of the Worth County Current Land Use Map is located on the following page. The existing land uses in the entire county were collected by using data from the Worth County assessor's office, the Iowa Department of Natural Resources, Winnebago and Worth County Betterment Council, the previous Worth County Comprehensive Plan, various directories, and planning committee members.

Worth County, Iowa

CURRENT
LAND USE
MAP

LEGEND

- County Boundary
- Roadways
- Railways
- Waterways
- Natural Resources
- Residential
- Commercial
- Mining and Industry
- Public Services
- Agri Business
- Enterprise Zones
- Argicultural
- Incorporated City Limits
- Townships
- Sections



FUTURE LAND USE

Primary Theme of the Comprehensive Development Plan

The primary theme of this plan is to identify and promote the most productive use of land throughout Worth County, while assuring a high compatibility with adjacent land uses.

Many soil types throughout Worth County are best suited for agricultural production, but other types can contain rock and gravel deposits which are suitable for mining and transportation purposes. Most commercial and industrial developments require appropriate infrastructure, while wildlife areas help protect natural resources and the environment.

Various types of land uses must be permitted for productive use of the land, but specific uses may need to be reasonably regulated and controlled in order to properly safeguard the rights of adjacent property owners and the overall benefit of the general public.

The goals and strategies identified in this plan should give guidance to all major decisions made by County Officials in the future. These major considerations may include road improvements, recreational areas, new commercial and industrial developments. Future land uses through out the county must conform to the goals and strategies established in the 2006 Worth County Comprehensive Development Plan to derive the maximum benefit of the plan.

Vision Statement

Encourage policies and decisions that will protect prime agricultural land, provide for compatible land use and responsible growth, enhance residential areas while protecting the environment, agricultural, and natural resources, provide recreational opportunities, and expand economic development that will ensure a high quality of life in Worth County for the future.

GOALS

Comprehensive Development Plan

Adoption of the Comprehensive Development Plan goals and strategies by County Board of Supervisors Resolution.

Establish an organized pattern of future development in Worth County using the approved Comprehensive Development Plan.

Land Use Planning

Guide the basic land use patterns and the incremental land use decisions made for the county.

Protect individual property rights that don't abridge other property owner rights, are detrimental to the county as a whole, or conflict with county policies.

Protect, promote, and enhance the use of land in the highest and best manner and preserve its continued use for future generations.

Provide that all land use considerations shall be made with the consideration of the fiscal impacts on local government.

Encourage the adoption of a county-wide zoning and subdivision ordinance.

Agricultural and Farming

Preserve prime agricultural land and agricultural uses.

Retain productive agricultural lands for agricultural purposes to the maximum extent possible. Other uses shall be made of agricultural lands only when no other alternative locations are suitable and the use will be of benefit to the county as a whole.

Discourage non-agriculture residential development in rural agricultural areas and environmentally sensitive areas.

Preserve and protect farming operations as a viable economic entity.

Encourage the adoption of soil management techniques.

Residential Development

Provide rural residential living that is in conformance with county housing strategies.

Develop reasonable and planned growth strategies for the communities within Worth County.

Create living areas that are compact and identifiable, offering overall security and affording freedom of choice for types of residential dwellings, social opportunities, and creative individual living.

Utilize existing farmsteads and encourage preservation of prime agricultural land.

Encourage the creation of a financial assistance program to assist in the development of new housing that conforms with the goals and strategies of this plan.

Commercial Development

Provide commercial development that is necessary to support rural areas outside the incorporated city areas of the county.

Limit commercial development outside unincorporated areas to sites adequately served by State or Federal highway systems or on existing railways.

Industrial Development

Ensure that all development in unincorporated areas is limited to uses that rely on agricultural inputs or market outputs for agricultural production or has unique infrastructure that is subject to policies identified in this plan.

Identify railroad corridors as a likely area for industrial development.

Transportation

Provide transportation systems that are safe, efficient, and meet the needs of the residential population, businesses, and industries.

Provide and maintain a transportation system which is planned, located, and designed to enhance the efficiency of movement both for people and goods in a cost effective way. This precluding infrastructure support for uses better served in urban settings.

Encourage the expansion of the public transit system.

Natural Resources and Environment

Provide planning and land use management which recognizes the advantages and limitations of natural systems. Encourage protection of the land and wise use of its resources.

Protect the environment and its natural resources. This shall include the encouragement of appropriate soil management techniques.

Remove and prohibit the development or filling of floodplain lands within the county.

