

Was not approved

Resolution No: 3-0506

WHEREAS, there are growing public health and safety issues resulting from increased traffic and inconsistent land uses along the USH 18-151 corridor; and

WHEREAS, the Wisconsin Department of Transportation is completing a two-year study to eventually eliminate at-grade intersections along USH 18-151 from Verona to Dodgeville, thus limiting direct access to the; and

WHEREAS, Iowa County and all but one jurisdiction along the USH 18-151 corridor have adopted a Comprehensive Plan consistent with Chapter 66.1001 WI Statutes that includes a Transportation Element, Land Use Element and Implementation Element that are to be used as the basis upon which development decisions are made; and

WHEREAS, the Iowa County Planning and Zoning Commission has acted to undertake a cooperative study with those towns and villages along the USH 18-151 corridor, called the USH18-151 Corridor Study, for the purpose of establishing development criteria that are consistent with the above-mentioned State study conclusions; and

WHEREAS, it is anticipated that there may be significant development pressure along this corridor during the period of time during which this cooperative study is being undertaken; and

WHEREAS, the Commission feels that relief from this anticipated development pressure would not only allow for a more concentrated focus on the planning study but also would minimize the possibility of a development being approved that may become inconsistent with the study conclusions.

THEREFORE BE IT RESOLVED that the Iowa County Board of Supervisors, with the recommendation of the Iowa County Planning and Zoning Committee, agrees to place a moratorium on certain development affecting all unincorporated lands within Town 6N, Range 3E, 4E and 5E from the Dodgeville interchange of USH 18 and STH 151 to the Dane County Line until the completion of the USH 18-151 Corridor Study or up to 12 months, whichever is shorter. This moratorium will prohibit the following development:

1. All platted subdivisions as defined by the Iowa County Subdivision and Land Division Ordinance
2. All rezoning of land for business or commercial use
3. All land division proposals that propose the creation of more than 3 lots as defined by the Iowa County Subdivision and Land Division Ordinance
4. All conditional use permit considerations that would cause a **significant increase in traffic, as defined below
5. Any proposed development that would cause a **significant increase in traffic, as shown in Appendix A

**** A significant increase in traffic shall be the anticipated generation of 30 or more average daily trips (traffic trips) as determined by Table 1 below. Any proposed land uses not listed in Table 1 will be reviewed by the closest similar use listed or the applicant may choose to present a Traffic Impact Analysis that includes all information required by the Iowa County Planning and Zoning Commission. Any applicant who disagrees that his/her proposed development will cause a significant increase in traffic may, at the applicant's full cost, present a Traffic Impact Analysis prepared to generally accepted engineering standards for review by the Iowa County Planning and Zoning Commission. In this case, the Commission has the authority to seek outside review of the Analysis at the applicant's expense.**

Table 1

Land Use	Base Unit	Average Daily Trips
Single Family Residential	Per dwelling unit	9.55
Mobile Home Park	Per dwelling unit	4.81
Shopping Center/Retail	Per 1000 GLA	42.92
Restaurant	Per 1000 GFA	130.34
Convenience Mart w/Gas Pumps	Per 1000 GFA	845.6
Convenience Market (24-hour)	Per 1000 GFA	737.99
Specialty Retail	Per 1000 GFA	40.67
Business Park	Per employee	4.04
General Office Building	Per employee	3.32
Medical/Dental	Per 1000 GFA	36.13
Industrial Park	Per employee	3.34
Manufacturing	Per employee	2.10
Warehousing	Per 1000 GFA	3.89
Service Station	Per pump	168.56
Movie Theatre	Per movie screen	529.47
Day Care Center	Per 1000 GFA	79.26

Source: Institute of Transportation Engineers (ITE). Trip Generation.

GLA = Gross Leasable Area (see Appendix B for definition)

GFA = Gross Floor Area (see Appendix B for definition)