

# Garrett & Mary Handel 2-lot Certified Survey Map

## Town of Black Earth

Applicant is seeking a waiver from Ch. 75.19(6)(b) to allow for Lot 1 to have no frontage along John Wilkinson Road.

This application is associated with rezone petition 11780, which was approved on June 14, 2022. The purpose of the new Certified Survey Map is to expand the existing residential lot, which is outlined in red on the map below. The remaining lands are shown as Lot 1 and is zoned FP-1, Small Lot Farmland Preservation. Based upon the zoning of FP-1, residential uses are not permitted.

Staff has suggested to the surveyor that the property owners may want to add an access easement to the final Certified Survey Map to allow access to the remaining lands in order to prevent any disputes in the future, especially if the properties were to ever change hands.

**Every lot or parcel shall front or abut a public street to promote safe ingress/egress and facilitate the possible development of a public right-of-way that could service additional lots. The required frontage shall be provided through fee ownership, except as provided in section 75.19(8). Lots shall maintain a minimum frontage of 66 feet connecting directly onto a public street at a location where the driveway shall be constructed in compliance with all other applicable local, state, and federal regulations.**

