



The Land Use Element

1. Goal and Objective (Sources)

- ◆ 14 State Goals
- ◆ Work Groups
- ◆ Vision 2020
- ◆ Parks and Open Space
- ◆ Local Plans
- ◆ Farmland Preservation Plan

14 State Goals

◆ Because we accepted the grant \$

◆ “Smart Growth” Areas

“...means an area that will enable the development and redevelopment of lands with existing infrastructure and municipal, state and utility services, where practicable, or that will encourage efficient development patterns that are both contiguous to existing development and at densities which have relatively low municipal, state governmental and utility costs.”

(wis stat **16.965**)

Work Group Goals & Objectives

- ◆ Agricultural, Natural, and Cultural Resources.
- ◆ Housing and Economic Development
- ◆ Transportation, Utilities and Community Facilities.
- ◆ Check for consistency?

Countywide Plans

- ◆ Vision 2020: Land Use and Transportation Plan
- ◆ Parks and Opens Space Plan
- ◆ Farmland Preservation Plan
- ◆ Water Quality Plan

2. Existing Land Uses

- ◆ Start: RPC's 2000 Inventory
- ◆ Amount
- ◆ Type
- ◆ Intensity or Net Density
- ◆ Agriculture, Residential, Commercial, Industrial, Other Public Uses, Other Private Uses

3. Trends

- ◆ Land Supply
- ◆ Land Demand
- ◆ Land Prices
- ◆ Opportunities for Redevelopment
- ◆ Existing/potential Conflict

Land Supply

- ◆ 766,587 Acres in Dane County
- ◆ 127,055 Acres already “developed”
- ◆ 639,532 Remaining acres: woodlands, agricultural lands, other open lands.
- ◆ How will development effect: Ag. Industry, Wildlife, Air, Cost of Living, Water recharge, QOL, property values, property rights?

Land Demand

- ◆ 4,480 New Parcels created in 2003
- ◆ 5,338 Housing units constructed in 2003
- ◆ 458,297 Current DOA Estimate (1/1/05)
- ◆ Projected 579,976 by 2030
- ◆ Of those, over 93,319 are school age children(+22,000)
- ◆ Needs: landfills, quarries, houses, roads, schools, hospitals, etc.

Land Demand (2000-2030)

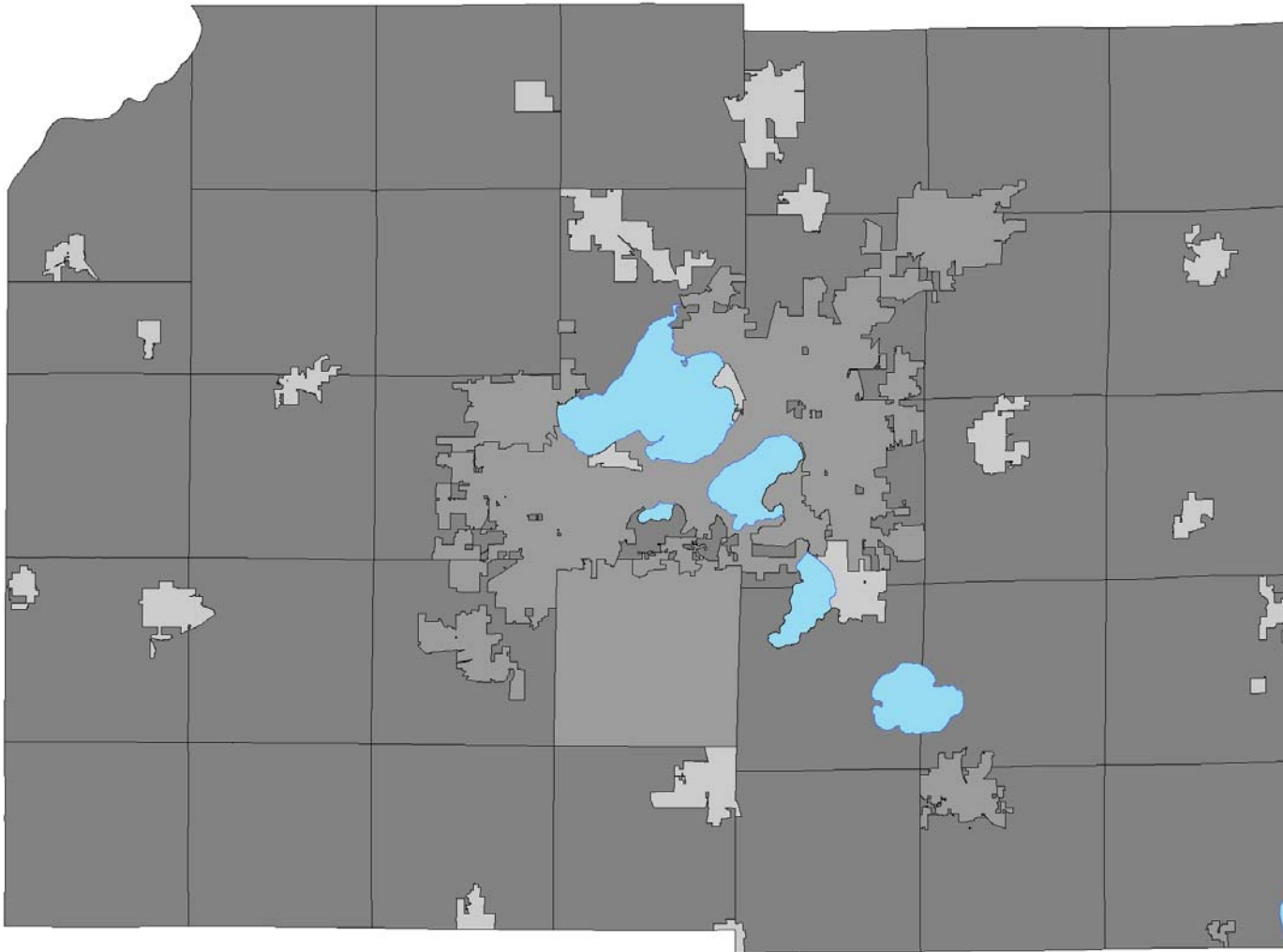
	2000	2010	2020	2030	2000-2030
Developed Land					
Central USA	46,217	50,508	54,799	59,089	12,872
Outlying USAs	19,614	24,246	28,878	33,510	13,896
Rural Area	61,224	66,454	71,684	76,914	15,690
County	127,055	141,208	155,361	169,513	<u>42,458</u>
Residential Developed Land					
Central USA	18,058	19,617	21,176	22,734	4,676
Outlying USAs	9,335	11,405	13,475	15,545	6,210
Rural Area	21,843	23,978	28,249	26,111	6,406
County	49,236	55,000	60,762	66,528	<u>17,292</u>

