

SHORELAND CONDITIONAL USE APPLICATION

Racine County, Wisconsin

Owner: Ruby Ciardo

Applicant/Agent: Matthew York

Municipality: Norway

Zoning district(s): R-5

A shoreland contract/conditional use is required for the proposed (specify use, project, structure, size, etc.)
to raze the existing residence and to place fill in the FFO, Urban Flood Fringe Overlay District, to construct a single-family residence with an attached garage and uncover deck

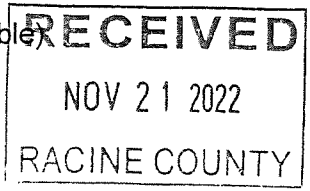
AT (site address): 24333 N. Wind Lake Road

Parcel # 010.04.20.04.038.000 Section(s) 04 T 20 N R 04 E

If served by municipal sewer, check here: Sanitary permit #: _____

Attached are:

- Zoning permit application
- Survey or drawn-to-scale site plan
- Letter of Agent Status
- Other
- Review fee (Fees are non-refundable)
- N/A Impervious Surface Calculations
- N/A Mitigation Plan



Print name: Matthew York

E-mail address: millennia.signature.homes@gmail.com

Address: Millennia Homes
PO Box 303
Muriego WI 53150

Telephone #: 262-951-5200

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 _____ shoreland area.
- The property is all partially located in the _____ floodplain.
- The project is all partially located in the _____ floodplain.
- The property is all partially located in the wetland.
- N/A The project is all / partially located in the wetland.

The applicant is subject to the following Racine County Ordinance provisions:

Article VI, Division 8, R-5 Urban Residential District II

Article VII, Division 3, Shoreland and Article VIII, Division 8, Shoreland Uses.

Additional provisions (If Applicable): 20.1595 Standards for Development in the FFO

Submittal received by: [Signature]

Date petition filed: 11.21.2022

Cash / ~~CC~~ date 5/05 (Check #) _____

Amount received: \$ 520.00

APPLICATION FOR ZONING PERMIT
 RACINE COUNTY, WISCONSIN (R 22)

PERMIT NO. _____
 DATE PERMIT ISSUED _____

OWNER Peter & Sarah Ciardo
Mailing Address 24333 N. Wind Lake Road
Wind Lake, WI 53185
 City State Zip

APPLICANT Matthew York
Mailing Address 25410 S. Wind Lake Road
Wind Lake, WI 53185
 City State Zip

Phone 262-424-9677

Phone 262-951-5200

Email pciardo@westernplows.com

Email MillenniaSignatureHomes@gmail.com

Parcel Id. # 010.04.20.04.038.000

Site Address 24333 N. Wind Lake Road

Municipality Norway Section(s) 04 Town 20 North, Range 04 East

Lot 18/19 Block - Subdivision Name JOHN GORTZ CSM # N/A

Proposed Construction/Use to raze the existing residence and to place fill in the FFO, Urban Flood Fringe Overlay District, to construct a single-family residence with an attached garage and uncovered deck.

New	<input checked="" type="checkbox"/>	Principal Bldg.	<input checked="" type="checkbox"/>	Size (<u>38' x 38'</u>	(<u>21.07' x 12'</u>)	(_____	x	_____)
Addition	_____	Accessory	_____	Area (sq ft.)	<u>2,415 per building plans</u>								
Alteration	_____	Deck	_____	Peak Ht. (ft.)	<u>20.12'</u>			100-Yr. Floodplain Elev.	<u>772.8'</u>				
Conversion	_____	Sign	_____	Eave Ht. (ft.)	<u>18.9'</u>			Flood Protection Elev.	<u>774.8'</u>				
Temporary	_____	Other	_____	Building Ht.-Avg. (ft.)	<u>22.5'</u>								

Contractor Millennia Homes **Est. Value w/Labor \$** 350,000 **ZONING DISTRICT** R-5

