

Local Plan & Development Analysis



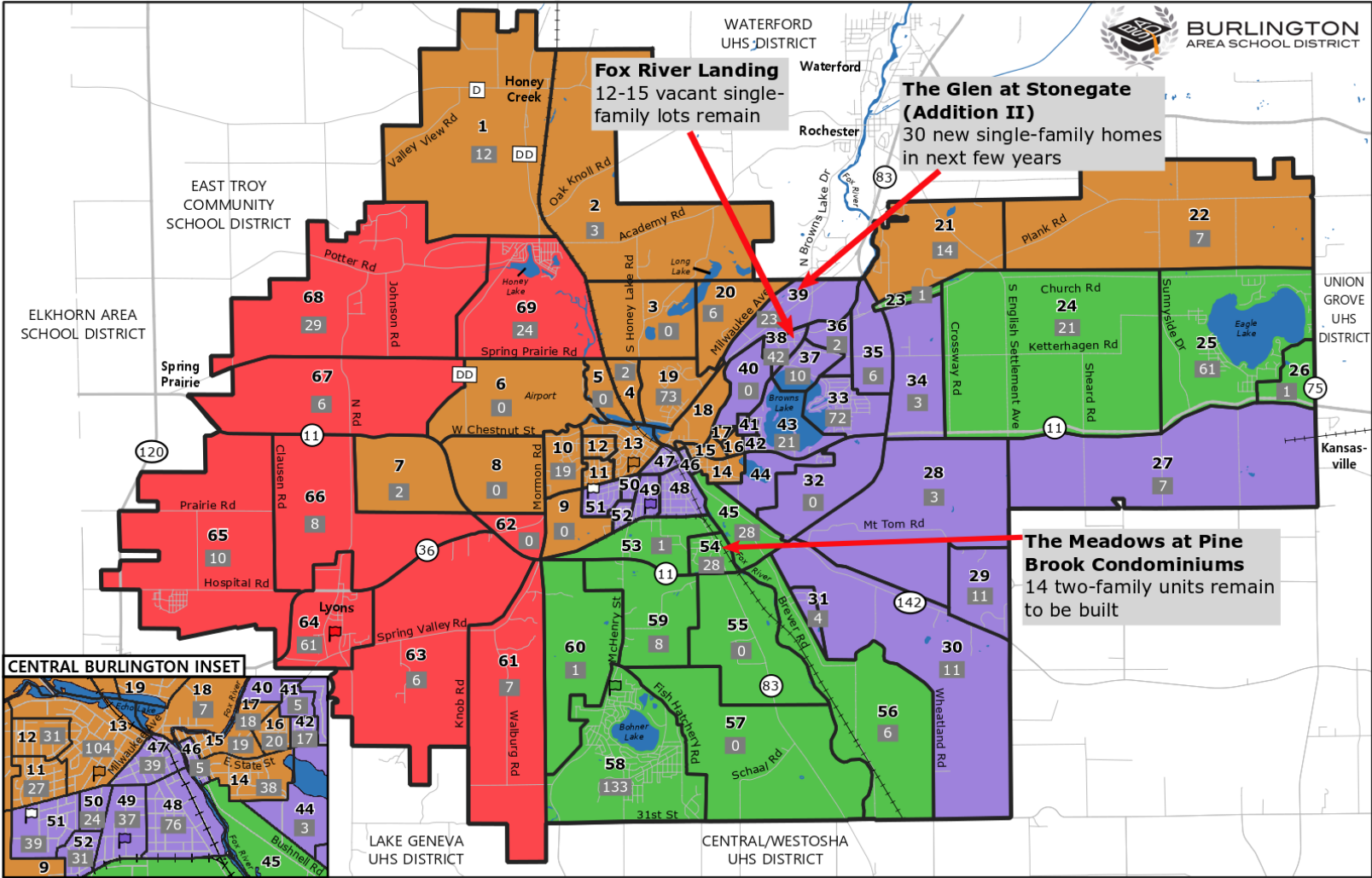
BURLINGTON
AREA SCHOOL DISTRICT

Moderate Recent Housing Construction

- Most new housing units in last decade have been single family homes or duplex condos
- Most new BASD housing since 2010 has been focused in the City (~20/year) and Town of Burlington (~12/year)
 - This rate of new construction has not resulted in student enrollment increases
 - Suggests again that many of these homes are for “empty nesters” and birth rates are declining

