

Town of West Bend - Washington County, Wisconsin

APPLICATION for SITE PLAN REVIEW

(C-1, C-2, P-1, SPRO Districts)

Name of Property Owner: Girl Scouts of America Camp Silver Brook

Address: 131 S. 69th Street Milwaukee, WI 53214

Phone: 262-685-8267 Email: BDAVID@GSWISC.ORG

Name of Applicant (if different from Property Owner): Mark Plesha (Pinno Buildings)

Address: _____

Phone: 414-750-6953 Email: MARKP@RAPINNO.COM

Property Description:

Is this a new site plan or an amendment to existing site plan? New: Amendment:

A. Tax Key # T13-0380600 Current Zoning: P1/C2

B. Tax Key # _____ Current Zoning: _____

C. Tax Key # _____ Current Zoning: _____

D. Tax Key # _____ Current Zoning: _____

(if additional parcels, please attach as separate sheet)

Zoning of adjoining properties:

A. Tax Key # 291-11191530002 Current Zoning: R-1N

B. Tax Key # 291-1119153000 Current Zoning: R-1N

C. Tax Key # T13-0380700 Current Zoning: P1/C1/C2

D. Tax Key # T13-0380900 Current Zoning: P1/C2

E. Tax Key # T13-03571 Current Zoning: R-1R/C2

(if additional properties, please attach as separate sheet)

Plan of Operation:

Name of property/facility (if applicable): Camp Silver Brook

Address: 2561 W Dacota Rd

General description of natural resources present onsite: Girl Scout Camp

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(if additional space is required, please attach as separate sheet)

General description of park/recreation facilities onsite: girl scout camp

(if additional space is required, please attach as separate sheet)

Specific use of each building (building shall be identified on site plan as described below):

Building A: _____

Building B: _____

Building C: _____

Building D: _____

(if additional buildings, please attach as separate sheet)

Current Number of Employees: Full-time: _____ Part-time: _____ Seasonal: _____

Days of operation (check all that apply): Mon-Fri: _____ Sat: _____ Sun: _____

Seasonal

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Hours of operation: Open: ___:___ Close: ___:___ Seasonal

Method of building/grounds maintenance: NA

Method of property security: NA

Exterior:

Outside storage: Yes ___ No X

What will be stored and where: NA

Dumpsters (location and screening shown on site plan) NA

Screening plan (shown on site plan or attached as addendum) NA

Lighting plan (attached as addendum) NA

Signage plan (attached as addendum) NA

Landscaping plan (shown on site plan or attached as addendum) NA

Erosion control / stormwater management plan (shown on site plan or attached as addendum) City.

Parking / Loading:

Total area all parking: ___ acres ___ square feet

Construction: Pavement: ___ Gravel: ___ Grass: ___ Other: ___

Number off-street parking spaces: Employee: ___ Visitor: ___

Off-street parking spaces (attach plan):

Is access permit required? Yes ___ No X

If yes, has permit been secured? Yes ___ No ___

Parking and loading plan (shown on site plan or attached as addendum) NA

Other:

Will any type of music be part of this proposal? Yes ___ No X

If yes (check all that apply): Pre-recorded: ___ Live: ___

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Indoor: _____ Outdoor: _____

Monday through Thursday
Friday and Saturday
Sunday

Proposed start time: ___:___
Proposed start time: ___:___
Proposed start time: ___:___

Proposed end time: ___:___
Proposed end time: ___:___
Proposed end time: ___:___

Living Quarters:

Living quarters onsite: Yes _____ No

Type: Owner-occupied _____ Renter-occupied _____

Total number occupants: _____

Additional information to be considered during site plan review: _____

(if additional space is required, please attach as separate sheet)

Application Checklist (for all districts):

(This Application shall be completed in full. The Town of West Bend shall not accept any Application for Site Plan Review until all of the information below, as required under Chapter 17.10.03.D of the Zoning Ordinance, is submitted as an attachment to this Application. Please confirm inclusion of the required information by checking each item below).

Confirmation that the submitted site plan conforms with the requirements of Chapter 17.10.02 of the Zoning Ordinance.

Site plan drawn to a recognized engineering scale, scale of drawing, north arrow, and site size information (area in square feet or acres).

Name of project.

___ Existing and proposed topography shown at contour intervals of two feet or less. Topography shall extend 40 feet onto adjacent property or to the building on the adjacent lot, whichever is greater.

___ The characteristics of soils related to contemplated specific uses.

All building and yard setback lines.

