
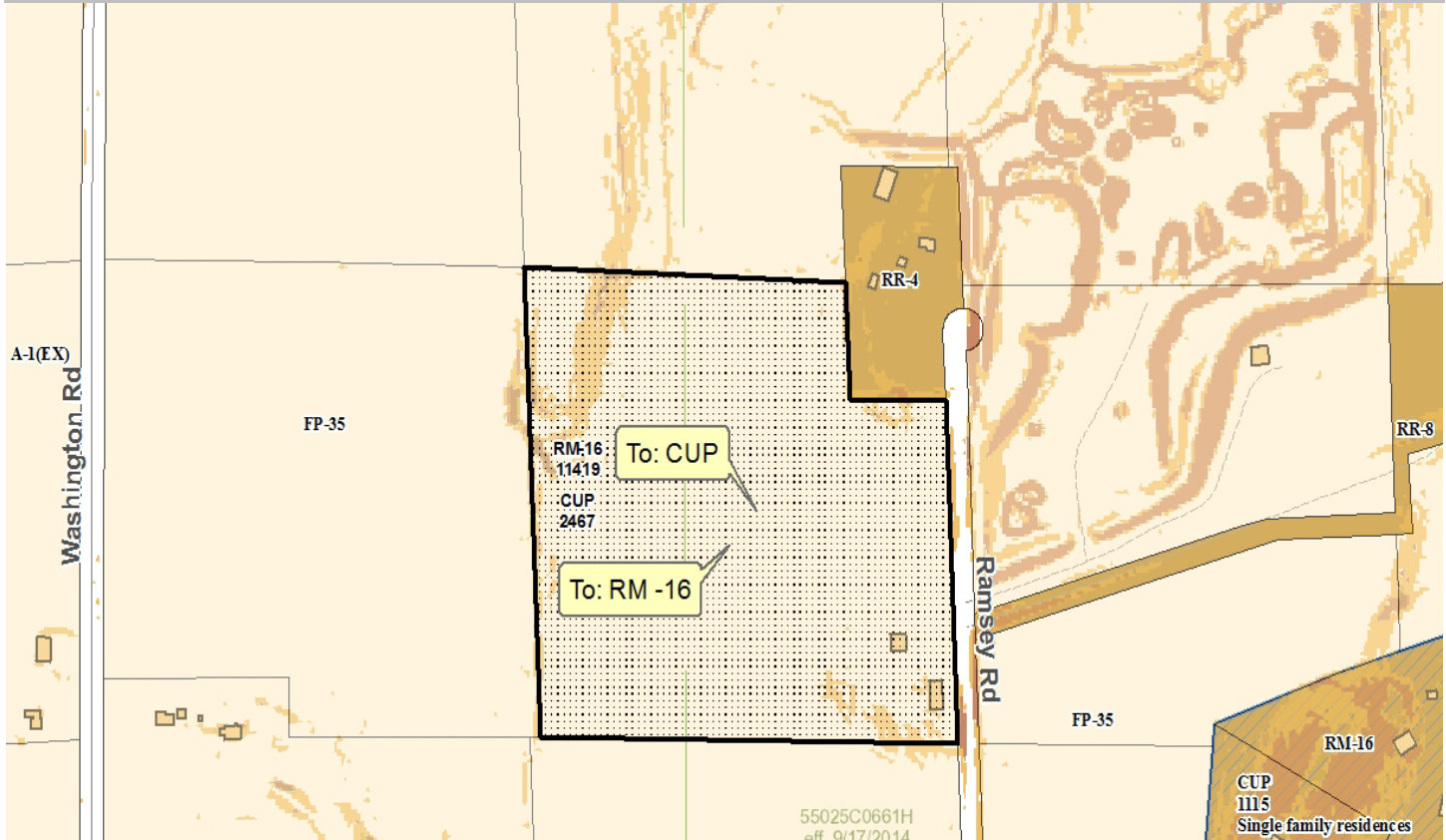


Staff Report  Zoning and Land Regulation Committee Questions? Contact: Majid Allan – 267-2536	<i>Public Hearing:</i> May 28, 2019	Petition 11419	
	<i>Zoning Amendment Requested:</i> FP-35 (General Farmland Preservation) District TO RM-16 (Rural Mixed-Use, 16 acres and up) District	<i>Town/Section:</i> ALBION, Section 6	
	<i>Size:</i> 35.8 Acres	<i>Survey Required:</i> No	<i>Applicant</i> RONALD L TRACHTE
	<i>Reason for the request:</i> ZONING TO ALLOW CUP FOR DOMESTIC PET BOARDING (See associated CUP #2467)		<i>Address:</i> 1397 RAMSEY RD



DESCRIPTION: Applicant proposes to rezone their ~35+/- acre parcel from FP-35 to RM-16 in order to apply for a Conditional Use Permit to allow operation of a domestic pet boarding (dogs) and grooming business. See associated CUP #2467 for information and analysis of the proposed boarding / grooming business.

OBSERVATIONS: Surrounding land uses include agriculture / open space, scattered rural residences, and an active mineral extraction operation (Ramsey Pit). No sensitive environmental features observed. The closest residence is located approximately 1,100 feet from the proposed new boarding facility. There are 7 residences located within 1,100-2,000+ feet.

TOWN PLAN: The property is located in the town’s agricultural preservation area.

RESOURCE PROTECTION: No resource protection corridors located on the property.

STAFF: The proposed rezoning of the property appears reasonably consistent with town plan policies. To ensure future compliance with the town of Albion density limitation, staff also recommends that a deed restriction be recorded on the RM-16 property prohibiting division.

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