



DANE COUNTY PLANNING & DEVELOPMENT

Room 116, City-County Building, Madison, Wisconsin 53703
Fax (608) 267-1540

MEMORANDUM

TO: Zoning & Land Regulation (ZLR) Committee

FROM: Pamela Andros, AICP, Senior Planner

SUBJECT: Nelson CSM, Town of Burke, Section 35

DATE: September 6, 2018

CC: Dan Everson, Assistant Zoning Administrator
Brenda Ayers, Town of Burke Clerk/Treasurer
Diana and Thomas Nelson, Applicants
Tim Parks, City of Madison Land Division Review

*Housing &
Economic Development*
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As requested by the ZLR, staff provides analysis of subdivision plats and land divisions comparing them against local and county comprehensive plans. In this case, the analysis is for consistency between the proposed land division located in section 35 of the Town of Burke and the goals, objectives and policies of the *Dane County Comprehensive Plan*. This land division, a two-lot CSM, divides one 11 acre parcel into two lots, one 5.2 acres in size and the other 5.8 acres in size.

The *Dane County Comprehensive Plan* describes broad policy directions for new development, but refers to component town and municipal plans for detailed land use, subdivision and public infrastructure recommendations. The town of Burke will ultimately be annexed into the Cities of Madison, Sun Prairie and the Village of DeForest, and a cooperative plan was developed to make sure this happens in an orderly fashion.

The subject property is located in the Boundary Adjustment Area- Madison (BAA-M) as described in the final cooperative plan between the town of Burke, City of Madison, City of Sun Prairie, and Village of DeForest. Under the requirements of the cooperative plan, all development in the boundary adjustment areas, including land divisions, must be consistent with the respective city or village plans and ordinances. It appears that this land division is consistent with the Cooperative Plan and Dane County Comprehensive plan.

I hope this information is helpful. Please feel free to contact me at andros@countyofdane.com or 261-9780 if I can be of any further assistance.