Countywide 2000-2030:

42,458 Acres

47,000 acres= City of Madison

23,000 acres= One Township



Land Prices

Agricultural Land in \$ per Acre			
Year	Average	For Continued Ag Uses	For Non Ag Uses
2000	\$7,716	---	\$11,177
2001	\$6,404	\$4031	\$10,770
2002	---	\$5336	\$12,249

Source - DCRPC

Opportunities for Redevelopment

- ◆ Infill in urban areas
- ◆ Reclamation of quarries in rural areas
- ◆ Rural Hamlets



Existing / Potential Conflict

◆ Special Policy areas



4. 20 Year Projections

- ◆ 5 Year Increments

- ◆ Residential

- ◆ Agriculture

- ◆ Commercial

- ◆ Industrial

Residential



	2000	2005	2010	2015	2020	2025	2030
Developed Land (Acres)	127,055.0	134,131.5	141,208.0	148,284.5	155,361.0	162,437.0	169,513.0
Residential (Acres)	49,236.0	52,432.5	55,629.0	58,255.5	60,882.0	63,713.0	66,544.0
Remaining	77,819.0	81,699.0	85,579.0	90,029.0	94,479.0	98,724.0	102,969.0
Ag/Undeveloped	666,300.0	659,223.5	652,147.0	645,070.5	637,994.0	630,918.0	623,842.0

Agriculture



	2000	2005	2010	2015	2020	2025	2030
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Commercial & Industrial



	2000	2005	2010	2015	2020	2025	2030
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Maps

- ◆ Current Land Use
- ◆ Productive Ag. Soils
- ◆ Building Limitations
- ◆ Flood Plains
- ◆ Wetland/
Environmentally
Sensitive
- ◆ Public Utilities
- ◆ Community Facilities
- ◆ **General location
of future land
uses by net
density or other
classification**
- ◆ **Future Land Use**

Land Use Mapping Exercise

- ◆ Railroads
- ◆ Existing Development
- ◆ Planned Development
- ◆ Agricultural Preservation
- ◆ Roads and Highways
- ◆ Urban & Limited Service Areas
- ◆ Open Space
- ◆ Quarries
- ◆ Local Plans
- ◆ Overlapping jurisdictions

Steering Committee Work

- ◆ Goals and Objectives
 - Education/Brainstorm/Refine
- ◆ Policies and Recommendations
 - Education/Brainstorm/Refine
- ◆ Final “Future Land Use” Map
 - Inventory/Map Policies
- ◆ Create Process for Specialized Issues
 - Quarries/Cell Towers
- ◆ Approve Final Element Chapter