

Dane County Rezone Petition

Application Date	Petition Number
07/14/2021	DCPREZ-2021-11740
Public Hearing Date	
09/28/2021	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME JON AND PEGGY SCHUMANN	PHONE (with Area Code) (608) 592-5300	AGENT NAME WILLIAMSON SURVEYING AND ASSOCIATES	PHONE (with Area Code) (608) 255-5705
BILLING ADDRESS (Number & Street) 8039 CRYSTAL LAKE RD		ADDRESS (Number & Street) 104A W MAIN ST	
(City, State, Zip) LODI, WI 53555		(City, State, Zip) WAUNAKEE, WI 53597	
E-MAIL ADDRESS jonschumann123@yahoo.com		E-MAIL ADDRESS CHRIS@WILLIAMSONSURVEYING.COM	

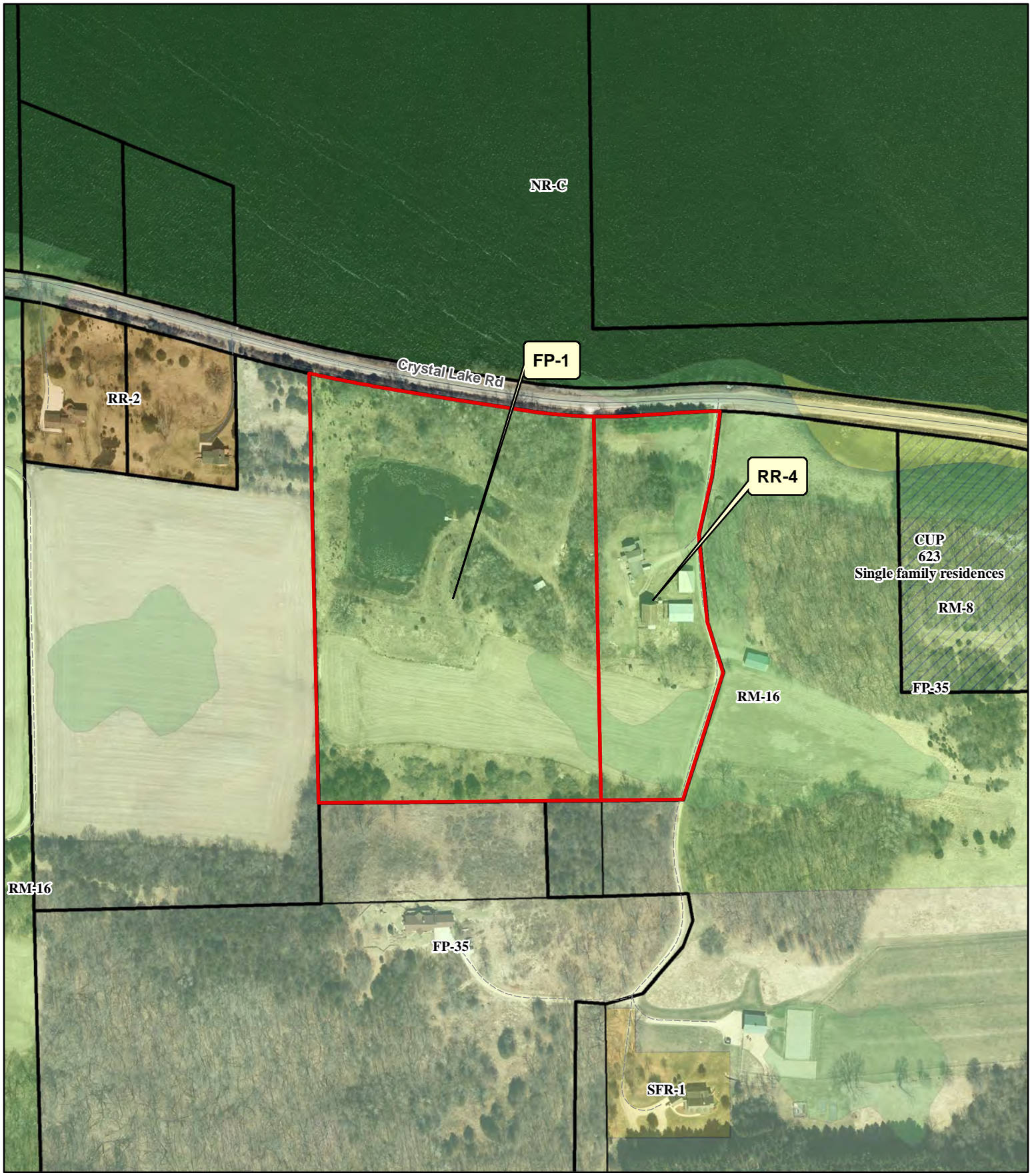
ADDRESS/LOCATION 1		ADDRESS/LOCATION 2		ADDRESS/LOCATION 3	
ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE	
8039 Crystal Lake Road					
TOWNSHIP ROXBURY	SECTION 1	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0907-013-8003-0		0907-013-8002-5			

