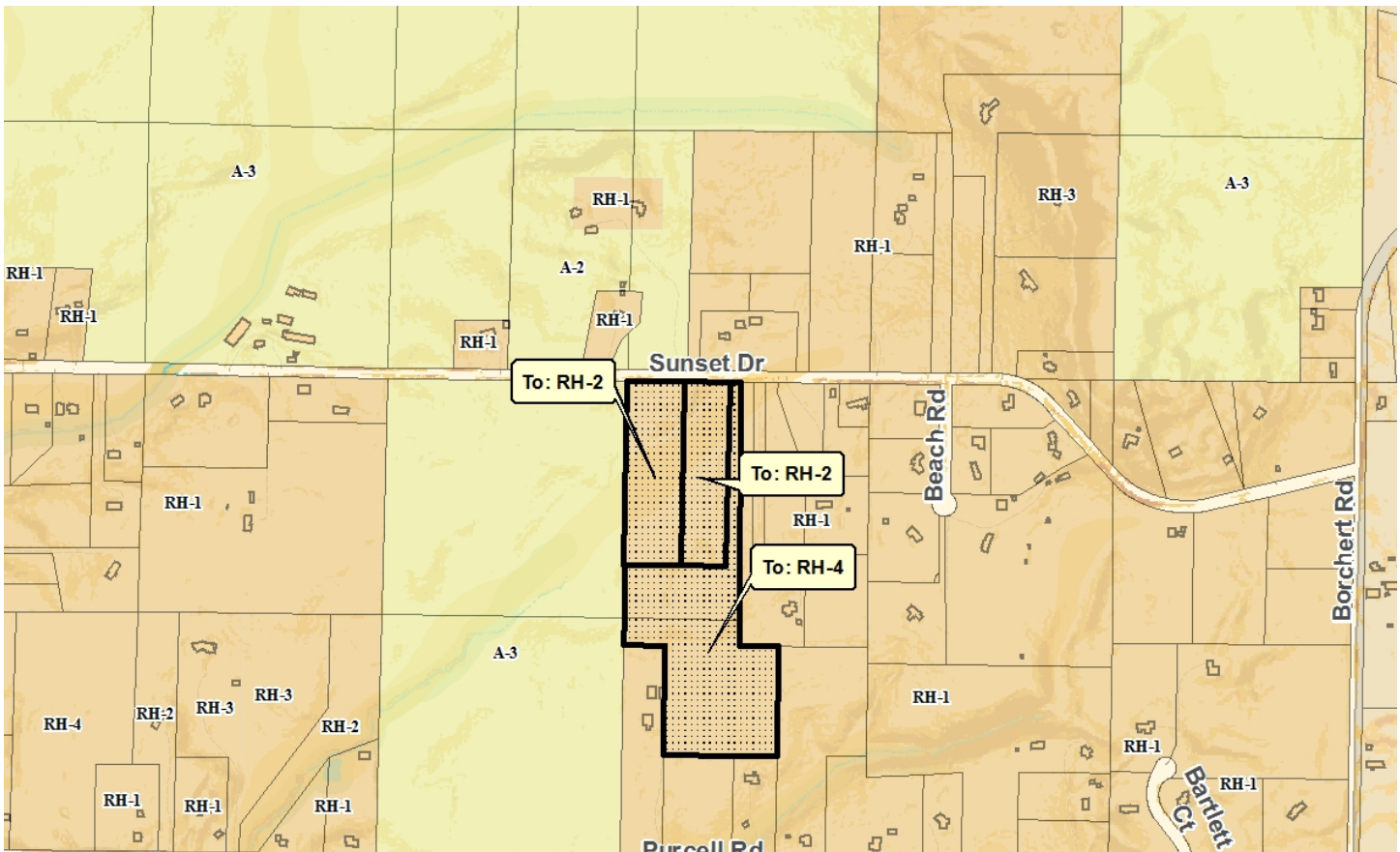




Staff Report

Public Hearing: July 24, 2018	Petition: Petition 11302
Zoning Amendment: RH-1 Rural Homes District TO RH-2 Rural Homes District, RH-1 Rural Homes District TO RH-4 Rural Homes District	Town/sect: VERONA, Section 36
Acres: 12.96, 15.7 Survey Req. Yes	Applicant ERICA J MAKAR
Reason: CREATION OF 3 RESIDENTIAL LOTS	Location: 6621 SUNSET DRIVE

Zoning and Land Regulation Committee



DESCRIPTION: Landowner would like to rezone approximately 28.5 acres currently in the RH-1 zoning district into 3 residential lots of 7, 5.5 and 16 acres.

OBSERVATIONS: All proposed lots conform to the minimum lot size and road frontage requirements of Chapters 10 and 75, Dane County Code.

TOWN PLAN: The property is in a Rural Development area in the *Town of Vermont / Dane County Comprehensive Plan*. Residential development is permitted up to a density of one unit per two acres.

RESOURCE PROTECTION: There are no mapped resource protection corridors within 300 feet of the property.

STAFF: Recommend approval with no conditions.

TOWN: The Town Board has approved the petition with no conditions.