Protect environmentally sensitive areas and watershed resources.

Public Facilities and Services

Provide public facilities and services to develop a desirable quality of life for current and future residents and taxpayers.

Make available facilities and services which are necessary for the public well-being. Develop and expand the quality and quantity of these facilities and utilities to adequately meet the needs of the current and future population.

Provide public transportation to every resident of the county through the public transit system.

Provide fast and efficient Emergency Medical Services to all residents of Worth County.

Maintain and protect the public's health and well being by utilizing education and prevention programs.

Conservation and Recreation

Provide the citizens with choices for the types and amount of recreational activities. Coordinate with County, State, and Federal programs to utilize both public and private funds.

Encourage the development of county-wide trails system, which may support ATV's, snowmobiles, bicycles, equestrians, pedestrians, or other forms of recreational transportation.

Historical and Cultural Resources

Preserve historical and cultural resources, especially those with special historical or scientific value.

Access State and Federal funds to assist with the preservation and restoration of county, cultural, and historical assets.

STRATEGIES

Comprehensive Development Plan

Consider the plan when making decisions which affect development, environment, health, safety, and the general welfare of Worth County and its citizens.

Gain citizen input to the maximum extent reasonable in all pertinent land use decisions, or other decisions which follow this comprehensive plan and the goals and strategies set forth in this document.

Review, evaluate and amend the comprehensive development plan as needed to maintain and improve its relevancy and effectiveness as the county's planning guide for the present and the future.

Adopt county zoning, subdivision, flood plain, and health regulations as needed to fully implement the goals and strategies of the adopted Worth County Comprehensive Development Plan.

Create a planning and zoning committee that will review the plan annually and recommend necessary revisions, additions, or deletions to the Worth County Board of Supervisors.

Institute a county wide zoning ordinance as one of the implementation tools of the goals outlined in this comprehensive plan to guide future land use development.

Land Use Planning

Encourage a balance of land uses from land preservation and environmental protection to housing, shopping, and employment opportunities, which generate revenue for essential services and natural resource protection.

Encourage county and local officials to establish mutual agreements to plan, facilitate, coordinate, and resolve possible conflicts of proposed development within the rural municipal fringe areas.

Encourage all communities within Worth County to develop and utilize comprehensive plans and appropriate implementation strategies.

Encourage communities to include only those lands within their corporate boundaries, which they are capable of serving with municipal utilities and necessary for the orderly growth of the community.

Agricultural and Farming

Recognize agricultural land as a principal natural resource of Worth County and preserve soils that are considered most suitable for agricultural production.

Encourage and protect farm operations. Land use regulations shall be developed to accommodate residences for family members upon the farms they operate.

Encourage and support land conservation farm practices with the county having a voluntary role, but encourages by whatever incentives it or other governmental units can reasonably provide.

Protect both the quantity and quality of surface and groundwater resources.

Farms will not be subject to land use regulation except where they become an adjudicated nuisance to other farmers or endanger the health, safety, or general welfare of the public.

Agricultural suppliers, retailers, equipment sales, and other similar agribusinesses will be considered commercial agribusiness activities.

Discourage the placement of agribusiness activities near residential areas or upon productive agricultural land.

Allow agribusinesses to locate in the county after a determination of the impact upon a designated site has been declared in regards to the impact on adjacent land uses, residents, and quality of life.

Encourage the development of agricultural service businesses in the unincorporated towns of the county, provided sufficient precautions are taken to protect the environment, adjacent land owners, and provisions for fire protection are made.

Residential Development

Permit farm related residences in rural areas of the county, provided that their conversion to a non-agricultural related residential use is limited.

Discourage non-agricultural residential development on agricultural land in rural areas of the county with a high Corn Suitability Rating (CSR).

The county should encourage the use and reuse of farmsteads throughout the county.

Allow single family residential uses in unincorporated towns of the county where it is shown safe and proper provisions are made for septic tanks and water supplies.

Encourage annexation where sufficient provisions are made for community infrastructure utilities (sewer and water) and such development is adjacent to an existing developed residential area.

Restrict multifamily residential development in rural areas of the county. Such development shall be encouraged within incorporated communities of the county.

The county should encourage and support restoration and preservation of residential structures and farmsteads with historical significance or importance to the history of the county.

Commercial Development

Restrict the placement of commercial uses in rural areas of the county to intersections of State and Federal highways or along railroad right-of-way.

Encourage commercial development within incorporated communities where infrastructure and city services can be provided.

