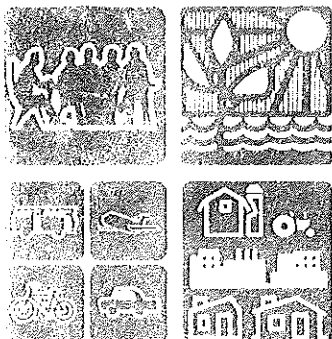# Dane County Regional Planning Commission

Room 523, City-County Building, Madison, Wisconsin 53709 Tel. 608/266-4137

May 14, 1990

Mr. Rahim Oghalai
Bureau of Water Resources Management
WISDNR
101 So. Webster
Madison, WI 53702

RE: Oregon Urban Service Area Amendment

Dear Rahim:

Enclosed is Resolution RPC No. 526, staff analysis, and map relative to an
amendment to the Oregon Urban Service Area. The amendment consists of adding
two parcels of developable land totaling 35.5 acres, along with a compensating
deletion of 35.5 acres. There are no environmental corridors involved in the
amendment.

This amendment was approved by the Dane County Regional Planning Commission on
May 10, 1990, following a public hearing.

We are requesting DNR review and approval of the changes as an amendment to
the Dane County Water Quality Plan. Please contact me if you have questions.

Sincerely,

Mark Schroeder
Senior Land Use Planner

MS:lel
Enclosure

cc: Jeanette Forman, Village of Oregon
      Steve Fix, DNR, So. District

RPC

PROPOSED AMENDMENT
To The
DANE COUNTY REGIONAL DEVELOPMENT GUIDE, AND
THE WATER QUALITY AND FARMLAND PRESERVATION PLANS

1. **Applicant**: Village of Oregon

2. **Title of Proposal**: Amendment to the Oregon Urban Service Area

3. **Location**: Dane County
   Village of Oregon, Town of Oregon
   Sections 11, 12, and 13 — T5N R9E

4. **Summary of Description**

   The village proposes to add 35.5 acres of developable land to its urban service area, along with a compensating deletion of 35.5 acres. No environmental corridors are involved in either the additions or deletions.

   The purpose is to add land which is adjacent to existing development and services, and which is proposed for immediate residential development. The deleted areas are of longer range development potential, or are to be used as parkland and stormwater detention basins.

5. **Population**:

   The proposed change will not affect the village's population projections. The 1989 estimated population of the village is 4,551.

6. **Projected Wastewater Flow and Loadings**

   There will be no net impact on projected flows.

7. **Existing Environment**

   The parcels proposed for addition are moderately sloping open lands of silt loams, with few limitations for sewered development. The adjacent areas of the village are currently developing, and services are available to the proposed additions.

   The areas to be deleted include two small parcels which are somewhat low and have a tendency for seasonal high water. These parcels are reserved for park/stormwater detention purposes. They do not qualify as wetlands or floodplains, and, therefore, would not be designated as environmental corridors if they were left in the urban service area. The largest parcel (23.7 acres) proposed for deletion is level, agricultural land which is suitable for development. However, the adjacent areas are not developed and services are available only in the longer term.

8. **Delineation of the Sewer Service Area and Environmental Corridors**

The urban service area was originally delineated by the Regional
Planning Commission in 1977, adopted and modified by the village and RPC
in 1980, and amended to its present form in 1984. Environmental
corridors were also adopted in 1984. There are no environmental
corridors in the land proposed for either adoption or deletion.

9. **Evaluation of Plan Alternatives**

There are no new population projections which would justify the
expansion of the urban service area without a compensating deletion.

The alternatives of not amending the urban service area would have a
potential effect on the staging and direction of growth in the village.
However, the proposed additions are consistent with the village's long
term growth boundaries.