Existing Nonconforming?	N/A	Yes	_____	No	<input checked="" type="checkbox"/>	Yard Setbacks	Proposed	<u>OK?</u>
Structure in Shoreland? (per map)	_____	Yes	<input checked="" type="checkbox"/>	No	_____	Street-1 st	<u>31.2'</u>	<u>yes</u>
Mitigation or Buffer Needed?	_____	Yes	_____	No	_____	Street-2 nd	<u>-</u>	<u>↓</u>
Structure in Floodplain? (per map)	_____	*Yes	<input checked="" type="checkbox"/>	No	_____	Side-1 st	<u>11'</u>	<u>↓</u>
*Structure's Fair Market Value \$	<u>N/A</u>	Cumulative %	_____	Side-2 nd	_____	Shore	<u>20.8'</u>	<u>↓</u>
*>50% of Fair Market Value?	<u>N/A</u>	Yes	_____	No	<input checked="" type="checkbox"/>	Shore	<u>±500'</u>	<u>↓</u>
Structure in Wetland? (per map)	_____	Yes	_____	No	<input checked="" type="checkbox"/>	Rear	<u>-</u>	<u>↓</u>
Substandard Lot?	_____	Yes	_____	No	<input checked="" type="checkbox"/>	Total Acc. Structures	_____	_____
BOA Variance Needed?	_____	Yes	_____	No	<input checked="" type="checkbox"/>	Date of Approval	_____	_____
Conditional Use Site Plan Needed?	_____	Yes	<input checked="" type="checkbox"/>	No	_____	Date of Approval	_____	_____
Shoreland Contract Needed?	_____	Yes	<input checked="" type="checkbox"/>	No	_____	Date of Approval	_____	_____

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: \$ 520.00 Matthew York 11/19/22
 CC Date ~~Check#/Cash~~ 505 Signature of Owner/Applicant/Agent Date

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

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

Other: _____ Pd: \$ _____

if shoreland erosion review fee is included above Zoning Administrator

RECEIVED (Staff Initials)

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

NOV 24 2022

RACINE COUNTY

PIN 0100420-04-038000



Millennia Homes

Homes for the 21st Century

November 19, 2022

Racine County Zoning and Conditional Use
14200 Washington Avenue
Sturtevant, WI 53177

Property address: 24333 North Wind Lake Road, Wind Lake, WI 53185

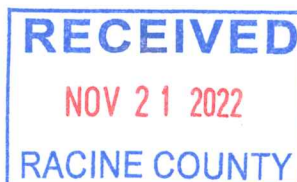
Dear Whoever it may concern;


We propose to raze the existing single family residence and build a new single family residence on the same property. We request to add fill to the building pad so that it complies with local and state codes. By adding the required fill the new home will effectively be able to be removed from the flood plain. We are prepared to add retaining walls on the two side lot lines so that drainage will not have adverse effects to the neighboring properties.


Respectfully submitted,



Matthew York
Millennia Signature Homes, LLC



P.O. Box  383
Muskego, WI 53150

Phone (262)  951-5200
Fax (262) 679-1301

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 NOV 21 2022
 RACINE COUNTY

AMBIT LAND SURVEYING
 8120-312th Ave.
 Wheatland, WI. 53105-8934
 Licensed Professionals in
 both Illinois & Wisconsin

