



11333 N. Cedarburg Road
Mequon, WI 53092
Phone: 262-236-2924
Fax: 262-242-9655

www.ci.mequon.wi.us

Inspection Department

**ARCHITECTURAL BOARD
Monday, September 13, 2021
6:00 PM
City Hall – Lower Conference Room**

Agenda

After Architectural Board approval, please call the Building Inspection's Office at (262-236-2924) to schedule issuance of the building permit.

It is advisable that someone is present to represent your building permit application.

ALL TIMES LISTED ARE APPROXIMATE AND IT IS STRONGLY RECOMMENDED THAT APPLICANT(S) **ARRIVE AT 6:00 PM AT THE START OF THE MEETING TO ENSURE THAT YOU ARE AVAILABLE WHEN YOUR ITEM IS DISCUSSED.**

Enter at the East or West (Elevator) Entrance - Reasonable accommodations will be made for those citizens who are unable to attend the meeting in the methods identified above upon at least two hours' notice. Notice can be given to the City Clerk's Office at 262-236-2914.

1) Call to Order, Roll Call

2) Approval of Meeting Minutes

Action requested: review and approve

a. Meeting Minutes from August 9, 2021

3) Architectural Board Applications

1. Rick Genrich

624 W. Revere Road

Subdivision: Shore Acres

District 5 – 6:00 pm

Detached Garage

Contractor: JD Griffiths Co., Inc.

Architect: JD Griffiths Co., Inc.

2. Sean & Keri Patterson

10507 N. Magnolia Drive

Subdivision: Magnolia Manor

District 6 – 6:10 pm

Addition: Sunroom

Contractor: Jude Tindall Construction

Architect: S.E. Wisconsin Sunrooms

3. John & Christina Rater

10232 N. Kenilworth Circle

Subdivision: Kenilworth

District 8 – 6:20 pm

Addition: Screened Porch

Contractor: Summit Construction

Architect: Nathan Remitz

4. Chris & Sylvia Paulsen - **CANCELED**

4927 W. Elmdale Road

Subdivision: Little Farms

District 4 – 6:30 pm

Detached Garage

Contractor: Design Group Three

Architect: Matthew Krier

5. Veridian Homes LLC

10588 N. Coneflower Court

Subdivision: The Enclave

District 4 – 6:40 pm

New Single Family-Residence

Contractor: Veridian Homes LLC

Architect: Veridian Homes LLC

6. Veridian Homes LLC
10603 N. Coneflower Court
Subdivision: The Enclave
District 4 – 6:45 pm

New Single-Family Residence

Contractor: Veridian Homes LLC
Architect: Veridian Homes LLC

7. Judy Wilder
8540 W. Highlander Drive
Subdivision: Highlander Estates
District 4 – 6:50 pm

Re-Submittal for: Sunroom Addition

Contractor: Great Day Improvements
Architect: James A. Clancy

4) Adjourn

Notice is hereby given that a quorum of other governmental bodies may be present at this meeting to present, discuss and/or gather information about a subject over which they have decision-making responsibility, although they will not take formal action thereto at this meeting.

**ARCHITECTURAL BOARD MINUTES****Monday, August 9, 2021****6:00 PM****City Hall – Lower-Level Conference Room****Minutes****1. Call to Order, Roll Call**

Present: Chairman Scott Reed

Members at Large: John Mikkelson, Jo Steinberg, Paul Apfelbach

Aldermanic District Members: Anthony LaGalbo, Bluma Lotman, Jason Dozark, Jim Youngquist

Building Inspector: Mike Hadley

2. Meeting Minutes

Minutes from the July 12, 2021, meeting were approved by Vice-Chair, Paul Apfelbach and seconded by At-Large Member, John Mikkelson. Minutes approved unanimously.

3. Application Submittals:

No.	Alder. District /Time	Type of App	Owner(s) / Project Address	Contractor
1)	Dist. 4 6:00 pm	New Single-Family Residence	Veridian Homes LLC 10517 N. Coneflower Drive Subd: The Enclave, Phase V	Cont: Veridian Homes LLC Arch: Veridian Homes LLC

Moved to Approve: Mikkelson

Seconded by: LaGalbo

Approved: Yes

Vote: Unanimously

Conditions: Plans approved as submitted with the conditions that window grids should be added to patio doors.

Attachment: 8.9 (6571 : Meeting Minutes from August 9, 2021)

2)	Dist. 8 6:05 pm	Detached Garage	Dave Killen 11653 N. Pinehurst Circle	Cont: Northshore LLC
			Subd: Pinehurst	Arch: Northshore LLC

Moved to Approve: LaGalbo
 Seconded by: Mikkelson
 Approved: Yes
 Vote: Unanimously

Conditions: Plans approved with the following conditions:

1. Add corner boards
2. Add gable window or louver/vent on East and West elevations to match house
3. Add grids and shutters to windows to match house
4. Add fascia/gutter returns

3)	Dist. 8 6:15 pm	Addition: Kitchen & Mudroom	Tom & Mary Holton 11444 N. Shorecliff Lane	Cont: Wade Design & Const.
			Subd: Shorecliff	Arch: Michael Wade

Moved to Approve: Apfelbach
 Seconded by: Reed
 Approved: Yes
 Vote: Unanimously

Conditions: Plans approved as submitted.

4)	Dist. 8 6:25 pm	Addition: Pool Area Bath & Storage	Nick Ruiz 115 E. Ravine Drive	Cont: Khaddour Home Improvements
			Subd: Beechwood Farms II	Arch: Stack Design Group

Moved to Approve: LaGalbo
 Seconded by: Lotman
 Approved: Yes
 Vote: Unanimous

Conditions: Plans approved as submitted.

5)	Dist. 1 6:35 pm	Detached Garage	George & Jennifer Barton 4110 W. Freistadt Road Subd: N/A	Cont: Badger State Restoration Arch: Drexel
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Moved to Approve: Mikkelson
 Seconded by: Reed
 Approved: Yes
 Vote: Unanimous

Conditions: Plans approved as submitted with the following conditions:

1. When siding on house is replaced, it must match garage in material and color;
Vertical Board and Batten Siding
2. When siding on house is completed, shutters must be removed
3. Add three windows on Right Elevation to match the windows on the Left Elevation

6)	Dist. 1 6:45 pm	Detached Garage	Steve Hughes 13221 N. Windsor Court Subd: Castlewoods Estate	Cont: W2 Builders Arch: Owner
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Moved to Approve: Youngquist
 Seconded by: Apfelbach
 Approved: Yes
 Vote: Unanimous

Conditions: Plans approved as submitted with the condition that black shutters are added to match the house shutters.

7)	Dist. 2 6:55 pm	New Single-Family Residence	Ted Balistreri 3368 W. Riverland Drive Subd: Riverland	Cont: Owner Arch: Van Loon & Associates
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Moved to Approve: Mikkelson
 Seconded by: Apfelbach
 Approved: Yes
 Vote: Unanimous

Conditions: Plans approved as submitted with the condition that grids are added to all windows on all four elevations excluding the patio doors on North (Rear) elevation to be consistent.

8)	Dist. 3 7:00 pm	New Single-Family Side x Side with & w/o Sunrooms	David Hoff Development 6095 / 6115 W. Woods Lane	Cont: Northtract Construction
			Subd: The Woods at Highland Park	Arch: Architectural Develop. Services, Inc.

