



June 10, 2008

NOTICE OF CONSIDERATION

July 10, 2008

**Amending the *Dane County Land Use and Transportation Plan* and
the *Dane County Water Quality Plan*
by Revising the Stoughton Urban Service Area Boundary
and Environmental Corridors in the
City of Stoughton (Nordic Ridge Development)**

The Capital Area Regional Planning Commission will be considering amendments to the *Dane County Land Use and Transportation Plan* and the *Dane County Water Quality Plan*, revising the Stoughton Urban Service Area boundary and environmental corridors, at the July 10, 2008 CARPC meeting, held at 7:00p.m. in Room 309 of the City County Building. The proposed amendment, requested by the City of Stoughton, is located on the southwest side of the City of Stoughton, south of W. Milwaukee Street, southwest of Pleasant View Drive, and north of County Highway A. The proposed amendment (shown on the attached map) designates 2.5 acres within the existing Stoughton Urban Service Area as environmental corridors and adds 50.5 acres to the Stoughton Urban Service Area, including 0.9 acres of environmental corridors, resulting in a net addition of 47.1 developable acres. The land use proposed for the addition is residential, accommodating 169 new housing units with an estimated population of 410, including 84 school age children.

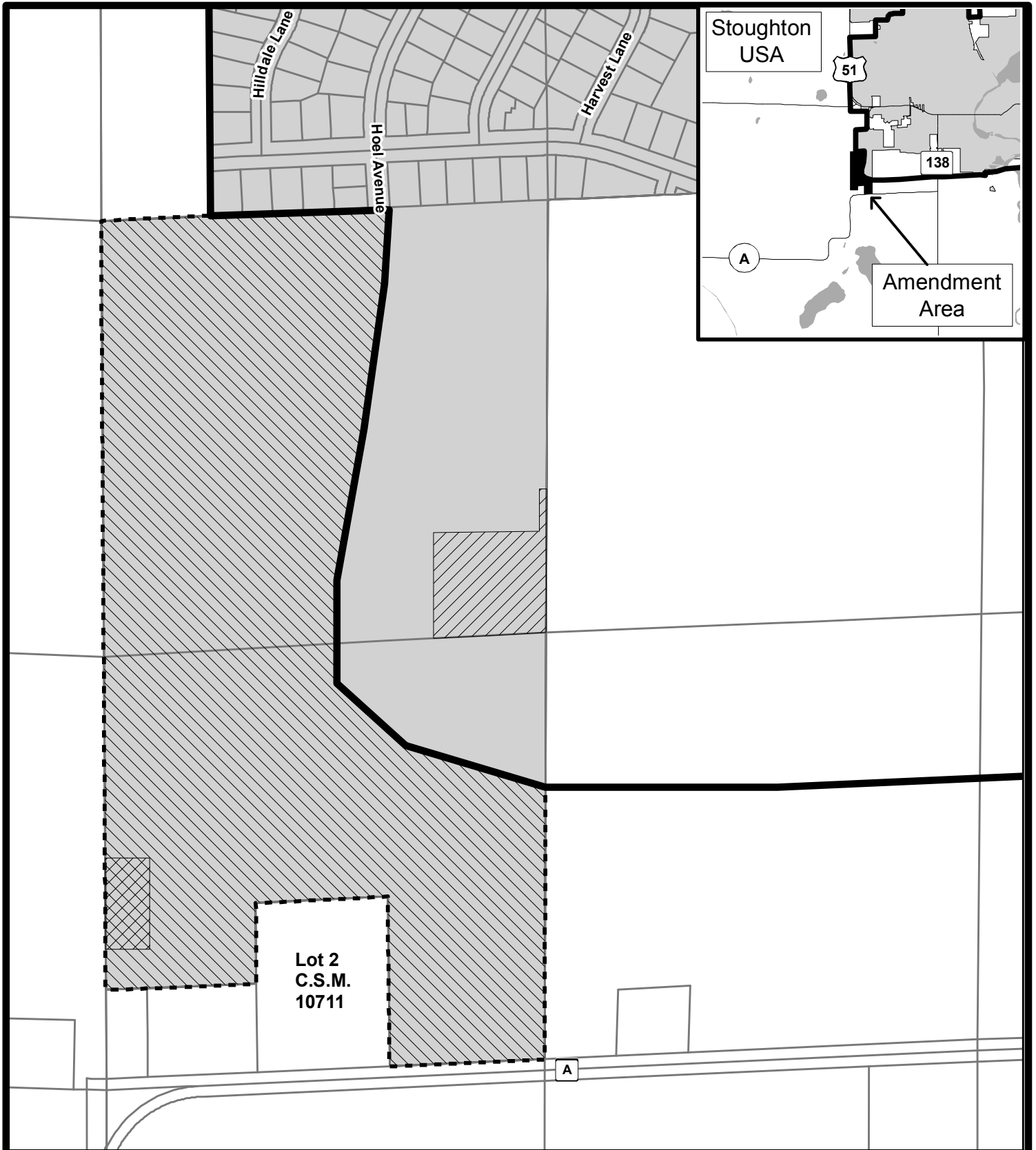
The Dane County Community Analysis and Planning Division held a public hearing at the Stoughton City Hall on November 16, 2006 on amending the Dane County Water Quality Plan by revising the Stoughton Urban Service Area to include this addition. Action was delayed to allow the City to address drainage issues associated with the proposed development. Further evaluation and stormwater planning has been completed and the City is requesting consideration of this amendment. Public comment will also be accepted at the July 10 meeting.

Further information on the proposal may be obtained from Barbara Weber at 266-9113. The original Staff Analysis Report is available on the Capital Area Regional Planning Commission website www.capitalarearpc.org. An addendum to the staff analysis will be available on the website by Thursday, July 3, 2008.

Attachment






Mailed to: Helen J. Johnson, Mayor, City of Stoughton
Rodney Scheel, Director, Stoughton Planning Department
Jerry J. Sellers, Chair, Town of Dunkirk

Ginny Skjolaas, Clerk, Town of Dunkirk
Dale Beske, Chair, Town of Rutland
Dawn George, Clerk, Town of Rutland
Kathleen Falk, Dane County Executive
Donna Vogel, County Supervisor, District 35
Cynda Solberg, County Supervisor, District 36
Mary Gavigan, District Administrator, Mount Horeb Area School District
Todd Violante, Dane County Planning and Development
Lisa Helmuth, DNR Bureau of Watershed Management
Ken Johnson, DNR, South Central Region
Sue Josheff, DNR, South Central Region
Dan Heim, DNR, Horicon
Susan Jones, Dane County Watershed Coordinator
Tom Gilbert, DNR, Bureau of Watershed Management
John Broihahn, State Historical Society
Kevin Connors, Dane County Land and Water Resources



Map 1

**Amendment
to the Stoughton
Urban Service Area,
City of Stoughton**

-  Service Area to be added (50.5 acres)
-  Proposed Environmental Corridor (3.4 acres)
-  Existing Urban Service Area Boundary
-  Proposed Urban Service Area Boundary
-  Incorporated Area

10 June 2008



Feet

Prepared by staff
of the CARPC.