

APPLICATION FOR ZONING PERMIT  
 RACINE COUNTY, WISCONSIN (Rev. 02/22)

PH ITEM # 3

NO. \_\_\_\_\_  
 DATE PERMIT ISSUED \_\_\_\_\_

OWNER BRIAN MEYER  
 Mailing \_\_\_\_\_  
 Address 8340 E Windlake Rd  
Windlake WI 53185  
 City State Zip

APPLICANT BRIAN MEYER  
 Mailing \_\_\_\_\_  
 Address 8340 E Windlake Rd  
Windlake WI 53185  
 City State Zip

Phone 414-531-3052  
 Email BRE11528@YAHOO.COM

Phone 414-531-3052  
 Email BRE11528@YAHOO.COM

Parcel Id. # 010042003061000

Site Address 8340 E. Wind Lake Road

Municipality Norway Section(s) 3 Town 04 North, Range 20 East

Lot — Block — Subdivision Name — CSM # —

Proposed Construction/Use Place fill in the FFO, Urban Flood Fringe Overlay District and Construct a detached garage

New	<input checked="" type="checkbox"/>	Principal Bldg.	Size	<u>(34 x 55)</u>	( — x — )	( — x — )
Addition	<input type="checkbox"/>	Accessory	Area (sq ft)	<u>(1870)</u>	( — )	( — )
Alteration	<input type="checkbox"/>	Deck	Peak Ht. (ft.)	<u>16'3"</u>		100-Yr. Floodplain Elev. <u>773.0 (1979)</u>
Conversion	<input type="checkbox"/>	Sign	Eave Ht. (ft.)	<u>12'</u>		Flood Protection Elev. <u>—</u>
Temporary	<input type="checkbox"/>	Other	Building Ht.-Avg. (ft.)	<u>14.125'</u>		

Contractor	<u>Self</u>	Est. Value w/Labor \$	<u>40,000</u>	ZONING DISTRICT	<u>R-3</u>
Existing Nonconforming?	N/A <input checked="" type="checkbox"/>	Yes	No	Yard Setbacks	Proposed OK?
Structure in Shoreland? (per map)		Yes <input checked="" type="checkbox"/>	No	Street-1 <sup>st</sup>	<u>69'</u> <u>Yes</u>
Mitigation or Buffer Needed?		Yes	No <input checked="" type="checkbox"/>	Street-2 <sup>nd</sup>	<u>—</u> <u>—</u>
Structure in Floodplain? (per map)		*Yes <input checked="" type="checkbox"/>	No	Side-1 <sup>st</sup>	<u>50'</u> <u>Yes</u>
*Structure's Fair Market Value \$	<u>N/A</u>	Cumulative %		Side-2 <sup>nd</sup>	<u>60'</u> <u>Yes</u>
*>50% of Fair Market Value?	N/A <input checked="" type="checkbox"/>	Yes	No	Shore	<u>—</u> <u>—</u>
Structure in Wetland? (per map)		Yes	No <input checked="" type="checkbox"/>	Rear	<u>227'</u> <u>Yes</u>
Substandard Lot?		Yes	No <input checked="" type="checkbox"/>	Total Acc. Structures	<u>Allowable</u>
BOA Variance Needed?		Yes	No <input checked="" type="checkbox"/>	Date of Approval	<u>—</u>
Conditional Use/Site Plan Needed?		Yes <input checked="" type="checkbox"/>	No	Date of Approval	<u>—</u>
Shoreland Contract Needed?	<u>Combined w/cu</u>	Yes <input checked="" type="checkbox"/>	No	Date of Approval	<u>—</u>
Additional Zoning Permit Stipulations Listed on Back of this Form? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> (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 <u>Conditional Use/Site Plan</u>	Pd: \$ <u>520.00</u>	<u>Brian Meyer</u>	<u>4/17/23</u>
CC Date/Check#/Cash <u>0000366045</u>		Signature of Owner /Applicant/Agent	Date
Shoreland Contract Fee	Pd: \$ _____	<u>BRIAN MEYER</u>	
CC Date/Check#/Cash _____		Print Name(s)	
Zoning Permit Fee	Pd: \$ <u>125.00</u>		
CC Date/Check#/Cash _____		Notes (revisions, extensions, etc.)	
Other: _____	Pd: \$ _____		<u>JTM</u>

✓  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 0100420 - 03 - 061000

Owner: BRIAN MEYER Applicant/Agent: Brian Meyer  
 Town: Norway Zoning district(s): R-3

**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.)  
Place fill in the FFO, Urban Flood fringe Overlay District  
and construct a detached Garage

AT (site address): 8340 E Windlake Rd Windlake, WI 53185  
 Subdivision: — Lot(s): — Block: —  
 Parcel # 0100720 03 061000 Section(s) 3 T 04 N R 20 E  
 If served by municipal sewer, check here: X Sanitary permit #: N/A

**Attached are:**

- |  |   |
|--|---|
| <input checked="" type="checkbox"/> zoning permit application  | <input checked="" type="checkbox"/> hearing/review fee (Fees are non-refundable, & re-publication/amendment fees will be charged where applicable.) |
| <input checked="" type="checkbox"/> 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") | <input type="checkbox"/> 3 SETS: landscaping/lighting plan  |
| <input type="checkbox"/> letter of agent status  | <input checked="" type="checkbox"/> 12 SETS: report/cover letter & operations plan  |
|  | <input checked="" type="checkbox"/> abutting property owners' names & mailing addresses   |
|  | <input type="checkbox"/> other  |

print name: BRIAN MEYER e-mail address: BRIAN528@YAHOO.COM  
 address: 8340 E Windlake Rd, Windlake WI 53185 telephone #: 414-531-3052

signed: Brian Meyer

**STAFF USE ONLY:**

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

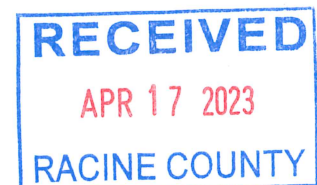
- The property is all / partially located in the Wind Lake shoreland area.  
 The project is all / partially located in the Wind Lake shoreland area.  
 The property is all / partially located in the Wind Lake floodplain.  
 The project is all / partially located in the Wind Lake floodplain.  
 The property 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. 5 R-3 Suburban Residential District (Secured); Art VII Div. 3 Shoreland; Art VIII Div 8 Shoreland Uses; and Section 20-1595 Standards for development in the FFO  
 Shoreland contract: yes  no   
 Public hearing date: May 17, 2023 Site plan review meeting date: N/A  
 Submittal received by: STM Date petition filed: 4/16/23  
 cash  or check # 0000366045 amount received: \$ 520.00

