

Dane County Rezone Petition

Application Date	Petition Number
02/18/2025	DCPREZ-2025-12151
Public Hearing Date	
04/22/2025	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME JAMES & KAREN BREUNIG	PHONE (with Area Code) (608) 381-0590	AGENT NAME RIVER VALLEY LAND SURVEYING	PHONE (with Area Code) (608) 434-3034
BILLING ADDRESS (Number & Street) 7208 INAMA RD		ADDRESS (Number & Street) 721 KENNEDY STREET	
(City, State, Zip) SAUK CITY, WI 53583		(City, State, Zip) Sauk City, WI 53583	
E-MAIL ADDRESS sglbreunig@yahoo.com		E-MAIL ADDRESS danielmarks00@gmail.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	
7200 Inama Road					
TOWNSHIP ROXBURY	SECTION 16	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0907-163-9593-0					

REASON FOR REZONE

SHIFTING OF PROPERTY LINES BETWEEN ADJACENT LAND OWNERS

FROM DISTRICT:	TO DISTRICT:	ACRES
SFR-08 Single Family Residential District	HAM-R Hamlet Residential District	0.54

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:
---	--	--	---	---

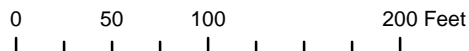
COMMENTS: ZONING OF PROPERTY IS BEING CHANGED TO MATCH ADJACENT LOT IN ORDER FOR THE LOTS TO BE RECONFIGURED.



Dane County Land Information Office (LIO), Fly Dane Partnership, Ayres Associates, Wisconsin Regional Orthoimagery Consortium (WROC)

Legend

-  Wetland
-  Floodplain



Petition 12151
Breunig



Zoning Change Application

Items that must be submitted with your application:

- **Written Legal Description of the proposed Zoning Boundaries**
Legal description of the land that is proposed to be changed. The description may be a lot in a plat, Certified Survey Map, or an exact metes and bounds description. A separate legal description is required for each zoning district proposed. The description shall include the area in acres or square feet.
- **Scaled Drawing of the location of the proposed Zoning Boundaries**
The drawing shall include the existing and proposed zoning boundaries of the property. All existing buildings shall be shown on the drawing. The drawing shall include the area in acres or square feet.

Owner's Name	<u>James and Karen Breunig</u>	Agent's Name	<u>Daniel Marks River Valley Land Surveying</u>
Address	<u>8080 County Hwy "V"</u> <u>7208 Inama Road Sauk City, WI 53583</u>	Address	<u>721 Kennedy Street</u> <u>Sauk City, WI 53583</u>
Phone	<u>(608) 381-0590</u>	Phone	<u>(608) 434-3034</u>
Email	<u>sglbreunig@yahoo.com</u>	Email	<u>danielmarks00@gmail.com</u>

Town: Roxbury Parcel numbers affected: 050/0907-163-9593-0

Section: 16 Property address or location: Lot 3 CSM 10774 located in SE-SW of Section 16, T9N, R7E

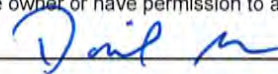
Zoning District change: (To / From / # of acres) To HAM-R From SFR-08 0.54 Ac.

Soil classifications of area (percentages) Class I soils: % Class II soils: % Other: %

Narrative: (reason for change, intended land use, size of farm, time schedule)

- Separation of buildings from farmland
- Creation of a residential lot
- Compliance for existing structures and/or land uses
- Other:

Would like to adjust lot lines of existing parcels to accommodate a new shed with living quarters and retain a second buildable lot.

I authorize that I am the owner or have permission to act on behalf of the owner of the property.
Submitted By: 

