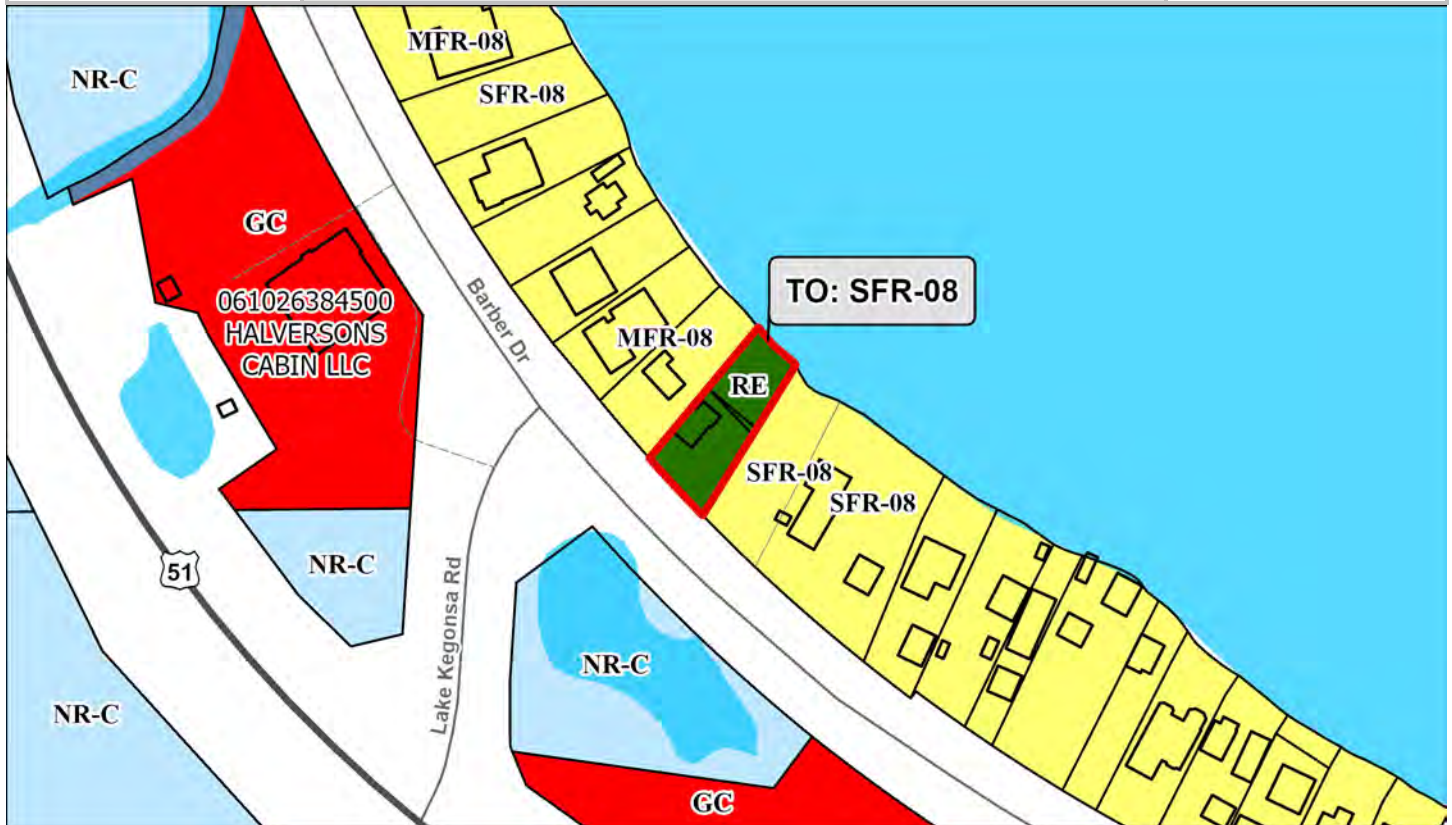


Staff Report  Zoning & Land Regulation Committee	Public Hearing: July 28, 2026		Petition 12297
	<u>Zoning Amendment Requested:</u> RE Recreational District TO SFR-08 Single Family Residential District		<u>Town, Section:</u> DUNN, Section 26
	<u>Size:</u> 0.28 Acres	<u>Survey Required:</u> Yes	<u>Applicant:</u> ROBERT SPECKMANN AND LINDA SPECKMANN SPINA
	<u>Reason for the request:</u> COMBINE PARCELS TO CREATE ONE RESIDENTIAL LOT FOR AN EXISTING RESIDENCE		<u>Address:</u> 1956 BARBER DR



DESCRIPTION: Applicants Robert Speckmann and Linda Spina would like to rezone their property on Lake Kegonsa from RE to SFR-08, to enable the consolidation of the parcels into one residential lot.

OBSERVATIONS: The parcel lines in this area reflect the original plat from 1904 and subsequent right-of-way changes. This petition and the resulting certified survey map (CSM) would consolidate three tax parcels into one single lot which would simplify the property. The proposed zoning change would better reflect the actual use of the property. The proposed lot configuration meets county ordinance requirements, including lot size, public road frontage, building setbacks, and lot coverage by buildings. The CSM is subject to the City of Stoughton's extraterritorial jurisdiction (ETJ) for the land division review.

COMPREHENSIVE PLAN: This petition is in the town's "limited service area" planning area and is subject to the land use policies related to that designation. This proposal would result in appropriate zoning for the longstanding residential use of the property and is consistent with comprehensive plan policies.

For questions about the comprehensive plan, please contact Senior Planner Majid Allan at (608) 267-2536 or Allan.Majid@danecounty.gov.

RESOURCE PROTECTION: The property is subject to shoreland and floodplain zoning regulations due to proximity to the lake. The land is within FEMA floodplain Zone AE, with an established base flood elevation of 845.6 feet above average sea level. No new construction is proposed at this time.

TOWN ACTION: The Town Board recommends approval of the petition and the proposed lot consolidation.

STAFF RECOMMENDATION: Our department has received one public comment from neighbors in support of the proposal.

Pending any other comments at the public hearing, Staff recommends approval of the petition with no conditions.

Please contact Rachel Holloway at (608) 266-9084 or holloway.rachel@danecounty.gov if you have questions about this petition or staff report.