
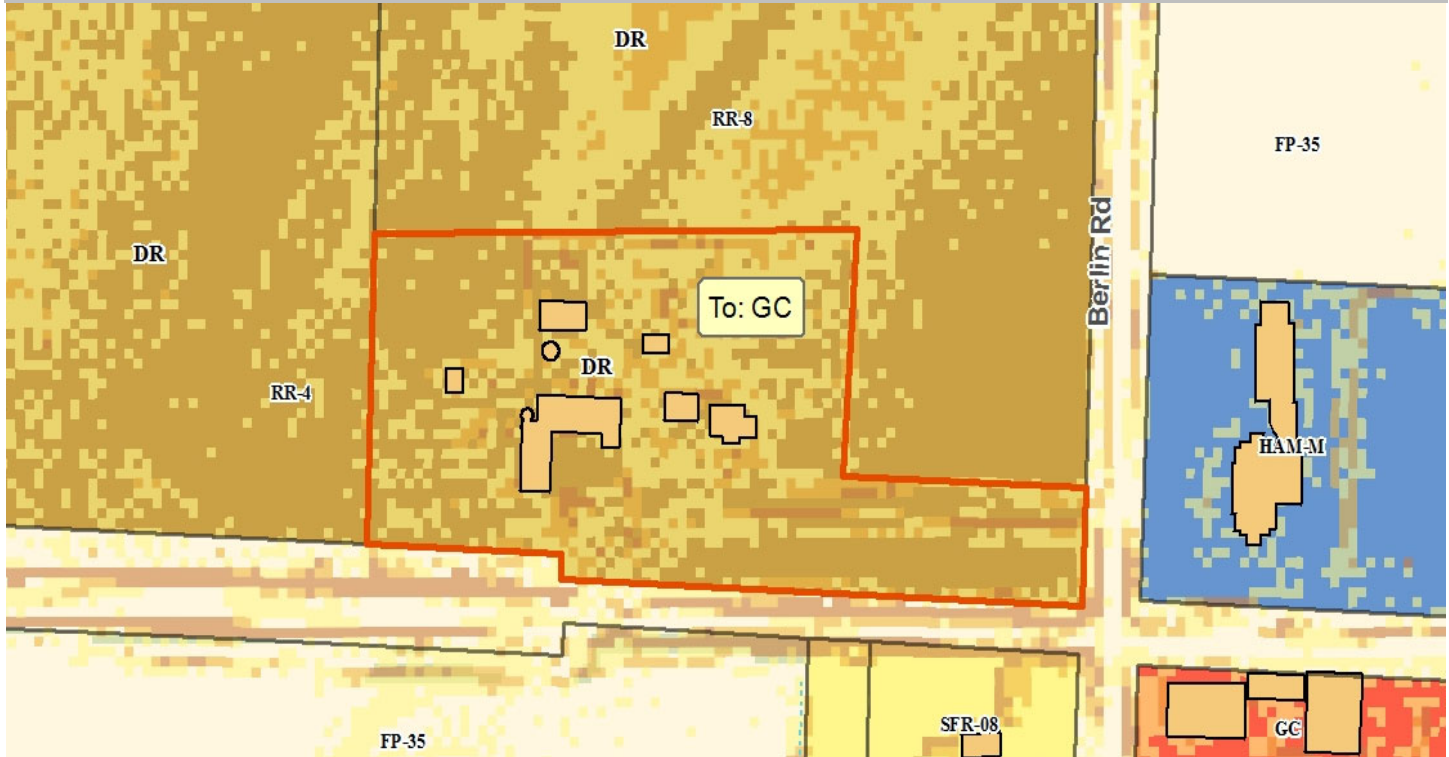


Staff Report  Zoning and Land Regulation Committee	Public Hearing: July 27, 2021	Petition 11716	
	Zoning Amendment Requested: RR-4 Rural Residential District TO GC General Commercial District		
	Size: 4.93 Acres	Survey Required. No	Town/Section: MEDINA, Section 5
	Reason for the request: Change zoning to allow the existing barn to be used for event venues.		Applicant: F E MANAGEMENT LLC
		Address: 1151 BERLIN	



DESCRIPTION: The applicant wishes to rezone to general commercial (GC) for using an existing barn as an event venue, primarily for weddings.

OBSERVATIONS: This property is located in Deansville, an unincorporated hamlet containing approximately 10 homes. Surrounding land uses include residential, commercial and agricultural uses. The Barrel Inn & Bar, also owned by the applicant, is located across Berlin Road. Two recently constructed single family home are located north of the subject property, north of the railroad tracks.

TOWN PLAN: The subject property is located in the *agricultural preservation* land use district. All non-farm development requires a development right. This is not entirely clear however, because the owners will continue to reside in the house and the events will only occur during part of the year. Because the residential use will continue, the proposal will also require a conditional use permit (CUP) for residential use.

RESOURCE PROTECTION: The property is not located in an environmental corridor.

TOWN: As of July 8th, we have not yet received a Town Action Report. At past town meetings in which the applicant presented preliminary plans, neighboring property owners, especially those in the newly constructed houses located to the north, voiced opposition and asked for more information.

STAFF: Staff recommends postponement. More information is needed before staff can make a recommendation regarding approval of this proposal, and more information has been requested.

Any questions about this petition or staff report please contact Pamela Andros at (608) 261-9780 or andros@countyofdane.com