REASON FOR REZONE

SEPARATING EXISTING RESIDENCE FROM FARMLAND

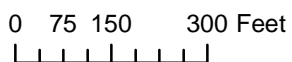
FROM DISTRICT:	TO DISTRICT:	ACRES
RM-16 Rural Mixed-Use District	FP-1 Farmland Preservation District	14.85
RM-16 Rural Mixed-Use District	RR-4 Rural Residential District	5.26

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials _____	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	INSPECTOR'S INITIALS RWL1	SIGNATURE:(Owner or Agent) PRINT NAME: DATE:
---	--	--	---	---



Legend

- | | | |
|--|------------|---|
|  | Wetland | Significant Soils |
|  | Floodplain |  Class 1 |
| | |  Class 2 |



Petition 11740
 JON and PEGGY
 SCHUMANN



Dane County
Department of Planning and Development
 Zoning Division
 Room 116, City-County Building
 210 Martin Luther King Jr. Blvd.
 Madison, Wisconsin 53703
 (608) 266-4266

Application Fees	
General:	\$395
Farmland Preservation:	\$495
Commercial:	\$545
<ul style="list-style-type: none"> • PERMIT FEES DOUBLE FOR VIOLATIONS. • ADDITIONAL FEES MAY APPLY. CONTACT DANE COUNTY ZONING AT 608-266-4266 FOR MORE INFORMATION. 	

REZONE APPLICATION

APPLICANT INFORMATION			
Property Owner Name:	Jon & Peggy Schumann	Agent Name:	Williamson Surveying & Assoc. LLC
Address (Number & Street):	8039 Crystal Lake Rd	Address (Number & Street):	104A W Main ST
Address (City, State, Zip):	Lake RD, Lodi WI 53555	Address (City, State, Zip):	Wauwaukee, WI 53597
Email Address:	jonschumann123@yahoo.com	Email Address:	chris@williamsonsurveying.com
Phone#:	608-592-5300	Phone#:	608-255-5705

PROPERTY INFORMATION	
Township: Roxbury	Parcel Number(s): 090701380030 & 090701380025
Section: 1	Property Address or Location: 8039 Crystal Lake Rd

REZONE DESCRIPTION	
<p>Reason for the request. In the space below, please provide a brief but detailed explanation of the rezoning request. Include both current and proposed land uses, number of parcels or lots to be created, and any other relevant information. For more significant development proposals, attach additional pages as needed.</p>	<p>Is this application being submitted to correct a violation? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/></p>

The Schuman's would like to separate their home and residential buildings from their remaining agricultural land.

Existing Zoning District(s)	Proposed Zoning District(s)	Acres
RM-16	FP-1	14.85
RM-16	RR-4	5.26

Applications will not be accepted until the applicant has contacted the town and consulted with department staff to determine that all necessary information has been provided. Only complete applications will be accepted. All information from the checklist below must be included. Note that additional application submittal requirements apply for commercial development proposals, or as may be required by the Zoning Administrator.

<input checked="" type="checkbox"/> Scaled drawing of proposed property boundaries	<input checked="" type="checkbox"/> Legal description of zoning boundaries	<input type="checkbox"/> Information for commercial development (if applicable)	<input checked="" type="checkbox"/> Pre-application consultation with town and department staff	<input checked="" type="checkbox"/> Application fee (non-refundable), payable to the Dane County Treasurer
--	--	---	---	---

I certify by my signature that all information provided with this application is true and correct to the best of my knowledge and understand that submittal of false or incorrect information may be grounds for denial. Permission is hereby granted for Department staff to access the property if necessary to collect information as part of the review of this application. Any agent signing below verifies that he/she has the consent of the owner to file the application.

