GOLDEN TRIANGLE
AGRICULTURAL ENTERPRISE AREA (AEA)

Golden Triangle Agricultural Enterprise Area Petition

Eau Claire County, Wisconsin

BEARS GRASS DAIRY, AUGUSTA, WI
PHOTO CREDIT: TAMMY SMITH SCHROEDER

Prepared by the Golden Triangle AEA Committee
with assistance from the Eau Claire County
Planning and Development Department

April, 2015

GOLDEN TRIANGLE
AGRICULTURAL ENTERPRISE AREA (AEA)

GOLDEN TRIANGLE
AGRICULTURAL ENTERPRISE AREA PETITION

TABLE OF CONTENTS

Part I. General Information

Part II. Purpose and Rationale for AEA

Part III. Maps & Spatial Location Data

Part IV. Images from Proposed AEA

Part V. Signature Pages & Local Resolutions

Appendices

Appendix A - Figures

Appendix B - Advertisements & Publicity

Appendix C - Letter of Support

Appendix D - Interest Cards

GOLDEN TRIANGLE

AGRICULTURAL ENTERPRISE AREA (AEA)

PART I

GENERAL INFORMATION

JOE SMITH, 2014 WISCONSIN CONSERVATION FARMER OF THE YEAR
PHOTO CREDIT: WAYY790.COM

ARM-LWR-456 (Rev. Sept 2014)

Wisconsin Department of Agriculture, Trade and Consumer Protection
Division of Agricultural Resource Management
P.O. Box 8911
Madison, WI 53708-8911
(608) 224-4500

Agricultural Enterprise Area Petition

The undersigned persons hereby petition the Wisconsin Department of Agriculture, Trade and Consumer Protection (DATCP), pursuant to s. 91.86, Wis. Stats., to create an Agricultural Enterprise Area (**AEA**) under s. 91.84, Wis. Stats. We have read the guidance provided and submit the following information in support of the petition:[1]

PART I. GENERAL INFORMATION

A. Name of AEA.	Golden Triangle Agricultural Enterprise Area
B. County or counties in which the proposed AEA is located.	Eau Claire
C. All towns, villages or cities in which the proposed AEA is located.	City of Augusta, Village of Fall Creek, Town of Washington, Town of Lincoln, Town of Otter Creek, Town of Bridge Creek
D. Number of owners of eligible farms within the proposed AEA who signed the petition.	26
E. Total number of acres in the proposed AEA.	21,745.1
F. All parcels in the proposed AEA are located within a farmland preservation area designated in the certified county farmland preservation plan.	☒ Yes ☐ No
G. All parcels in the proposed AEA are contiguous.	☒ Yes ☐ No
H. The proposed AEA is primarily in agricultural use.	☒ Yes ☐ No
I. Primary type of agricultural production in the proposed AEA.	Grain Production and Dairy Farming

[1] *Personal information you provide may be used for purposes other than that for which it was collected, s. 15.04(1)(m), Wis. Stats.*

J. Designated contacts for the AEA. *Please list at least two contacts for the AEA; preferably at least one staff contact (county, town, UWEX, regional planning commission etc.) and one landowner representative.*[2] *You may have more than two contacts. Attach a separate page if necessary.*

AEA Committee contact
Name: Tamara Smith Schroeder
AEA Committee member
Address: E15810 County Road O
Augusta, WI 54722
Phone number: 715-286-5537
Email: dschro8379@aol.com

Land conservation & mapping contact
Name: Greg Leonard, CCA
Conservation Technician
Address: 22 First St. W
Altoona, WI 54720
Phone number: 715-839-4784
Email: Greg.Leonard@co.eau-claire.wi.us

Planning & AEA petition materials contact
Name: Matt Michels, AICP
Senior Planner
Address: 721 Oxford Ave, Rm. 3344
Eau Claire, WI 54703
Phone number: 715-839-5055
Email: matt.michels@co.eau-claire.wi.us

---

[2] *The listed contacts should be willing to:*

- *Communicate with other petitioners and partners in the AEA, with the Department of Agriculture, Trade and Consumer Protection and with contacts in other AEAs*
- *Respond to an annual status update inquiry from the Department of Agriculture, Trade and Consumer Protection*
- *Engage in activities within the AEA*

GOLDEN TRIANGLE

AGRICULTURAL ENTERPRISE AREA (AEA)

PART II

PURPOSE & RATIONALE FOR AEA

EAU CLAIRE COUNTY FARM
PHOTO CREDIT: GREG LEONARD

PART II. PURPOSE AND RATIONALE FOR AEA[3]

Introduction to proposed AEA (optional):

The Golden Triangle Agricultural Enterprise Area is a distinctively rural area consisting primarily of active farms blended into rolling hillsides. This area in the South Central part of Eau Claire County contains some of the richest and most productive farmland in the County.

Agriculture is extremely important to Eau Claire County. It provides jobs for 4,641 Eau Claire County residents. Agriculture accounts for $1.12 billion in economic activity. It contributes $325 million the county's total income. Agriculture contributes $19.1 million in taxes, not including property taxes paid to local schools.

Grain production and dairy farming are major industries in Eau Claire County. Grain production accounts for $42.0 million in sales. On-farm production and milk sales account for $60.1 million. Processing milk into dairy products generates another $536.2 million. There are three dairy processing plants in Eau Claire County. On-farm milk production accounts for 469 jobs and dairy processing accounts for 1,369 jobs. All farm jobs account for 1,856 employees. At the county level, each dairy cow generates $4,705 in on-farm sales to producers.
One of the petitioners is Joe Smith, who is the 2014 State Soil Conservationist from Eau Claire County, living in the Town of Otter Creek.

Farm Progress Days, the predecessor to Farm Technology Days was held in Lincoln Township in 1992. Chippewa Valley Farm City Day is held in the county where farm and non-farm residents are encouraged to come and discover what things are like on a farm. The Eau Claire Chamber sponsors Breakfast in the Valley supporting farming and educating the public on farming. Virtual tours of various farms are presented throughout the morning. The Eau Claire Chamber also sponsors Leadership Eau Claire, where business people within the city learn about the various industries that make up Eau Claire County and tour some of those businesses which includes a tour of a dairy farm. The Eau Claire Chamber also supports Friends of Agriculture. The Augusta FFA, Augusta FFA Alumni and Eau Claire County Holstein Association sponsor Visit the Farm which is held annually at various farms in the Augusta and Fall Creek area.

Eau Claire County has several farms which specialize in niche markets such as grass fed beef and sheep, organic farms, and Community Supported Agriculture (CSA) organizations.
The Eau Claire Farmers Market is active and has required those selling at the market that at least 51% of the items sold must be local products and/or made from local materials.
Our local grocery stores sell many items that are locally grown and the Just Local Food Cooperative in Eau Claire sells only products that are locally grown, produced and distributed.
The designation of the Golden Triangle area as an Agricultural Enterprise Area will support the local economy and bring a sense of certainty to local farms and farm service providers. The designation will also bring additional income to the farmers in the AEA through the Farmland Preservation Tax Credit, which in turn will bring additional income via the multiplier effect to other residents in the area. The

[3] *DATCP will evaluate petitions under s. 91.86, Wis. Stats., and will consider information provided in response to the following questions.*

AEA designation will also demonstrate that Eau Claire County supports agriculture and that Eau Claire County's agriculture is also supported by Wisconsin.