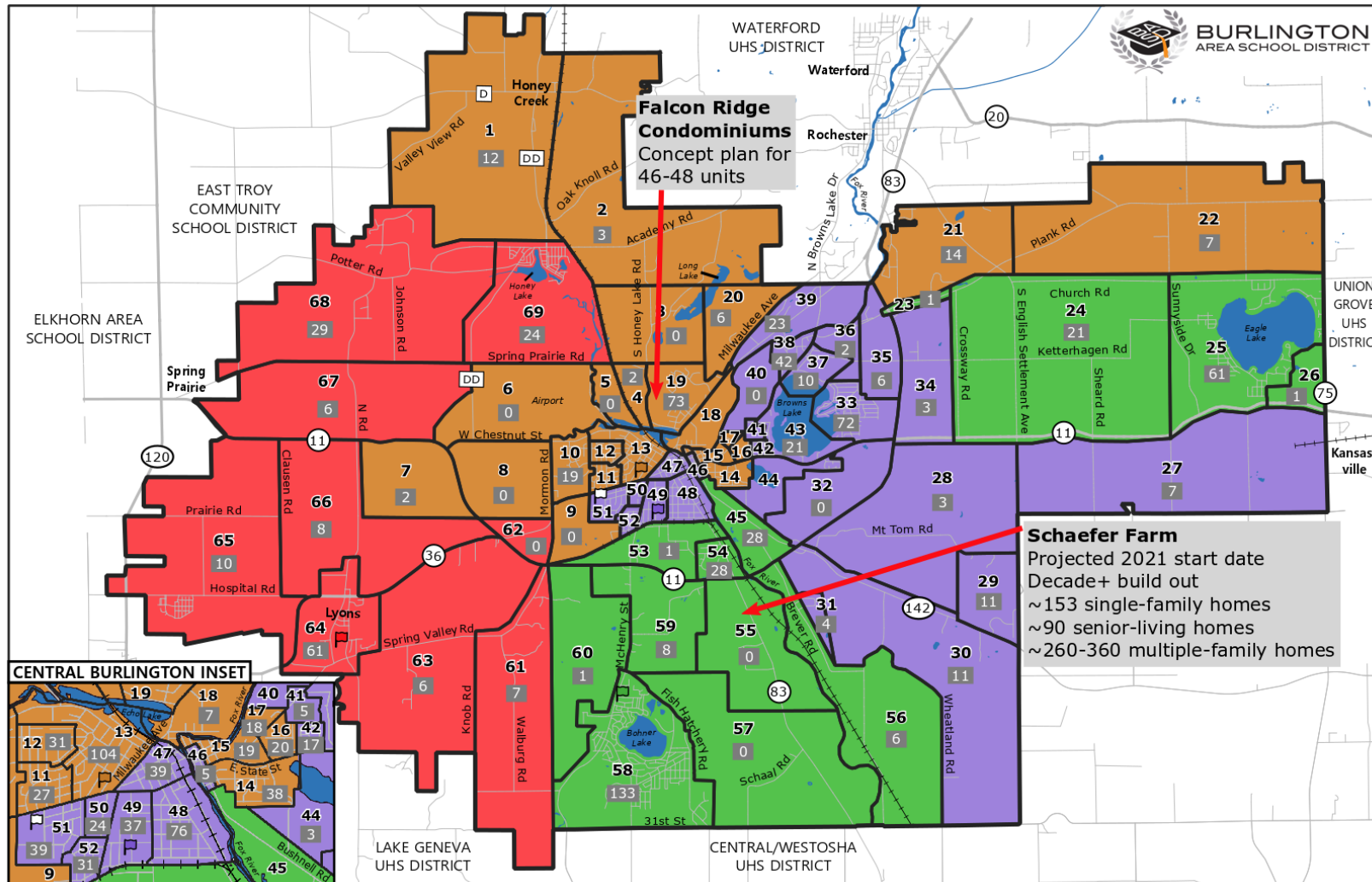


Active Subdivisions



Suggests neighborhoods where we might see an enrollment bump in the next few years