Racine County  
Economic Development & Land Committee

I Brian Meyer owner of the property at 8340 E Wind lake RD. Windlake, WI 53185  
Am proposing to build a new garage at my primary residence. There is no existing garage on the property. The previous garage was built in about 1920 and had become unstable and was removed do to it being a safety Hazard. I am proposing to build a 34X55X12 Steel garage near the previous Garage area. The Roof, trim and wanes coating will be in khaki the rest will be in sandstone to match the existing color of the residents. There will be one 10 x10 garage door four windows 24x36 and one man door. It will be built by Me and my two boys it will be assembled after work and weekends until completion. Construction will start as soon as permits are issued by the town of Norway. This structure will be unsewered development. I am hoping to get it done in two months but depending on weather and unforeseen situations could take till 4 months.

Thank You  
Brian Meyer



April 19, 1990

Date ...April 5, 1990

# PLAT OF SURVEY

R-39-38332

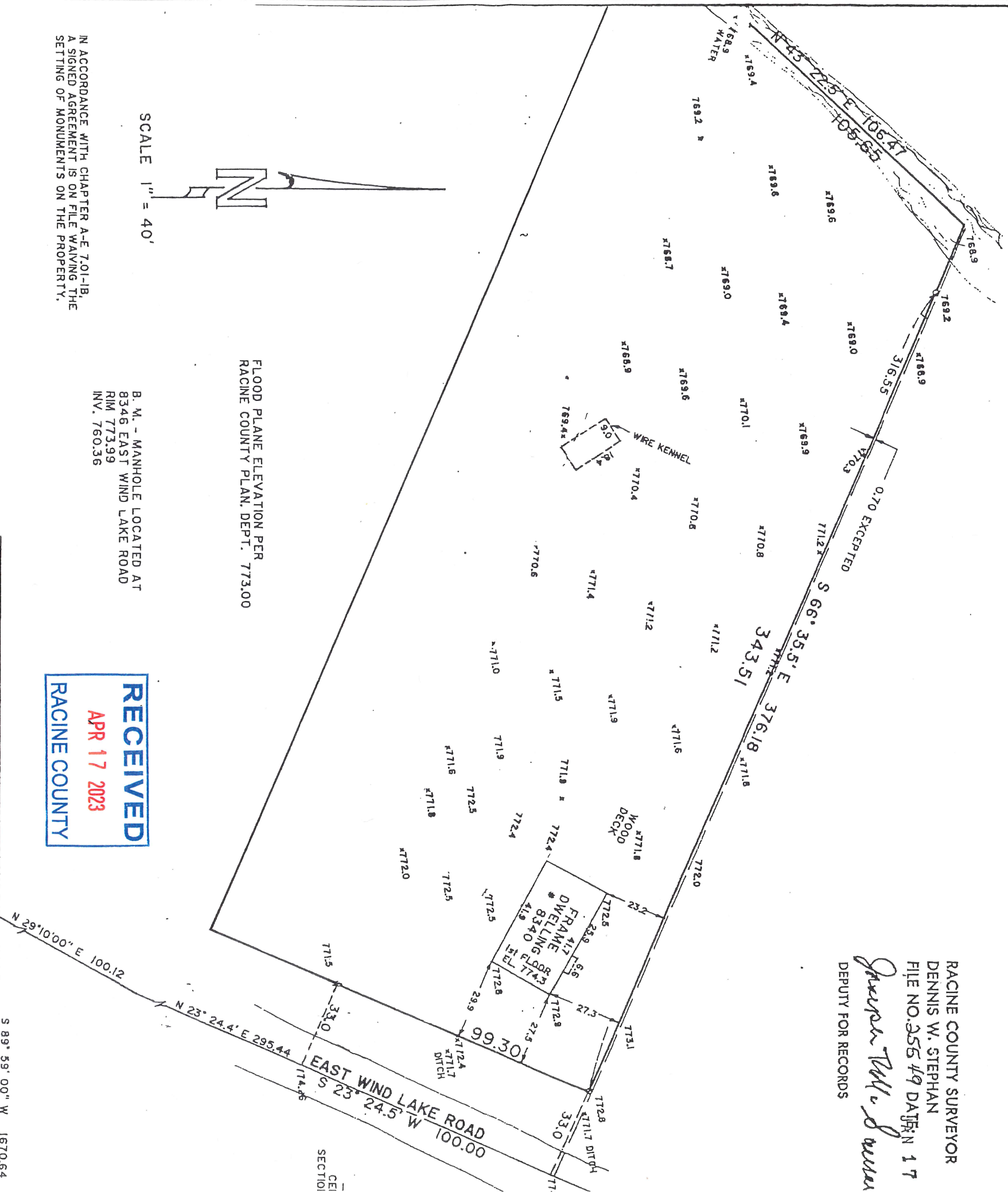
Job No. ...R-39-38300

That part of the Southwest 1/4 of Section 3, Township 4 North, Range 20 East, bounded as follows: Commence at the center of said Section 3; run thence south 1°01'13" West 1321.85 feet along the North and South 1/4 line of said Section to an iron stake; thence South 89°59' West 1670.64 feet along the North line of the Fischer-Rybacki property to a point in the center of Racine County Trunk Highway S' thence North 29°10' E 100.12 feet along the center line of said highway; thence North 23°24'-1/2' East 295.44 feet along the center of said highway to the point of beginning of this description; thence North 66°35'-1/2' West 412.59 feet to the center of a canal; thence North 43°22'-1/2' East 106.47 feet along the center of said canal; thence South 66°35'-1/2' East 376.18 feet to the center of said highway; thence North 23°24'-1/2' West 100.0 feet to the point of beginning. EXCEPTING therefrom the northerly 0.70 foot in width thereof. ALSO excepting therefrom the Easement over the Southeasterly 33 feet in width thereof for public highway purposes. Said land being the Town of Norway, Racine County, Wisconsin.