---

1. State the specific goals for the preservation of agricultural land use.

A. Preserve highly productive farmland

B. Encourage Agricultural development to support local agriculture related businesses so important to small communities

C. Support and strenghten the local agricultural economy to remain viable and create the environment to support the next generation of farmers.

---

2. State the specific goals for agricultural development and/or innovation.

The intent of the AEA is to actively promote the preservation and growth of a vital, economically significant agricultural economy in the area. It will serve to encourage farmland preservation and incentivize preservation of agriculturally-productive lands and limit conversion of farmland to non-agricultural uses.

While the proposed Golden Triangle AEA is not currently experiencing significant non-agricultural growth, Eau Claire County, as a whole, is a rapidly urbanizing County with substantial growth pressures on the periphery of the Cities of Eau Claire, Altoona, and to a lesser extent, the Village of Fall Creek and City of Augusta. The AEA will provide an important tool to bolster protection of agriculturally-significant lands from non-agricultural land uses, thus preserving the most productive and economically valuable farmland in the County and protecting the agricultural economy of the area.

The specific goals for the Golden Triangle AEA are:

- Preserve, promote and expand the agricultural economy within the Golden Triangle AEA.
- Leverage proximity to local markets in Eau Claire/Chippewa Falls Metro Area for locally produced agricultural products, such as organic produce, dairy products, and grass-fed beef
- Utilize existing highway (including US Highway 12 and Interstate 94) and rail connections to access larger markets, including Minneapolis-St. Paul, Milwaukee, and Chicago
- Promote small-scale agriculture, including family farms, maple syrup production, beekeeping, and organic farms
- Support the local food movement in Eau Claire County through local food cooperatives, farmers markets, Community Supported Agriculture (CSA) organizations, featuring locally-produced food in area supermarkets, and other distribution and marketing efforts aimed at promoting locally-produced agricultural products
- Encourage and support participation in the Something Special From Wisconsin and Buy Local, Buy Wisconsin programs
- Support agriculture-related businesses that serve the agricultural community

---

3. Comment on the relationship between the area's goals for agricultural preservation and agricultural development.

The proposed Golden Triangle AEA includes a diverse array of agricultural producers, processers, and agriculture-related businesses such as seed dealers and supply distributors. The majority of the agricultural products produced in the proposed AEA are consumed locally within Eau Claire County. The proposed AEA is served by a well-developed roadway network, including I-94, US Highway 12, US Highway 53, State Highway 27, State Highway 29, State Highway 37, and State Highway 93. In addition, the Union Pacific rail line runs through the proposed AEA to provide access to markets outside of the county.

---

4. Describe (a) all current land uses within the proposed AEA **and** (b) provide information about land use trends in and around the AEA. *(The proposed AEA must be primarily in agricultural use.)*

(a) The information in the table below is a summary of the current land uses based on the County's assessment codes (based on the land use categories defined in Wisconsin State Statutes §70.32(2)) of all lands within the proposed Golden Triangle AEA boundary:

Land Use	Acres	% of Total
Residential	132.3	0.61%
Commercial	2.5	0.01%
Agricultural	18,092.9	83.20%
Undeveloped	981.3	4.51%
Productive Forest Land	36.0	0.17%
Other	205.2	0.94%
Agricultural Forest	2,047.9	9.42%
Managed Forest Land	247.0	1.14%
TOTAL	**21,745.1**	**100.00%**

As shown, the primary land use in the proposed AEA is agricultural. As depicted in the table above, over **92%** of the land in the AEA is utilized for farming and forestry. While the agricultural land use base is, for the most part stable, several land use trends are notable in the area. Land use trends in and around the proposed Golden Triangle AEA include existing and proposed industrial sand mine operations, a limited amount of non-farm housing development, and some agriculture-related commercial development. Agricultural uses predominate and are stable within and around the proposed AEA.

A map depicting current land use is included as Figure 1 in Appendix A. A 2014 Cropland Data Layer Map of the proposed Golden Triangle AEA is provided as Figure 3 in Appendix A.

---

5. How did you determine the boundary (location and size) of the proposed AEA? As part of your answer describe efforts to involve and inform the public in the petition process.

The core committee began the process of developing the AEA by first looking at a map which indicated areas of participation in the Farmland Preservation Program. We then progressed to determining our goals and developed a strategy to get the information out to the public. We developed posters and flyers to help explain the purpose and benefits of the AEA designation and promote our public meeting. Ads were placed in the local shopper to promote our meetings. Copies of those ads and flyers are attached (see Appendix B). The first meeting was held at the Lincoln Town Hall and the second meeting was held at a local church. At these meetings attendees were asked to complete a brief survey including their contact information and whether they were in support of the formation of AEA by indicating if they:

1. Are willing to include their land in the AEA and sign the petition
2. Wish to include their land and support the formation of the AEA but are not willing to sign the petition
3. Are not an owner of farm land but live within the AEA and support it
4. Do not want their land included in the AEA at this time

27 survey forms were completed, with 88% favoring the formation of the AEA. These forms are attached (see Appendix D).

Two core committee members were interviewed for a radio spot and another core committee member was interviewed for the Leader-Telegram the major newspaper in our area. A copy of that article is attached (see Appendix B).

Core committee members attended town board meetings in the Towns of Lincoln, Bridge Creek, Otter Creek, Clear Creek and Washington, as well as the Village of Fall Creek and City of Augusta. In addition, committee members attended the County Planning and Development Committee meeting on March 24th, 2015, and the County Board meeting on April 8th, 2015. We were there to answer any questions the board members or community members had.

---

6. Confirm that the proposed AEA is consistent with any existing local comprehensive plan. Use the space provided for any additional information. Submit a future land use map, if available. *Please do not submit a complete copy of any comprehensive plan.*

☒ The county(ies) of Eau Claire has(have) a comprehensive plan and the proposed AEA is consistent with this plan.

Link to plan(s): http://www.co.eau-claire.wi.us/home/showdocument?id=1341

A Future Land Use Map is included as Figure 2 in Appendix A.

☒ The Town(s) of Fall Creek, Otter Creek, Lincoln, Washington, and the Village of Fall Creek, and City of Augusta each have a comprehensive plan and the proposed AEA is consistent with these plans.