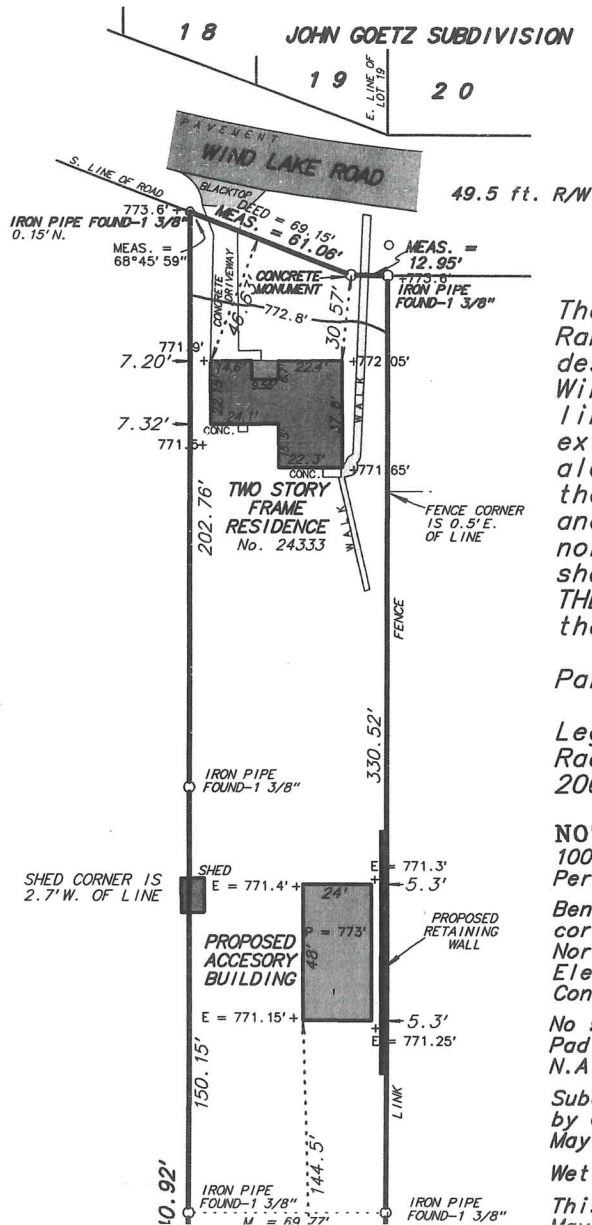
PLAT OF SURVEY

PHONE: 262-537-4874

FAX: 262-537-4221

EMAIL: ambit@tds.net

*Existing Survey showing house
 location and elevations.*



That part of the East Half of Section 4, Township 4 North, Range 20 East, of the 4th Principal Meridian, bounded and described as follows: BEGINNING on the southerly line of Wind Lake Road at the point of intersection of the west line of the east half of Lot 18, John Goetz Subdivision, extended southerly across said road; THENCE southeasterly along the south of said road 69.15 feet to a point south of the intersection of the east line of Lot 19 extended south and the south line of Wind Lake Road; THENCE South to the north shore line of Wind Lake; THENCE westerly along said shoreline to a point south of the place of beginning; THENCE North to the PLACE OF BEGINNING. Said land being in the Town of Norway, Racine County, Wisconsin.

Parcel Identification Number: 010-04-20-04-038-000

Legal description from Warranty Deed recorded with the Racine County Register of Deeds and recorded on March 5, 2007 as Document Number 2122771.

NOTES:

100 Year Floodplain Elevation = 772.8 ft. N.A.V.D. 1988
 Per F.E.M.A. Summary of Stillwater Elevations

Benchmark is a cast iron monument at the north meander corner of the East 1/4 corner of Section 4, Township 4 North, Range 20 East of the 4th Principal Meridian.
 Elev. = 772.768 Mean Sea Level, 1929 adjustment.
 Converted to 772.568 N.A.V.D. 1988

No structures exist within 40 feet of proposed construction.
 Pad elevation for proposed accessory building to be 773.0' N.A.V.D. 1988.

Subdistances to Wind Lake are taken from previous surveys by Gary Foat dated April 6, 2006 and Robert Wetzel dated May 26, 2004, due to high water from recent rainfall.

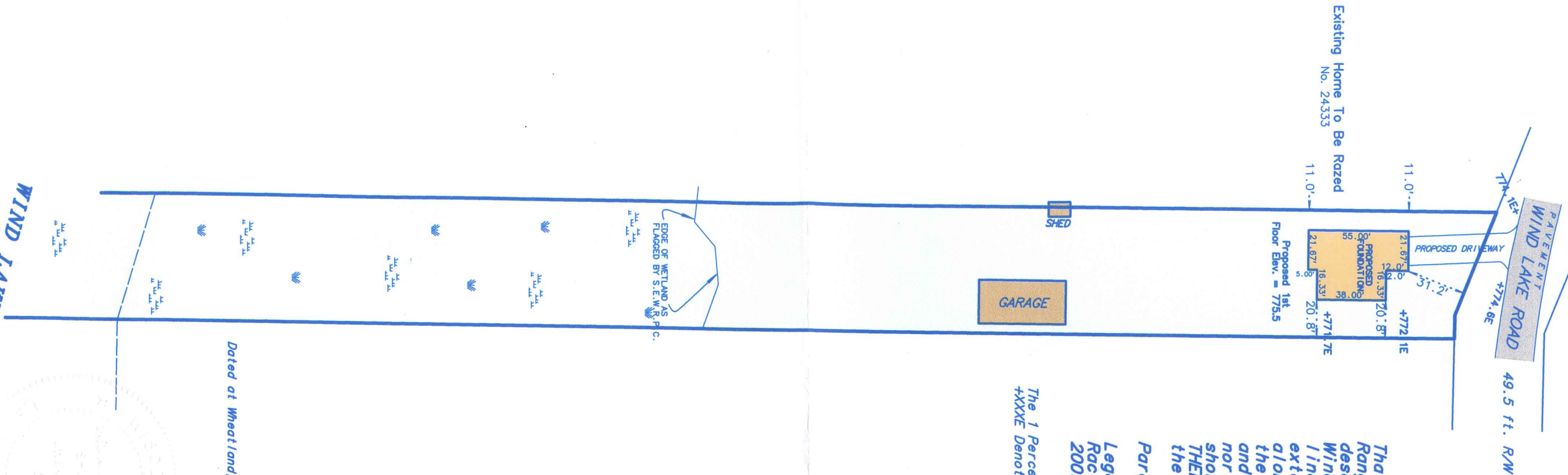
Wetland boundary staked by S.E.W.R.P.C. on October 12, 2015

