

**Record No: SEP-26-10**

Special Exception
Permit Application

Status: Active

Submitted On: 6/8/2026

Primary Location

S5731 DEVILS LAKE PKWY
Town of Baraboo, WI
53913

Owner

Catherine or Pavel Mayer
S4391 Draper St Baraboo,
Wi 53913

Applicant

 Catherine Mayer
 608-370-3353
 canyonlodgedells@gmail.com
 S4391 Draper St
Baraboo, WI 53913

Project Information

I am the*

Owner

Existing Use of Structure/Property*

Second home

Description of Proposed Use* ?

Tourist rooming house

Applicable Ordinance Section* ?

7.036(5) Lodging House/Bed and
Breakfast.

Zoning District

Single Family Residential

Has a Special Exception Permit been previously issued for this site?*

No

Will there be construction activity that disturbs (clearing, grading, excavation, or filling) over 1 acre or is it part of a common plan of development that will disturb over 1 acre?*

No

Please explain how the establishment, maintenance, or operation of the proposed use may not be detrimental to or endanger the public health, safety, or general welfare of occupants of surrounding lands. *

This is a two story log home with walk out basement. Located in the subdivision near devils lake. Some residents live year round but mostly homes in this subdivision are used as vacation homes or tourist houses. This house was a second home for several years. We are new future owners and would like to use it as Airbnb.

Please explain how the use will be designed, constructed, operated, and maintained so as to be compatible and be appropriate in appearance with the existing or intended character of the general vicinity, and that such use may not change the essential character of the area by substantially impairing or diminishing the use, value or enjoyment of existing or future permitted uses in the area. *

The house will be maintained by the owners . We will have strict house rules and policies in place to keep the house in good condition.

Please explain how the proposed use will address the following: (a) Erosion potential of the site based on topography, drainage, slope, soil type, and vegetative cover and mitigation of erosion potential. *

This is an established lot with trees and good back yard .the house was built 10 years ago. We are not changing anything from the way it is now .

(b) The prevention and control of water pollution, including sedimentation, and the potential impacts on floodplain and wetlands.*

This property should not effect water pollution and wetlands in the area . It is using town septic system and we have our own water well.

(c) Whether the site has adequate utilities including, if necessary, acceptable disposal systems.*

Gas , electric, well is on the property , connected to towns septic , charter internet provider

(d) Whether the site has access to roads and highways. * ?

Property can be accessed : from HWY 136 turn R on Devils Lake Parkway

(e) Whether the site has suitable ingress and egress. *

Yes

(f) Whether the site is designed to minimize traffic congestion, and the potential effect on traffic flow. *

Will not effect traffic flow

Lodging House - Secondary Standards

Property Owner Signature

✓ Catherine Mayer

Jun 8, 2026

Sanitary (septic) System Information and Parking Plan

Type of Sanitary *

Total number of parking spaces provided

a connection to a sanitary district

6

Area of habitable floor space in proposed lodging
house (square feet)

2300

CANYON LODGE

S5731 Devils Lake Parkway

Baraboo WI 53913

In Case of Emergency Dial **911**

Police Non-Emergency 608-355-2700

Maintenance: Owners Catherine and Paul (call or text this number) **608-370-3353**

WIFI NETWORK : canyonlodge4

WIFI PASSWORD : classyshark258

- We have provided the best possible internet/wifi coverage for our rural area. In the event of an outage or slow service , please understand that this is beyond our control and comes with all the country living experience.
- We have Smart Samsung TV and it comes with tons of channels. Sometimes it just needs a good restart. Please feel free to login to your own apps for streaming services, just remember to **log off before you check out** so the next guest does not use your account

CHECK IN/CHECK OUT

Check in time is 4pm, and check out is 10am. If extra time is needed at check out, please contact us for consideration. Not all requests will be able to be granted.

CANYON LODGE

S5731 Devils Lake Parkway

Baraboo WI 53913

WELCOME

HOUSE RULES

Hello and Welcome to our home! We are so happy that you chose our cottage for your vacation. We would like to make you aware of the House Rules in place at our vacation rental. Understanding and complying with our house rules will make for a comfortable and fun stay for everybody! Please read everything carefully to avoid any danger or extra charges upon check-out.