Owner/Agent Signature 

Date 7-13-2021



REZONE MAP

WILLIAMSON SURVEYING AND ASSOCIATES, LLC

NDA T. PRIEVE & CHRIS W. ADAMS, PROFESSIONAL LAND SURVEYORS
104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

Located in the part of the Northeast 1/4 of the Southwest 1/4 and the Northwest 1/4 of the Southeast 1/4 Section 1, T9N, R7E, Town of Roxbury, Dane County, Wisconsin.

SCALE 1" = 200'



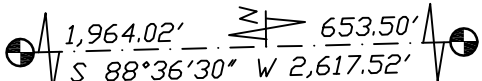
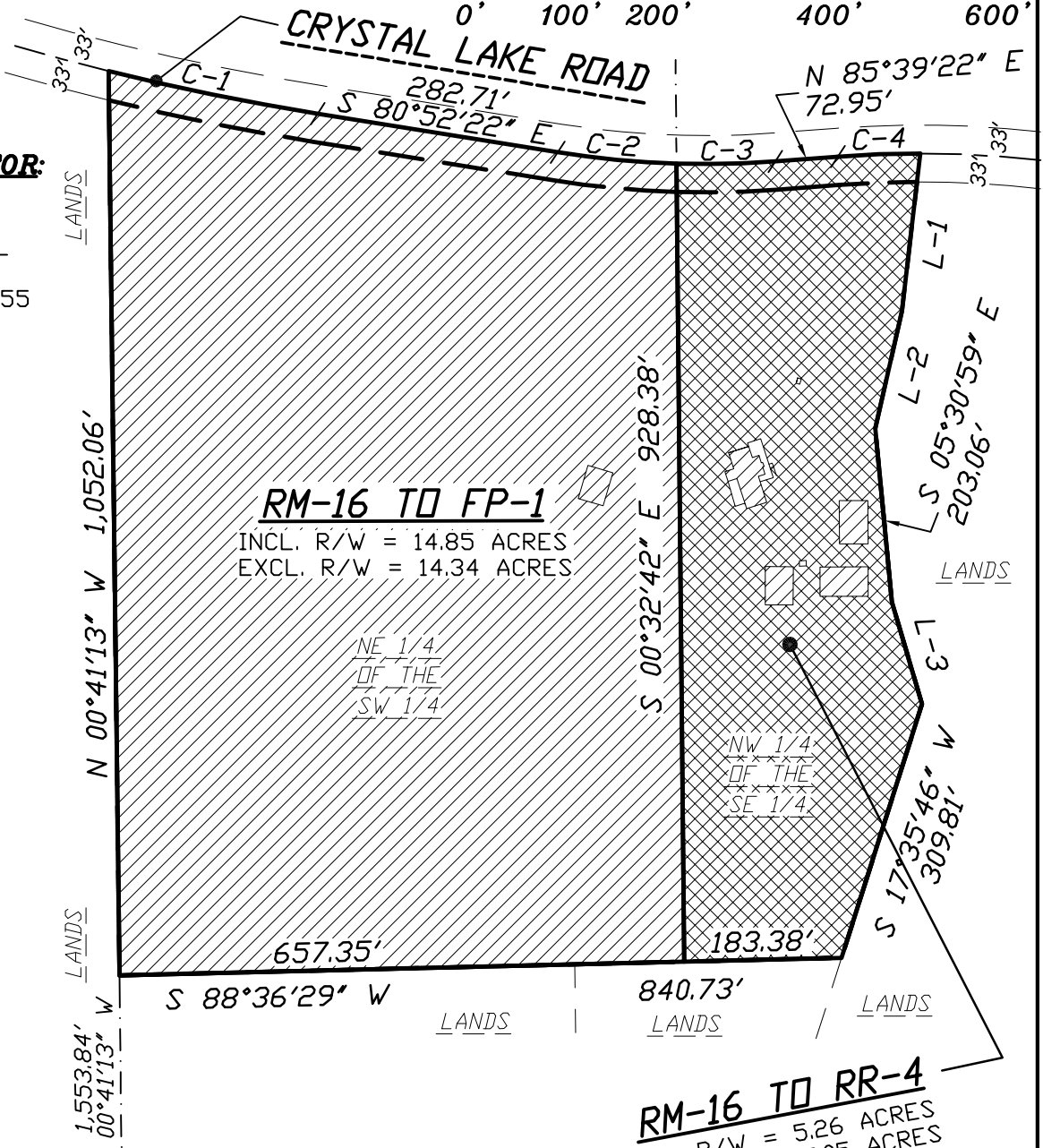
PREPARED FOR:

JON & PEGGY
SCHUMANN
8039 CRYSTAL
LAKE ROAD
LODI, WI 53555



WCCS (DANE ZONE)

BEARINGS ARE REFERENCED TO THE SOUTH
LINE OF THE SW 1/4 OF SECTION 1-9-7
LINE TO BEAR S 88°36'30" W



LINE TABLE:

L-#	BEARINGS	DIST.
L-1	S 06°40'24" W	184.54'
L-2	S 12°50'29" W	139.97'
L-3	S 16°28'56" E	123.50'

CURVE TABLE:

C-#	RADIUS	CHORD BEARING AND DISTANCE	ARC	DELTA
C-1	2,972.16'	S 78°28'34" E 248.55'	248.63'	04°47'34"
C-2	1,081.11'	S 84°33'27" E 138.89'	138.98'	07°21'56"
C-3	1,081.11'	N 88°42'30" E 115.09'	115.15'	06°06'09"
C-4	1,255.00'	N 87°50'22" E 96.08'	96.10'	04°23'15"

RM-16 to FP-1

A parcel of land being part of the Northeast 1/4 of the Southwest 1/4 Section 1, T9N, R7E, Town of Roxbury, Dane County, Wisconsin, more particularly described as follows:

Commencing at the South 1/4 Corner of said Section 1; thence S 88°36'30" W along the south line of the southwest 1/4, 653.50 feet; thence N 00°41'13" W, 1,553.84 feet to the point of beginning.

Thence continue N 00°41'13" W, 1,052.06 feet to the centerline of Crystal Lake Road; thence along said centerline for the next 3 course, along an arc of a curve concaved northeasterly having a radius of 2,972.16 feet and a long chord bearing and distance of S 78°28'34" E, 248.55 feet; thence S 80°52'22" E, 282.71 feet; thence along an arc of a curve concaved northerly having a radius of 1,081.11 feet and a long chord bearing and distance of S 84°33'27" E, 138.89 feet; thence S 00°32'42" E, 928.38 feet; thence S 88°36'29" W, 657.35 feet to the point of beginning. This parcel contains 14.85 acres and is subject to a 33 foot road right-of-way over the northerly side thereof.

RM-16 to RR-4

A parcel of being part of the Northwest 1/4 of the Southeast 1/4 Section 1, T9N, R7E, Town of Roxbury, Dane County, Wisconsin, more particularly described as follows:

Commencing at the South 1/4 Corner of said Section 1; thence S 88°36'30" W along the south line of the southwest 1/4, 653.50 feet; thence N 00°41'13" W, 1,553.84 feet; thence N 88°36'29" W, 657.35 feet to the point of beginning.

thence N 00°32'42" W, 928.38 feet to the centerline of Crystal Lake Road; thence along an arc of a curve concaved northerly having a radius of 1,081.11 feet and a long chord bearing and distance of N 88°42'30" E, 115.09 feet; thence N 85°39'22" E, 72.95 feet; thence along an arc of a curve concaved southerly having a radius of 1,255.00 feet and a long chord bearing and distance of N 87°50'22" E, 96.08 feet; thence S 06°40'24" W, 184.54 feet; thence S 12°50'29" W, 139.97 feet; thence S 05°30'59" E, 203.06 feet; thence S 16°28'56" E, 123.50 feet; thence S 17°35'46" W, 309.81 feet; thence S 88°36'29" W, 183.38 feet to the point of beginning. This parcel contains 5.26 acres and is subject to a 33 foot road right-of-way over the northerly side thereof.