Located at 8340 East Wind Lake Road

Owner: James R. Draper

RACINE COUNTY SURVEYOR  
DENNIS W. STEPHAN  
FILE NO. 35549 DATE N 17  
*Dennis W. Stephan*  
DEPUTY FOR RECORDS



SCALE 1" = 40'



**RECEIVED**  
APR 17 2023  
RACINE COUNTY

IN ACCORDANCE WITH CHAPTER A-E 7.01-1B,  
A SIGNED AGREEMENT IS ON FILE WAIVING THE  
SETTING OF MONUMENTS ON THE PROPERTY.

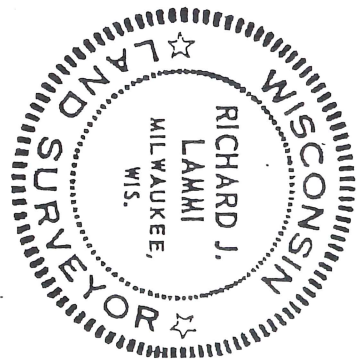
FOUND IRON PIPE  
SET IRON PIPE  
8522 West Lisbon Avenue  
Milwaukee, Wisconsin 53222  
SURVEYED FOR

St. Francis Bank  
2360 North 124th Street  
Mauwatosa, WI 53226

I, Richard J. Lammi, surveyed the above described property, and the above map is a true representation thereof and shows the size and location of the property, its exterior boundaries, the location and dimensions of all visible structures thereon, fences, apparent easements, roadways and visible encroachments.  
This survey is made for the exclusive use of the present owners of the property; also those who purchase, mortgage or guarantee the title thereto, within one year from date hereof.

LANDMARK SURVEYING CO.  
PHONE 461-3730

*Richard J. Lammi*  
REGISTERED LAND SURVEYOR NO. 577 - STATE OF WISCONSIN





April 19, 1990  
Date ..... APR 15, 1990

# PLAT OF SURVEY

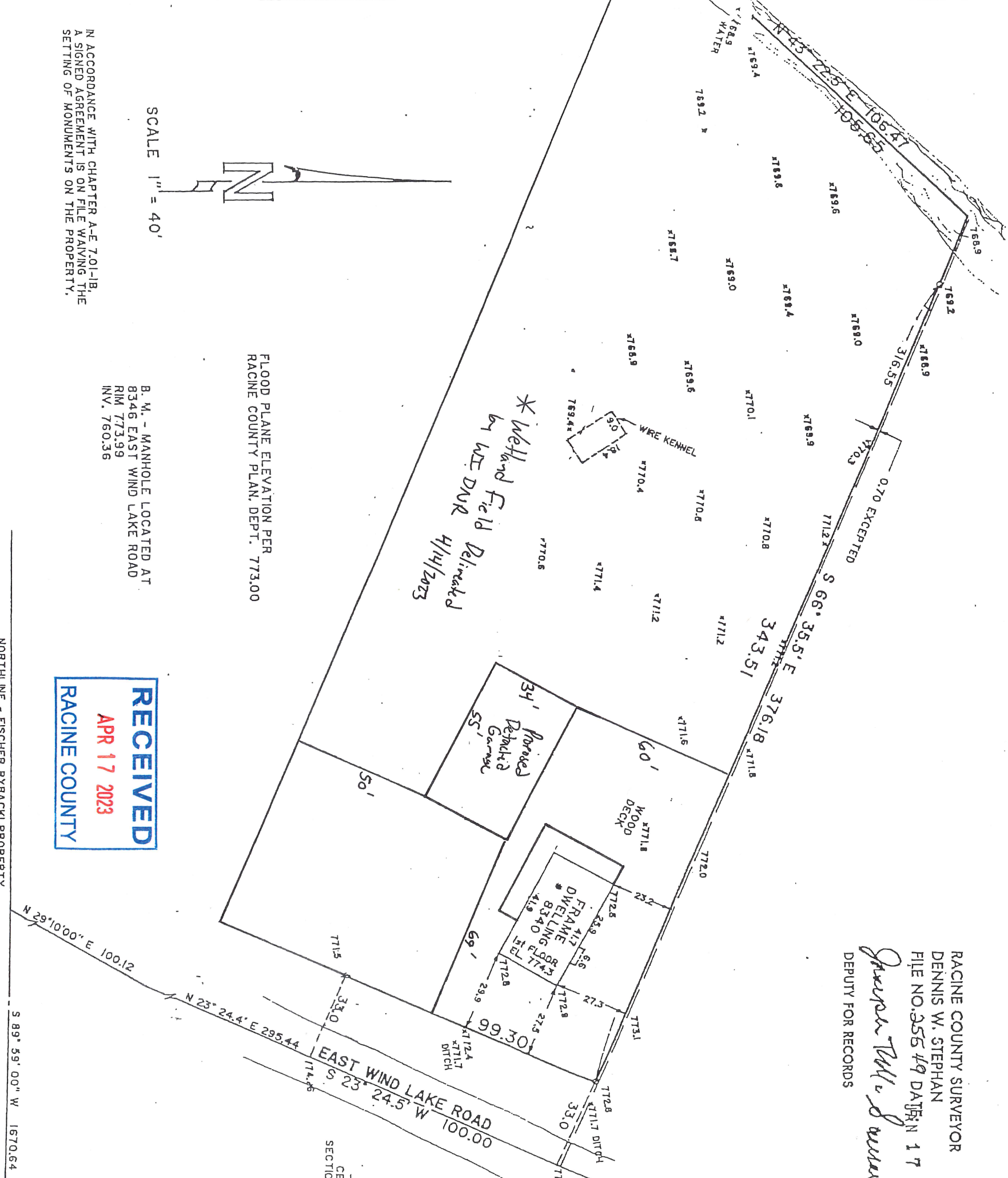
R-39-38332  
Job No. .... R-39-38300.....