10. **Discussion of Controversies**

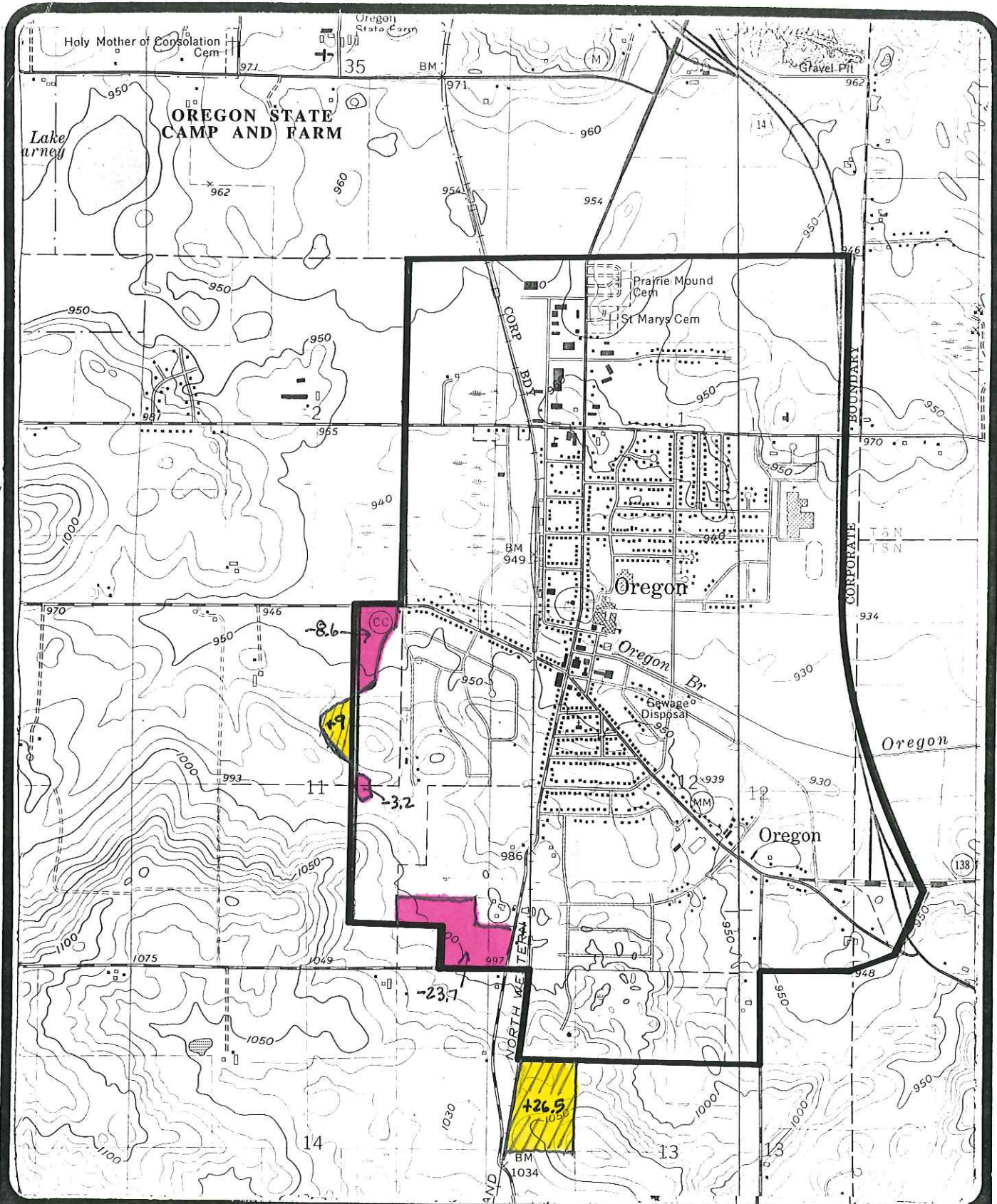There are no apparent controversies. The Town of Oregon has submitted a
letter of approval.

11. **Public Hearing**

A public hearing is scheduled for May 10, 1990.