Moved to Approve: Apfelbach
 Seconded by: Reed
 Approved: Yes
 Vote: Unanimous

Conditions: Plans approved as submitted.

9)	Dist. 3 7:05 pm	Addition: Kitchen, Family Room & Porch	Michael & Kelly Grebe 11417 N. Spring Avenue	Cont: TBD
			Subd: Thiensville Realty Co.	Arch: Laura Bush

Moved to Approve: Dozark
 Seconded by: Reed
 Approved: Yes
 Vote: Unanimous

Conditions: Plans approved as submitted.

10)	Dist. 3 7:15 pm	Detached Garage	Greg & Emily Golden 7901 W. Evergreen Road	Cont: JD Griffiths Co., Inc.
			Subd: Solar Heights	Arch: JD Griffiths Co., Inc.

Moved to Approve: Dozark
 Seconded by: Apfelbach
 Approved: Yes
 Vote: Unanimous

Conditions: Plans approved as submitted.

11)	Dist. 2 7:25 pm	Re-Submittal for: Family Room Addition	Wendy Boom 11222 N. Country View Drive	Cont: Neumann Builders
			Subd: Country View Estates	Arch: Neumann Builders

Moved to Approve: Mikkelson
 Seconded by: Lotman
 Approved: Yes
 Vote: Unanimous

Conditions: Re-Submitted plans approved.

Attachment: 8.9 (6571 : Meeting Minutes from August 9, 2021)

12)	Dist. 3 7:35 pm	Re-Submittal for: Exterior Changes to New Single-Family Residence	Felix Aryeetey 7728 W. Cheverny Drive Subd: Cheverny	Cont: Owner Arch: Thomas D. Thompson
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Moved to Approve: Apfelbach

Seconded by: Dozark

Approved: Yes

Vote: Unanimous

Conditions: Re-submitted plan approved with Homeowner's Association Approval

4. Action

Chairman, Scott Reed made a motion to adjourn.
Vice-Chair, Paul Apfelbach seconded the motion.
A vote was taken, vote passed unanimously.

Meeting adjourned at 7:17 p.m.

NOTICE OF INTENT

Homeowner: Rick Genrich

1. Construct new 19' x 24'-6" detached wood frame Gable style garage as per survey.

Brad Karazsia
J. D. GRIFFITHS CO., INC.
8401 W. Calumet Road
Milwaukee, WI 53224

Attachment: Statement of Intent (6570 : Rick Genrich)

PLAT OF SURVEY

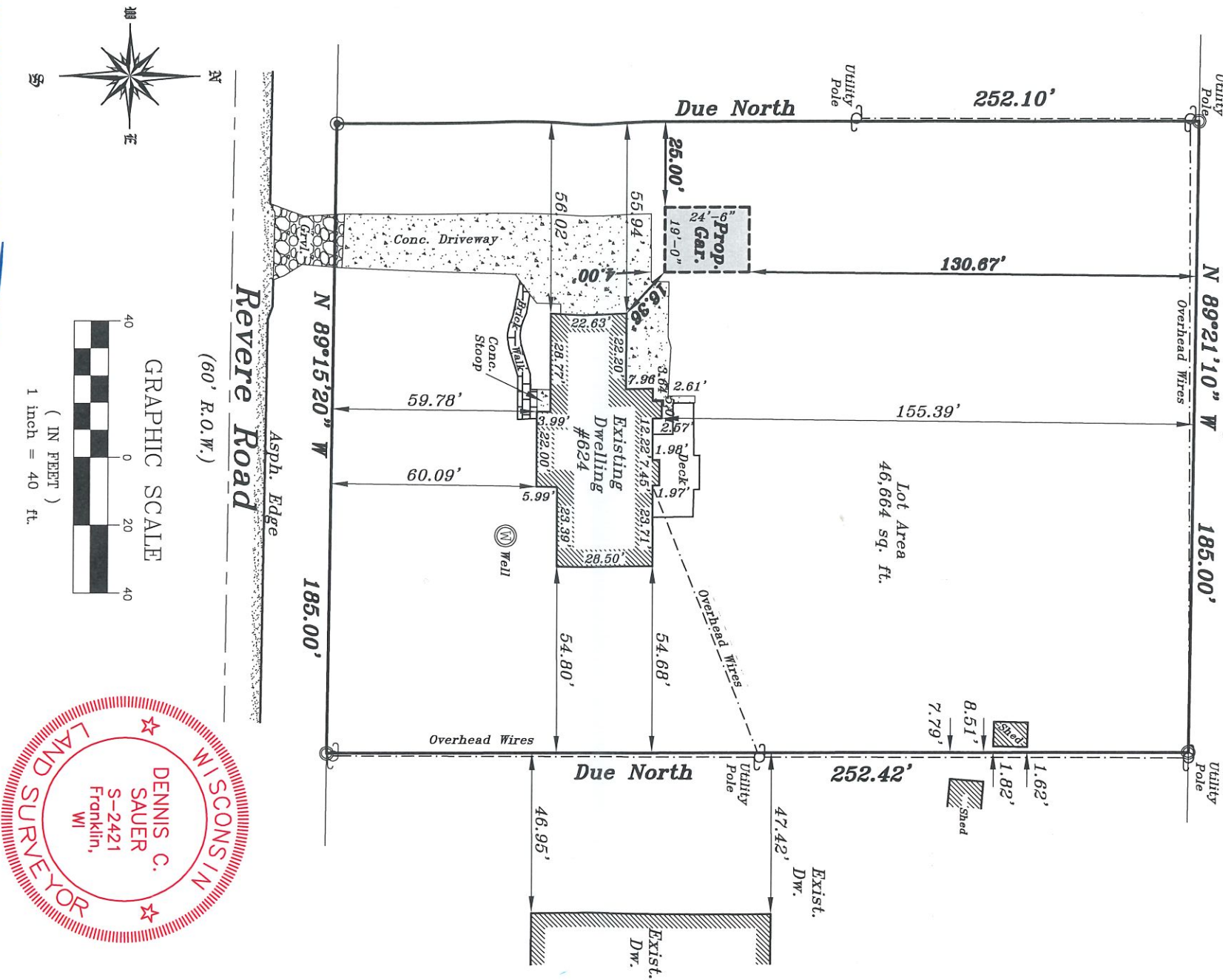
LOCATION: 624 West Revere Road, Mequon, Wisconsin

LEGAL DESCRIPTION:

Lot 2, in Block 2, in ME-SHORE ACRES, being a Subdivision of a part of the Southeast 1/4 of the Southwest 1/4 of Section 20, Town 9 North, Range 22 East, in the City of Mequon, Ozaukee County, Wisconsin.

June 17, 2021
August 6, 2021 Added Proposed Garage

Survey No. 112659



METROPOLITAN SURVEY SERVICE, INC.

PROFESSIONAL LAND SURVEYORS

9415 West Forest Home Avenue, Suite 202

Hales Corners, Wisconsin 53130

PH. (414) 529-5380

survey@metropolitansurvey.com

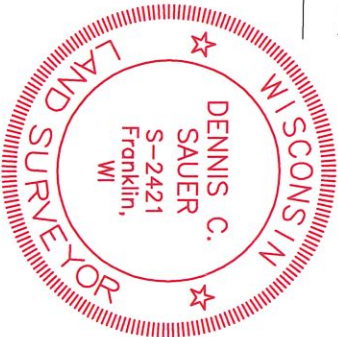
www.metropolitansurvey.com

— Denotes Iron Pipe Found

— Denotes Iron Pipe Set

I HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY AND THAT THE ABOVE MAP IS A TRUE REPRESENTATION THEREOF AND SHOWS THE SIZE AND LOCATION OF THE PROPERTY, ITS EXTERIOR BOUNDARIES, THE LOCATION OF ALL VISIBLE STRUCTURES AND DIMENSIONS OF ALL PRINCIPAL BUILDINGS THEREON, BOUNDARY FENCES, APPARENT EASEMENTS AND ROADWAYS AND VISIBLE ENCROACHMENT, IF ANY.