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Located at 8340 East Wind Lake Road

Owner: James R. Draper

RACINE COUNTY SURVEYOR  
DENNIS W. STEPHAN  
FILE NO. 35549 DATE N 17  
*Dennis W. Stephan*  
DEPUTY FOR RECORDS



SCALE 1" = 40'

FLOOD PLANE ELEVATION PER  
RACINE COUNTY PLAN. DEPT. 773.00

B. M. - MANHOLE LOCATED AT  
8346 EAST WIND LAKE ROAD  
RIM 773.99  
INV. 760.36

**RECEIVED**  
APR 17 2023  
RACINE COUNTY

o . . FOUND IRON PIPE  
o . . SET IRON PIPE

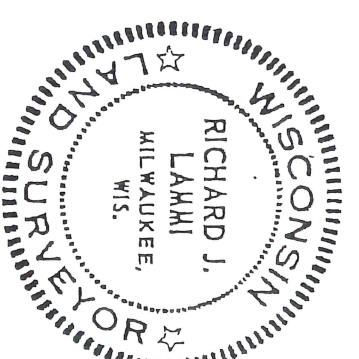
8522 West Lisbon Avenue  
Milwaukee, Wisconsin 53222  
SURVEYED FOR

St. Francis Bank  
2360 North 124th Street  
Wauwatosa, WI 53226

LANDMARK SURVEYING CO.

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This survey is made for the exclusive use of the present owners of the property; also those who purchase, mortgage or guarantee the title thereto, within one year from date hereof.

*Richard J. Lammi*  
REGISTERED LAND SURVEYOR NO. 8-777 - STATE OF WISCONSIN



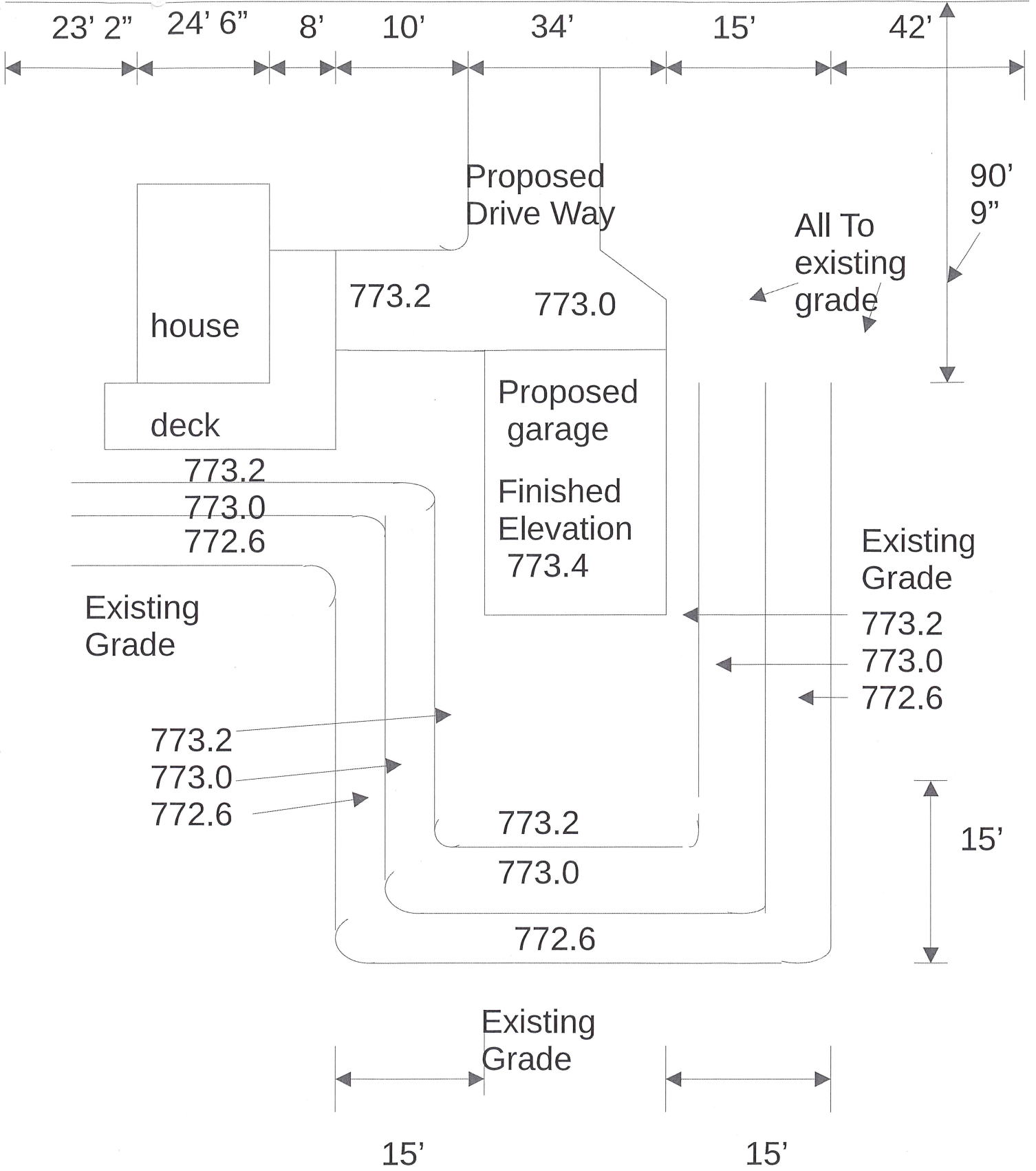
PHONE 461-3730

NORTHLINE - FISCHER RYBACKI PROPERTY  
S 89° 59' 00" W 1670.64

N 29°10'00" E 100.12

EAST WIND LAKE ROAD  
S 23° 24.5' W 100.00

Road



**RECEIVED**  
APR 17 2023  
RACINE COUNTY

16'3"

Wall Height  
12'

