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## Greenville's growth defies housing slump

Town sees home-building hike in 2006, despite market

**By Ed Lowe**

*Post-Crescent staff writer* January 29, 2007

GREENVILLE — The housing market slump that hit most of the country in 2006 didn't put the brakes on new development here.

In fact, new homes sprouted here faster in 2006 than in 2005, the peak year for home sales in Wisconsin and the U.S.

The town issued building permits for 178 new single-family homes last year, compared with 165 the year before.

The 8 percent increase occurs as home sales in other areas of the Fox Valley slid after consecutive years of rapid growth.

Dawn Kent, a real estate agent for Mau Realty & Builders of Greenville, said she expects the town's housing development to remain strong in 2007, regardless of broader real estate trends.

"I definitely think that 2007 will be a great year for us," Kent said. "In fact, the market in Greenville is really busier now than it was in past years."

While most area communities look to new ways to stimulate growth, Greenville leaders are more mindful of the need to contain it.

Town Chairman Randy Leiker said more than 50 people turned out for a Jan. 16 introductory meeting on the town's comprehensive planning process, one designed to determine whether Greenville can preserve its rural character.


"The nice thing about it was that half of the people who came to the meeting were ones we hadn't seen before," Leiker said.

Residents at the meeting tended to favor initiatives to limit new housing development beyond the town's sanitary sewer district, Leiker said.

Many voiced support for town's proposed conservation subdivision ordinance, which encourages shared green space, wells and sewer systems on subdivisions not served by town utilities.

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