

Owner: Vincent & Rachelle Senese

Applicant/Agent: Same

Town: Wind Lake Norway

Zoning district(s): R5

TO THE RACINE COUNTY ECONOMIC DEVELOPMENT & LAND USE PLANNING COMMITTEE:

The undersigned requests a conditional use / site plan review permit to (specify use, project, structure, size, etc.)
Request shoreland/flood plain conditional use to place fill in the FFO Urban Floodplain Fringe Overlay District and construct a single-family residence with attached garage and covered deck on a slab

AT (site address): 24470 Sandy Point Dr (directly west of 24422 Sandy Point Dr)

Subdivision: Sandy Point Subdivision Lot(s): 14 & 15 Block: 2

Parcel # 010042009066000 Section(s) 9 T 4 N R 20 E

If served by municipal sewer, check here: Sanitary permit #: N/A

Attached are:

- zoning permit application
- 12 SETS: drawn-to-scale site plan that is based on a survey (10 of the 12 should be sized or folded to 8.5" x 11")
- letter of agent status
- hearing/review fee (Fees are non-refundable, & republication/amendment fees will be charged where applicable.)
- N/A 3 SETS: landscaping/lighting plan
- 12 SETS: report/cover letter & operations plan
- abutting property owners' names & mailing addresses
- N/A other

print name: Vincent & Rachelle Senese
address: 7646 E Wind Lake Rd
Wind Lake, WI 53185

e-mail address: vsenese@gilbaneco.com
telephone #: (312) 848 - 8302

signed: [Signature]

STAFF USE ONLY:

BASED ON CURRENT MAPPING, check applicable statement(s) below & underline or circle the word "all" or "partially".

- The property is all / partially located in the Wind Lake shoreland area.
- The project is all / partially located in the Wind Lake shoreland area.
- The property is partially located in the Wind Lake floodplain.
- The project is all / partially located in the Wind Lake floodplain.
- The property is all / partially located in the wetland.
- The project is all / partially located in the wetland.

The applicant is subject to the following Racine County Ordinance provisions (specify article/section):

Art VI, Div. 8, R-5 Urban Residential District II; Art VII, Div. 3 Shoreland; Art VIII, Div. 8 Shoreland; Sec 20-1595 standards for development in the FFO and Natural Resources Code 115
Shoreland contract: yes no Minimum Zoning Standards for Shorelands of the Wisconsin Administrative Code

Public hearing date: March 15, 2021 Site plan review meeting date: N/A

Submittal received by: Jarman Czuta Date petition filed: _____

cash or check #: 1072 amount received: \$ 520⁰⁰

APPLICATION FOR ZONING PERMIT
 RACINE COUNTY, WISCONSIN (Rev. 11/20)

PERMIT NO. _____
 DATE PERMIT ISSUED _____

OWNER Vincent & Rachelle Senese
 Mailing Address 7646 E Wind Lake Rd

APPLICANT Vincent & Rachelle Senese
 Mailing Address 7646 E Wind Lake Rd

Wind Lake, WI 53185
 City State Zip
 Phone (H) (312) 848 - 8302

Wind Lake, WI 53185
 City State Zip
 Phone (H) (312) 848 - 8302

Parcel Id. # 010042009066000

Site Address 24470 Sandy Point Dr.

Municipality Norway Section(s) 9 Town 4 North, Range 20 East

Lot 14 Block 2 Subdivision Name Sandy Point Subdivision CSM# —

Proposed Construction/Use Single Family Residence with attached garage
and covered deck constructed on a slab

		(Res.)	(A# of Cdr. + portion of Res)	(Unc. Deck)
New	<input checked="" type="checkbox"/>	Principal Bldg. <input checked="" type="checkbox"/>	Size (76 x 40)	(40 x 57) (40 x 20)
Addition	<input type="checkbox"/>	Accessory <input type="checkbox"/>	Area (sq ft) (3040)	(2280) (800)
Alteration	<input type="checkbox"/>	Deck <input type="checkbox"/>	# of Units/Stories 1 /	Building Ht.-Avg. (ft.) 16'
Conversion	<input type="checkbox"/>	Sign <input type="checkbox"/>	Peak Ht. (ft.) 23	100-Yr. Floodplain Elev. 772.8
Temporary	<input type="checkbox"/>	Other <input type="checkbox"/>	Eave Ht. (ft.) 9	Flood Protection Elev. 779.8

Contractor Wellenstein & Son Est. Value w/Labor \$ 250,000 ZONING DISTRICT R5

Existing Nonconforming?	N/A <input checked="" type="checkbox"/>	* Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Yard Setbacks	Proposed	OK?
*Structure's Fair Mkt Value \$	<u>—</u>	Cumulative % <u>—</u>	Street-1 st	<u>279.66'</u>	<u>Y</u>
*>50% of Fair Market Value?	N/A <input checked="" type="checkbox"/>	Yes <input type="checkbox"/> No <input type="checkbox"/>	Street-2 nd	<u>—</u>	<u>—</u>
Structure in Shoreland? (per map)	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	Side-1 st	<u>24'</u>	<u>Y</u>	
Structure in Floodplain? (per map)	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	Side-2 nd	<u>16'</u>	<u>Y</u>	
Structure in Wetland? (per map)	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Rear	<u>—</u>	<u>—</u>	
Substandard Lot?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Shore	<u>180.42'</u>	<u>Y</u>	
Abutting Lot-Same Owner/Closely Related?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Total Acc. Structures	<u>—</u>	<u>—</u>	
BOA Variance Needed?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Date of Approval	<u>—</u>	<u>—</u>	
Conditional Use/Site Plan Needed?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	Date of Approval	<u>—</u>	<u>—</u>	
Shoreland Contract Needed?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	Date of Approval	<u>—</u>	<u>—</u>	

Additional Zoning Permit Stipulations Listed on Back of this Form? Yes No (If "Yes," see back)

The applicant hereby acknowledges receipt of notice contained herein and certifies that submitted information/ attachments are true and correct to the best of the knowledge and belief of the signer, and that all construction/ use will be done in accordance with the Zoning Ordinance, applicable stipulations, and Wisconsin laws.