Proposed  
Drive way

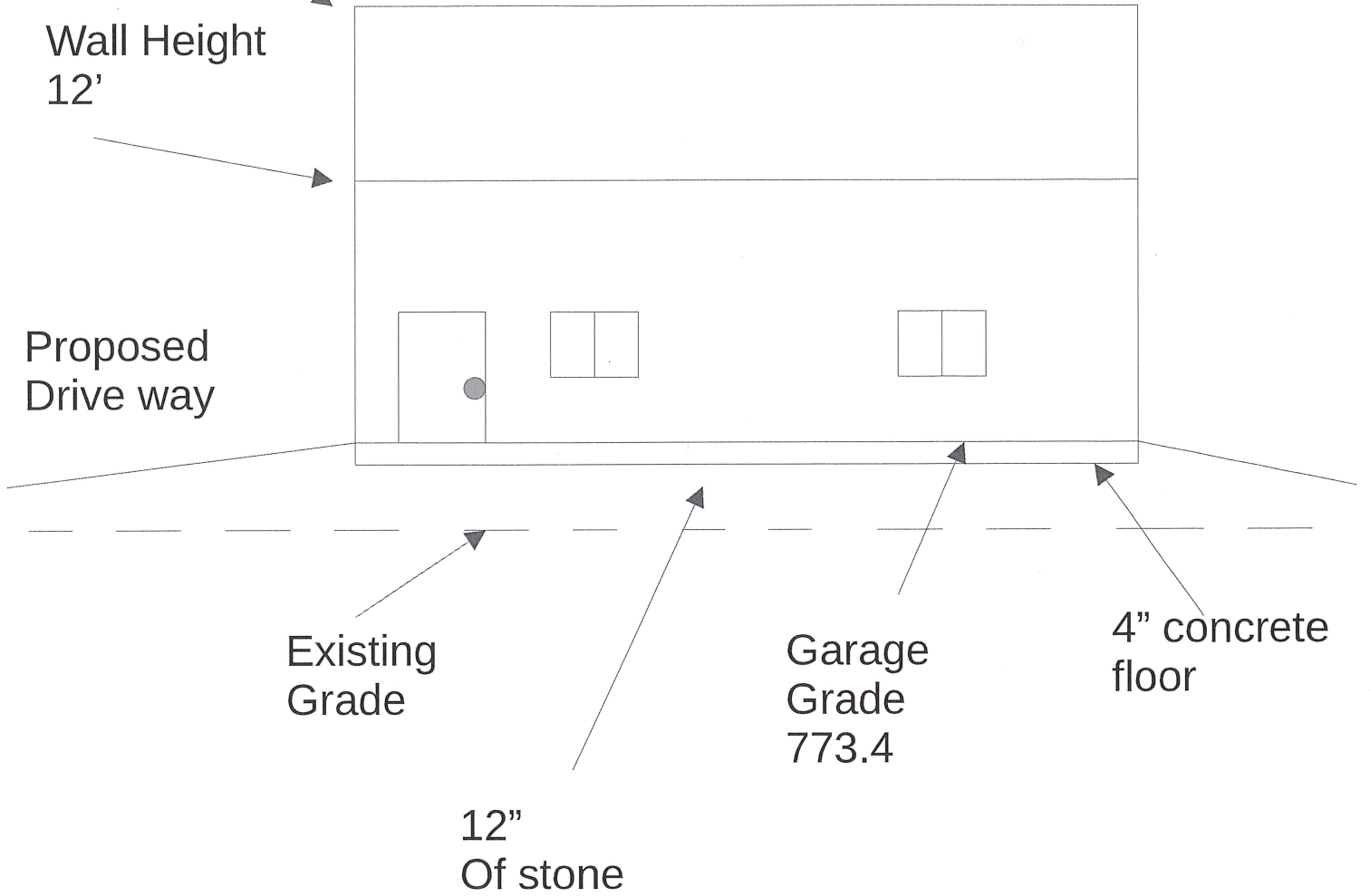
Existing  
Grade

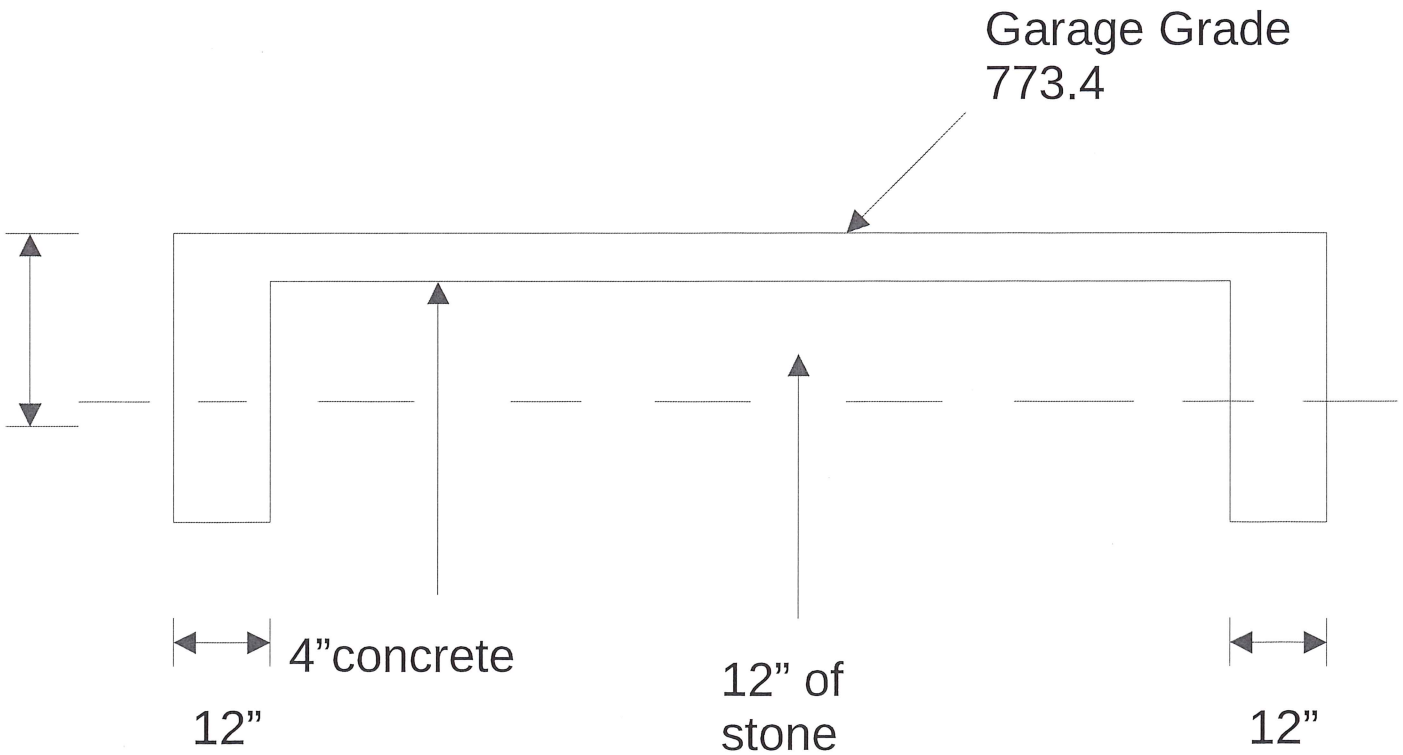
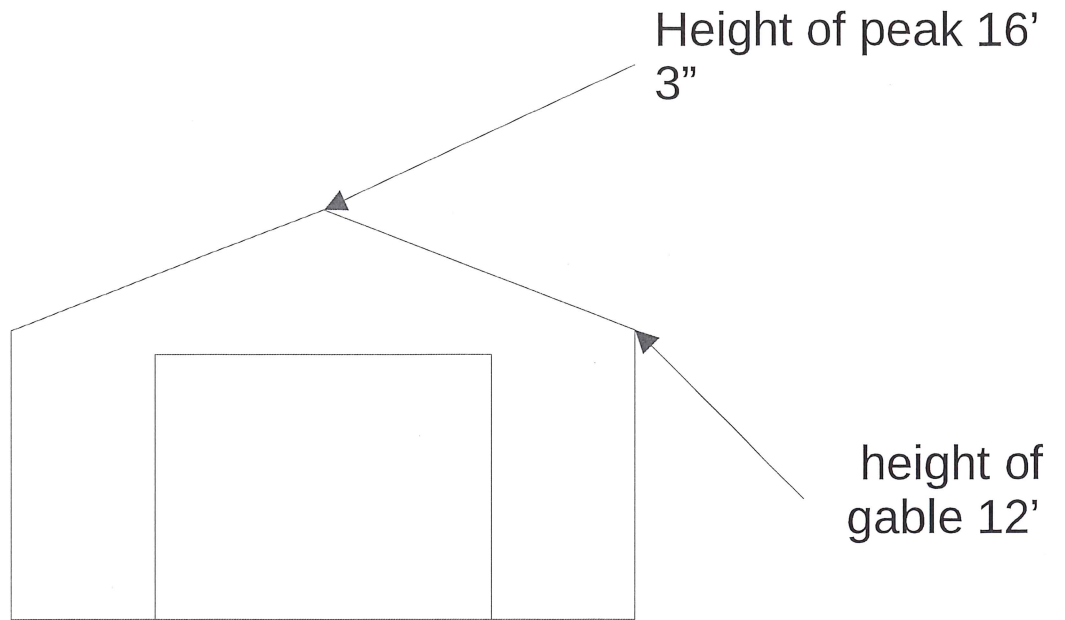
Garage  
Grade  
773.4