Date: 01/21/2025

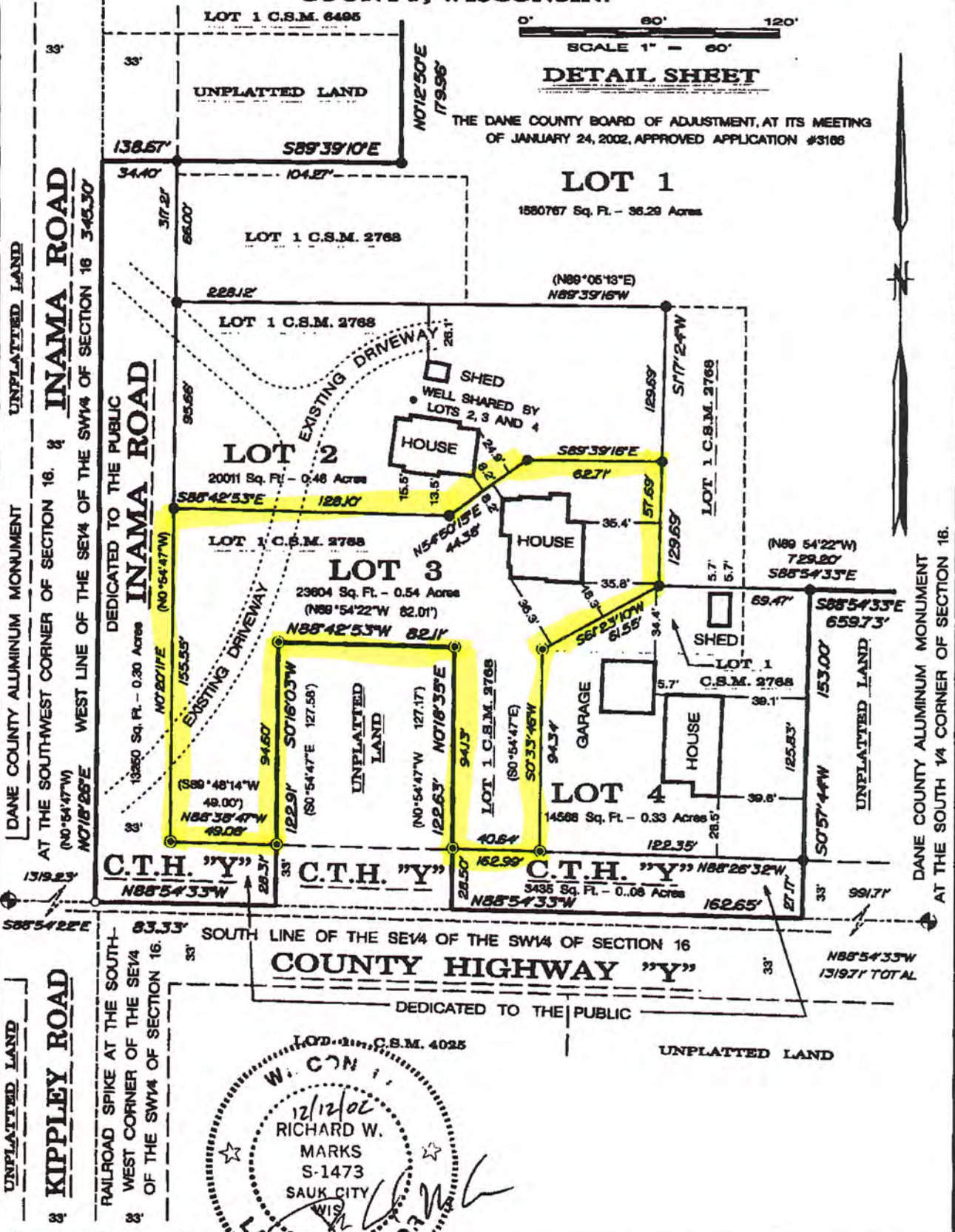
CERTIFIED SURVEY MAP NO. 10774

LOCATED IN THE SE1/4 OF THE SW1/4 AND THE NE1/4 OF THE SE1/4 OF SECTION 16, T9N, R7E, TOWN OF ROXBURY, DANE COUNTY, WISCONSIN.



DETAIL SHEET

THE DANE COUNTY BOARD OF ADJUSTMENT, AT ITS MEETING OF JANUARY 24, 2002, APPROVED APPLICATION #3186



12/12/02
RICHARD W. MARKS
S-1473
SAUK CITY
WIS
[Signature]

