





MG
Monona Grove
School District

Long Range Growth Study

Map 2: Composite Future Land Use

-  Monona Grove School District
-  Monona Grove Schools
-  Municipal Boundaries
-  Major Road
-  Local Road

Future Land Use Categories*

-  Agriculture/Vacant/Undeveloped
-  Park and Open Space
-  Institutional
-  Single Family Residential Unsewered (1 du/acre)
-  Single Family Residential Sewered (4 du/acre)
-  Two Family Residential (8 du/acre)
-  Multi Family Residential 3-8 Unit Building (10 du/acre)
-  Multi Family Residential 9-16 Unit Building (15 du/acre)
-  Multi Family Residential 16+ Unit Building (20 du/acre)
-  Planned Neighborhood (approx. 7 du/acre)
-  Commercial/Office
-  Central Mixed Use
-  Industrial
-  Mixed Use
-  Redevelopment with Residential
-  Redevelopment without Residential
-  Surface Water
-  Environmental Corridor**

*Anticipated Land Use is based on adopted community build-out plans, discussions with community representatives, and current development proposals. Predicted residential development densities are estimates. "du/acre" = Dwelling Units per acre

**Composed of CARPC Environmental Corridors, DNR Wetlands, and FEMA 100 and 500 Year Floodplains



VANDEWALLE & ASSOCIATES INC.
Shaping places. shaping change

Sources: Dane Co. LIO, Monona Grove School District, Town of Cottage Grove, Village of Cottage Grove, City of Monona, City of Madison, Vandewalle & Associates, CARPC, WI DNR, FEMA

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