___ Where applicable, both the 100 year recurrence interval floodplain and the floodway; environmental corridors and isolated natural resource areas; and wetland areas.

The type, size, height, and location of all existing and proposed structures with all building dimensions shown.

Existing and proposed street names, rights-of-way, and easements.

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- Proposed stormwater management facilities, including detention/retention areas.
- Proposed location and type of all signs to be placed on the site.
- The location and type of all outdoor lighting.
- Existing isolated, individual trees and the boundary of woodlands.
- Landscape plan with the location, extent, and type of proposed plantings.
- Location of pedestrian sidewalks and walkways, and bicycle lanes or paths.
- A graphic outline of any development staging.
- Scaled architectural plans, color building elevations, and color perspective drawings and color sketches illustrating the design and character of proposed structures and relevant surrounding structures and properties within 300 feet.
- Detailed description of all exterior building materials and colors.
- The location and description of all existing and proposed personal energy systems.
- Additional Information as may be required by the Plan Commission, Zoning Secretary, or Zoning Administrator.

Application Checklist (for supplemental land use overly districts):

(Please confirm compliance with the Performance Standards requirements of Chapter 17.4.12 of the Zoning Ordinance by checking each item below)

N/A

- | | | |
|---|---|---------------------------------------|
| <input type="checkbox"/> Screening plan | <input type="checkbox"/> Vibration plan | <input type="checkbox"/> Heat plan |
| <input type="checkbox"/> Lighting plan | <input type="checkbox"/> Glare plan | <input type="checkbox"/> Parking plan |
| <input type="checkbox"/> Noise plan | | |

Substantive Changes

Any substantive change to the use of this parcel or the structures on it shall require an amendment to the site plan.

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Application Fee:

(\$500.00)

250.00 No Public Hearing?

Check Number: _____

Amount: _____

Applicant Signature: _____

Date: 17 Aug 2023

Town Clerk Signature: _____

Brenda Kaehler

Date: 8/17/23

Professional Services Fee:

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 services 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 fees incurred by the Town, even if my request is not approved.

Owner Signature: _____

Date: 17 Aug 2023

Search by Owner, Address,



NW

177

University Dr

15

W Decorah Rd

2100

2561

2

T13_0380600

Property Details

Owner(s)
GIRL SCOUTS OF
WISCONSIN SOUTHEAST
INC

Owner
Address
131 S 69TH ST
MILWAUKEE, WI 53214-
0000

Property
Description
NW/4/42 P4/90

Assessment Information

Improvement
Value
\$0

[Zoom to](#)