Limit business operations allowed on farms and residences to bonafide home occupations.

Discourage strip commercial development along federal, state, county, or local roadways within the county.

Industrial Development

Encourage and support the development and expansion of industry within the county that doesn't cause a nuisance or interfere with the existing quality of life for surrounding neighbors and property owners, where safe and proper provisions can be made for septic tanks and water supply.

Ensure that proposed industrial development is appropriate for and will be compatible with its surroundings, and will have access to appropriate transportation by targeting railroad corridors and high traffic roadways.

Support the efforts of the various industrial development corporations developing industrial parks by guiding new industry to these locations.

Restrict industrial and commercial uses unrelated to agriculture or services to rural residents in the unincorporated towns of the county.

Transportation and Infrastructure

Plan, develop, and maintain a safe and efficient transportation system to meet the present and future mobility needs of the county

Support and promote the proper maintenance of all transportation routes as specified in the Worth County Secondary Road Construction Program.

Support those modes of transportation which represent the most efficient and cost effective means of transportation.

Support the public transit system.

Natural Resources and Environment

Preserve the natural character of Worth County by protecting its individual components including the topography, waterways, scenic views, natural vegetation, and tree cover.

Encourage the preservation of wooded areas throughout the county.

Protect floodplains from filling and other encroachment.

Protect air and water quality throughout the county.

Protect all existing natural wetlands and encourage the development or regeneration of new wetlands as a means of watershed protection.

Public Facilities and Services

Allow the placement of transmission lines and pipelines through the county, provided they in part serve the county and pose no safety hazards to residences.

Allow limited placement of energy fuel storage facilities provided sufficient precautions are taken to protect the environment and nearby residents.

Require transmission line and pipeline construction activities to return agricultural lands to prior productive conditions.

Encourage environmentally safe disposal of all wastes.

Allow placement of sanitary landfills serving county residents, provided proper precautions are taken to protect the environment and nearby residents and provisions are made for the eventual reclamation of the site.

Prohibit the disposal of hazardous wastes within the county, unless taken to an approved disposal location.

Encourage county-wide recycling efforts and allow facilities to locate and operate who's business is recycling, provided adequate precautions are taken to insure the operation will not be detrimental or injurious to the use and enjoyment of other property in the immediate area.

New development shall pay the full costs of public improvements required to serve it. Generally, the cost of public services and improvements shall be born by those who receive benefits according to the benefit derived.

Maintain high quality school systems in the county.

Encourage the development and use of alternative energy resources.

Conservation and Recreation

Support the establishment and preservation of wildlife habitat reserves. In some instances, marginally productive lands should be returned to their natural state for this purpose.

Encourage private property owners to maintain non-tilled lands such as wildlife habitat areas and to establish new habitat areas.

Support the development of recreational opportunities in the county through a system of open space areas, parks, and game management areas.

Provide parkland and recreational facilities which meet the needs of all citizens of the county and ensure that future demands are met through development of new facilities and services along with the upgrading and reconstruction of existing facilities.

Encourage the acquisition and development of parkland which provides for recreational opportunities.

Encourage the development of trail corridors as recreational opportunities with maximum effort to maintain the land in its natural state.

Designate low volume and wide shouldered roads as bikeways to enhance recreational opportunities throughout the county.