Link to plan(s):

• Town of Otter Creek Comprehensive Plan:
http://www.co.eau-claire.wi.us/home/showdocument?id=1351
• Town of Lincoln Land Use Plan:
http://www.co.eau-claire.wi.us/home/showdocument?id=1343
• Town of Washington Comprehensive Plan:
http://www.co.eau-claire.wi.us/home/showdocument?id=1359
• Village of Fall Creek Comprehensive Plan:
http://www.co.eau-claire.wi.us/home/showdocument?id=1361
• City of Augusta Comprehensive Plan:
http://www.co.eau-claire.wi.us/home/showdocument?id=1333
• Note: Town of Bridge Creek does not have a Comprehensive Plan

☐ There are no comprehensive plans for the political subdivisions in which the proposed AEA is located.

Additional comments on comprehensive plan and relationship to proposed AEA: The majority of lands within the proposed AEA are designated as Rural Lands (RL) on the Eau Claire County, and Town of Otter Creek future land use maps. The primary intent of these areas is to "preserve productive agricultural lands, protect existing farm & forestry operations from encroachment by incompatible uses, promote further investments in farming, maintain farmer eligibility for incentive programs, and preserve wildlife habitat and open spaces. In other words, to preserve the rural character of these areas. Land use policies within the RL designation are intended to minimize the fragmentation of productive agricultural or forest land and to minimize any disruption to existing uses by limiting housing density and discouraging incompatible non-farm uses."

---

7. Describe any recent investments made to support agriculture and agricultural-related business in or near the proposed AEA.

The following is a list of farmers and agricultural service providers that have expanded or updated their businesses within the last five years:

1. Bears Grass Dairy Inc. has added a second manure storage pit, machine storage shed, calf barn, expanded and upgraded their milking parlor. They have also purchased machinery to improve their cropping enterprise.

2. Ron Perry Pioneer Seed has built a seed storage shed including office space and meeting space. He has the technology in that building to present videos and webinars to educate and assist his clients. It also has a shower should there be an incident involving chemicals.

3. Steve Strey has built a machine storage repair building on his property.

4. Augusta Feed Service has purchased a bulk feed delivery truck.

5. Countryside Coop has increased their grain handling facilities in Fall Creek, is upgrading their grain handling facilities at Kings Valley South of Osseo WI, is building a feed processing facility near Menomonie WI.

6. Federation Coop in Hixton WI is building a fertilizer plant.

---

7. Mueller Hilltop Farms Inc. has built a new heifer facility and dry cow barn.

8. Kaeding Dairy LLC is building a manure storage system for his farm.

9. Paul Whaley has improved his grain and livestock facilities.

10. Zimmerman Farms have added to their grain handling facilities.

11. Castle Rock Organic Dairy has added a feed storage pad to their farm.

This above list is by no means a complete list. However it does give an accurate picture of the diverse level of recent investments in and near the Golden Triangle AEA .

---

8. Indicate the approximate level of petitioner compliance with state soil and water standards.

☒ Nearly all petitioners are in compliance

☐ More than half of the petitioners are in compliance

☐ Half or less than half of the petitioners are in compliance

☐ Few or no petitioners are in compliance

☐ Compliance status of petitioners is unknown

---

9. Describe the level of non-petitioner cooperator support for the petition.

Support in favor of the AEA Petition as noted in Question 7 indicated that 88% of attendees at the public meetings favor the formation of the AEA. We have also contacted various vendors and they have indicated their support of the AEA through the letters they have sent, which are attached and made part of this petition (see Appendix D).

10. Fill in the tables to provide information about partners and activities in the proposed AEA. Attach additional pages if necessary.

A. AEA Partners		B.
Partner	*Involved in petition development? Yes/No*	*Current or future activity*
Ex: UW-Extension, county economic development department, county conservation department	*Yes*	*Ex: AEA outreach, strategic planning, marketing, grant-writing, soil and water conservation activities*
Partner: UW Extension		Partner activity: Initial AEA outreach and facilitation of public meeting
Partner: Eau Claire County Planning & Development		Partner activity: Coordination of gathering, editing and final preparation of petition materials
Partner: Eau Claire County Land Conservation		Partner activity: Assist petitioners with technical questions in relation to Farmland Preservation Program. Assist with preparation of petition material, gathering and preparation of AEA maps and spatial data
Partner:		Partner activity:

C. Farmland Preservation Agreement Strategy	
Activity	*Summarize **future** outreach efforts, including who will provide assistance*
☒ Informational meeting(s) ☒ Mailing ☒ One-on-one conversations ☒ Newsletter/media ☐ Other	It is anticipated that staff from Eau Claire County Planning & Development will assist in future outreach efforts to educate farmers and local officials about entering in Farmland Preservation Agreements. The Planning Division will provide continuing outreach efforts in the form of informational meetings held in conjunction with the local Town Boards. The Land Conservation Division is working on compliance determinations with current Farmland Preservation Zoning participants and one-on-one conversations can occur in conjunction with these compliance checks. Other outreach activities such as Nutrient Management workshops, field days, and conservation tours will also provide ample opportunity for one-on-one conversations. The Land Conservation Division staff are also regular guests on the local radio station's Ag & Conservation Update and use this opportunity to provide updates on current programs. Core members of the AEA Committee will conduct one-on-one conversations with farmers within the AEA to inform, educate and assist

	with the Farmland Preservation Agreement process. Additional outreach efforts include press releases, media interviews and print-media announcements of AEA approval and providing information about participation through local media channels.

D. Land Use Controls		
Type of Control	*Existing/Future*	*Provide details about the selected control*
☒ Farmland preservation zoning ordinance	Existing	Eau Claire County is in the process of certifying its updated Farmland Preservation Plan. The updated plan is scheduled for public hearing before the Committee on Planning & Development on April 28, 2015. The County's farmland preservation program is focused on: • Preserving agricultural land and open spaces by promoting orderly land-use planning and development • Conserving soil and water • Providing tax relief to farmers enrolled in the program
☒ Other zoning ordinances Specify: Eau Claire County Zoning Code Section 18.04, A-1 Zoning District; Section 18.33, A-3 Zoning District;	Existing	The A-1 Exclusive Agriculture zoning district was created to: • Preserve those areas best suited for farming or agricultural use • Protect the agricultural economic base of the county • Entitle farms to tax credits under the Wisconsin (FPP) • Minimize urban sprawl and its associated public expense, and • Minimize land use conflicts between farms and non-farms The A-1 zoning district was originally adopted in eight 8 of the thirteen 13 Towns in Eau Claire County, encompassing approximately 165,000 acres of land in 1983. More than 159,000 acres of land are still zoned under the Exclusive Agriculture designation. The A-3 agricultural district is established to: (1) protect the agricultural base of the county; (2) preserve the county's natural resources and open space; (3) provide an area for limited residential and hobby farm development in a rural atmosphere;