2,443,000 778 513,925 844 Feet

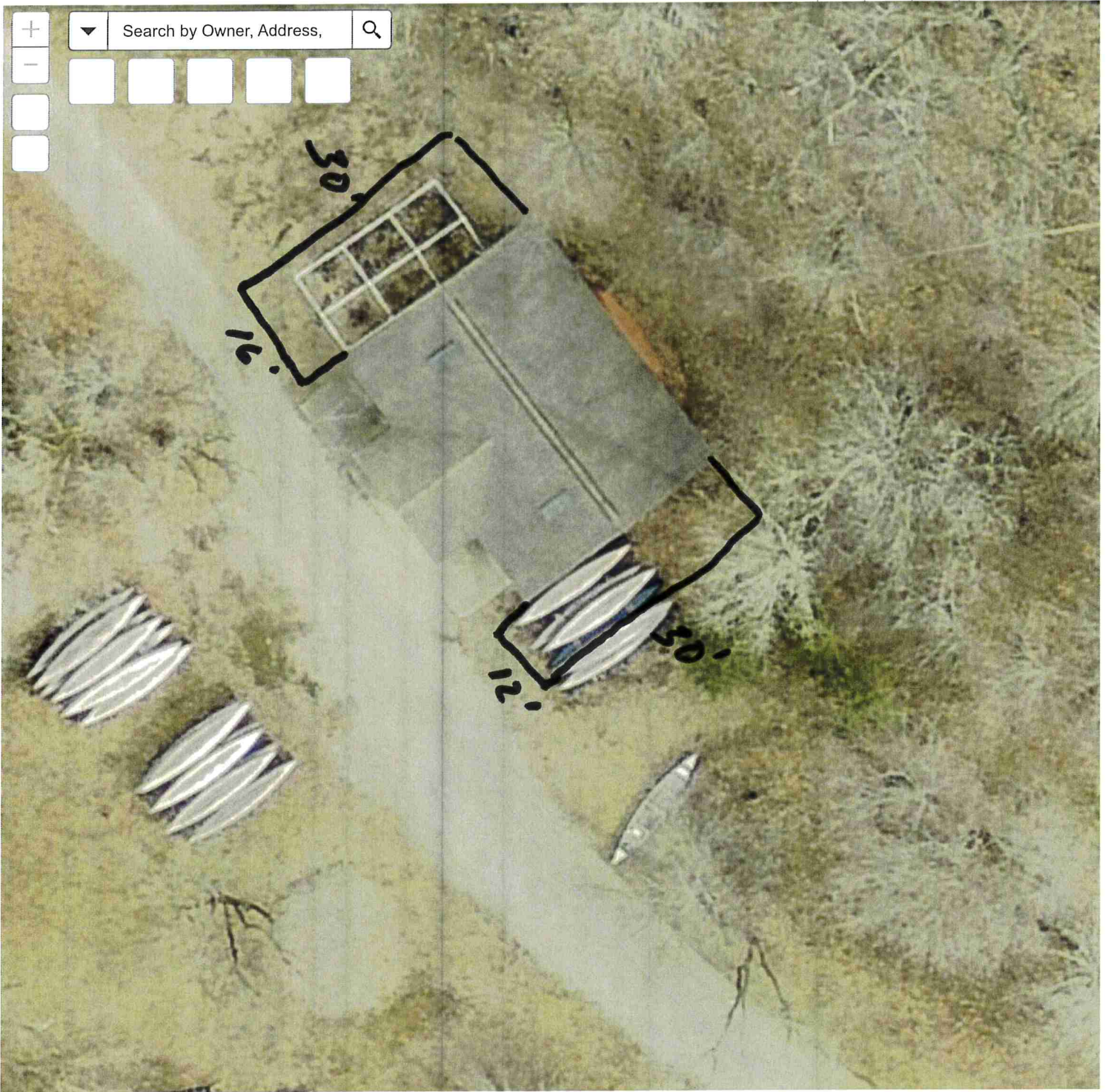
200ft

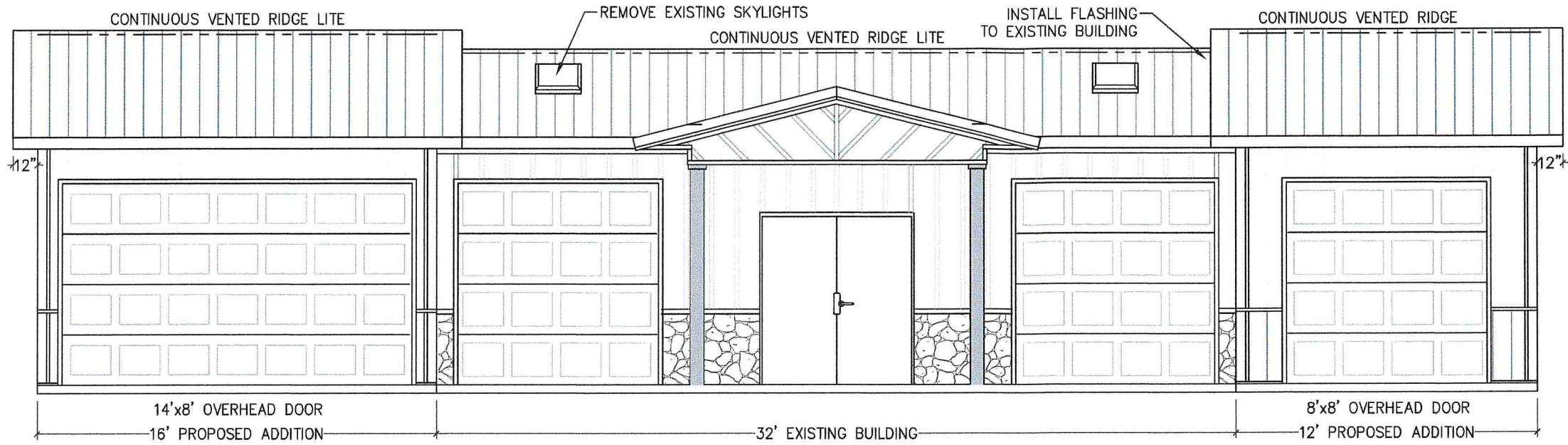


+ Search by Owner, Address, Q