THIS SURVEY IS MADE FOR THE EXCLUSIVE USE OF THE PRESENT OWNERS OF THE PROPERTY, AND ALSO THOSE WHO PURCHASE, MORTGAGE, OR GUARANTEE THE TITLE THERETO WITHIN ONE (1) YEAR FROM THE DATE HEREOF.



SIGNED

Dennis C. Sauer

Professional Land Surveyor S-2421



Attachment: Pictures (6570 : Rick Genrich)



Attachment: Pictures (6570 : Rick Genrich)



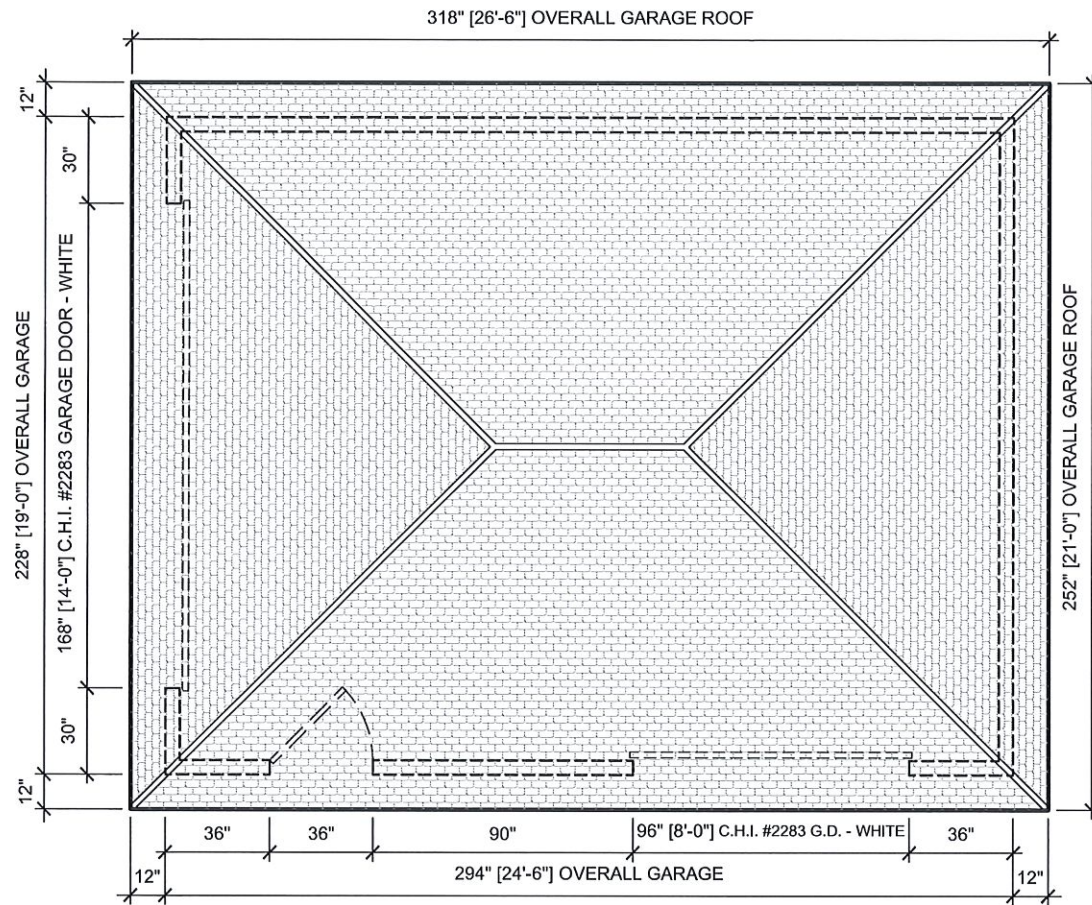
Attachment: Pictures (6570 : Rick Genrich)



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NOTE: SEE SECTION 1 ON
PAGE 6 FOR TYPICAL DETAILS

RICK GENRICH RESIDENCE

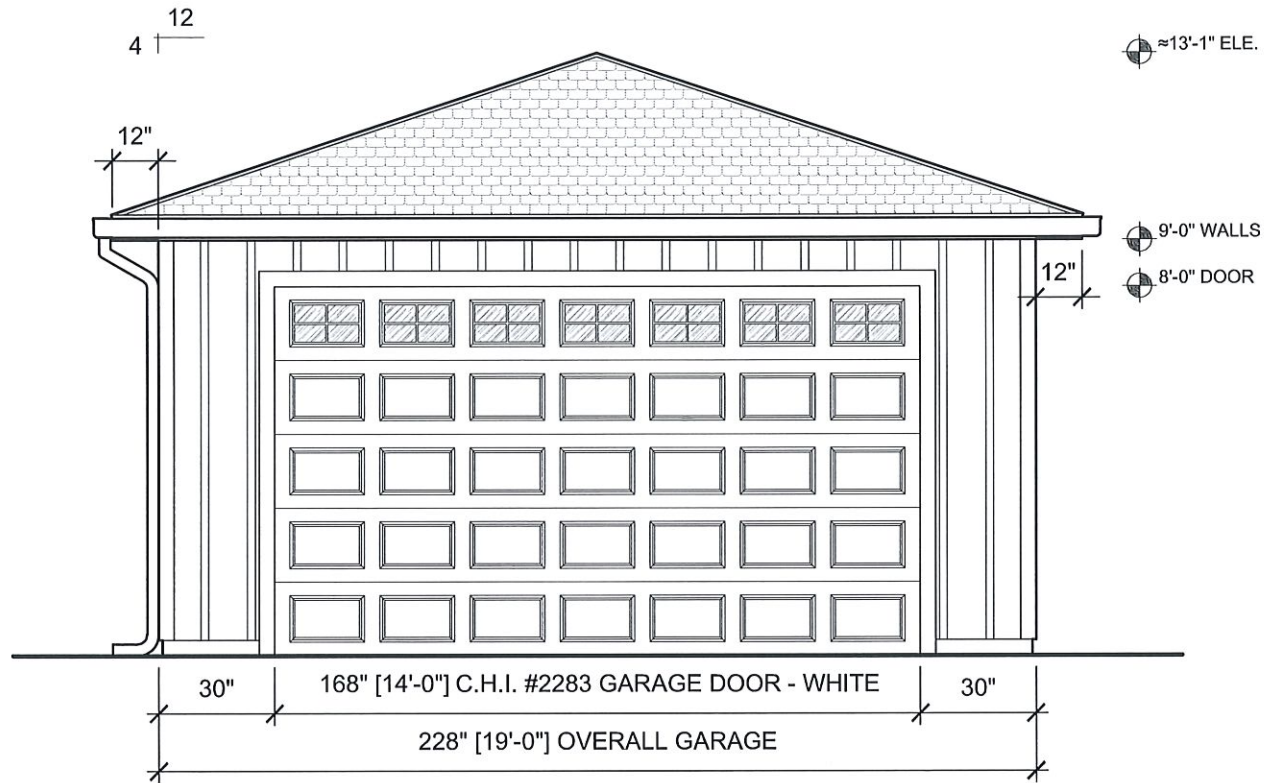
PLAN VIEW

DATE: 05.07.2021

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

PAGE: 1 OF 6





Attachment: Plans (6570 : Rick Genrich)