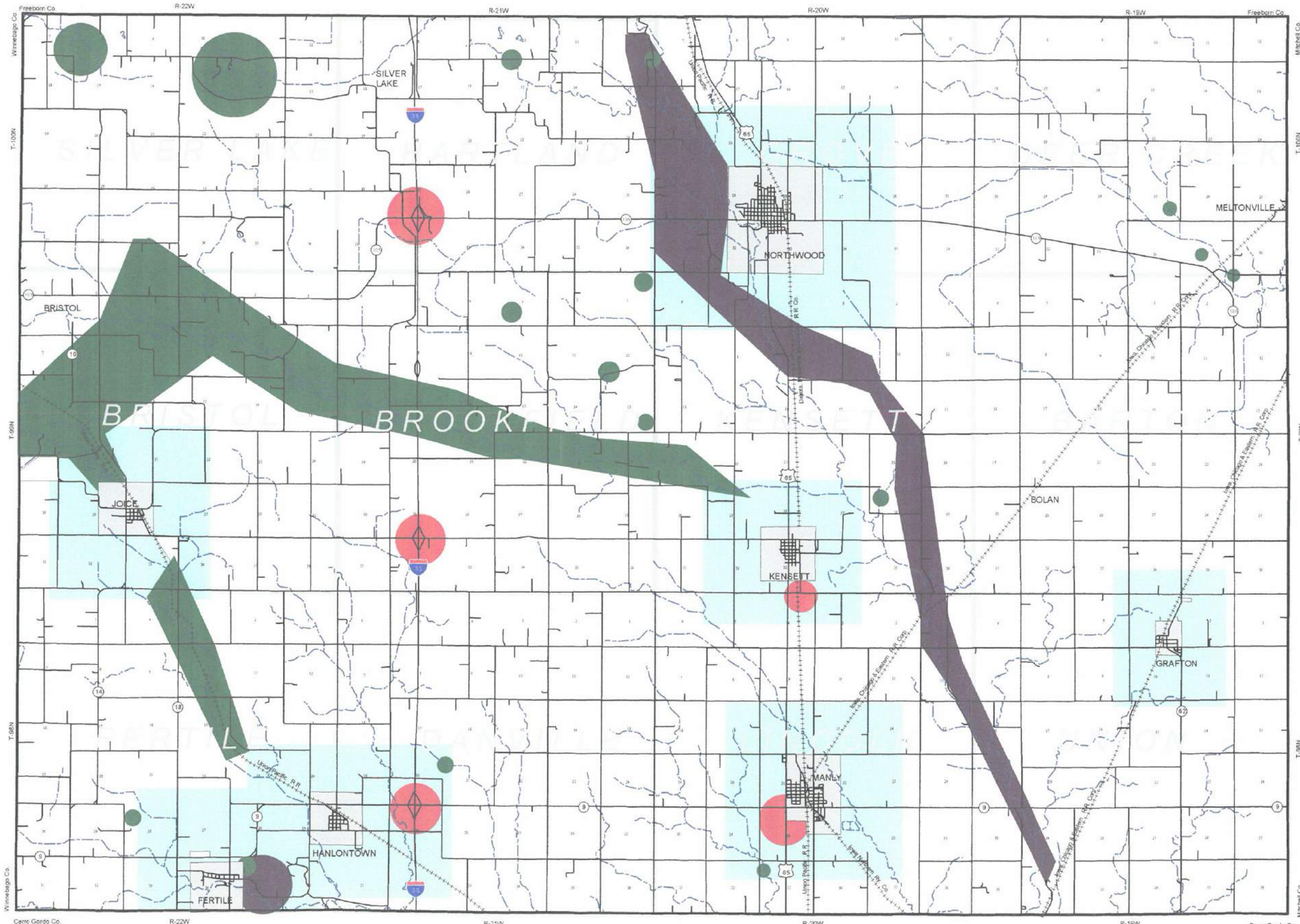
Historical and Cultural Resources

Support and encourage the protection of historic, cultural, and archaeological sites and restoration of historic structures by individuals or groups throughout the county.

Preserve the character of existing historic, cultural, and archaeological sites in the unincorporated areas of the county by buffering nearby future development.

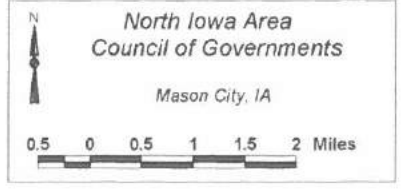
Worth County, Iowa

FUTURE LAND USE MAP



LEGEND

- County Boundary
- Roadways
- Railways
- Waterways
- Incorporated City Limits
- Natural Resources
- Residential
- Commercial
- Mining and Industry
- Agricultural
- Government Cooperation
- Townships
- Sections



PLAN ADOPTION AND AMENDMENT

The process for adopting a Comprehensive Plan Update for a county is set forth in the Code of Iowa. The County Planning and Zoning Commission will hold an advertised public hearing where the proposed Comprehensive Plan is presented and discussed with any interested parties, and then the Planning and Zoning Commission can make their recommendation to the County Board of Supervisors.

The County Board of Supervisors also holds an advertised public hearing on the proposed Comprehensive Plan and then acts to approve or modify the proposed Plan, or they can refer it back to the Planning and Zoning Commission for further study and a new recommendation. An action to approve the Comprehensive Plan by the County Board of Supervisors is by a Resolution of Adoption.

There is a difference between approving a Resolution and an Ordinance. A Resolution is a policy action and the approved Comprehensive Plan is to serve as a policy plan or approved guidance plan for the considerations and actions by decision makers regarding the future land uses and development activities in the County. An Ordinance is a law and the decision-makers must follow the procedures and requirements provided in an ordinance, or must amend or change the ordinance if some other procedure or requirements are to be followed.