-

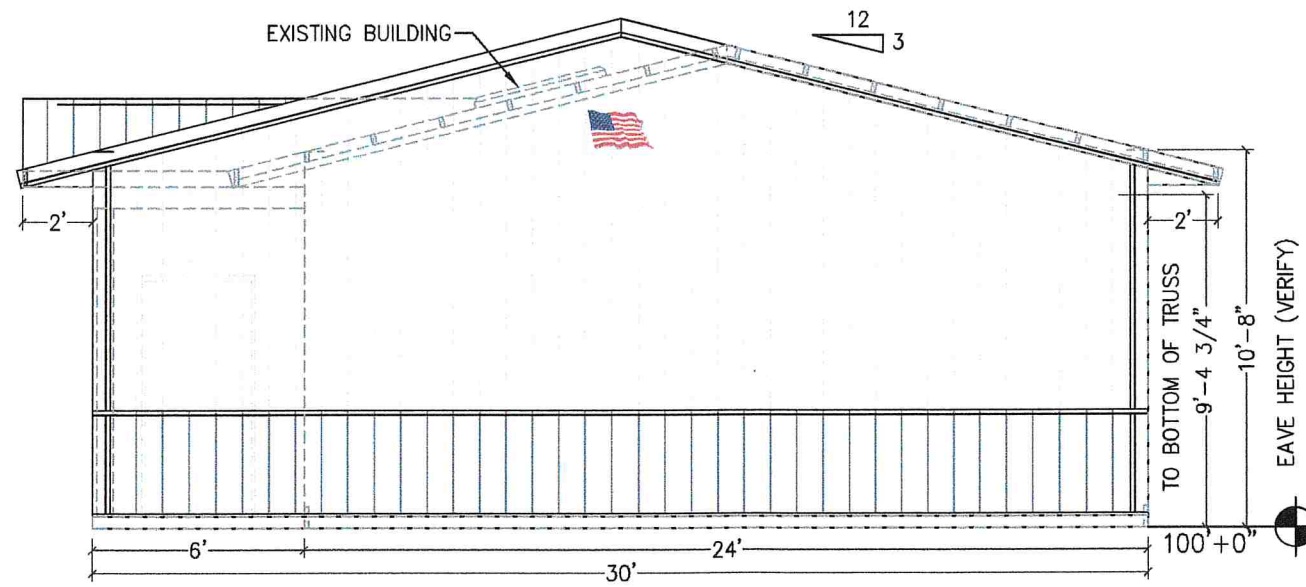
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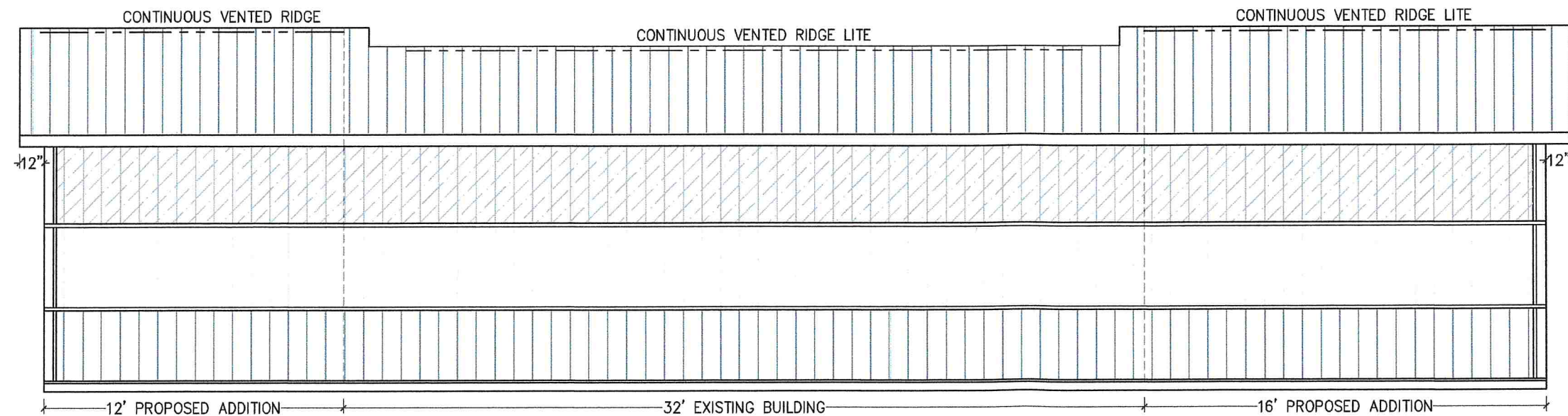