		and (4) minimize urban sprawl and its associated public costs.
☐ Farmland preservation agreements	NA	
☐ Purchase of development rights and/or easements (donated or purchased)	NA	
☒ Transfer of development rights	Existing	(Eau Claire County Zoning Code Chapter 18.30.110) In the A-1 Exclusive Agriculture district, it is possible to transfer building site eligibility from one quarter-quarter section to another quarter-quarter section in accordance with the following requirements: A. The right of transfer lay only with property owned by one landowner and the transfer of more than one lot has to be in conjunction with a planned development. 691 2/4/14 B. The transfer has to be to an A-R district and cannot reduce the remaining property below 35 acres. C. Existing residential development shall be deducted from the total number of transfer rights allowed. D. Once a transfer has taken place, the quarter-quarter section giving up development rights shall be ineligible for development.
☒ Subdivision ordinances	Existing	(Eau Claire County Zoning Code Chapter 18.76) The purpose of the subdivision ordinance is to regulate and control the division of land within the unincorporated areas of the county in order to promote the public health, safety, prosperity, aesthetics, economic well-being, and general welfare of the county. The ordinance follows the State Defined Subdivision. "State defined subdivision" means a division of a lot, parcel or tract of land by the owner thereof or his or her agent for the purpose of sale or building development where: a. The act of division creates five or more parcels or building sites of 1 1/2 acres each or less in area; or b. Five or more parcels or building sites of 1 1/2 acres each or less in are created by successive division within a period of five years. 27. Storm Water Permit. "Storm Water Permit"

☒ Cooperative boundary agreements/inter-municipal agreements	Existing	The City of Eau Claire has designated Growth Management Areas to manage growth in and around Eau Claire using the following growth management tools: • Urban Sewer Service Area • Extraterritorial Review Area The City of Altoona also exercises extraterritorial review authority. These growth management tools limit minimum lot sizes, densities and municipal sewer service areas in areas within 1.5 to 3 miles from the cities corporate boundary.
☒ Natural area protections	Existing	The County has enacted a Floodplain Overlay District (Chapter 18.20) to regulate development within FEMA floodplains, as well as an overlay district regulating development in proximity to Shoreland and Wetlands (Chapter 18.19).
☒ Other (specify) Soil and water conservation & animal waste storage	Existing	(Eau Claire County Code Chapter 17.04) The purpose of this ordinance is to regulate the location, design, construction, installation, alteration and use of animal waste storage facilities, and the application of wastes from these facilities in order to prevent water pollution and thereby protect the health of Eau Claire County residents and transients; prevent the spread of disease; and promote the prosperity and general welfare of the citizens of Eau Claire County. It is also intended to provide for the administration and enforcement of the ordinance and to provide penalties for its violation. (Ord. 133-88, 1990)
☒ Other (specify) Erosion control & storm water management	Existing	(Eau Claire County Code Chapter 17.05) The Eau Claire County Department of Planning and Development – Land Conservation Division issues permits for erosion control and/or storm water management to minimize water pollution, flooding, and other negative impacts of urbanization on downstream water resources (lakes, streams wetlands & groundwater) and property owners and to control soil erosion and sedimentation during construction and manage the discharge of storm water after development.

E. Agricultural Development Activities		
Type of Activity	*Existing/Future*	*Provide additional details*
Ex: Joint marketing or purchasing, development of agri-tourism opportunity, value-added agriculture	*Ex: Existing*	*Ex: Producers have formed a producer cooperative to market their products directly to consumers.*
Increase Ag Awareness outside of the Ag Community	Future	Take each and every opportunity to "shine a light" on agriculture. This means working with the Eau Claire Chamber and the schools in and near the AEA to educate students, teachers, and parents about agriculture. Provide information at special events such as *Breakfast in the Valley* and *Visit the Farm* events.

F. Other AEA Activities		
Type of Activity	*Timeframe*	*Provide additional details*
Ex: Form a stakeholder group, attend statewide AEA meetings, develop strategic plan, set up website	*Ex: Ongoing, Future*	*Ex: Working with UWEX, we will form an AEA stakeholder group to consider appropriate next step.*
Core Committee	Ongoing, Future	Work with this committee and future members to expand this AEA Stay up-to-date with the state regarding AEA's.

GOLDEN TRIANGLE

AGRICULTURAL ENTERPRISE AREA (AEA)