- ❖ Please treat our house with the same **respect as you would your own home**. We have put a lot of effort into making this a lovely space to be enjoyed by our guests.
- ❖ Be sure to maintain a **good level of cleanliness** throughout your stay, this will make it much easier during check-out time.
- ❖ In case of any **accidental damage**, please notify us immediately, we'll look into issue internally to decide if and how much the deduction or repair cost will be.
- ❖ We hope you have lots of fun times during your vacation! However, we'd really appreciate it if you are mindful and **keep noise to a minimum after 10pm** for the sake of our neighbors.
- ❖ If anything is unclear, please contact us so we can explain in further detail to avoid misunderstandings

Have Fun ! This is your vacation time and we hope you make the most of our home, its amenities and your opportunity to relax and visit surrounding area.

CHECK IN/CHECK OUT

Check in time is 4pm, and check out is 10am. If extra time is needed at check out, please contact us for consideration. Not all requests will be able to be granted.

A FEW THINGS ABOUT THE HOUSE

- Our tap water is safe to drink. It comes from the well on the property.
- **NOTHING EXCEPT TOILET PAPER CAN BE FLUSHED DOWN THE TOILET.** Please dispose of all non-flushable, including all women's sanitary products (tampons, pads, etc.), diapers and paper towels in the garbage can provided in the bathroom.
- When washing dishes, please scrape all food particles off before washing and dispose in the garbage. This will help maintain a healthy septic system.
- Please do not overload the Washer/Dryer. If the Washer is overloaded it will not run. You would have to remove some items and restart it. Wash on low temp when possible. Laundry detergent is provided for 2 loads of laundry.
- Please keep thermostat between 75-80 in the summer and 68-72 in the winter
- The electric panel is located in the basement. Please only open in the unlikely case of a power surge or tripped breaker. If troubles persist, please notify us.
- In the event of a power outage, please notify us before touching the control panel.

No Compensation will be given for any temporary outage of electricity, gas, water or internet service.

- We are not responsible for the loss of any personal belongings or valuables. In case you misplace something in the house, please let us know so we can keep an eye out for it.
- **NO PETS ALLOWED.NO EXCEPTIONS.**

NOISE AND NEIGHBORHOOD RULES

***QUIET HOURS ARE BETWEEN 10PM AND 7AM.** You may enjoy the outdoors during these hours but no loud music and keep the noise to a minimum.

*** If any neighboring resident report excessive noise or unruly behavior, we may have to evict you from our property and terminate the vacation rental agreement.** This could result in loss of rental amount for remaining days.

*** In case of any disputes or neighbor complaints, it is your duty to notify us as soon as reasonably possible.**

*** Please refrain from throwing any trash such as bottle caps or cigarette butts into our yard or neighboring property.**

*** ABSOLUTELY NO LARGE PARTIES.THIS IS NOT A PARTY HOUSE.** If you want to have other guests over, please notify us in advance.

*** Guests are responsible for ensuring that any visitors comply with our House Rules.**

* Guests are to allow homeowner access to the property for purposes of repair/maintenance and inspection. The homeowner will exercise this right of access in a reasonable manner and advise beforehand where possible.

CHILDREN AND SAFETY

We try to keep our rental as child friendly as possible. That said, parents always have the final responsibility of ensuring their children's safety at all times. To maintain our property kid-friendly, we ask that you :

- Never leave children unsupervised at our property without any adults.
- The backyard is a perfect and safe place for children to play. To avoid any danger, please don't let them climb any trees or play by artesian well.
- Guests are fully responsible for safety and security of their children at all times, as well as any disturbance caused to other residents in the neighborhood.
- Please do not use glass cups or bottles outside for safety reasons.

PATIO / FIRE PIT /GRILL AREA

Our deck is available for you to kick back and relax with your family or friends. To keep this place in the best condition for future visitors to our vacation rental, please follow the guidelines as listed below.