4" concrete  
floor

12"  
Of stone

**RECEIVED**  
APR 17 2023  
RACINE COUNTY





**RECEIVED**  
APR 17 2023  
RACINE COUNTY



# VersaTube User Guide

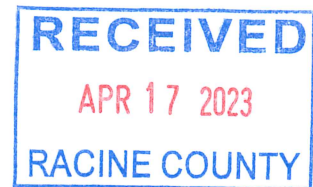
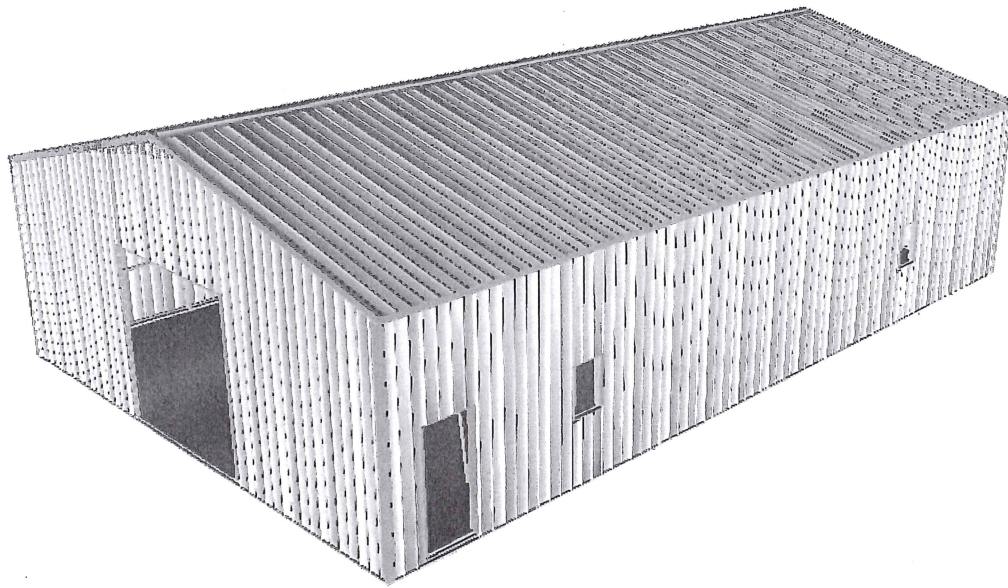
## Summit Garage 34 x 55 x 12

Design ID: 1527438

, null  
Order Date: 0NaN/NaN/NaN

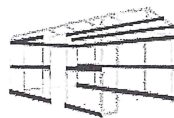
3D MODEL

Show Controls

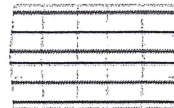


BUILDING TYPE

**Summit**



With Side Hat Channel (Girts)