1 SOUTH WEST ELEVATION
3/16" = 1'-0"

PERMIT
DRAWING



2 SOUTH EAST ELEVATION
3/16" = 1'-0"

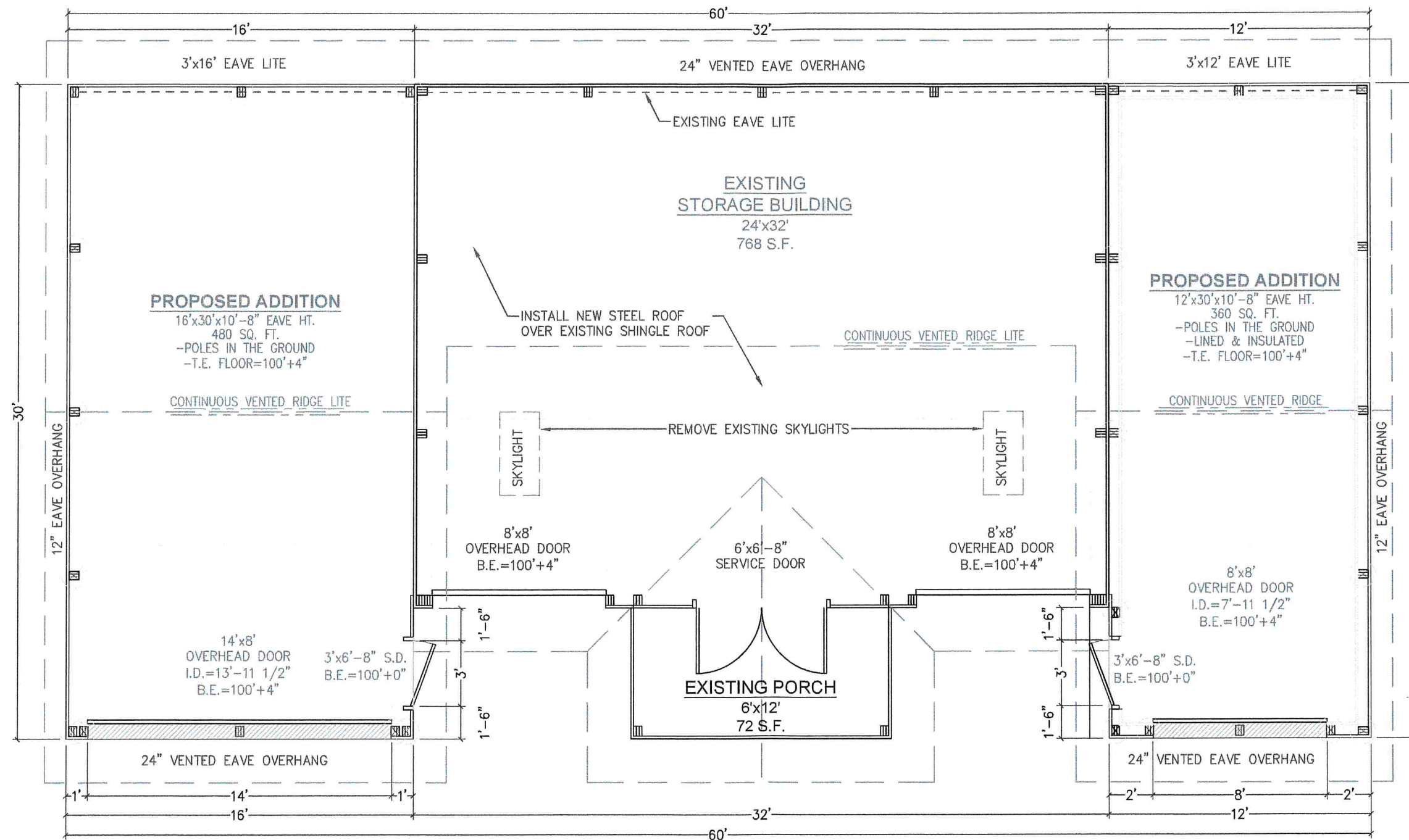


3 NORTH EAST ELEVATION
3/16" = 1'-0"


PINNO
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 W8856 COUNTY RD. T
 ROSENDALE, WI. 54974
 FAX (920) 922-9093
 www.rapinno.com