The procedure for amending the Comprehensive Plan is basically the same as the procedure for adopting the Plan. An amendment to the Plan can be initiated by the Planning and Zoning Commission or by the Board of Supervisors on their own determination that an amendment is needed, or following the request or suggestion for an amendment by a citizen of the County. Citizens of the County may also petition the Planning and Zoning Commission or the Board of Supervisors for an amendment to the County Comprehensive Development Plan, as provided for in the Code of Iowa.

Examples of reasons for an amendment to a comprehensive plan are major changes in land uses, transportation systems, or in development activity that has been approved in the county. The updated Worth County Comprehensive Development Plan anticipates some additional development activities that may happen as a result of recent land use changes.

Therefore, the Worth County Comprehensive Development Plan goals and strategies shall be adopted by the County Board of Supervisor's resolution, and a county-wide Planning and Zoning Commission shall be established in the future to review the plan annually, and recommend necessary revisions, additions, or deletions to the Worth County Board of Supervisors.

WORTH COUNTY, IOWA

RESOLUTION NO. _____

**RESOLUTION OF ADOPTION
2006 COMPREHENSIVE DEVELOPMENT PLAN**

WHEREAS, the Code of Iowa states that counties shall base subdivision and zoning regulations upon an adopted land use plan; and

WHEREAS, the Worth County Board of Supervisors may exert subdivision and zoning control powers by ordinance; and

WHEREAS, the Worth County Planning and Zoning Commission has prepared this plan with the assistance of the North Iowa Area Council of Governments; and

WHEREAS, the Worth County Planning and Zoning Commission, recommended its adoption by the Board of Supervisors of Worth County, Iowa;

NOW, THEREFORE IT IS HEREBY RESOLVED by the Board of Supervisors of Worth County, Iowa, after duly holding a public hearing, to adopt said Comprehensive Plan as the official future planning document of Worth County, Iowa.

IT IS FURTHER RESOLVED that said plan shall be placed on file in appropriate places and provided to appropriate county officials for reference purposes for the deliberation of land use issues and enforcement of land use ordinances as hereafter may be adopted by the Board of Supervisors of Worth County, Iowa.

PASSED AND APPROVED this _____ day of _____, 2006.

SIGNED: _____
Chair, Board of Supervisors
Worth County, Iowa

ATTEST: _____
Auditor
Worth County, Iowa

Worth County Survey

To complete the survey, circle or check your response. Please do not write your name or address on the survey. Thank you for your time it is appreciated.

	Very High	High	Average	Low	Very Low
1. Taking all things into consideration, how would you rate your overall quality of life in Worth County?	1	2	3	4	5
How do you rate Worth County as a place to live?	1	2	3	4	5
How do you rate Worth County as a place to raise children?	1	2	3	4	5

Demographics

2. Please indicate your gender. 1. Male 2. Female
3. Do you own property in Worth County? Yes____ No____
4. What is your household income?
1. Less than \$9,999
 2. \$10,000 to 14,999
 3. \$15,000 to 24,999
 4. \$25,000 to 34,999
 5. \$35,000 to 49,999
 6. \$50,000 to 74,999
 7. \$75,000 to 99,999
 8. \$100,000 or more
5. What is your age? _____ Years
6. Indicate the number of people living in your household, including yourself. _____ Persons
7. How many children under the age of 18 years live in your home? _____ Children
8. How long have you been a resident of Worth County? _____ Years
9. What is your **Primary** occupation? Check here if retired _____
- | | | | |
|---|------------------|------------------|-----------------------|
| 1. Agriculture | 2. Finance | 3. Government | 4. Retail Sales |
| 5. Management | 6. Manufacturing | 7. Education | 8. Medical and Health |
| 9. Clerical | 10. Utilities | 11. Construction | |
| 12 Transportation(e.g. trucking) 13. Other (please specify) _____ | | | |
10. What is the highest level of education you have completed?
- | | | |
|--|---|-------------------------|
| 1. Elementary (below 9 th grade) | 2. High School, no diploma | 3. High School, diploma |
| 4. Some College, no degree | 5. Junior College or Vocational/Trade, associate degree | |
| 6. Four Year College/University, bachelor degree | 7. Graduate School, master or professional degree | |
11. Where do you work?
1. In Worth County or within 2 miles of Worth County
 2. Within 2-10 miles of Worth County
 3. Within 11-25 miles of Worth County
 4. Greater than 25 miles of Worth County

County Facilities & Services

12. On a scale from 1 to 5, with 1 being very satisfied and 5 being very dissatisfied, please circle your level of satisfaction concerning community services in Worth County. If you do not know an answer, leave it blank. Feel free to make additional comments at the end of this section.