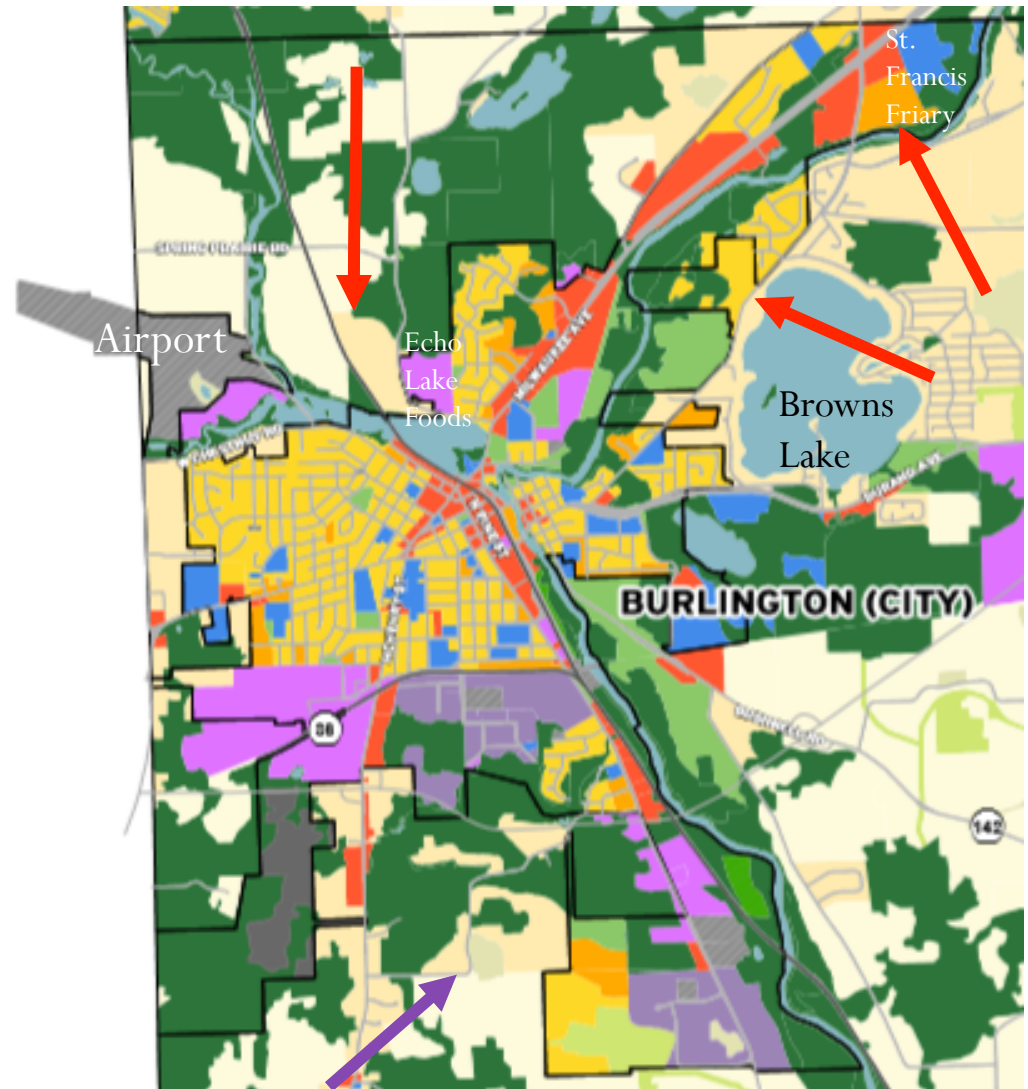
“Next Wave” of Possible Housing Development