- If you plan to eat lunch or dinner outside on the patio, please do not use glasses and instead use plastic.
- In case of bad weather(rain,storms,etc.) please ensure that deck door is closed. Also please make sure to store cushions from the outdoor furniture in the kitchen.
- Feel free to enjoy the firepit and outdoor chairs. As with all fires, please make sure fire is put out before turning in for the night. Firewood is available for purchase at most gas stations in the Dells area.
- Please use designated BBQ utensils and not regular kitchen staff.
- Be sure to clean the grill after use. It's much more difficult to clean the next day!
- A propane tank should always be attached, and the spare is kept the basement. Please notify us once the spare tank is put into use.
- If BBQ'ing after 10pm, please make sure to keep noise level down to a minimum.

SMOKING Our house is a smoke-free zone inside

- Smoking is NOT allowed anywhere inside the property.
- Guests can only smoke outdoors.
- Please do not throw cigarette butts onto the property lawn.
- Discovering guests have been smoking inside the property will also result in a \$1,000.00 penalty fee.

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KITCHEN

One of the biggest advantages of staying in our vacation rental is our fully furnished kitchen. Its perfect for cooking tasty breakfasts, lunches and dinners for all family to enjoy. We provide the basics like pots and pans, but no food/drink is provided. Please treat our kitchen with the love and respect you would your own to keep it in great condition for other guests.

- Please be sure to ventilate the kitchen after cooking anything that could leave a strong smell behind.
- Be careful not to wash food remains down the drain. Please throw any kitchen scraps into the garbage.
- Please switch on the dishwasher when it's full.
- To simplify the inventory process, please return any kitchen items back where you originally found them.

PARKING

We have parking space available for several cars on the driveway. Please be careful when turning around or backing up to the main road.

DAMAGE AND BREAKS

While we know our guests won't intentionally break anything at our vacation rental, we understand that accidents can happen sometimes, and kids will be kids. Here is what you need to know about accidental damage or breakage during your stay.

- Always report any accidental damage or breakage in a timely manner, especially before check-out.

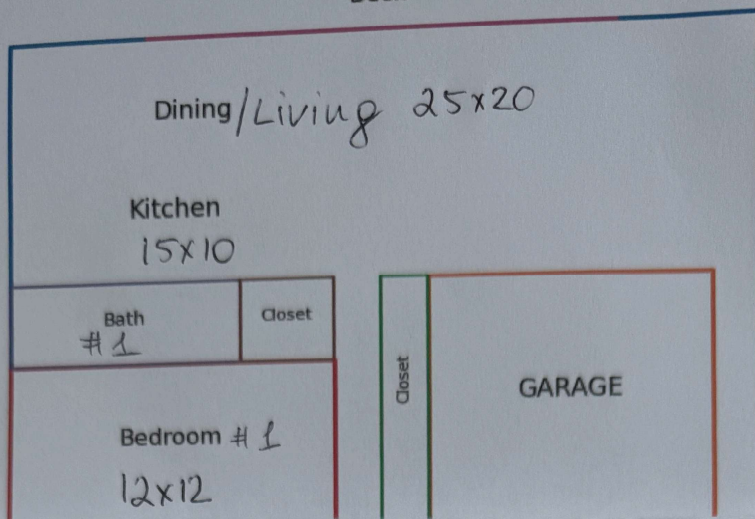
- Please do not move any furniture from one room to another without agreeing to it with us first.
- In case any damage to the property or its appliances is not covered by our insurance, the guest will pay for the repair costs from the security deposit.

NO FIREWORKS ON THE PROPERTY.

COMPLIANCE AND FINAL AGREEMENT

We've set out these house rules so that every guest visiting our property has a safe, secure and most importantly, fun stay at our place. Compliance with these rules is essential for every member of the traveling party. We hope you have a great time and find everything you need at our home.

- Breach of any of these house rules is a breach of the terms and conditions of occupancy, as per the rental agreement.
- We reserve the right to evict any guests or visitors from the property who refuse to follow these house rules.
- In any case, please use common sense while staying in our house. If you are unsure about any of the rules and require further clarification, please give us a call/text.