PART III

MAPS & SPATIAL LOCATION DATA

EAU CLAIRE COUNTY FARMS
PHOTO CREDIT: GREG LEONARD

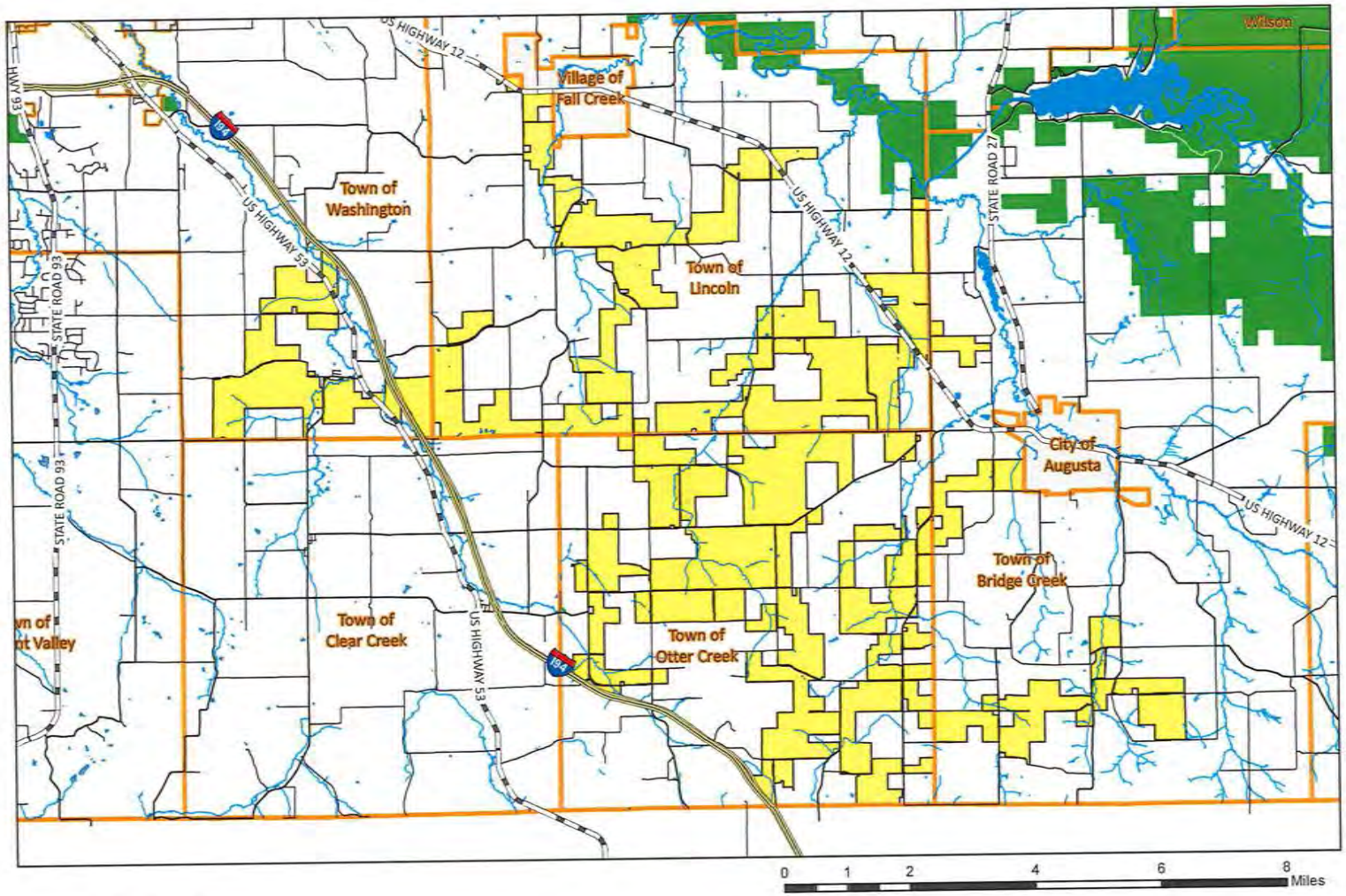
GOLDEN TRIANGLE

AGRICULTURAL ENTERPRISE AREA (AEA)

Maps

- Overall Golden Triangle AEA
- Town of Bridge Creek – North
- Town of Bridge Creek – South
- Town of Otter Creek
- Town of Lincoln
- Town of Washington

Note spatial data files uploaded to DATCP FTP site: ftp://ftp.datcp.state.wi.us/



Date: 4/28/2015

Legend

- Golden Triangle AEA
- Water bodies
- Publicly Owned Land

Roads

- INTERSTATE
- US/ STATE HWY
- COUNTY ROAD
- TOWN RD

Municipalities

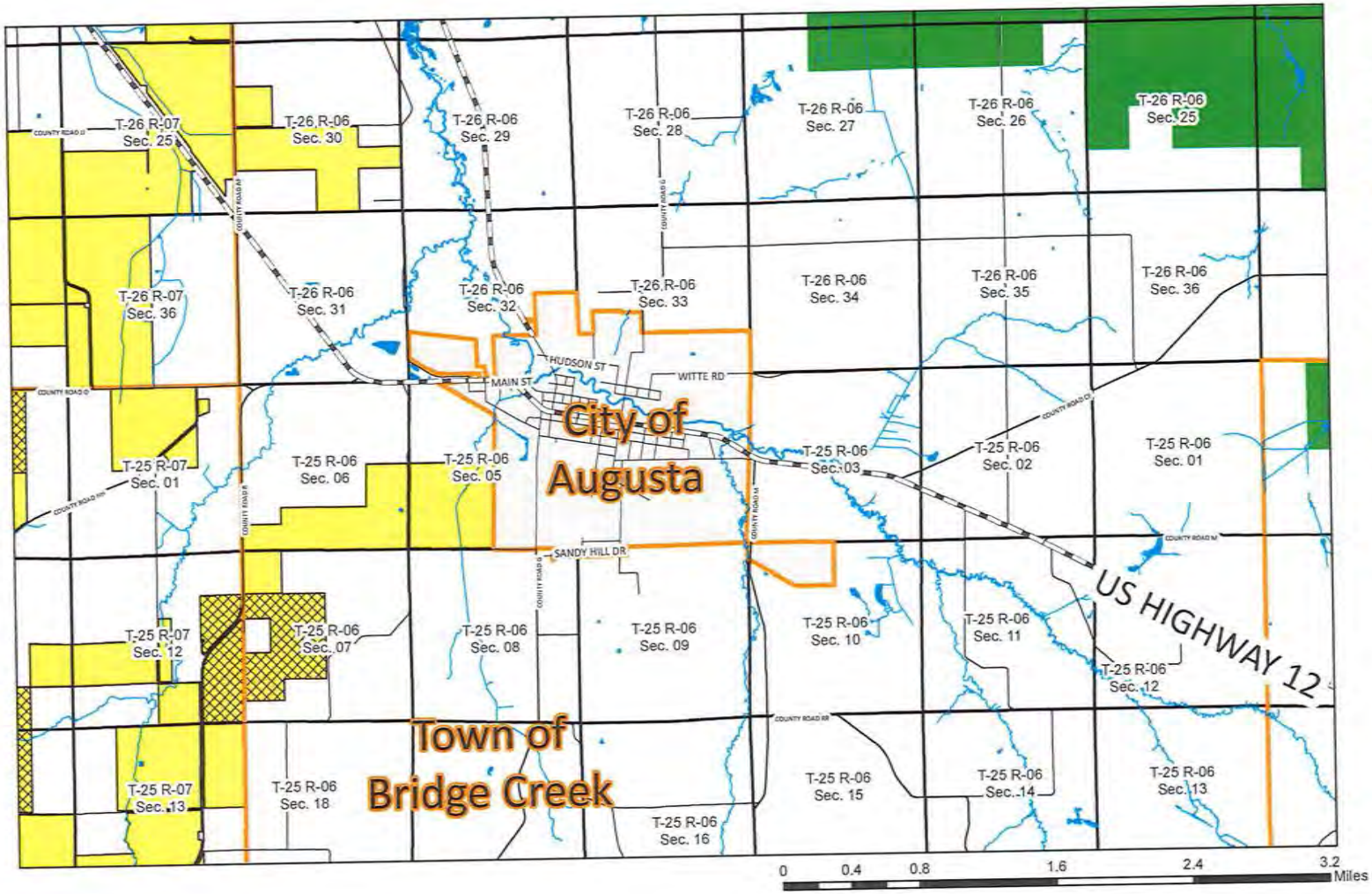
- City, Village
- Town

N W E S

GOLDEN TRIANGLE AGRICULTURAL ENTERPRISE AREA (AEA)

Golden Triangle AEA

Map Produced by: Greg Leonard
Eau Claire County
Land Conservation Div.
227 - 1st Street West
Altoona, WI 54720
Phone: (715) 839-6226
Fax: (715) 839-6277
www.co.eau-claire.wi.us



Date: 4/28/2015

Legend

- Petitioner-owned Land
- Golden Triangle AEA
- Water bodies
- Publicly Owned Land

Roads

- INTERSTATE
- US/ STATE HWY
- COUNTY ROAD
- TOWN RD

Municipalities

- City, Village
- Town

N W E S

GOLDEN TRIANGLE AGRICULTURAL ENTERPRISE AREA (AEA)