This survey is a retracement of surveys by Robert Wetzel dated May 26, 2004 and Gary Foat dated April 6, 2006

SITE PLAN OF

PHONE: 262-5
 FAX: 262-5
 EMAIL: ambi

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 RACINE CO

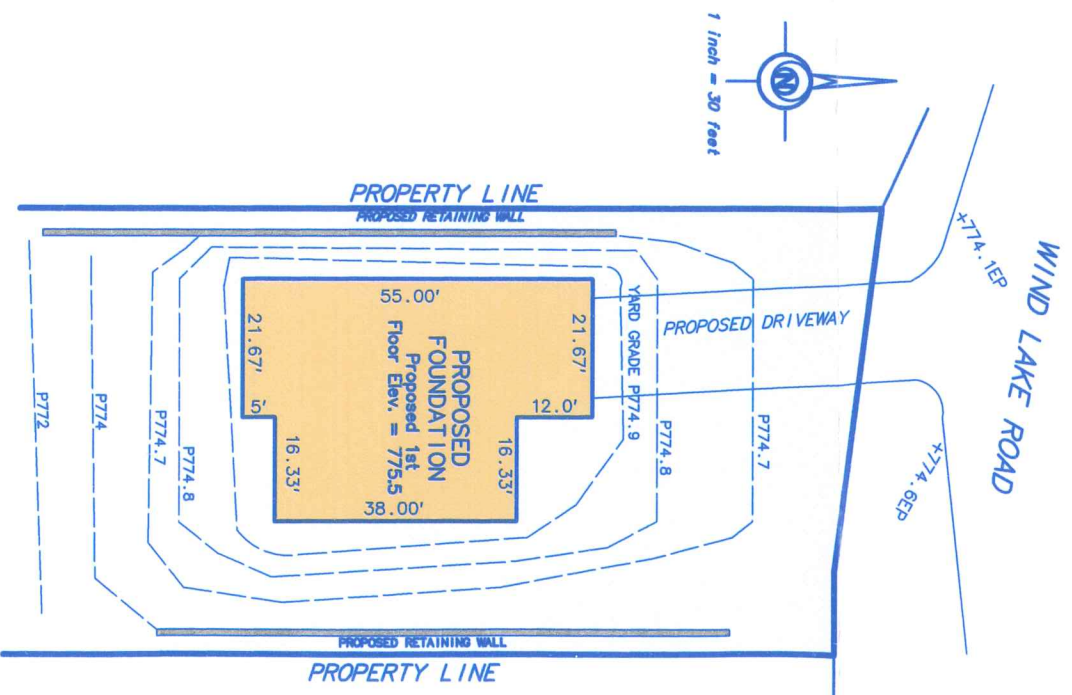


That part of the East Half of Section 4, Township 4 N Range 20 East, of the 4th Principal Meridian, bounded as described as follows: BEGINNING on the southerly line of Wind Lake Road at the point of intersection of the line of the east half of Lot 18, John Goetz Subdiv. extended southerly across said road; THENCE southeast along the south of said road 69.15 feet to a point south of the intersection of the east line of Lot 19 extended and the south line of Wind Lake Road; THENCE South & north shore line of Wind Lake; THENCE westerly along shoreline to a point south of the PLACE OF BEGINNING. Said land bears THENCE North to the PLACE OF BEGINNING. Said land bears the Town of Norway, Racine County, Wisconsin.