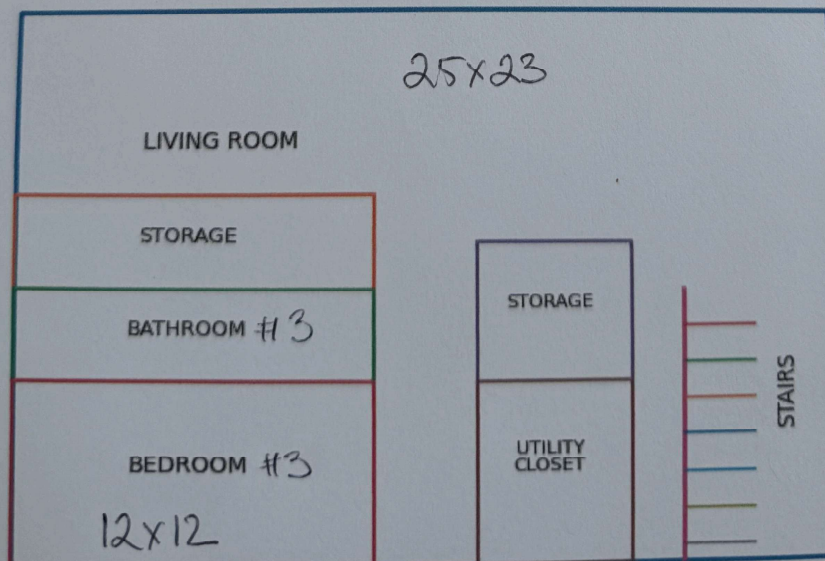


MAIN
LEVEL

Second Floor



DECK



Lower Level



both is inside of Garage
Devils Lake Pkwy



Re: Seeking approval from sanitary districts

From Howard Castle <hcastle.commissioner.bsd1@gmail.com>

Date Thu 6/11/2026 4:03 PM

To Catherine Mayer <canyonlodgedells@gmail.com>; Amber Ryan <amber.ryan@saukcountywi.gov>

CAUTION: This email originated from outside of your organization. Do not click links or open attachments unless you recognize the sender's email address and know the content is safe.

Amber,

This location is already being used as a short-term rental and the BSD#1 doesn't have any concerns at this point of it changing ownership and continuing as a short-term rental (S5731 Devils Lake Parkway).. But, as always, the position could change if quarterly billings of usage aren't paid promptly.

Best regards,

Howard Castle, Chairman-BSD#1

On Wed, Jun 10, 2026 at 3:44 PM Catherine Mayer <canyonlodgedells@gmail.com> wrote:

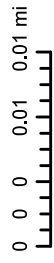
Good afternoon, I have submitted an application to Sauk County to obtain a license for lodging house. I spoke with Amber Ryan from Sauk county and they gave me this contact email to request it . I am looking to get everything submitted by the end of this week to be able to make it to the Julys meeting. Property address is : S5731 Devils Lake Parkway, Baraboo WI 53913.

Thank you
Catherine Mayer
608370-3353
Canyonlodgedells@gmail.com

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Regards,

Howard Castle, Commissioner



FOR INFORMATIONAL PURPOSES ONLY Sauk County does not attest to the accuracy of the data contained herein and makes no warranty with respect to its correctness or validity. Data contained in this map is limited by the method and accuracy of its collection.

S5731 Devils Lake Parkway Site Pictures Taken 6/18/2026 By Amber Ryan, LRE Staff



This picture shows the front of the house from the road Devils Lake Parkway.

S5731 Devils Lake Parkway Site Pictures Taken 6/18/2026 By Amber Ryan, LRE Staff



This picture shows the designated parking for the house.

S5731 Devils Lake Parkway Site Pictures Taken 6/18/2026 By Amber Ryan, LRE Staff



These pictures show the well for the property, garage entrance, and entrance to back deck.



S5731 Devils Lake Parkway Site Pictures Taken 6/18/2026 By Amber Ryan, LRE Staff



These picture shows
the upper and lower
patio areas of the
house.