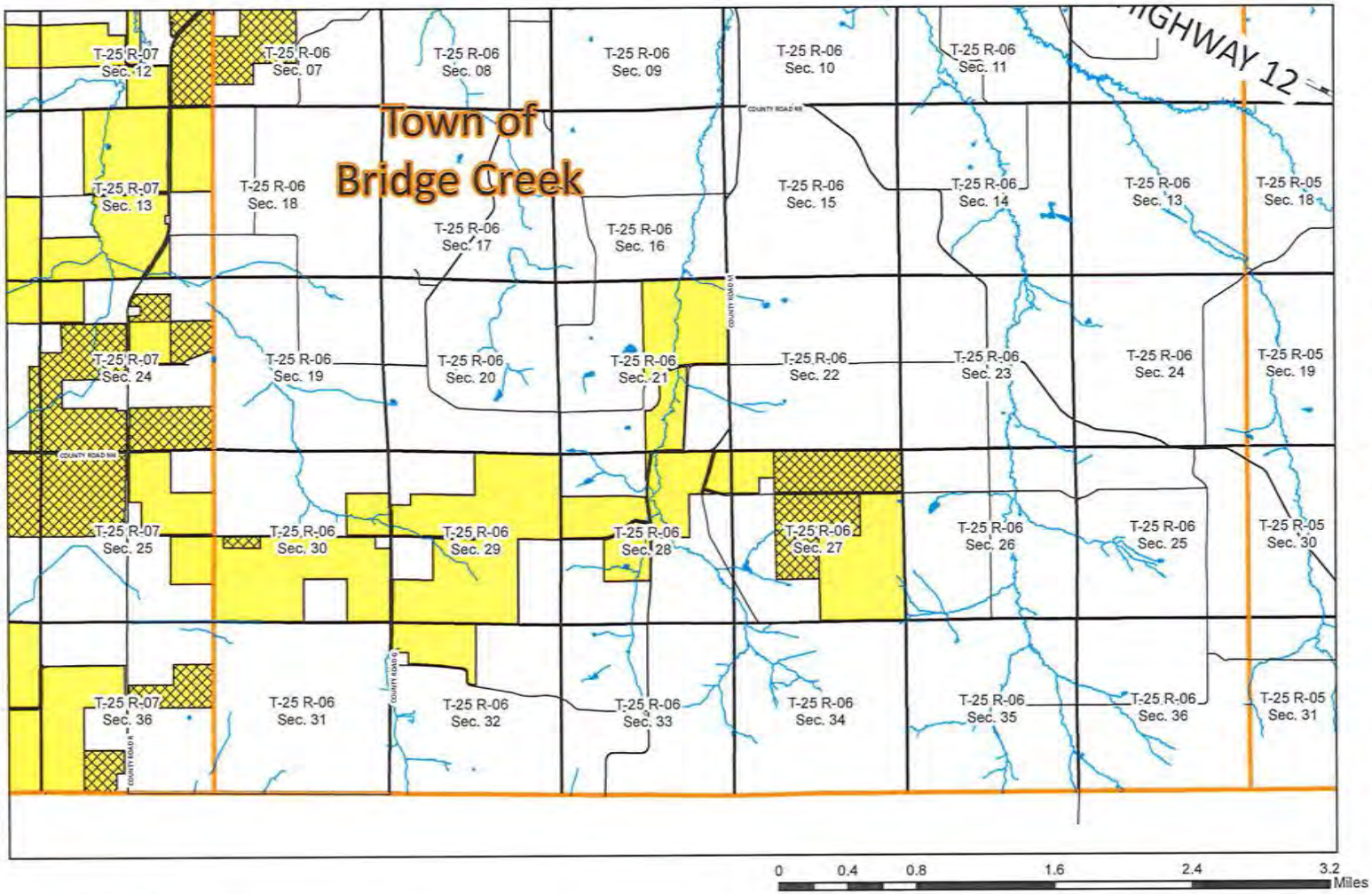
Golden Triangle AEA

Town of Bridge Creek

(North)

Map Produced by: Greg Leonard

Eau Claire County
Land Conservation Div.
227 - 1st Street West
Altoona, WI 54720
Phone: (715) 839-6226
Fax: (715) 839-6277
www.co.eau-claire.wi.us



Date: 4/28/2015

Legend

- Petitioner-owned Land
- Golden Triangle AEA
- Water bodies
- Publicly Owned Land

Roads

- INTERSTATE
- US/ STATE HWY
- COUNTY ROAD
- TOWN RD

Municipalities

- City, Village
- Town

N W E S

GOLDEN TRIANGLE AGRICULTURAL ENTERPRISE AREA (AEA)

