

Town of Vienna

2025 Comprehensive Plan Update

Project Goals

- Comply with state requirements to update comprehensive plan
- Update background data (previous was 2012)
- Consider modest changes to land use policies (ex: small scale commercial uses)
- Add ATV ordinance and map
- No major changes anticipated from outset of process

Town Snapshot

- Modest increase in population anticipated over next 15 years
 - Current population ~1,670 projected to increase by less than 3% by 2040
 - Additional 20+ housing units
 - 90% of Town land in agricultural use
 - Agriculture projected to remain predominant land use

Plan Update Summary

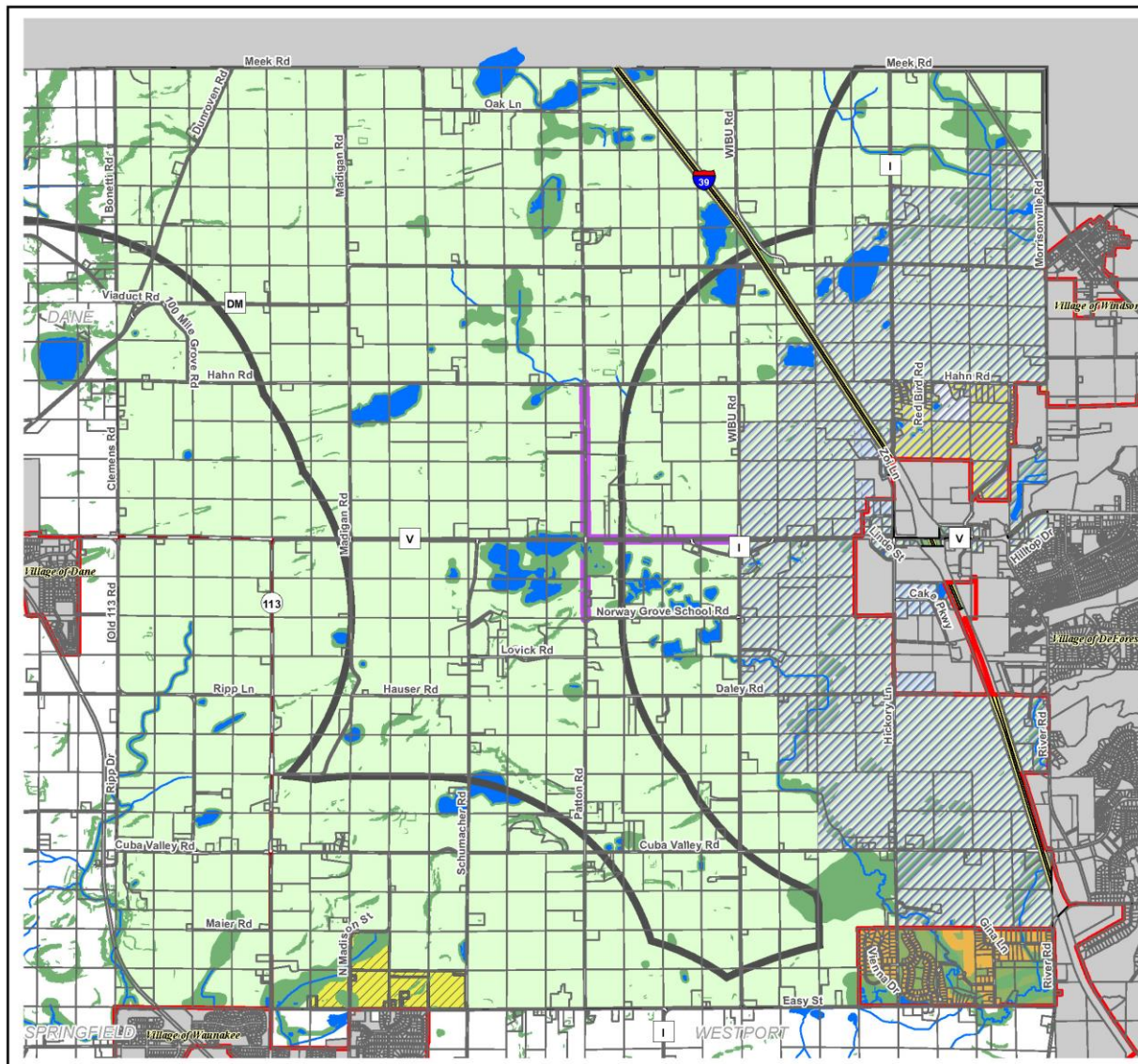
- Emphasizes commitment to preserving farmland and rural character
- Carries forward longstanding town policies that limit nonfarm development to a very low density (1 home per 75 acres)
- Limits land use conflicts between incompatible uses
- Protects the town's natural resources
- Ensures town infrastructure and services remain efficient and cost effective

Land Use

- No substantive changes from current plan
- Goal of preserving agriculture and rural character remains at heart of comprehensive plan
 - Continued participation in state farmland preservation program
 - Virtually the entire Township designated an Agricultural Enterprise Area
 - Development limited to very low density (1 dwelling per 75 acres) outside sewer service areas

Land Use, continued

- Commercial policies reviewed in light of issues encountered with DeForest ETZ
- Focus new commercial uses around existing development and bonded roads (purple line on map)
- Commercial proposals considered on case-by-case basis and must be consistent with comp plan
 - No conflict with neighboring uses
 - Compatible with rural atmosphere
 - Development agreement required
- This plan update DOES NOT accommodate the QTS data center proposal, as it would not be consistent with the type of commercial uses supported in this Comp Plan update



Town of Vienna



Planned Land Use

This map is based off the 2006 Planned Land Use Map and discussions from Meeting 1. It makes a reasonable starting point for further discussion.

FINAL DRAFT

Effective Zoning Petitions (Rural)

Zoning District

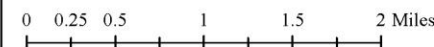
- ETZ Extra-Territorial Zoning
- Extra Territorial Jurisdiction
- Rivers and Streams
- Lakes and Ponds
- Environmental Protection Area
- Environmental Corridor
- Service Area

Vienna

PlannedLU

- Agriculture Preservation
- Future Residential
- Commercial Corridor
- Office
- Rural Subdivision
- Waunakee Residential

Last exported on 9/8/2025.



Source Info:
 Environmental Protection Area: 2024 (DCPD)
 Extra-Territorial Jurisdiction: 2024 (DCPD)
 ETZ Zoning: 2024 (DCPD)
 Municipal Boundary: 2024 (DCLIO)
 Planned Land Use: 2006 (Town of Vienna)
 Service Areas: 2024, (CARPC)

This map was prepared through the Dane County Department of Planning and Development in conjunction with the Dane County Land & Water Resources Department, Dane County Land Information Office and the Capital Area Regional Planning Commission.

Next Steps

- Resident feedback at public hearing
- Town Board motion
 - Adopt as-is
 - Adopt with feedback
 - Refer back to the plan commission
- Send to Dane County
 - 30 day public notice
 - Review and adoption process