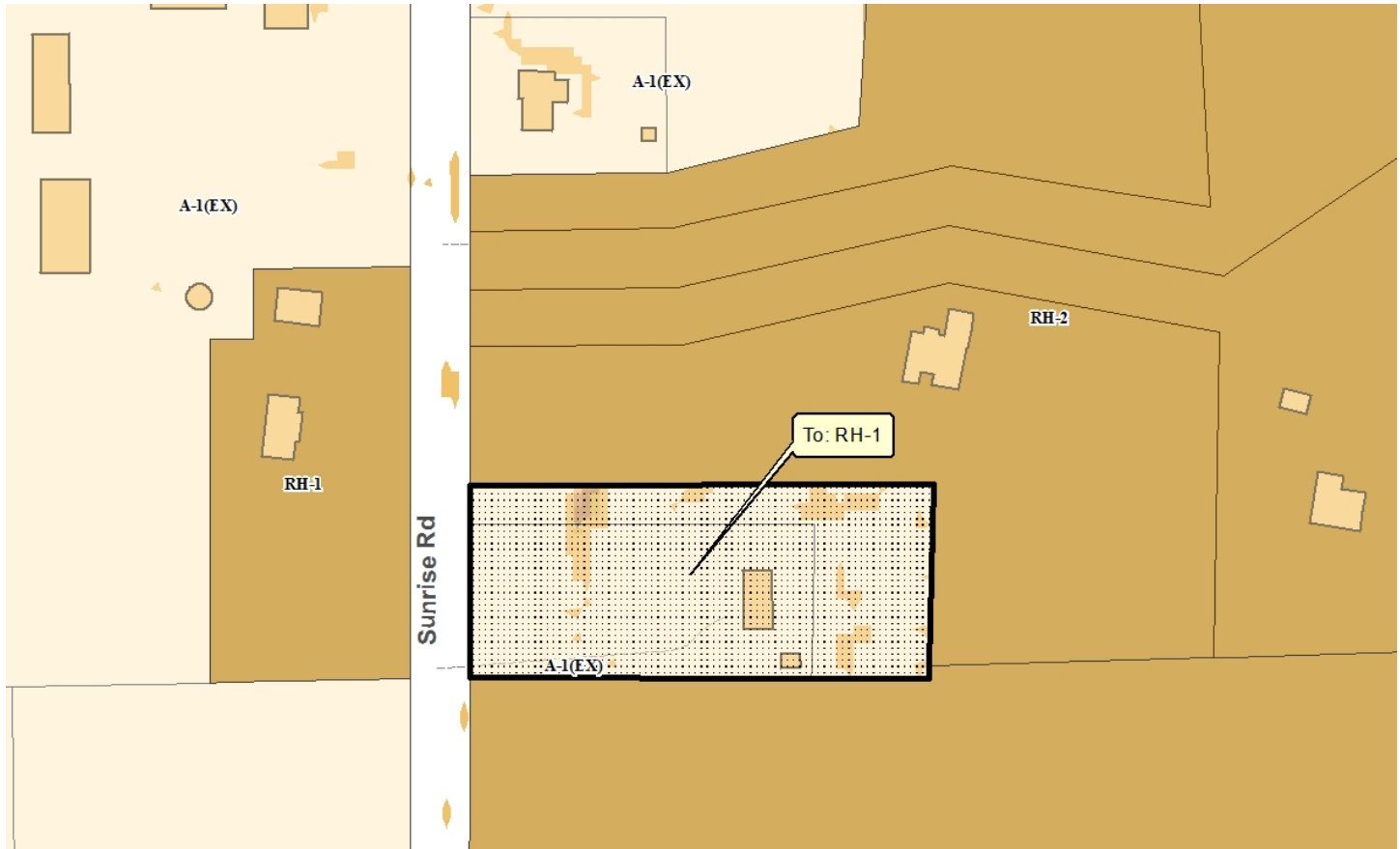




Staff Report

Zoning and Land Regulation Committee	<i>Public Hearing:</i> February 27, 2018	<i>Petition:</i> Petition 11246
	<i>Zoning Amendment:</i> A-1EX Agriculture District TO RH-1 Rural Homes District	<i>Town/sect:</i> RUTLAND, Section 9
	<i>Acres:</i> 2.69 <i>Survey Req.</i> Yes	<i>Applicant</i> DENNIS G REISDORF
	<i>Reason:</i> Combine parcels to allow for a larger residential lot	<i>Location:</i> 1190 SUNRISE ROAD



DESCRIPTION: Applicant proposes to combine existing residential parcel (lot 1 Certified Survey Map #1566) with adjacent lands previously acquired as a transfer of lands between adjoining owners. The properties would be zoned to RH-1 and formally consolidated by a new Certified Survey Map.

OBSERVATIONS: Surrounding land uses include rural residential and agricultural uses. No sensitive environmental features observed. No new development proposed.

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

RESOURCE PROTECTION: No areas of resource protection corridor located on the property .

STAFF: The proposal will provide zoning and land division compliance for the property and is consistent with town plan policies.

TOWN: Approved.