RICK GENRICH RESIDENCE

ELEVATION

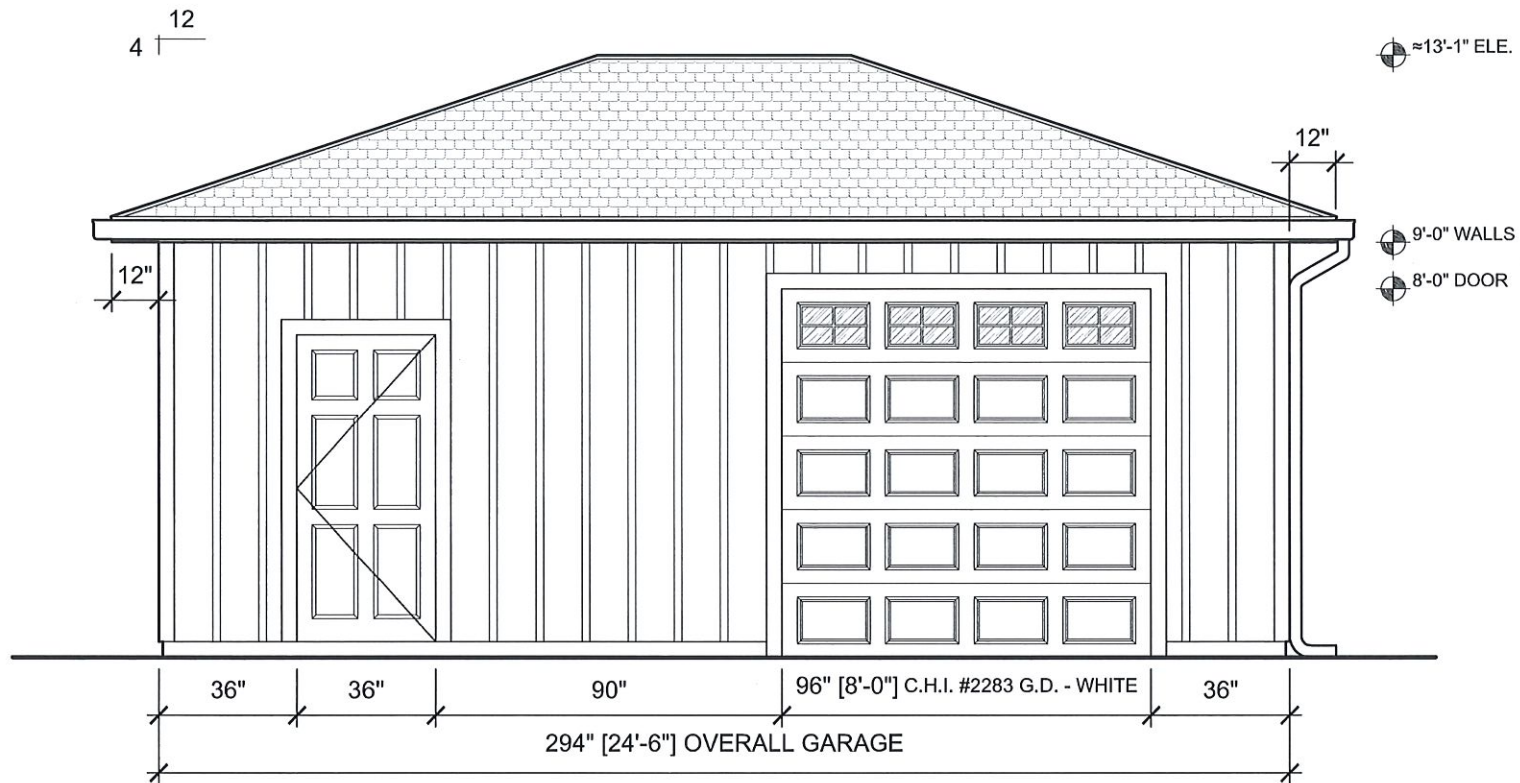
DATE: 05.07.2021

SCALE: 1/4" = 1'-0"

PAGE: 2 OF 6



Packet Pg. 17



Attachment: Plans (6570 : Rick Genrich)

RICK GENRICH RESIDENCE

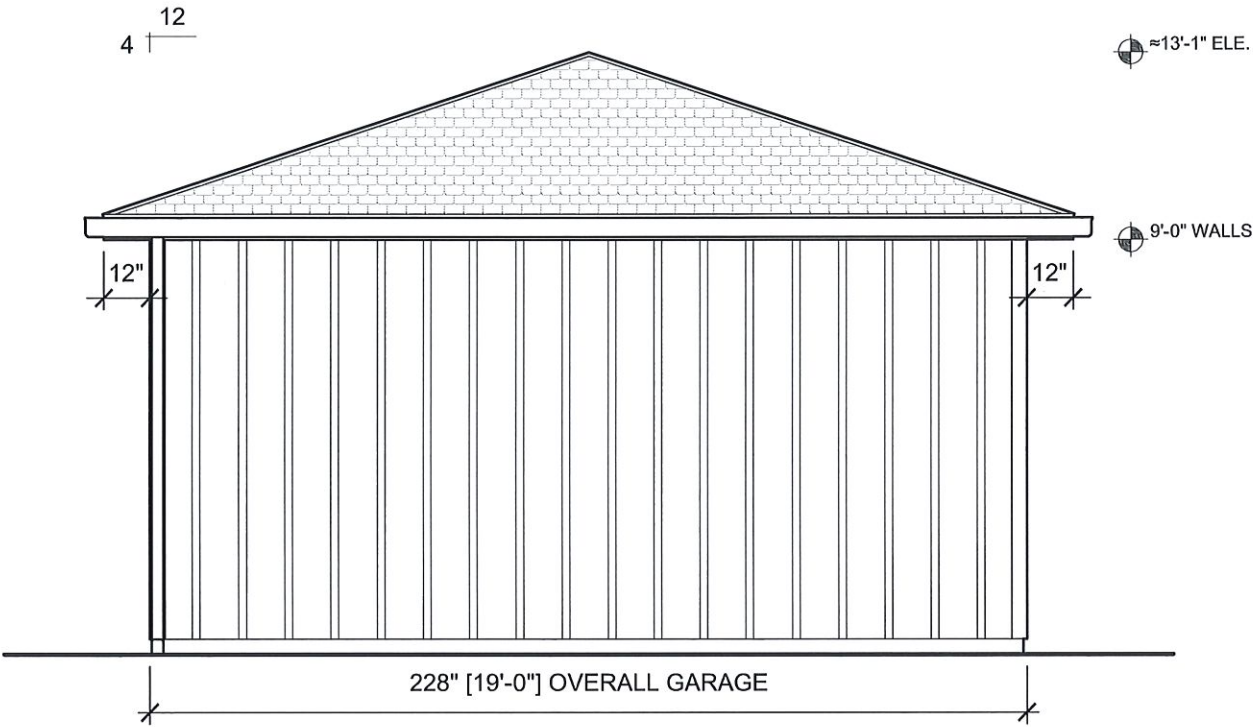
ELEVATION

DATE: 05.07.2021

SCALE: 1/4" = 1'-0"

