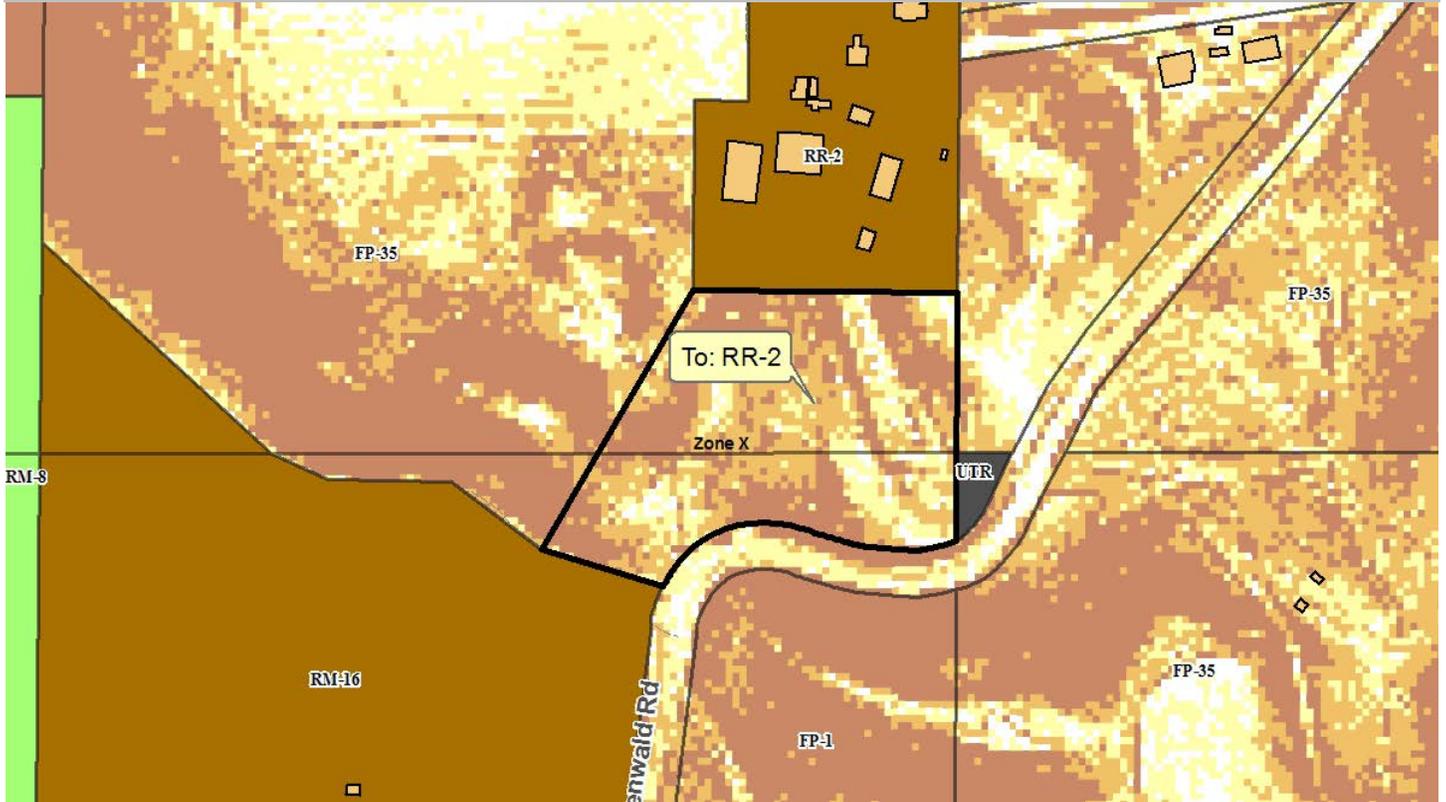


Staff Report  Zoning and Land Regulation Committee	<i>Public Hearing:</i> June 23, 2020	Petition 11559	
	<i>Zoning Amendment Requested:</i> FP-35 (General Farmland Preservation) District TO RR-2 (Rural Residential, 2 to 4 acres) District		
	<i>Size:</i> 3.9 Acres	<i>Survey Required:</i> Yes	<i>Town/Section:</i> VERMONT, Section 26
	<i>Reason for the request:</i> Creating one residential lot		<i>Applicant:</i> ALEXANDER C MCKENZIE
		<i>Address:</i> 1000 FEET SW OF 9812 GREENWALD ROAD	



DESCRIPTION: Applicant would like to rezone 3.9 acres from the FP-35 zoning district to the RR-2 zoning district to allow for the creation of a new single-family residential lot.

OBSERVATIONS: Proposed lots conform to the minimum standards of the Dane County Zoning and Land Division Ordinances.

TOWN PLAN: The property is within a Farmland Preservation Area in the *Town of Vermont / Dane County Comprehensive Plan* and the *Dane County Farmland Preservation Plan*. Residential development is capped at a maximum density of one unit per 35 acres. If Petition 11559 is approved, this will **exhaust** the development potential of the property.

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

STAFF: Recommend approval with a condition that the balance of PINs 0706-234-8500-1 and 0706-234-9001-0 remaining in FP-35 zoning are deed restricted to prohibit further residential development.

TOWN: The Town of Vermont Board has recommended approval, with no conditions.

Questions? Contact Brian Standing, standing@countyofdane.com, 608-267-4115