12. **Staff Recommendation**

The Dane County Regional Planning Commission staff recommends approval
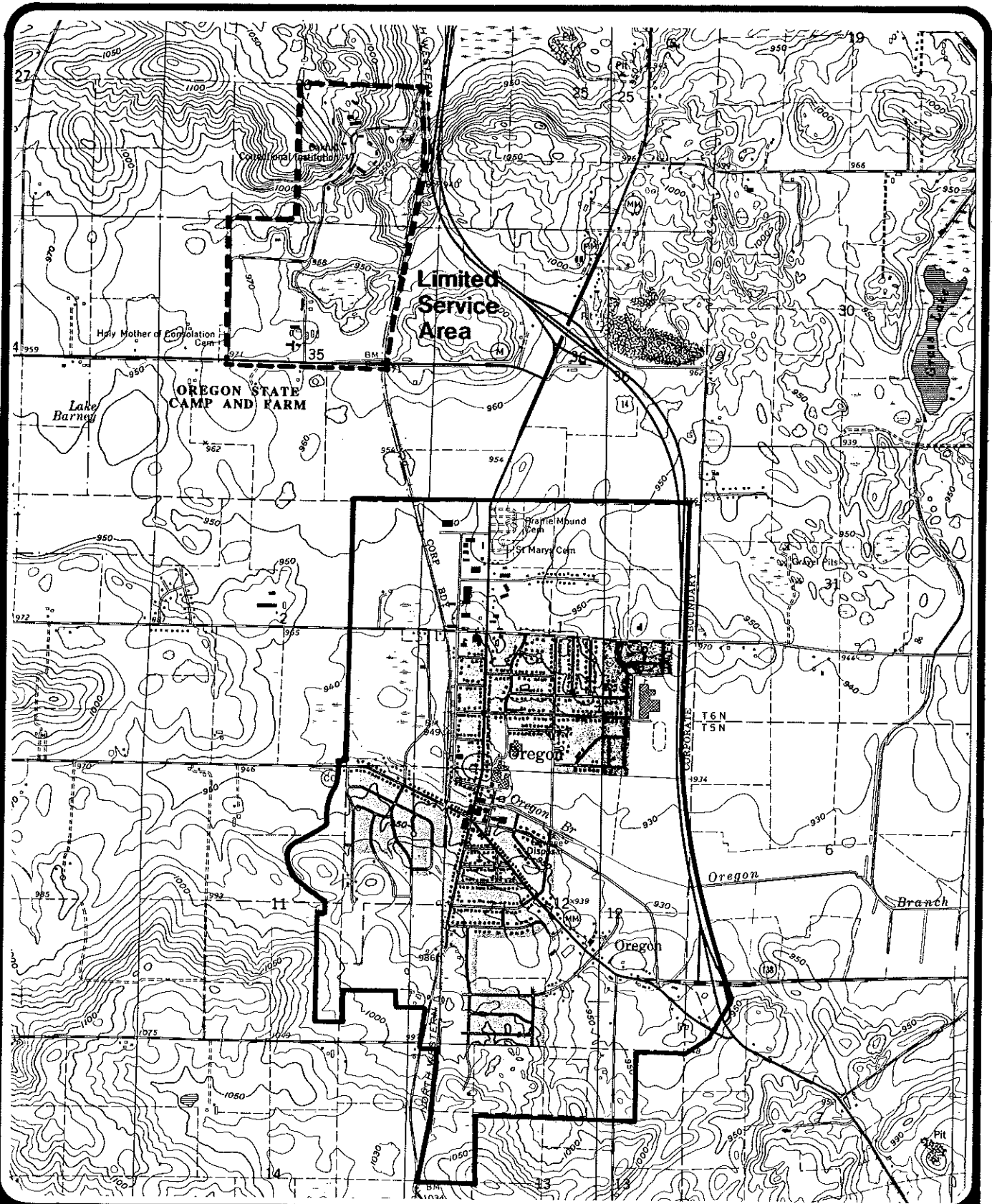of the amendment as shown on the attached map.

MS:lel

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ESTIMATED YEAR 2010 OREGON URBAN SERVICE AREA

Current ——————

//// Proposed Add'n

Proposed Deletion

January 1984

NORTH
SCALE
1"=2000'

Limited
Service
Area

OREGON STATE
CAMP AND FARM

Oregon

YEAR 2010
OREGON
URBAN SERVICE AREA

N

5/10/90

1"=2640'