Parcel Identification Number: 010-04-20-04-038-000

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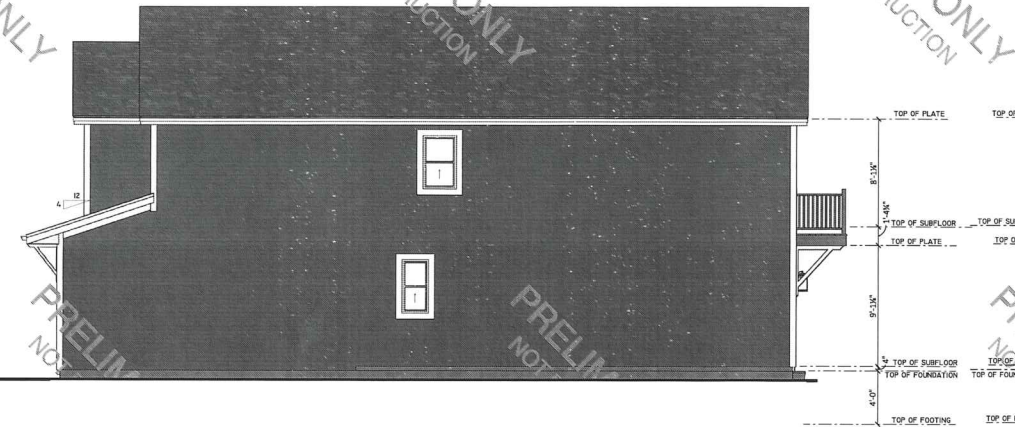
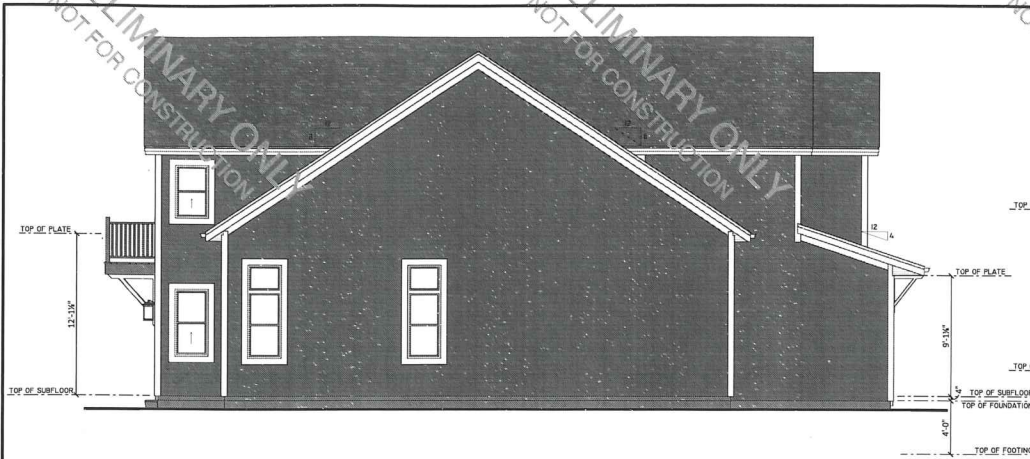
The 1 Percent Annual Chance For Flooding 772.8 ft. NAVD88
 +XXXXE Denotes Existing Elevation



Dated at Wheatland, Wisconsin this 16th day of November 2022.