PAGE: 3 OF 6



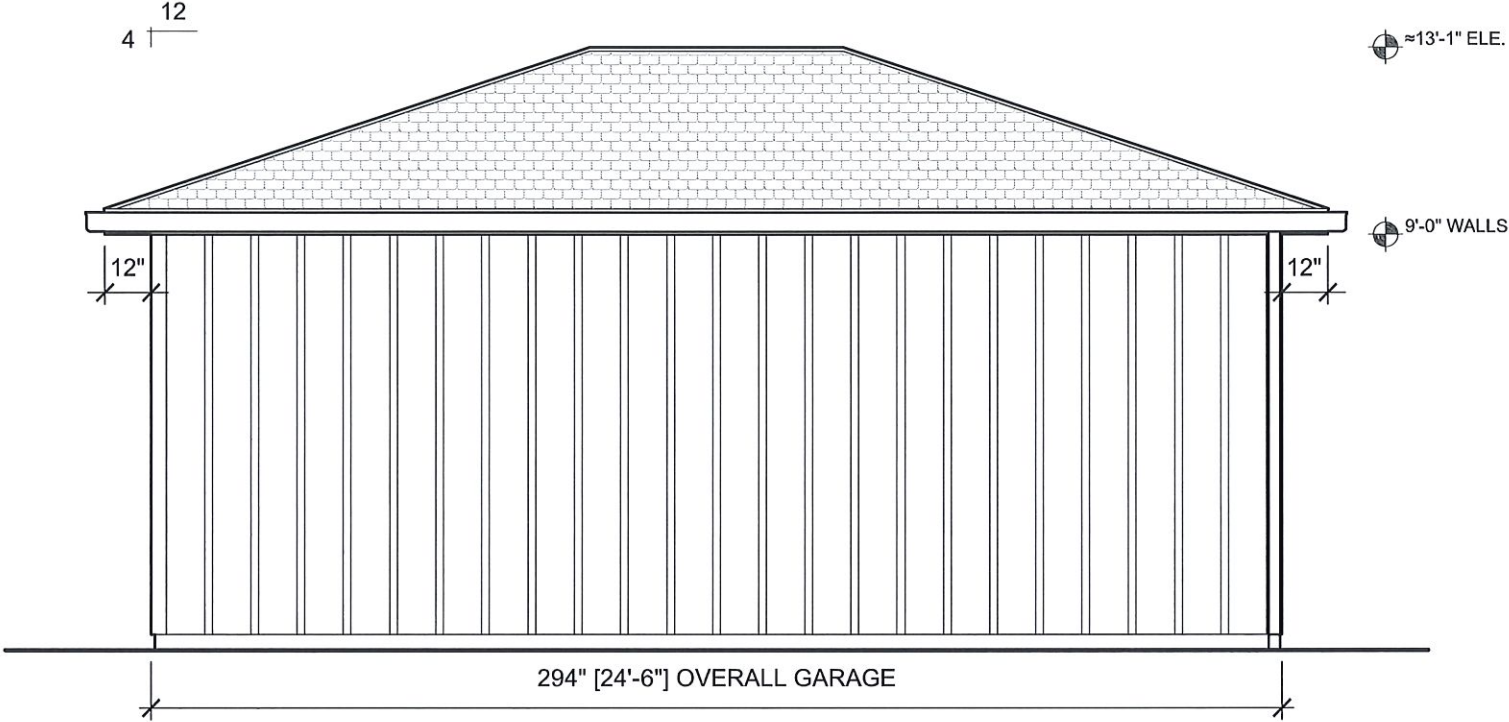


Attachment: Plans (6570 : Rick Genrich)

RICK GENRICH RESIDENCE	ELEVATION	DATE: 05.07.2021
	SCALE: 1/4" = 1'-0"	PAGE: 4 OF 6



J.D. GRIFFITHS
Packet Pg. 19



Attachment: Plans (6570 : Rick Genrich)

RICK GENRICH RESIDENCE	ELEVATION	DATE: 05.07.2021
	SCALE: 1/4" = 1'-0"	PAGE: 5 OF 6



Statement of Intent for Sunroom Addition

10507 N. Magnolia Drive
Mequon, WI 53092

The proposed sunroom 14x14 sunroom addition of the back of the house located at 10507 N. Magnolia Drive. The intent is to create an attractive sunroom in the backyard that can be used to enjoy the outdoors as well as protect from the elements.

PLAT OF SURVEY

BEING PART OF LOT 1, BLOCK 2 OF MAGNOLIA MANOR LOCATED IN THE
SE. 1/4 OF THE SE. 1/4 OF SECTION 30, T.9N., R.22E., CITY OF MEQUON,
OZAUKEE COUNTY, WISCONSIN.

LEGEND

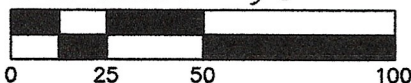
- ◎ - 1" IRON PIPE FOUND (UNLESS OTHERWISE STATED)
- - 1" DIA. IRON PIPE SET, 18" LONG
- ▨ - MANHOLE
- ◎ - CLEAN OUT
- ⊙ - WELL
- ⊙ - MAN HOLE
- ⊞ - UTILITY BOX
- ⌚ - UTILITY POLE
- ▢ - ASPHALT