	Very Satisfied		Average		Very Dissatisfied
1. Condition of County Roads	1	2	3	4	5
2. Quality and Accessibility of Parks/Recreational Areas	1	2	3	4	5
3. County Sheriff Department service	1	2	3	4	5
4. Ambulance Service	1	2	3	4	5
5. Quality of Recreational Programs	1	2	3	4	5
6. County Health Department	1	2	3	4	5
7. Worth County Courthouse in Northwood	1	2	3	4	5
8. Worth County Services (e.g. Treasurer's Office, etc.)	1	2	3	4	5
9. Public Transportation	1	2	3	4	5
10. County Assisted Independent/Dependent Living	1	2	3	4	5

Comments: _____

13. How would you prioritize the following items? Please indicate your top priority with 1 and your least important item with 10.

- | | |
|--------------------------------------|---|
| ___ Resurfacing Existing Roads | ___ Technology (high speed Internet access, etc.) |
| ___ Access to Public Transportation | ___ Daycare |
| ___ Bike Pedestrian Paths and Trails | ___ Access to Medical Services |
| ___ Park Enhancements | ___ Access to Mental Health Services |
| ___ Recreational Facilities | |

Comments: _____

14. On the following services, where would you like to see more, same or less money spent in the next 5 years? (Circle the number of preference in each category.)

	Less	Same	More
1. Fire Protection	1	2	3
2. Public Safety (Law Enforcement)	1	2	3
3. Emergency Services (Rescue and Ambulance)	1	2	3
4. Planning and Development	1	2	3
5. Inspections and Code Enforcement	1	2	3
6. Recreational Programs	1	2	3
7. Parks and Recreational Areas	1	2	3
8. Programs for the Elderly	1	2	3
9. Arts and Cultural Programs and Events	1	2	3
10. General Countywide Clean Up	1	2	3
11. Historic Preservation of Structures, etc.	1	2	3
12. Public Transportation Services	1	2	3
13. Economic Development (Countywide)	1	2	3
14. Medical Care Services	1	2	3
15. Mental Health Services	1	2	3
16. Landfill and Recycling	1	2	3
17. Other: _____			

Economic Development

- 27. Should additional resources (time, effort, and money) be spent to *attract more businesses and retain existing*? YES NO
- 28. Should additional resources (time, effort, and money) be spent for *historic preservation*? YES NO
- 29. Should additional resources (time, effort, and money) be spent for *county beautification*? YES NO
- 30. Should additional resources (time, effort, and money) be spent for *tourism*? YES NO
- 31. Are you in favor of land use management as a guide in preserving certain areas in the County for certain uses - e.g. prime agricultural land, natural resource areas, etc. ? YES NO
- 32. Are you in favor of zoning (splitting the land into zones/districts - e.g., Industrial, Commercial, Residential, Institutional, Recreational/Open Space, Agriculture, etc.)? YES NO
- 33. Describe the overall appearance of housing in Worth County?
 - 1. Very Good
 - 2. Good
 - 3. Average
 - 4. Poor
- 34. What types of additional housing would benefit Worth County?
 - 1. Single Family
 - 2. Apartments
 - 3. Senior Housing
 - 4. Assisted Living
- 35. What do you consider a 'living wage' ? \$ _____
- 36. Can you find living wage jobs in the County? YES NO
- 37. What types of future development (Industrial, Residential/Housing, Recreational, Conservation, Commercial, and Agricultural) would you like to see occur in the unincorporated areas of Worth County? And where (North, East, South, West) of the area?

Northwood _____	Fertile _____	Hanlontown _____
Kensett _____	Joice _____	Along Interstate 35 _____
Manly _____	Grafton _____	County wide _____

- 38. Do you want Worth County to become a growing county or remain the same?
 - 1. Remain the same.
 - 2. Growing County.
- 39. Please list two reasons why you like living in Worth County.
 - 1. _____
 - 2. _____
- 40. Please list two things you would like to change about Worth County.
 - 1. _____
 - 2. _____
- 41. Please make any additional comments: _____

* Thank you again for taking the time to complete this survey. Your responses will be very helpful and beneficial to the development of the Worth County Comprehensive Land Use Plan.