CAMP SILVERBROOK
ELEVATIONS

DRAWING NO.
DRAWN BY: ERIC W.
SCALE: 3/16" = 1'-0"
DATE: 05/11/2023
REVISIONS
08/10/2023
SHEET NO. 1 OF 3



1 FLOOR PLAN
 3/16" = 1'-0"

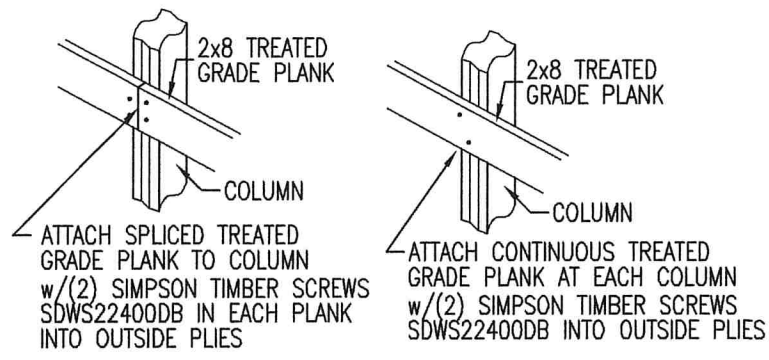
PERMIT DRAWING

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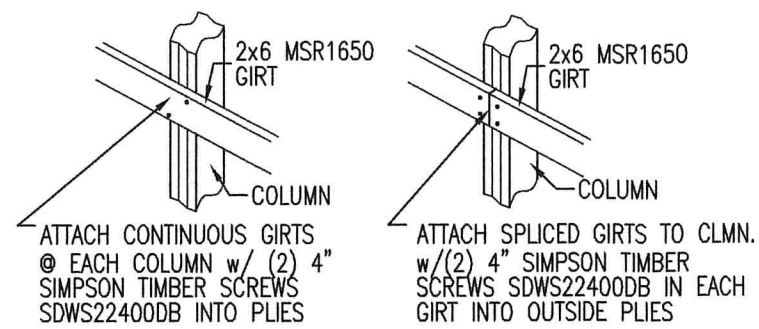
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CAMP SILVERBROOK
 FLOOR PLAN

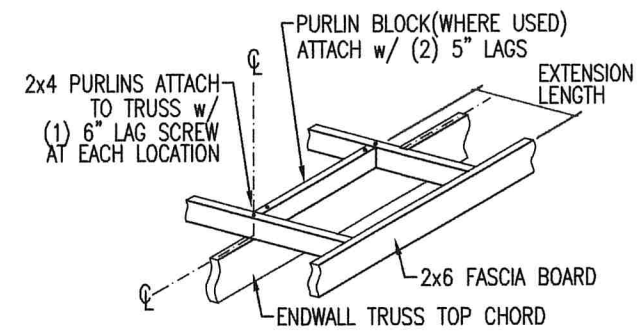
DRAWING NO.
DRAWN BY: ERIC W.
SCALE: 3/16" = 1'-0"
DATE: 05/11/2023
REVISIONS 08/10/2023
SHEET NO. 2 OF 3