(A) LENGTH: 56.16'
 "I" ANGLE: 8°28'02"
 RADIUS: 380.00'
 CHORD: 56.11'
 BEARING: S21°03'43"W

③ LENGTH: 113.21'
 "I" ANGLE: 39°18'48"
 RADIUS: 165.00'
 CHORD: 111.01'
 BEARING: S5°38'20"W

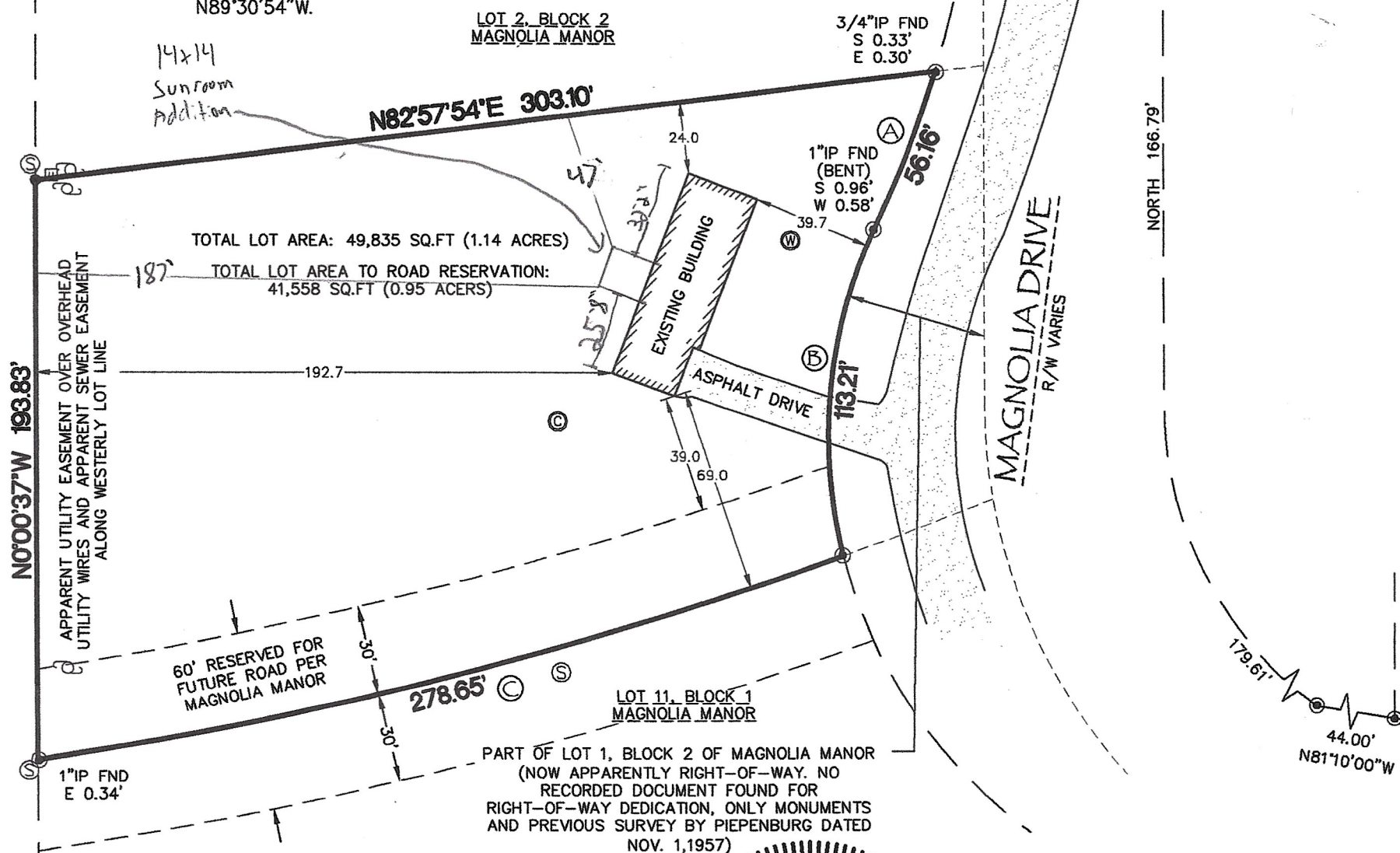
© LENGTH: 278.65'
"I" ANGLE: 11°24'14"
RADIUS: 1400.00'
CHORD: 278.19'
BEARING: S75°49'27"W

SCALE: 1" = 50'



BEARINGS ARE REFERENCED TO NAD27,
WISCONSIN STATE PLANE, SOUTH ZONE,
GRID NORTH ON THE SOUTH LINE OF THE
SE 1/4 OF SECTION 30-9-22 AS
N89°30'54"W.

LOT 2, BLOCK 2
MAGNOLIA MANOR



NOTES:

1. EASEMENTS SHOWN PER MAGNOLIA MANOR.
2. THE SURVEYOR TAKES NO RESPONSIBILITY FOR ANY UNDERGROUND STRUCTURES OR BURIED MATERIALS SUCH AS FOUNDATIONS, WELLS, SEPTIC, HOLDING TANKS, UTILITIES, HAZARDOUS MATERIALS, OR ANY OTHER ITEMS OF WHICH NO EVIDENCE CAN BE FOUND ON THE SURFACE BY A VISUAL INSPECTION.
3. THE PURPOSE OF THE SURVEY IS FOR AN ADDITION.
4. THE FIELD WORK WAS COMPLETED ON NOV. 16, 2020.

SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY AND, IN MY PROFESSIONAL OPINION, THE ABOVE MAP IS A TRUE REPRESENTATION THEREOF AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

THIS SURVEY IS MADE FOR THE USE OF THE PRESENT OWNERS OF THE PROPERTY, AND ALSO THOSE WHO PURCHASE, MORTGAGE, OR GUARANTEE THE TITLE THERETO WITHIN ONE (1) YEAR FROM DATE HEREOF.

LEGAL DESCRIPTION (PER LAND SURVEY BY PIENBURG DATED NOV. 1, 1957)

Lot 1, Block 2, Magnolia Manor, being a Subdivision of a part of the South East 1/4 of the South East 1/4 of Section 30, Township 9 North, Range 22 East, in the City of Mequon, Ozaukee County, Wisconsin bounded and described as follows: Commencing at the northwest corner, of said Lot 1; thence N.82° 57' 54"E. along the northerly line of said Lot 1, 303.10 feet to a point in the curved new west line of Magnolia Drive; thence Southerly along the new west line of Magnolia Drive on a curved line (whose center lies to the northwest, having a radius of 380.00 feet, with a long chord of 56.11 feet, bearing S.21° 03' 142"W.) a distance of 56.16 feet to a point of reverse curve; thence continuing southerly along the new west line of Magnolia Drive on a curve line (whose center lies to the southeast, having a radius of 165.00 feet, with a long chord of 111.00 feet, bearing S.5° 38' 22"W.) a distance of 113.21 feet to a point in the southerly line of said Lot 1; thence westerly along the southerly line of said Lot 1 on a curved line (whose center lies to the northwest, having a radius of 1400.00 feet, with a long chord of 278.18 feet, bearing 5.75° 49' 24"W.) a distance of 27.614 feet to the southwest corner of said Lot 1; thence N.00° 00' 37"W. along the west line of said. Lot 1, 193.93 feet to the point of commencement, reserving the southerly 30 feet for road purposes.

PROJECT # 20722

ATLAS SURVEY

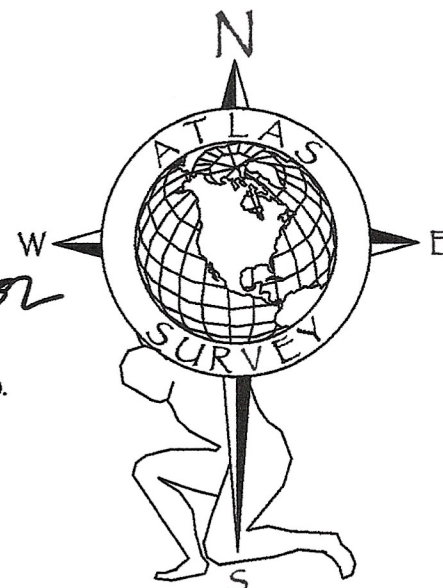
2826 SAINT ANDREWS CT.
WAUKESHA, WI 53188
(262) 901-5256
WWW.ATLASSURVEYWI.COM

SURVEYOR:
BRYCE KACZOR, PLS S-2803
SURVEY FOR:
KERI PATTERSON
PROPERTY:
10507 N. MAGNOLIA DRIVE
MEQUON, WI 53092

NOV. 1, 1957)

WISCONSIN
BRYCE D. KACZOR
S-2803
WAUKESHA,
WI.
LAND SURVEYOR

DATED THIS 23RD DAY OF NOVEMBER 2020.
REVISED THIS 25RD DAY OF NOVEMBER 2020.