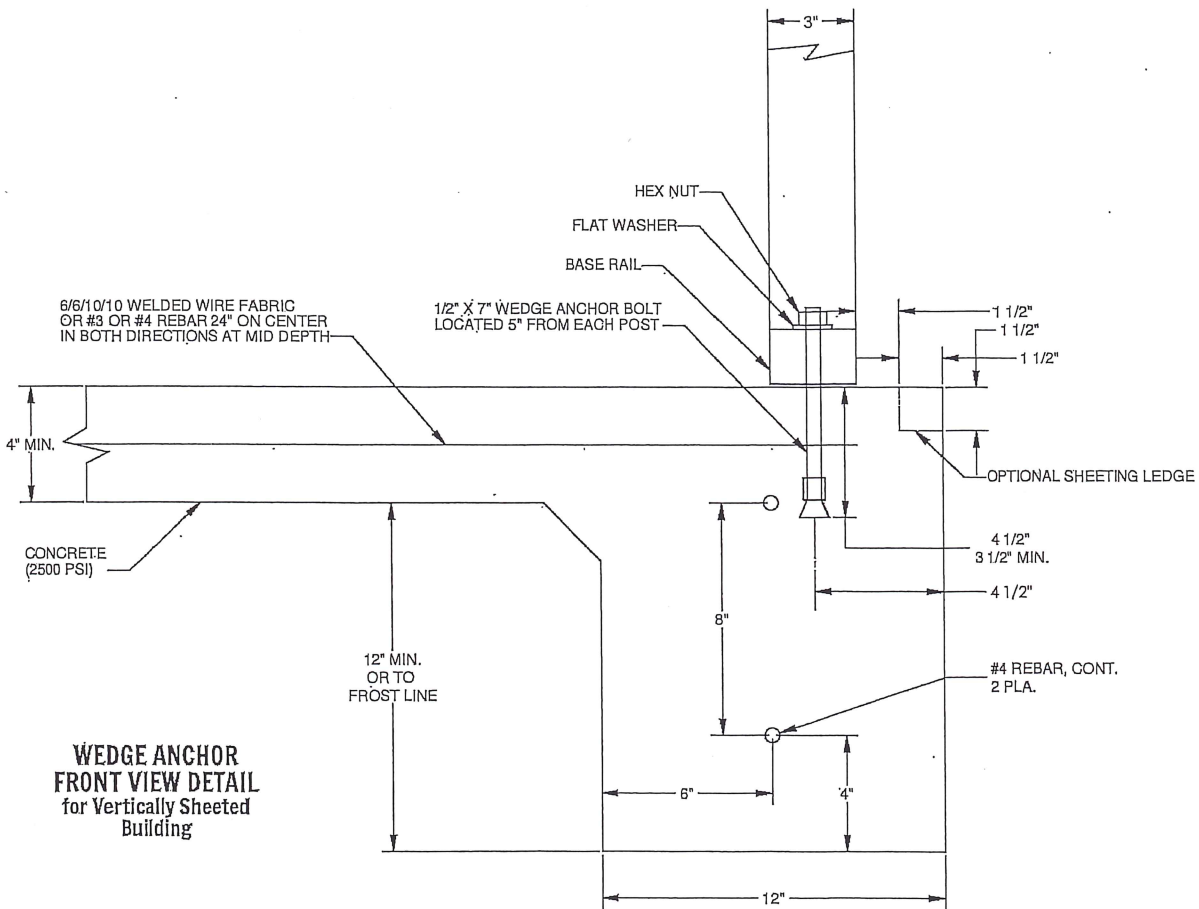
With Roof Hat Channel (Purlins)

FRAME SPECS

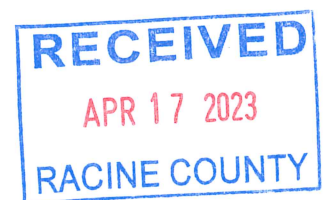
- ① Maximum allowable soil bearing pressure is 1000psf in accordance with Applicable code. Owner to verify that soil is stable and compacted to a Minimum of 95% relative optimum value.
- ② Maximum size concrete aggregate shall be 1" dia.
- ③ Minimum compressive strength of concrete at 28 days shall be 2500 psi.
- ④ Place reinforcement at mid depth for slabs on grade.
- ⑤ All splices in continuous reinforcement or reinforcing shall have a minimum lap of 40 diameters. Splices in adjacent bars shall not be less than 4'-0" apart. Vertical wall bars shall be spliced at or near floor lines. Bars may be wired together at splices or laps except for top reinf. Of beam and slabs, or where specifically detailed to be separated.
- ⑥ Concrete shall be placed in accordance with the latest aci specifications.

This is strictly a suggested foundation design. Other engineered designs may be substituted or dictated by your municipality or inspector.

**INSTALLATION: USING HAMMER DRILL AND A 1/2" CONCRETE DRILL BIT, DRILL A HOLE INTO THE CONCRETE 5" TO 5 1/2" DEEP. PLACE THE FLAT WASHER ON THE BOLT AND INSTALL THE NUT UNTIL ABOUT 2 THREADS ARE EXPOSED ABOVE THE NUT. TAP THE ANCHOR THROUGH THE BASE RAIL INTO THE HOLE UNTIL THE WASHER TOUCHES THE TOP OF THE BASE RAIL. NOW, TIGHTEN THE NUT TO SET THE ANCHOR. DO NOT OVER TIGHTEN AND CRUSH THE TUBE.**



THIS IS STRICTLY A SUGGESTED FOUNDATION DESIGN. OTHER ENGINEERED DESIGNS MAY BE SUBSTITUTED OR DICTATED BY YOUR MUNICIPALITY OR INSPECTOR.



State of Wisconsin  
DEPARTMENT OF NATURAL RESOURCES  
1027 W St Paul Ave  
Milwaukee WI, WI, 53233

Tony Evers, Governor  
Adam N. Payne, Secretary  
Telephone 608-266-2621  
Toll Free 1-888-936-7463  
TTY Access via relay - 711



04/14/2023

Brian Meyer  
8340 E Wind Lake Rd  
Wind Lake, WI 53185

WIC-SE-2023-52-01146

RE: Wetland Identification Report for Project Review Area, located in NW 1/4, SW 1/4, Section 03, Township 04 North, Range 20 East, Racine County

Dear Mr. Meyer:

On April 14, 2023 Kara Brooks conducted a wetland identification review at the above mentioned property. According to the request form you sent us, the reason for the wetland identification was to identify any wetlands located in the project area in which you are hoping to construct a driveway and garage.

Approximate wetland boundaries were identified following 1987 Wetland Delineation Manual and applicable regional supplement guidelines. Wetlands are defined by the 1987 Wetland Delineation Manual as areas that are inundated or saturated by surface or ground water at a frequency and duration sufficient to support, and that under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soil conditions. If any wetland areas were detected, their approximate boundaries were sketched onto an aerial photograph (see attached map).

Methods used to detect the presence of wetlands within the project area involved on-site and off-site techniques, including a field visit as well as a review of antecedent hydrologic conditions, recent aerial photography, Wisconsin Wetland Inventory (WWI) mapping, NRCS Soil Survey mapping, LiDAR, and interview with the landowner.