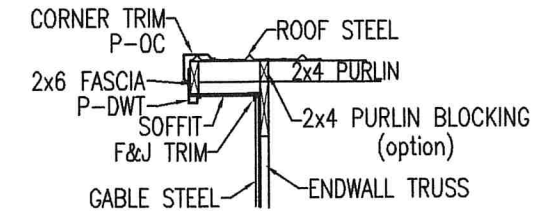
GRADE PLANK ATTACHMENT DETAILS



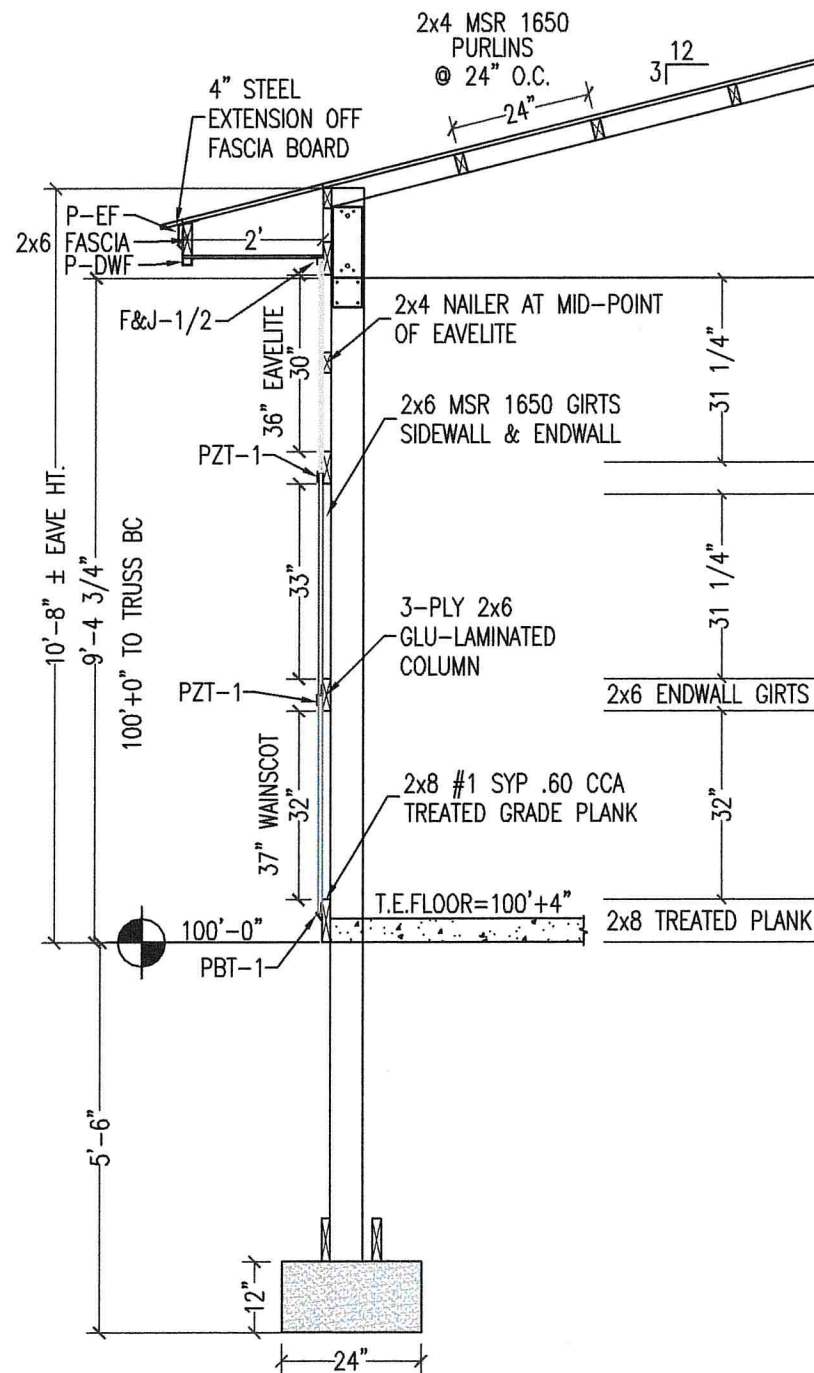
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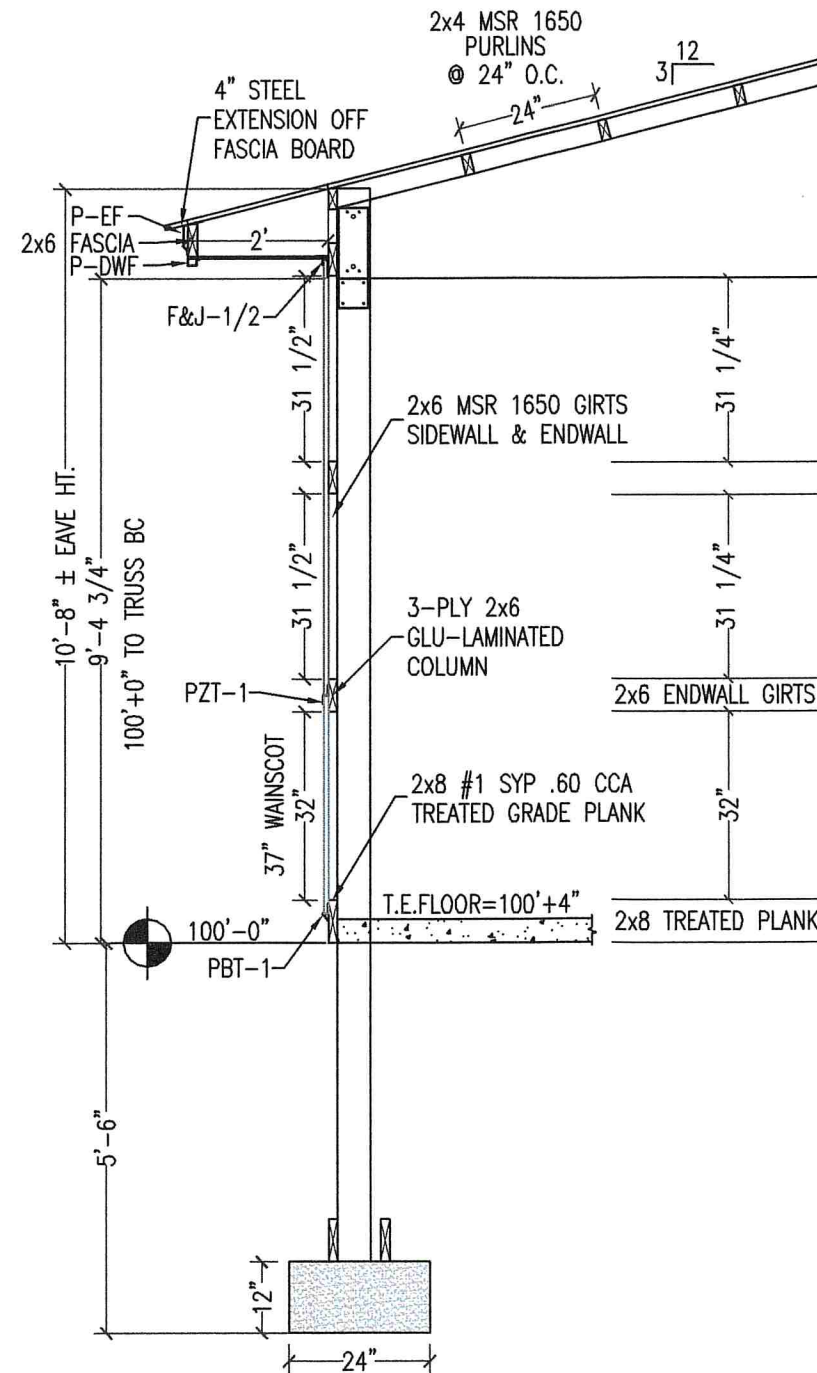
PURLIN EXTENSION