RIVER VALLEY
LAND SURVEYING

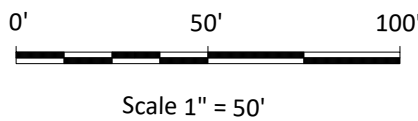
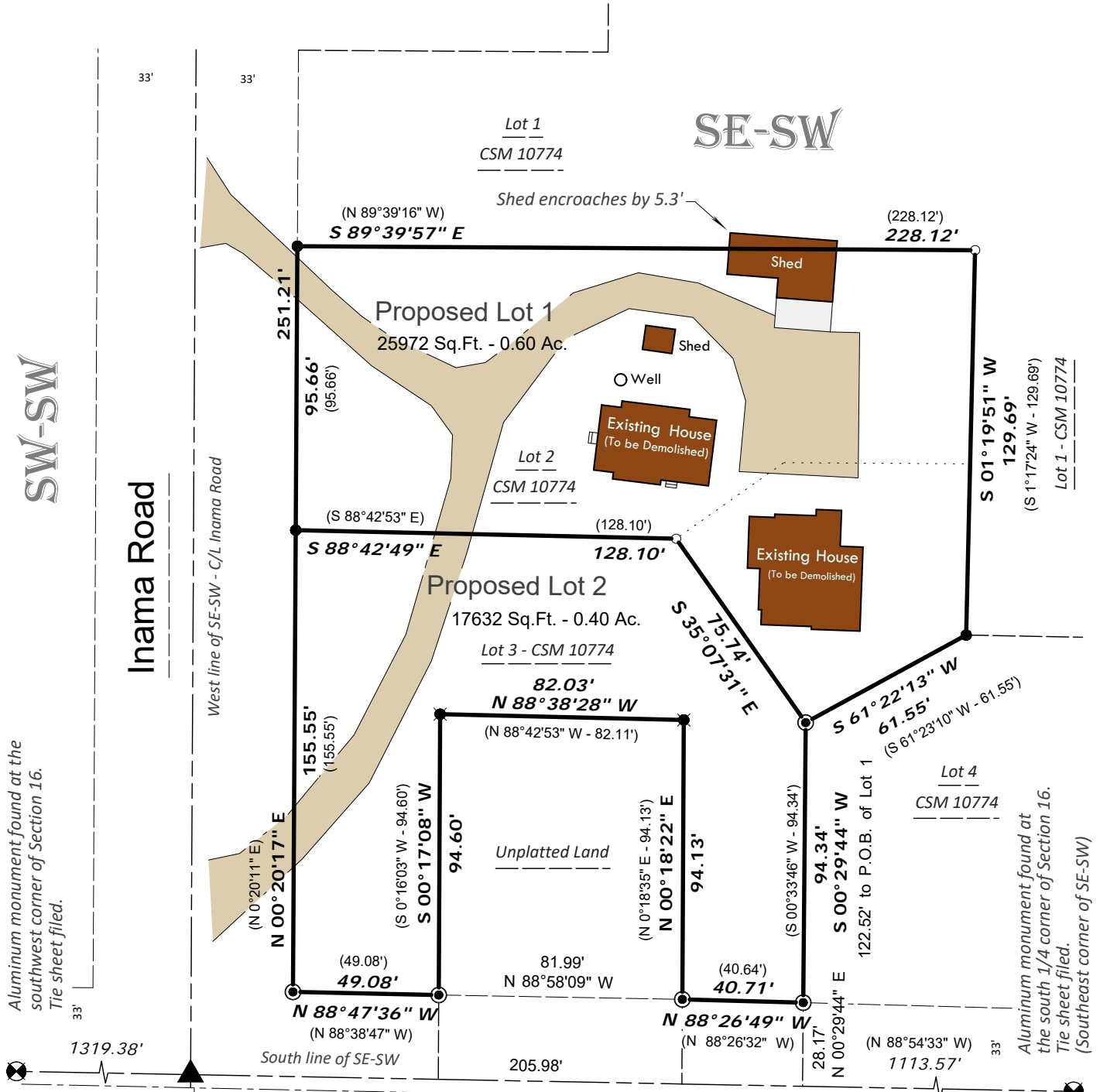
RICHARD MARKS - PHONE (608)643-4391
504 CEDAR STREET - SAUK CITY - WI - 53583

RECEIVED FOR RECORD THIS _____ DAY OF _____, 200__ AT _____ M AND
RECORDED IN VOLUME _____ OF CERTIFIED
SURVEYS ON PAGE _____

REGISTER OF DEEDS
DOCUMENT NUMBER _____ SHEET 2 OF 4

PRELIMINARY CERTIFIED SURVEY MAP

LOTS 2 AND 3 OF DANE COUNTY CERTIFIED SURVEY MAP NO. 10774, LOCATED IN THE SE1/4 OF THE SW1/4 OF SECTION 16, T9N, R7E, TOWN OF ROXBURY, DANE COUNTY, WISCONSIN.