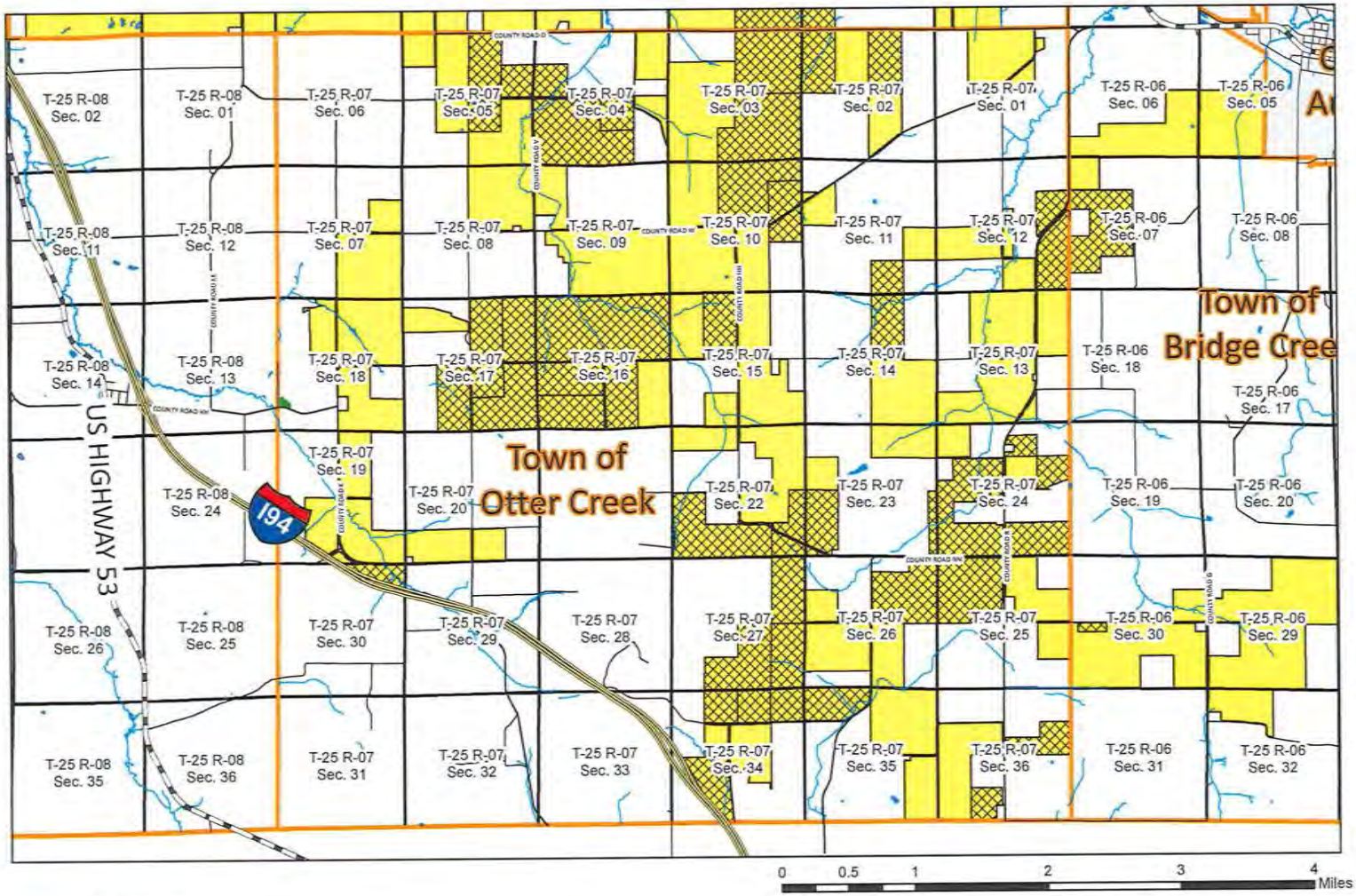
Golden Triangle AEA

Town of Bridge Creek

(South)

Map Produced by: Greg Leonard

Eau Claire County
Land Conservation Div.
227 - 1st Street West
Altoona, WI 54720
Phone: (715) 839-6226
Fax: (715) 839-6277
www.co.eau-claire.wi.us



Date: 4/28/2015

Legend

- Petitioner-owned Land
- Golden Triangle AEA
- Water bodies
- Publicly Owned Land

Roads

- INTERSTATE
- US/ STATE HWY
- COUNTY ROAD
- TOWN RD

Municipalities

- City, Village
- Town

N W E S

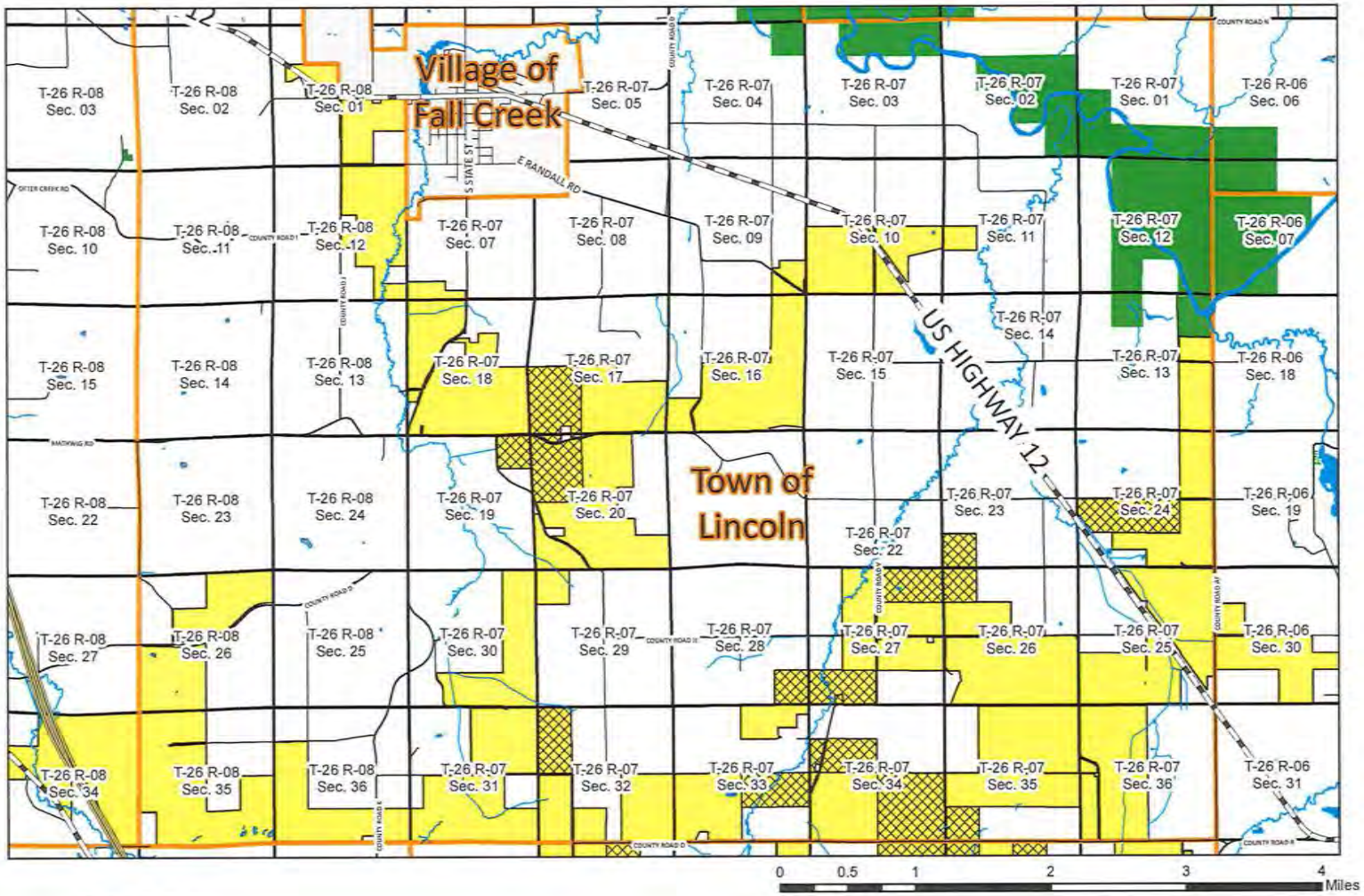
GOLDEN TRIANGLE AGRICULTURAL ENTERPRISE AREA (AEA)

Golden Triangle AEA

Town of Otter Creek

Map Produced by: Greg Leonard

Eau Claire County
Land Conservation Div.
227 - 1st Street West
Altoona, WI 54720
Phone: (715) 839-6226
Fax: (715) 839-6277
www.co.eau-claire.wi.us



Date: 4/28/2015

Legend

- Petitioner-owned Land
- Golden Triangle AEA
- Water bodies
- Publicly Owned Land