PROJECT: PATTERSON



PROJECT: PATTERSON

DATE: 6/20/21

PAGE:



LEFT ELEVATION



RIGHT ELEVATION



FRONT ELEVATION

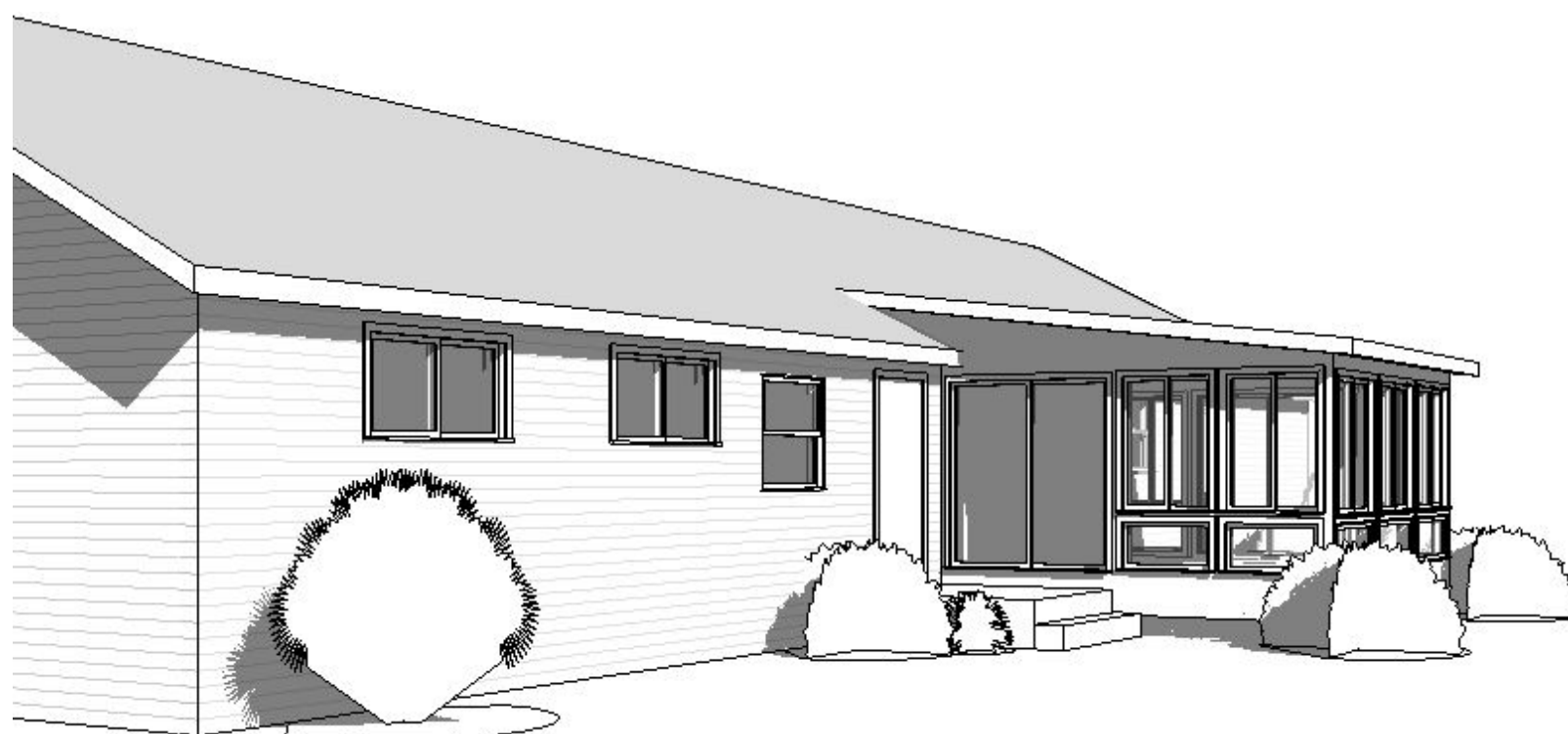
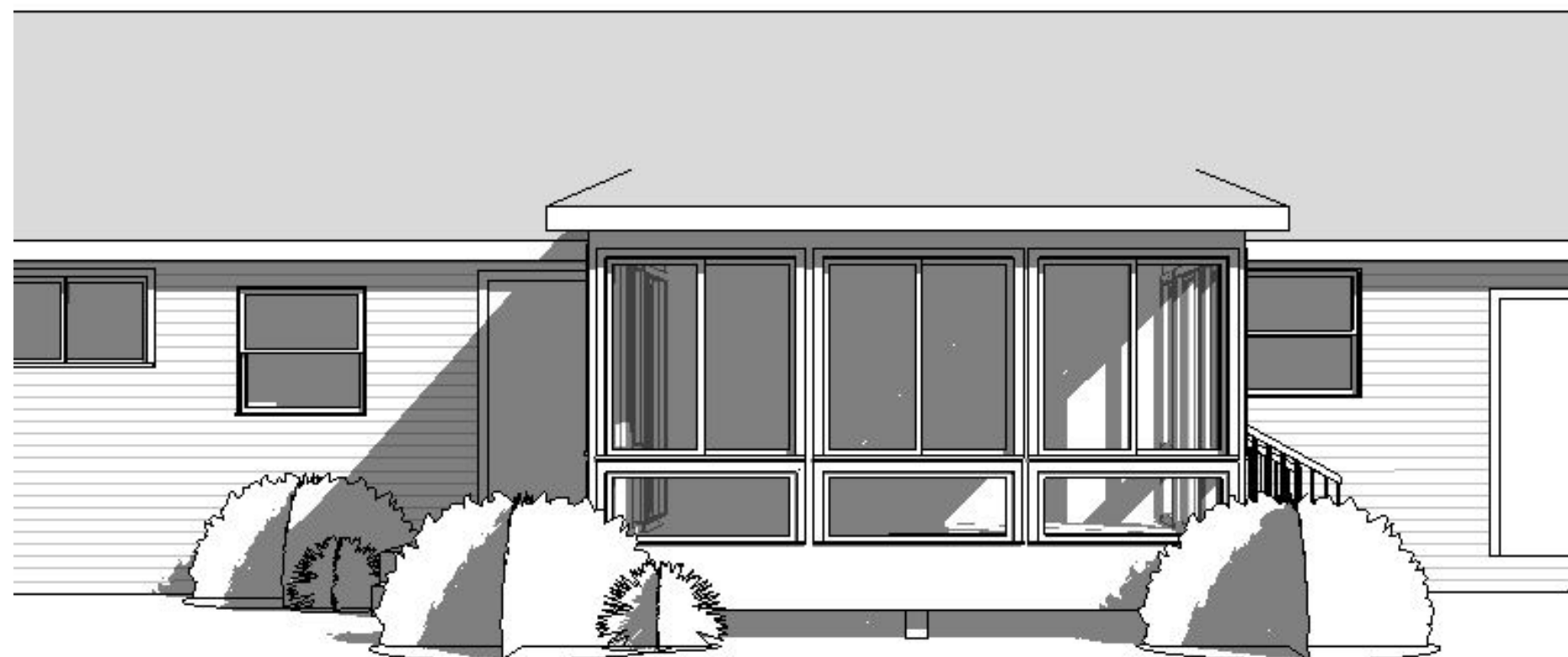