Prepared For:
James and Karen Breunig
7208 Inama Road
Sauk City, WI 53583

1/08/2025

Daniel Marks

Sheet 1 of 3

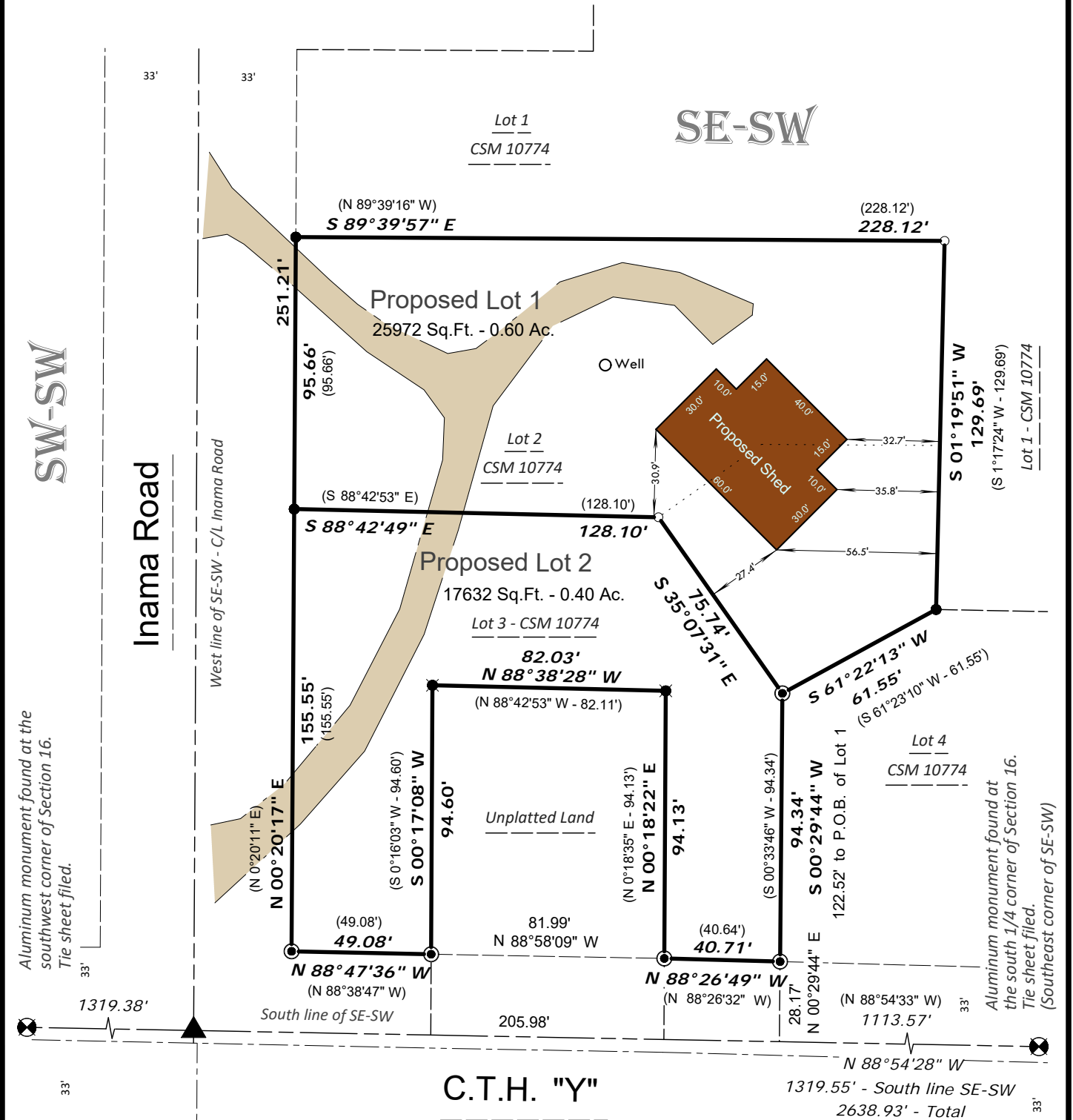
RIVER VALLEY LAND SURVEYING

721 KENNEDY STREET - SAUK CITY - WISCONSIN - 53583 - PHONE (608)643-4391



PRELIMINARY CERTIFIED SURVEY MAP

LOTS 2 AND 3 OF DANE COUNTY CERTIFIED SURVEY MAP NO. 10774, LOCATED IN THE SE1/4 OF THE SW1/4 OF SECTION 16, T9N, R7E, TOWN OF ROXBURY, DANE COUNTY, WISCONSIN.



Description of Property to be Rezoned to HAM-R

Lot 3 of Dane County Certified Survey Map No. 10774 located in the SE1/4 of the SW1/4 of Section 16, T9N, R7E, Town of Roxbury, Dane County, Wisconsin.