Site Plan Review - Residential
Town of West Bend, Wisconsin

Version: April 19, 2024

Town of West Bend
6355 County Hwy Z
West Bend, WI 53095

OFFICE USE ONLY **Application Number:** _____ **Total Fee:** $500.00 **Fee Received By:** CC

Instructions: Fill out this form as it applies to your project. Some parts may not apply.

Tax Key Number: T13_0990115 **Property Address:** "unassigned" W LAKE DR WEST BEND, WI 53095

	Property Owner	**Agent** (if any)
Name	NORTH 66 LLC	Ken Riordan
Street address	5808 W LAKE DR	
City, state, zip code	WEST BEND, WI 53095	
Daytime telephone	847-404-4285	
Email address - *Both Required*	kenneth.riordan@gmail.com	

Project Type

- ☑ New house / addition
- ☐ Attached deck / addition
- ☐ Accessory building / addition
- ☐ Fence
- ☐ Garage on a garage lot
- ☐ Above-ground swimming pool/elevated deck
- ☐ In-ground swimming pool
- ☐ Hot tub
- ☐ Other: _____

General Description of Project

New Construction Single Family Home

Zoning Information (select all zoning districts that apply)

	R-1N	R-1R	R-1S	R-1S /SMU	B-1	B-2	M-1	C-1	C-2	P-1
Subject property	☐	☐	☑	-	-	-	-	-	-	-
Abutting on left side	☐	☐	☑	☐	☐	☐	☐	☐	☐	☐
Abutting on right side	☐	☐	☑	☐	☐	☐	☐	☐	☐	☐
Abutting on back	☐	☑	☐	☐	☐	☐	☐	☐	☐	☐

Building Setbacks

	Minimum Distance per Zoning Code (feet)	**Proposed Distance (feet)**
Front-yard setback (measured from building foundation to **front** lot line)	25	45
Side-yard setback (measured from building foundation to **left** lot line)	7	105
Side-yard setback (measured from building foundation to **right** lot line)	7	48.7
Rear-yard setback (measured from building foundation to **back** lot line)	25	63.8

Floor Area of Buildings (in square feet from exterior wall to exterior wall)

	Existing		**Proposed**		**Total**
Principal building (first floor)		+	2048	=	2048
Principal building (second floor)		+		=	
Attached garage		+		=	
Detached building (#1)	795	+		=	795
Detached building (#2)		+		=	
Total	795		2048		2843

New Building with a Basement

Elevation of top of foundation 1064.15 (This should be shown on the grading plan.)

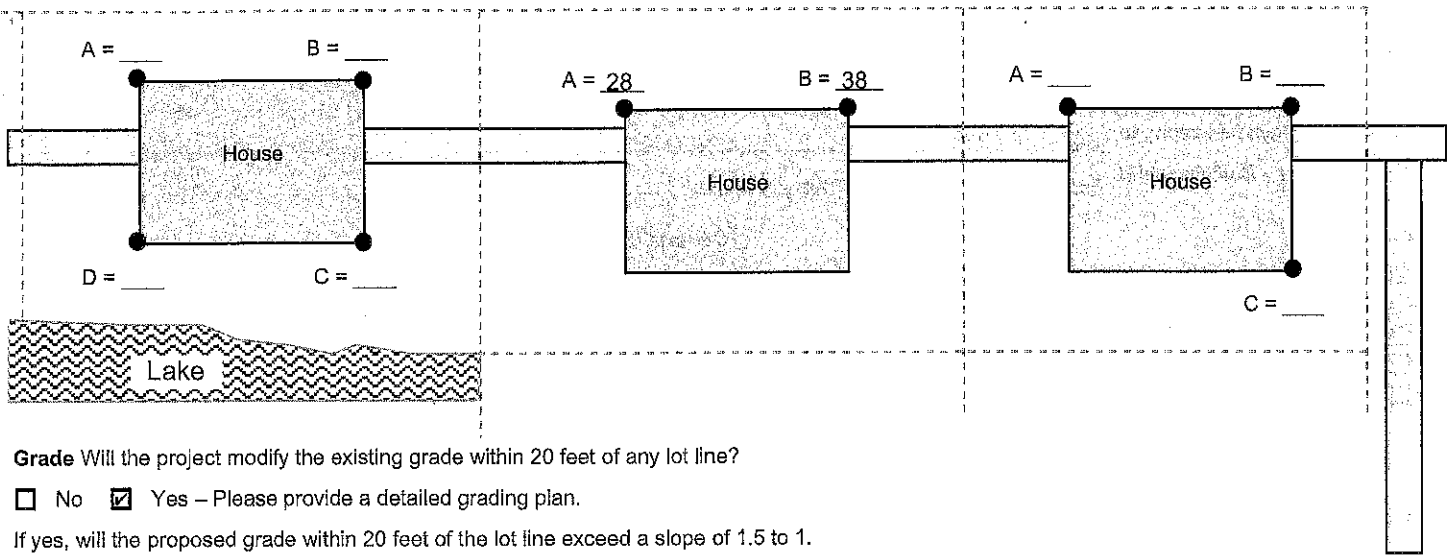
Elevation of top of footing 1050.15 (This should be shown on the grading plan.)

Type of Basement Exposure

- ☑ Walkout (basement wall includes a walkout door at grade)
- ☐ Window lookout exposure (bottom of windows are above grade)
- ☐ No exposure (may include small windows near top of wall or full egress windows)

Height of House Select the lot type below and provide the building heights as indicated. Building height is measured from the surrounding grade to the highest peak. These should also be shown on the building elevations.

☐ **Lake Lot** ☑ **Interior Lot** ☐ **Corner Lot**



Grade Will the project modify the existing grade within 20 feet of any lot line?

☐ No ☑ Yes – Please provide a detailed grading plan.

If yes, will the proposed grade within 20 feet of the lot line exceed a slope of 1.5 to 1.

☑ No ☐ Yes – Please provide representative cross sections in all such areas.

Sanitary Permit (if required)

☑ Washington County Septic Permit No. 666487

☐ Silver Lake Sanitary Permit No. _____

Washington County Shoreland Zoning Permit No. _____ (if required)

Applicant certification

- I certify that all of the information in this application, along with any attachments, are true and correct to the best of my knowledge and belief.
- I understand that this application and any written materials relating to this application will become a permanent public record and that by submitting this application I acknowledge that I have no right to confidentiality. Any person has the right to obtain copies of such written materials or view it online.
- I understand that the Zoning Administrator will review this application to determine if it contains all of the required information. If he or she determines that the application is incomplete, it will not be fully reviewed until it is deemed to be complete.
- The Town of West Bend has determined that whenever the services of the Zoning Administrator, Building Inspector, Town Engineer, Town Attorney, or any other Town staff, as well as outside legal, planning, engineering, and other professional and technical advice results in a charge to the Town for professional time and services, the Town Clerk shall charge such service fees incurred by the Town to the property owner, even if the request is not approved.

  I have been advised that if the Zoning Administrator, Building Inspector, Town Engineer, Town Attorney, or any other Town staff provides services to the town because of my activities, or outside legal, planning, engineering, and other professional and technical advice is required, whether at my request or the request of the Town, I shall be responsible for the fee incurred by the Town, even if the request is not approved.

Property Owner Signature(s): (required) Date:

X _____ 05/11/2026

_____ _____