TCP PLAN AMENDMENT

Existing Plan –

FOR GROUP 1:

1. Owners vacate grandfathered mineral extraction zoning status & deed restrict from mineral extraction activities.
2. Place a permanent agricultural or conservation easement on 35 acres for every bonus split with Town as an easement holder.

FOR GROUP 2:

1. Place a permanent agricultural or conservation easement on 35 acres for every Super Send Area Bonus with Town as an easement holder or sell property to a public governmental entity or non-for-profit for conservation/preservation with Town as a conservation easement owner.

A limited public easement for connecting to other public lands, an ice age trail connection or a multi-use regional trail connection would not be prohibited for either group of properties.

**Any unused or Super Sending Area Bonus rights are available for transfer within the town but not within the Super Sending Areas.**

FOR GROUP 1: For each unused development right transferred from a TDR-S zoned property in a Group 1 Sending Area, landowners may create up to four (4) development sites **in an appropriate receiving area in the TDR-R district or on the TDR-S property with the unused development entitlement.**

For GROUP 2:

1. For each unused development right transferred from a TDR-S zoned property in a Group 2 Sending Area, landowners may create up to two (2) development sites in an appropriate receiving area in the TDR-R district.
2. For properties that have exhausted their development rights prior to 2017 and are within a Group 2 Sending Area, one additional development right will be granted. For each such additional right transferred from a TDR-S zoned property, landowners may create up to one (1) development site in an appropriate receiving area in the TDR-R district.

Recent Plan Update





**NEW AMENDMENT1 to AMENDED PLAN:**

Add the following under the Group 1 conditions:

**Any unused or Super Sending Area Bonus rights are available for transfer to an appropriate receiving area in the TDR-R district or on the TDR-S property with the unused development entitlement.**