

# SWOT ANALYSIS RESULTS FROM MARCH 5 & 6, 2007 PUBLIC MEETINGS

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## BAUGHMAN TOWNSHIP

### Strengths

- Open Land
- Agriculture
- Properties well distinguished (?)
- Johnson Woods Nature Preserve
- Recycling Center
- Churches
- Population Diversity
- Schools
- Attractiveness/Curb Appeal
- Natural Areas
- North Lawrence F.D.
- Home based businesses

### Weaknesses

- Improve unkempt areas, homes and properties
- Lack of communication between elected officials, agriculture and public
- Lack of funding for fire protection

- Improve road capacities (narrow in design)
- Improve utilities (high speed internet)
- No public transportation
- Poor roads
- Ditch maintenance
- Lack of state school funding
- Random development
- County road maintenance
- State road maintenance
- Incompatible land uses
- Loss of family farms
- Tax structure
- Rental community

### Opportunities

- School system
- Historic Value

- Low Cost of Living
- Ag Alternative Technology

### Threats

- SR 57 Bypass
- Landfills, Development
- Ag and Septic Runoff
- Groundwater pollution
- Law enforcement Inadequacies
- Loss of farmland to housing
- Four wheelers trespassing
- Three mile limit subdivision regulations
- Uncontrolled pets
- Too many people
- Land locked parcels
- Illegal junkyards
- Drugs produced in twp.
- Bedroom communities

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## CHIPPEWA TOWNSHIP

### Strengths

- Zoning
- Location
- Geography
- Access to freeways and major markets
- Open Space
- Agri-business
- Good schools
- Fire Dept
- Roads
- Rural Character
- History
- Nature Resource
- Golf course location
- Volunteers
- Low crime rate
- Water

- Active railways

### Weaknesses

- Sprawl (20 ac. Minimum)
- Curved roads and bridges are load limited
- Narrow roads
- Lack of industry
- Dangerous intersections (Clinton and SR 21)
- Lack of signs
- No twp. park
- Lack of affordable housing
- Lack of retail
- Facility planning area -- water issues
- Floodplains
- Lack of traffic

### Opportunities

- SR 585 & SR 21 corridor
- Conservation development
- Attract new residents
- Establish relationship with Doylestown and contiguous twps. of Green, Milton and Baughman
  - Joint Recreation Dept?
- Location
- Additional marketing for Agri businesses and tourism strengths
- JEDZ
- Sewer lines – meadows (county sewers)

### Threats

- Water – Wadsworth, Medina County
- Lack of initiative in capturing development

# SWOT ANALYSIS RESULTS FROM MARCH 5 & 6, 2007 PUBLIC MEETINGS

## CONGRESS TOWNSHIP

### GROUP ONE (Glenn):

#### Strengths

- Groundwater recharge
- Holmes-Wayne Co-Op
- Great roads – great access
- I-71
- Spur-Rail
- Good Schools
- Ag Base is stable and family owned
- Community Support
- Social groups
- Fire-EMS – All volunteer
- Good library branch
- Rural location yet great access
- Good relationships with County
- Two recycling centers
- Terrain – Geography
- Recreation – Bike trails, Killbuck Valley

#### Weaknesses

- Lack of public water/sewer
- Groundwater recharge varies
- Job opportunities within twp
- Cable – high speed internet
- Lack of recreation/entertainment opportunities
- Lack of communication with West Salem
- Lack of retail store & space
- Residential sprawl
- Zoning – not defined property
- Smaller lot sizes – expensive land costs
- Lack of deed restrictions
- Failing septic – GWPP

#### Opportunities

- Promote I-71 Corridor – Value-Added businesses
- Access to major markets
- Cable internet – Broadband

- Public/Water Sewer (w/s)
- Grants for economic development
- Good labor force
- Promoting Ag diversity
- Renewable energy
- OARDC
- Community Commitment/Support
- Diversity with Amish communities
- Transportation System
- Good soils – good rainfall

#### Threats

- Zoning
- Health Dept. – Septic regulations may inhibit growth if not properly defined
- Loss of farmland to be bedroom community – residential development only
- Lack of consumer loyalty
- Foreign competition (China)
- Lack of government resources
- Lack of a diversified tax base

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## CONGRESS TWP CONT'D

### GROUP TWO (Katie and Heather)

#### Strengths

- Agriculture
- Work Ethic
- Good Schools
- Location/Geography (I-71)
- Land Diversity
- Demographic Diversity
- Good neighbors/community spirit
- Property values
- Zoning
- Restriction of certain businesses (truck stops)

#### Weaknesses

- Lack of entertainment
- Lack of delivery services
- Lack of water and sewer
- Lack of good cell phone service and cable
- Limited DSL

- Zoning
- No bike trails/adequate sidewalks
- Marketing strengths
- No public park
- No zoning at I-71 & 539 and I-71 & 301 intersections

#### Opportunities

- Adding a community park
- Adding businesses that are compatible with the twp
- Bigger grocery store
- Attracting new residents who are compatible with rural/agricultural ideals
- p/t jobs for seniors and youth
- keep generations here

#### Threats

- Unwanted businesses
- Land succession for farmers
- Land value does not justify farming profitability
- Annexation

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## CONGRESS TWP CONT'D

### GROUP THREE (Aaron and Lisa)

#### Strengths

- Agri Base
- School Facilities
- Amish communities
- Existing zoning
- Police and fire protection
- Rural atmosphere
- Neighbors
- Low density population
- Killbuck Valley
- Woodlands
- I-71 convenient access
- School income tax

#### Weaknesses

- Economic Development
- Zoning
- Lack of Diversity

- No designated industrial district
- Noise disturbance from drag way 42 & I-71
- Police
- Random pattern of development
- Lack of high speed internet and cable
- Urban dwellers moving in
- Modular homes
- School income tax
- Frontage lots
- CAD's
- Water quality and quantity
- Fire protection as it relates to water quality and quantity
- Drinking water quality
- Home and Ag waste management
- Surface water pollution

#### Opportunities

- Stay the same
- Planned housing growth
- Economic development and job creation (Industrial)

- Farmland preservation
- Development at interchanges
- Youth activities
- Bike trails
- Bank barns
- Preservation of rural character

#### Threats

- Water quality
- Frontage lots
- No road widening
- Over population
- Loss of farmland
- Mega Farms
- Incompatible land uses
- Lack of support of agriculture
- Strained schools (over populated)
- Loss of agricultural heritage and barn structures
- Develop at interchanges
- Annexation

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## GREEN TOWNSHIP

### Strengths

- No zoning
- Inside millage
- Fiscally responsible
- Centrally located
- Close to Orrville – Convenient
- Halfway between Orrville and Wooster
- Admired School District
- W.C.S.C.C.
- Rich farm ground
- Highway access
- Organized Fire Department
- Apple Creek Interchange
- Stable local government
- Road conditions
- Property value
- Historical Societies

### Weaknesses

- Sprawl
- Three mile subdivision regulation limits from Orrville and Smithville
- SR 585: Volume, speed and curves
- RR crossings
- High taxes (\$10 higher than E. Union)
- Schools Need money
  - Just staying afloat
  - Smithville has small/limited tax base
  - Residential & Agriculture needs to support levies
- Property Value
- Five Points and 44 has safety issues

### Opportunities

- Innovative Farmers
- The Barn area could be marketed more for tourism
- New Industrial Park
- Bike path

### Threats

- Smithville, Orrville and Wooster
- Loss of tradition; family structure
- Tornado alley
- Snow; wind covers roads
- Industrial routes out of Orrville
- No zoning
- 44 Corridor
- Rtes 30 and 44
- Medina County