SCALE: 1 inch = 60 feet
 ORDERED BY: M. York /Millennia Signature Homes, LLC

Mark A. Bolender
 Wisconsin Professional Land Surveyor - 1784



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REVISIONS

Ciardo Residence

SCALE: 1/4" = 1'-0"
 DRAWN BY:
 DATE: 11.17.2022

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 RACINE COUNTY

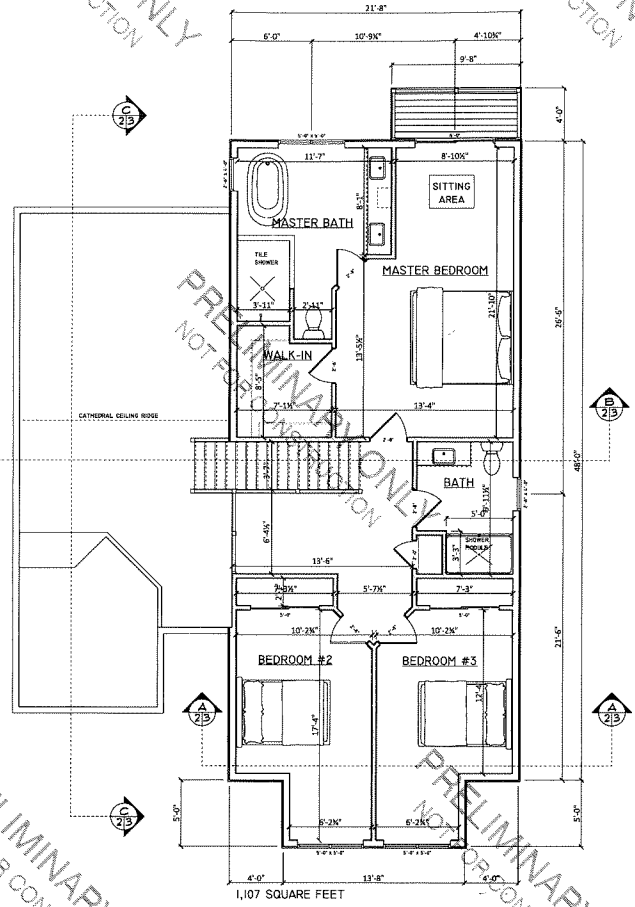
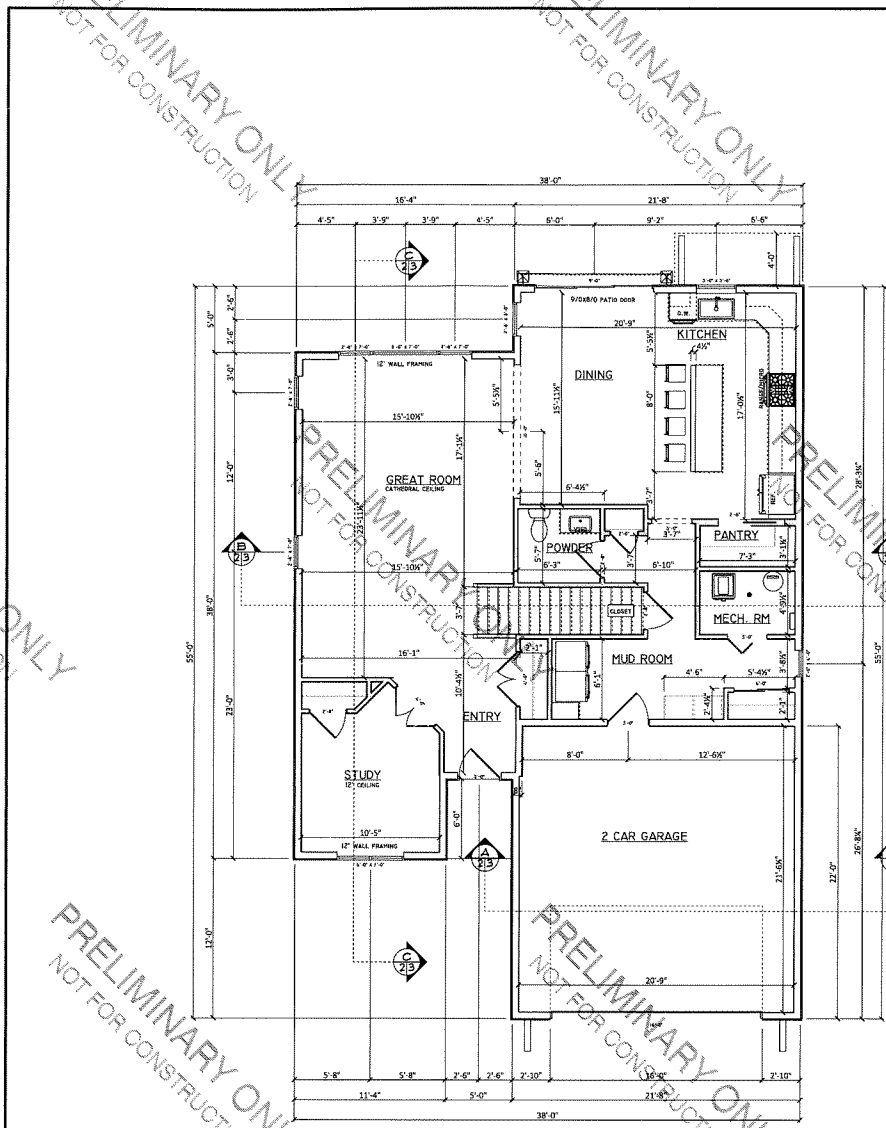