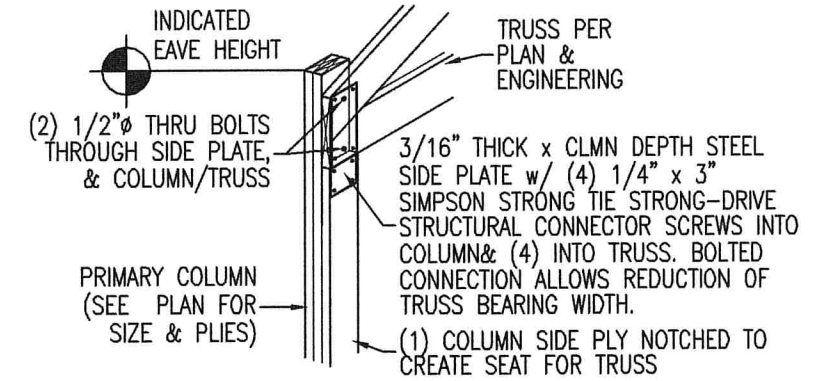
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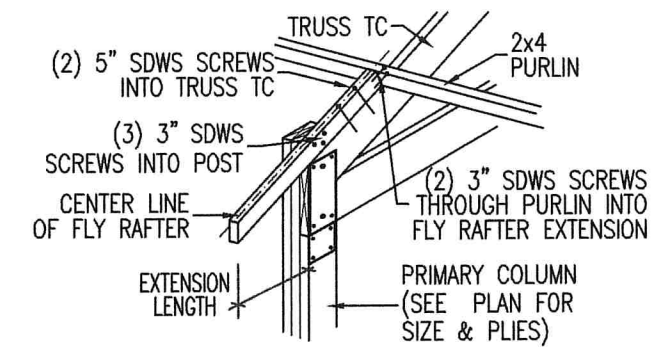
1 NORTH EAST WALL SECTION
3/16" = 1'-0"



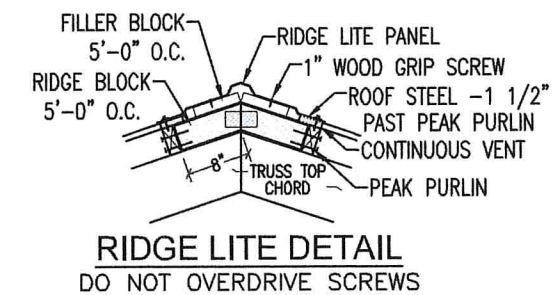
2 SOUTH WEST WALL SECTION
3/16" = 1'-0"



TYPICAL TRUSS INSTALLATION



TYPICAL OVERHANG DETAIL



PERMIT DRAWING

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ROSENDALE, WI. 54974

CAMP SILVERBROOK

DETAILS

DRAWING NO.
DRAWN BY: ERIC W.
SCALE: 3/16" = 1'-0"
DATE: 05/11/2023
REVISIONS
08/10/2023
SHEET NO. 3 OF 3