Roads

- INTERSTATE
- US/ STATE HWY
- COUNTY ROAD
- TOWN RD

Municipalities

- City, Village
- Town

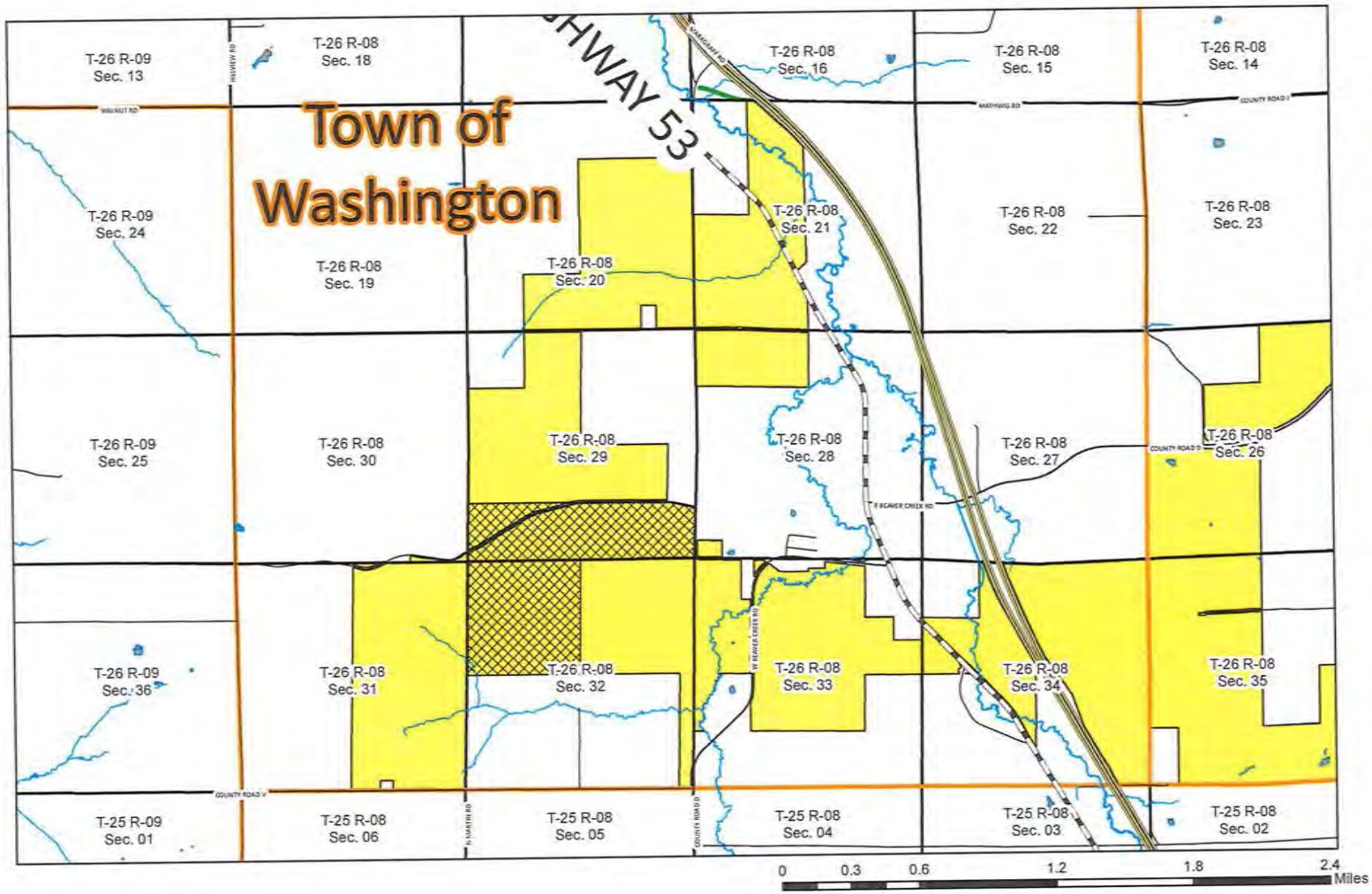
N W E S

GOLDEN TRIANGLE AGRICULTURAL ENTERPRISE AREA (AEA)

Golden Triangle AEA

Town of Lincoln

Map Produced by: Greg Leonard
Eau Claire County
Land Conservation Div.
227 - 1st Street West
Altoona, WI 54720
Phone: (715) 839-6226
Fax: (715) 839-6277
www.co.eau-claire.wi.us



Date: 4/28/2015

Legend

- Petitioner-owned Land
- Golden Triangle AEA
- Water bodies
- Publicly Owned Land

Roads

- INTERSTATE
- US/ STATE HWY
- COUNTY ROAD
- TOWN RD

Municipalities

- City, Village
- Town

N W E S

GOLDEN TRIANGLE AGRICULTURAL ENTERPRISE AREA (AEA)

Golden Triangle AEA

Town of Washington

Map Produced by: Greg Leonard

Eau Claire County
Land Conservation Div.
227 - 1st Street West
Altoona, WI 54720
Phone: (715) 839-6226
Fax: (715) 839-6277
www.co.eau-claire.wi.us

GOLDEN TRIANGLE

AGRICULTURAL ENTERPRISE AREA (AEA)

PART IV

IMAGES FROM PROPOSED AEA

NOTE: IMAGE FILES SENT UNDER SEPARATE COVER

PHOTO CREDIT: TAMMY SMITH SCHROEDER

GOLDEN TRIANGLE

AGRICULTURAL ENTERPRISE AREA (AEA)

PART V

SIGNATURE PAGES & LOCAL RESOLUTIONS

PHOTO CREDIT: GREG LEONARD

GOLDEN TRIANGLE

AGRICULTURAL ENTERPRISE AREA (AEA)

Resolutions in Support of Golden Triangle AEA/ Political Subdivision Signature Pages

1. Eau Claire County Board
2. Eau Claire County Land Conservation Commission
3. Village of Fall Creek
4. City of Augusta
5. Town of Washington
6. Town of Lincoln
7. Town of Bridge Creek
8. Town of Otter Creek

GOLDEN TRIANGLE

AGRICULTURAL ENTERPRISE AREA (AEA)

Cooperator Signature Pages

1. Pro-Active Veterinary Services, LLC
2. Brian Mathiowetz
3. Common Sense Ag Services, LLC
4. Augusta Feed Co.
5. Joe's Refrigeration, Inc.
6. Eau Claire County Holstein Association
7. Sunrize Farm Supply Two
8. Hutchinson Milk Hauling

GOLDEN TRIANGLE

AGRICULTURAL ENTERPRISE AREA (AEA)

APPENDICES

A. FIGURES

B. ADVERTISEMENTS & PUBLICITY

C. LETTER OF SUPPORT

D. INTEREST CARDS

GOLDEN TRIANGLE

AGRICULTURAL ENTERPRISE AREA (AEA)

Appendix A: Figures

Figure 1. Eau Claire County Current Land Use Map

Figure 2. Eau Claire County Comprehensive Plan Future Land Use Map

Figure 3. Golden Triangle AEA 2014 Cropland Data Layer Map

GOLDEN TRIANGLE

AGRICULTURAL ENTERPRISE AREA (AEA)

Appendix B: Advertisements and Publicity

1. Golden Triangle AEA Brochure
2. Ad-Delite notice for January 21, 2015 informational meeting
3. Press release for February 26, 2015 informational meeting
4. Ad-Delite notice for February 26, 2015 informational meeting
5. Eau Claire Leader Telegram article regarding Golden Triangle AEA

GOLDEN TRIANGLE

AGRICULTURAL ENTERPRISE AREA (AEA)

Appendix C: Letter of Support

1. Otter Creek Seed Sales and Service, LLC