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REVISIONS
 Ciardo Residence

SCALE: 1/4" = 1'-0"
 DRAWN BY:
 DATE: 11.17.2022

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PRELIMINARY ONLY
 NOT FOR CONSTRUCTION



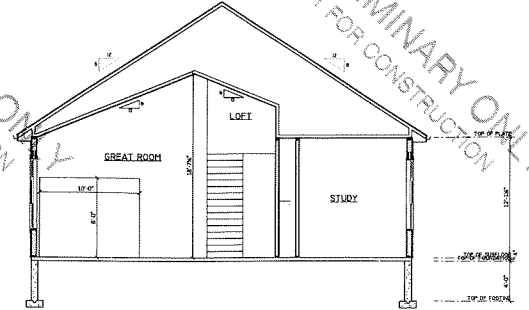
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REVISONS

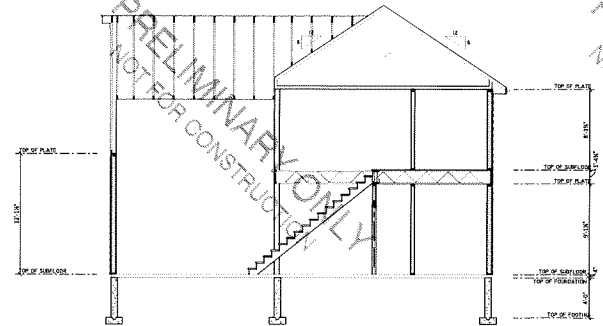
Ciardo Residence

SCALE: As Noted
 DRAWN BY:
 DATE: 11.17.2022

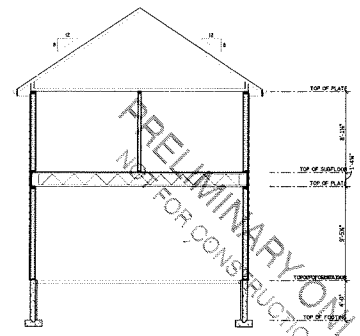
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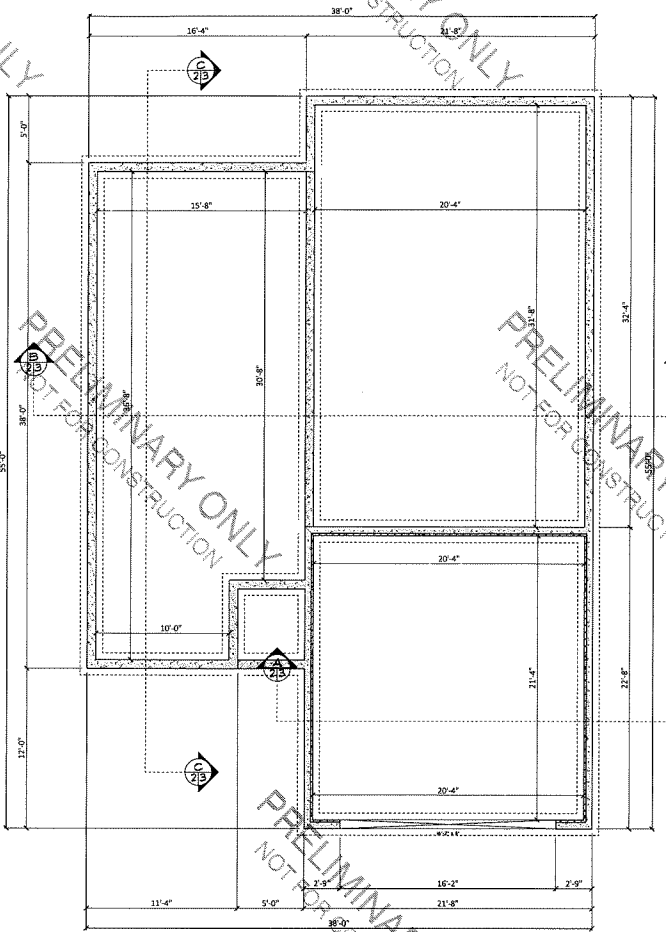
CROSS SECTION C
 SCALE: 3/16" = 1'-0"



CROSS SECTION B
 SCALE: 3/16" = 1'-0"



CROSS SECTION A
 SCALE: 3/16" = 1'-0"



FOUNDATION
 SCALE: 3/16" = 1'-0"

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