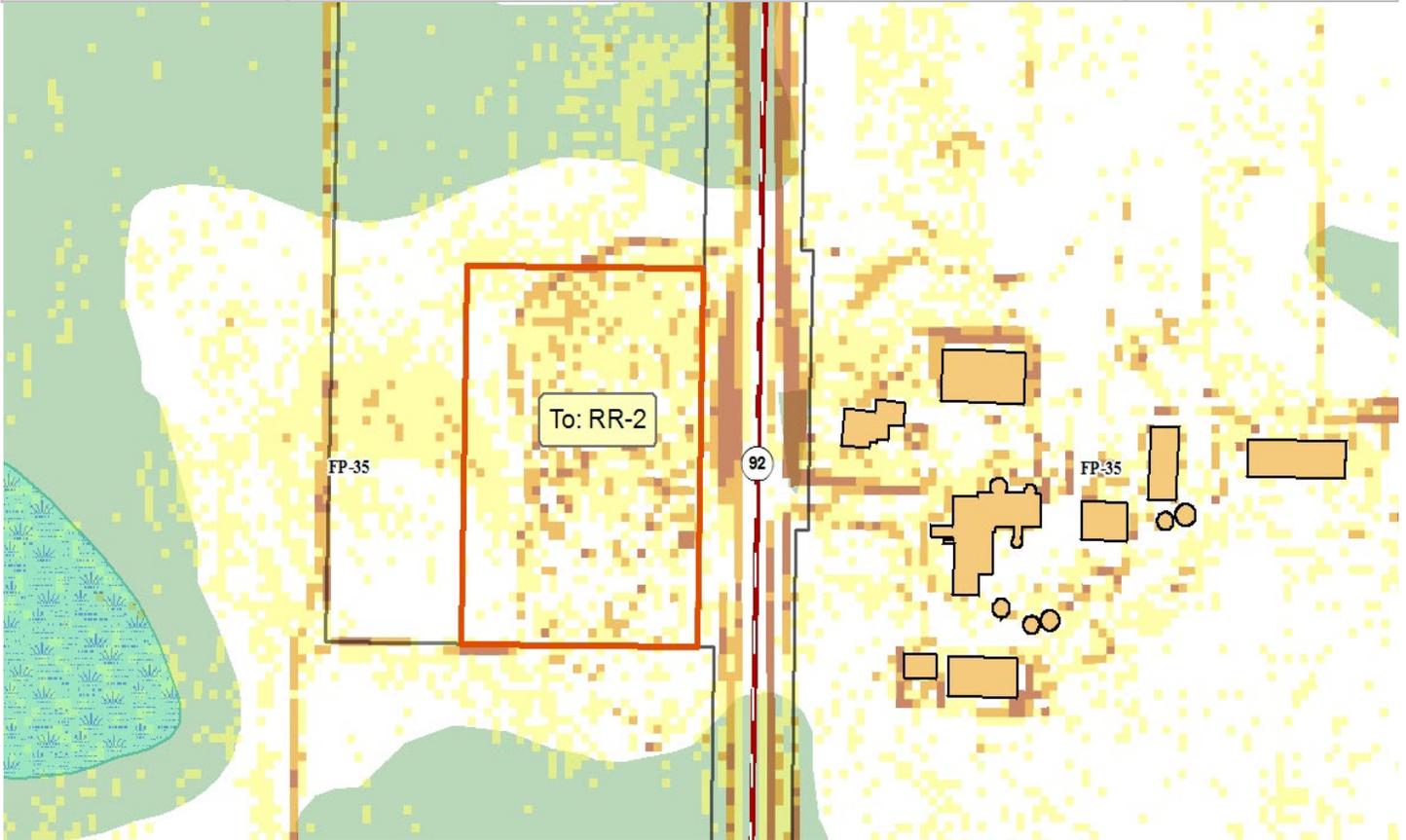


Staff Report  Zoning and Land Regulation Committee	Public Hearing: May 24, 2022	Petition 11834	
	<u>Zoning Amendment Requested:</u> FP-35 Farmland Preservation District TO RR-2 Rural Residential District		<u>Town/Section:</u> PRIMROSE, Section 23
	<u>Size:</u> 2.54 Acres	<u>Survey Required:</u> Yes	<u>Applicant:</u> STEVEN J HALVERSON
	<u>Reason for the request:</u> Creating one residential lot		<u>Address:</u> WEST OF 686 STATE HIGHWAY 92



DESCRIPTION: Landowner seeks to rezone 2.54 acres from the FP-35 zoning district to the RR-2 zoning district to create a lot for a new single family residence.

OBSERVATIONS: The proposed lot conforms to the area and road frontage requirements of the county zoning and land division ordinances.

TOWN PLAN: The property is in a farmland preservation area under the *Town of Primrose/Dane County Comprehensive Plan*. Residential development is permitted up to a density of 1 unit per 35 acres owned as of 12/16/1985. If Petition 11834 is approved, there will be 4 potential homesites remaining.

RESOURCE PROTECTION: There are no mapped resource protection corridors on the property.

STAFF: Recommend approval with no conditions.
 Questions? Contact Brian Standing at standing@countyofdane.com

TOWN: Town recommends approval with no conditions.