Suggests neighborhoods where we might see an enrollment bump in the next decade

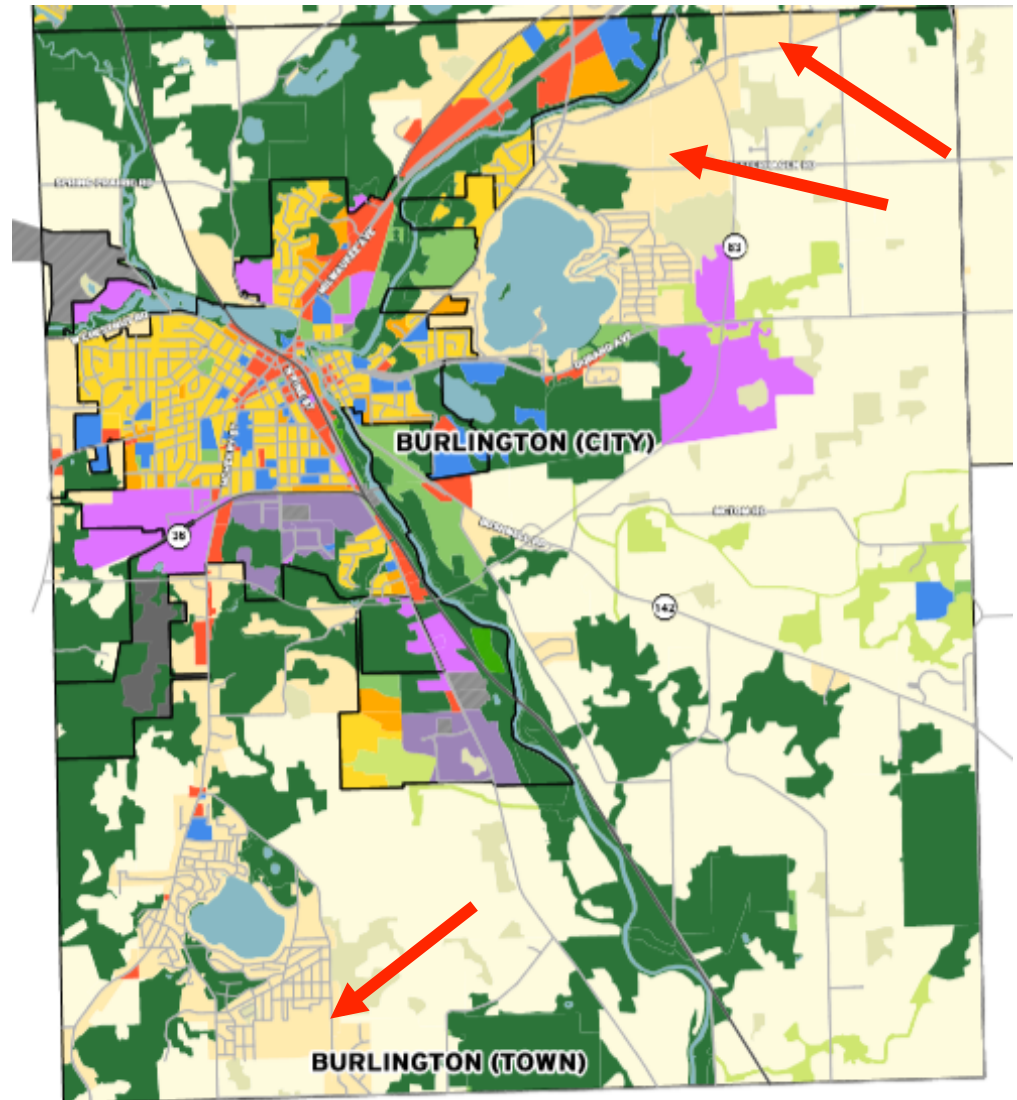
Future Land Use City of Burlington

- More planned residential areas near City's northeast and northwest edges (red lines)
- Other possible long-term residential growth area west of the Schaefer Farm, south of bypass (purple line on map)
- No pending development proposals in these areas; generally decade+ development areas



Future Land Use Town of Burlington

- Planned residential areas northeast of Browns Lake and southeast of Bohner Lake (red lines on map)
- No pending development proposals in these areas
- Most of Town planned to remain agricultural and environmental corridor



Development Expectations Elsewhere

- Municipal plans suggest future residential development southeast of Eagle Lake, north of the community of Lyons, and in scattered other locations in the BASD
- Except perhaps near Eagle Lake, we expect that residential development will be minimal outside of the City and Town of Burlington during the 2020s
 - No utilities
 - No apparent current development interest
 - Shifted market preferences