BOA Conditional Use/Site Plan Pd: \$ 520⁰⁰ VS 01.20.2021
 Cash/Check/CC Date # _____ Signature of Owner /Applicant Date

Shoreland Contract Fee Pd: \$ _____ Vincent Senese
 Cash/Check/CC Date # _____ Print Name(s)

Zoning Permit Fee Pd: \$ 500⁰⁰
 Cash/Check/CC Date # 1072 Notes (revisions, extensions, etc.)

Other: Pd: \$ _____ Jcc
 if shoreland erosion review fee is included above Zoning Administrator (Staff Initials)

Make checks payable to "Racine County Development Services" - Note: ALL FEES ARE NONREFUNDABLE (OVER

PIN 010042009066000

February 11, 2021

Re: Senese - Sandy Point Lot 14 Conditional Use Application

Subject: Cover Letter

All –

As required by the shoreland conditional use permit the following is a summary information on the proposed single-family residence on Lot 14 of the Sandy Point Subdivision on Wind Lake. The parcel ID # is 010042009066000. This will be the primary residence for Vincent & Rachelle Senese, along with our three children. Currently the lot is vacant land, with no existing structures and as detailed in the enclosure information the bluish grey single-family residence is proposed to be constructed 180' from the shoreline. The placement of the structure will require fill to be placed on the lot starting April 5th, 2021. After the lot has been graded per the enclosed proposed civil grades, the structure construction will commence, concluding Fall 2022. The development is sewer in alignment with as built utility locates noted on the enclosed documentation.

Thank you,

Vincent Senese

RECEIVED

FEB 11 2021

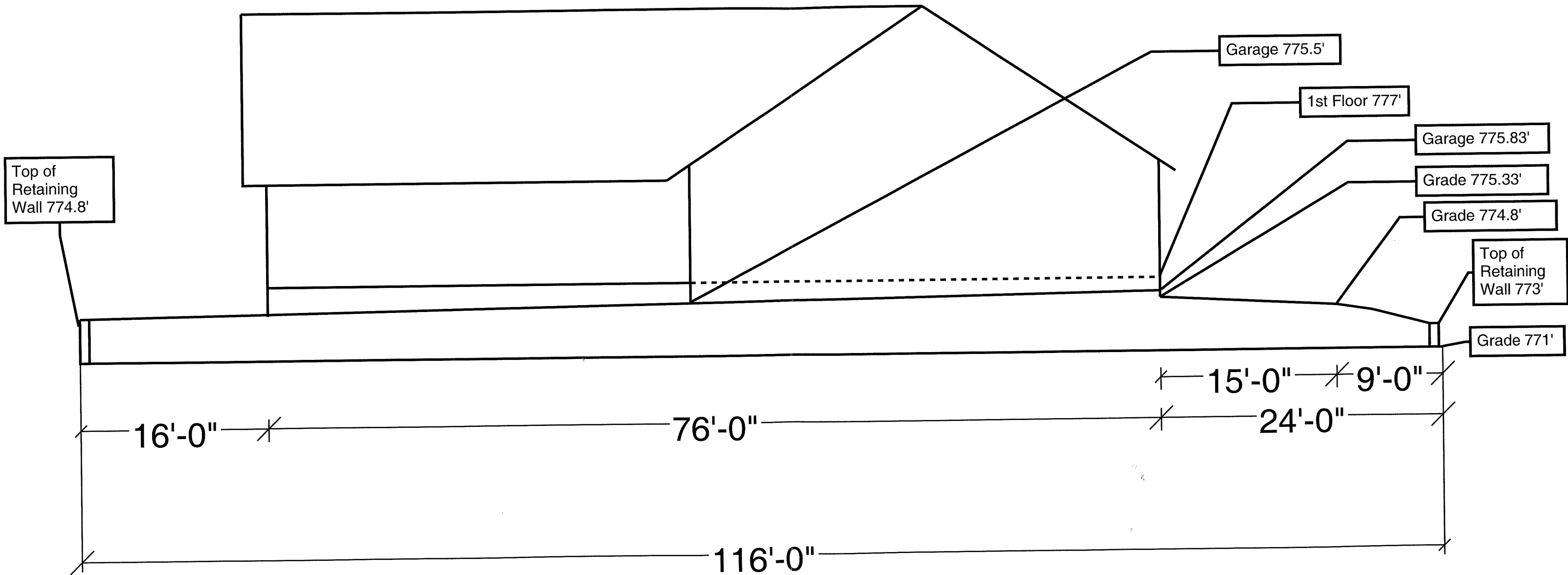
RACINE COUNTY

Senese - Sandy Point Lot 14 Conditional Use - FFO Fill Cross Section

North South Cut

2.11.2021

Scale 1/8" = 1' 0"



Senese - Sandy Point Lot 14 Conditional Use - FFO Fill Cross Section

East West Cut

2.11.2021

Scale 1/8" = 1' 0"