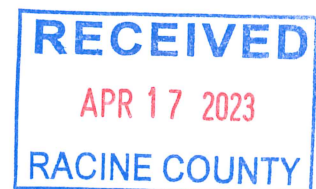
The following is a summary of the off-site review.

- Results of the antecedent hydrologic condition review indicate the site was likely experiencing normal conditions at the time of the field investigation.
- The WWI has wetlands mapped within the project review area. Enclosed within this report is a figure for reference.
- LiDar and contour mapping indicates wetlands are not as extensive on site as mapped on the Wisconsin Wetland Inventory.

Based on the data analyzed for the off-site review, as well as the field conditions observed during the field review, **One wetland is located in the review area.** Any filling or grading within the wetland area will require a permit. If constructing in adjacent upland areas, please be sure fill is not purposefully or inadvertently placed in wetlands.

The boundaries depicted on the associated field sketch are approximate only and may not be suitable for design purposes, set-back, or permit requirements. Wetlands are regulated by various state, federal, and local units of government. Prior to conducting any activities in or around wetlands, we recommend you contact the appropriate staff from Wisconsin Department of Natural Resources, U.S. Army Corps of Engineers and local municipal agents.

If you have any questions, please call me at (414) 308-6780 or email [kara.brooks@wisconsin.gov](mailto:kara.brooks@wisconsin.gov).



Sincerely,

A handwritten signature in black ink that reads "Kara Brooks". The signature is written in a cursive style with a large, prominent "K" and "B".

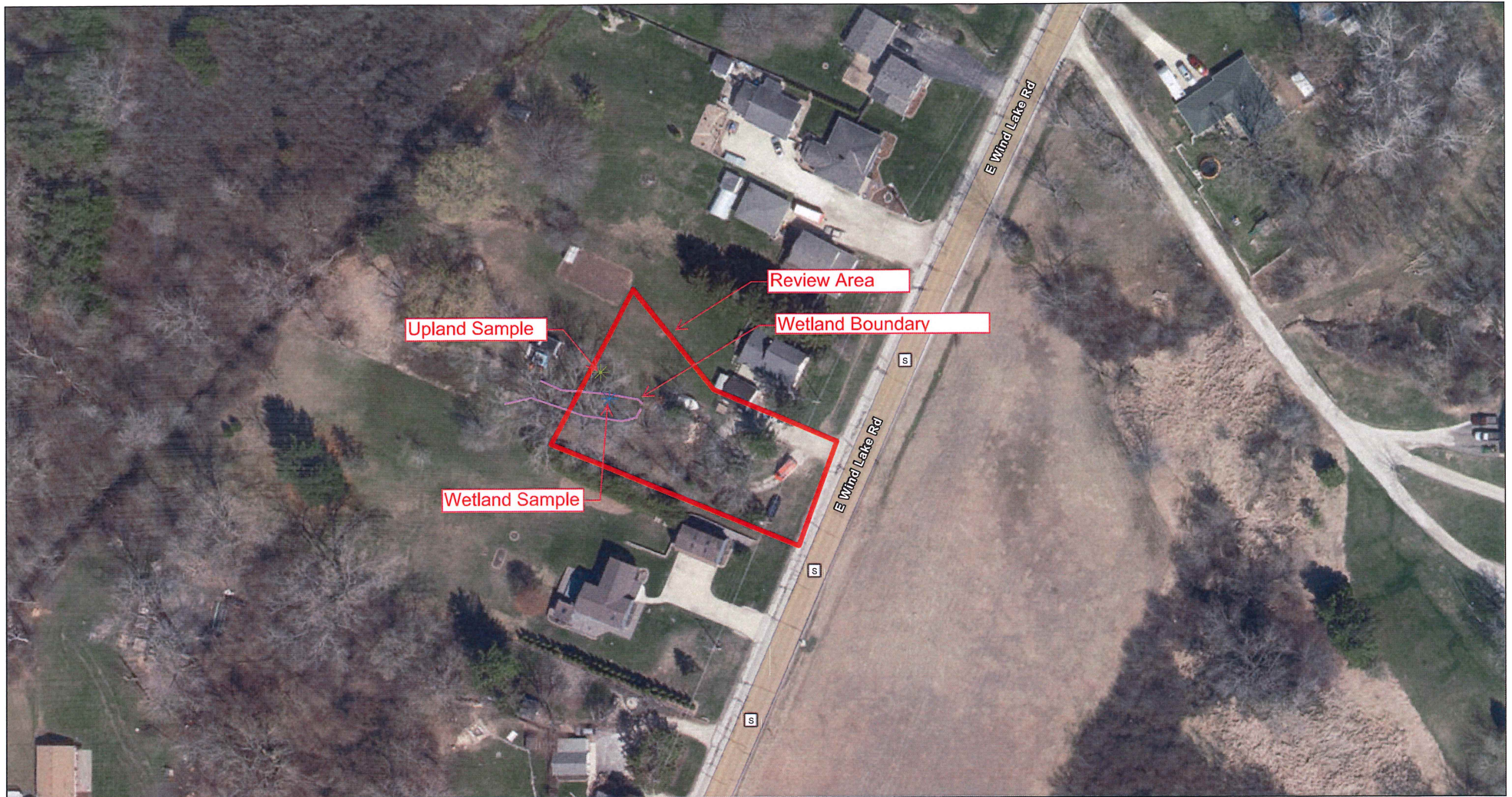
Kara Brooks  
Wetland Identification Specialist

Enclosed: WDNR Wetland Identification Service Field Map  
WWI Mapping  
LiDAR Mapping  
Site Photographs  
USACE Wetland Determination Data Forms

Copy to: file



# WDNR Wetland Identification Service



4/14/2023, 8:31:29 AM

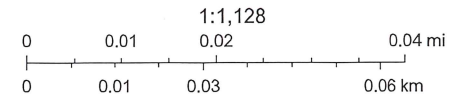
Wetland\_ID\_Data - Polygon layer \* Upland

Review Area Boundary Wetland\_ID\_Data - Line layer

Wetland\_ID\_Data - Point layer Wetland Delineation Boundary

\* Wetland

**RECEIVED**  
**APR 17 2023**  
**RACINE COUNTY**



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