

**SWOT ANALYSIS WORKSHEET
TOWN OF SEVASTOPOL**

INDIVIDUAL COMMENTS

STRENGTHS

Good Fishing	2
Good Neighbors	14
Good weather	2
Good education	6
Nice place to live	11
Churches, Schools, Hospitals	9
Taverns & nightclubs	2
Restaurants	4
Natural-Rural environment	21
Mixture of farms, private homes, nurseries, orchards	6
Community involvement, interest: school, sports, political	4
Hobbies	
Isolation	
Water, shoreline	13
Land Use, Zoning	5
Low Crime	4
Recreation facilities	7
Maintain no changes	
Road system	4
Tourism	
Little traffic	
Clean ground water	3

WEAKNESSES

Poor Soil lots of stones	
Lack of mass transportation	
High Taxes	4
No big commercial development	2
Declining school population	3
Overdevelopment of the Bay Shore property	2
Distance-shopping	2
Aging population-declining	5
Low paying employment	7
Lack of direction in development	
Unwillingness to be open to outsiders	2
Not wired uniformly (internet, cable)	3

Schools		
Demands to change character of area		
Lacking rural areas	3	
Farmland & orchards for comm. development		
Constant complainers		
New survey of needs for the community is due		
Employment	3	
Dangerously vulnerable to changes	2	
Land Use, Zoning	5	
Transportation, transportation for the elderly	2	
Inadequate fire protection	5	
Water supplies		
Little economic growth	2	
Local government	2	
Small population		
Non-residents		
Overpriced property	3	
Town Board decisions		
Road maintenance		
Dependency of jobs in manufacturing industry		
Transient workers		
Fast growth		
Opportunities for young		
Little in way of racial diversity		
Lack of bike paths		
Political control		
Lack of affordable housing (young, elderly, poor)		8
Ground water concerns	2	
Unable to use volunteers who weren't born here		
Law enforcement		
Business communities-to many restrictions		

OPPORTUNITIES

Attract more business	3	
Community activities-cultural-increase	2	
Improved public transportation-private vehicles		
Communication infrastructure improvements-broadband to each		
Acquire more tracts of land trust to preserve		
Water power for energy	2	
Unique nature of area and remain accessible before being		
Permanently destroyed by development		
Refine/Define natural/rural & commercial areas for the future	5	
Maintain the balance of rural residential areas	2	
Land available	2	
Commercial development in rural community		

Signs/Building – not lit up	
Signs – should be of rustic nature	
Uniform storefronts	
Tax Rate (town)	
Management	
Natural areas preserved	3
Welcome wagon program	
Small town atmosphere	2
Low income or affordable housing	
Smart growth	6
Tourism	2
Recreation-Cultural facilities	6
Quality of Life	3
Education	3
Employment	2
Pollution	
Exploration of organic farming	
Wind towers	3
Expansion of condos	
Larger shopping	
Retired volunteerism	
Neighborhood watch programs	
Sewage system	
Better communication	

THREATS

High taxes	3
High taxes may force sales	
Poor attitudes	
Overdevelopment	6
Overuse, misuse of resources, natural resources	
To remain rural	
Destruction of rural character	
Loss of affordable housing for young families	3
Ground water quality	2
Seasonal residents	4
Annexation	3
Highway expansion	
School system under utilized and under funded	4
Declining youth population, moving / to provide a work force	3
Healthcare workers	
Commercial development	7
Not setting expectation for commercial buildings (trees, berms, etc.)	
City of Sturgeon Bay's: annexation, zoning, and extra territorials	
Substandard construction	

Wind towers	
Independent development	
Economic growth difficult	2
Influx of different culture	
Door Co. becomes a strip mall	
Lack of interest	
42/57 Commercial developments	
Town Board	
Water quality-lake pollution	3
Fragmentation of farmland	
Traffic on 42/57 corridors	2
Invasive species of fish entering waterways	
Drugs and alcohol	
Abuse	
Loss of agriculture	
Loss of young after finishing education	
Environmental threats-global warming	
Expansion of condos	3
Local government lack of backing policies/laws	
Potential groundwater contamination	
Water supply	2
Loss of farms	
Low water levels	
Invasive species	