ELEVATIONS

PROJECT: PATTERSON

DATE: 6/20/21

PAGE: 1/4

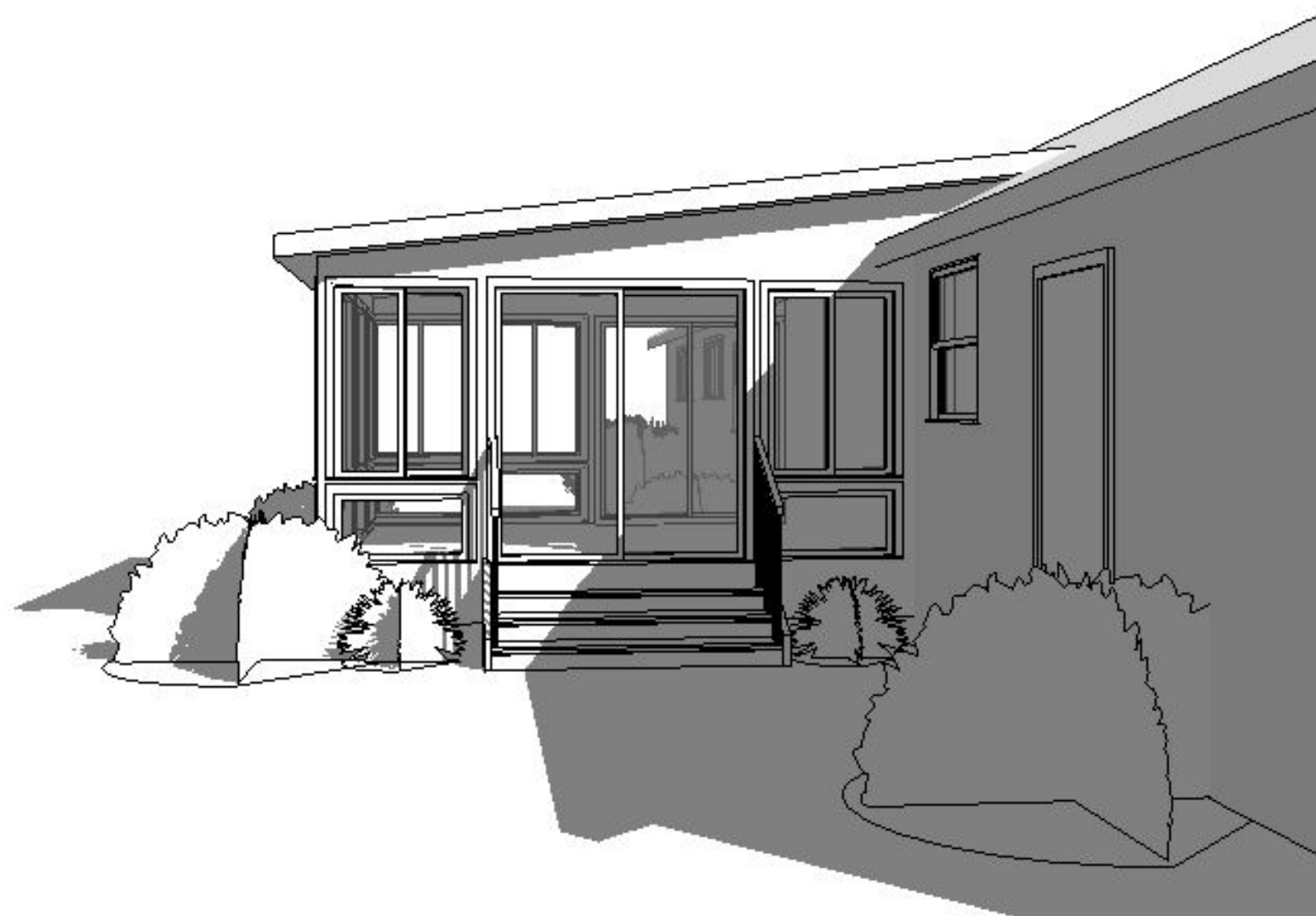
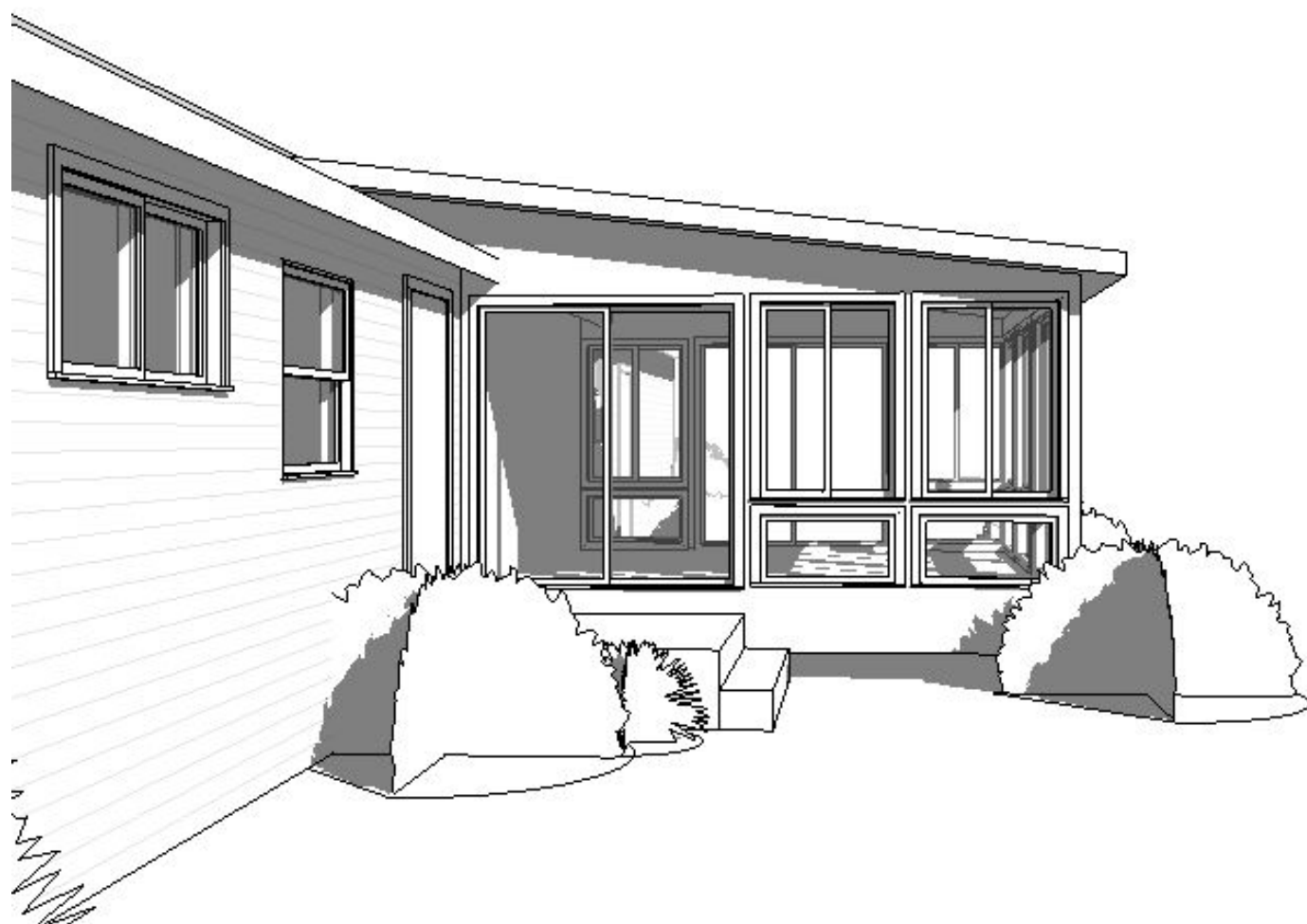


3D VIEWS

PROJECT: PATTERSON

DATE: 6/20/21

PAGE: 2/4

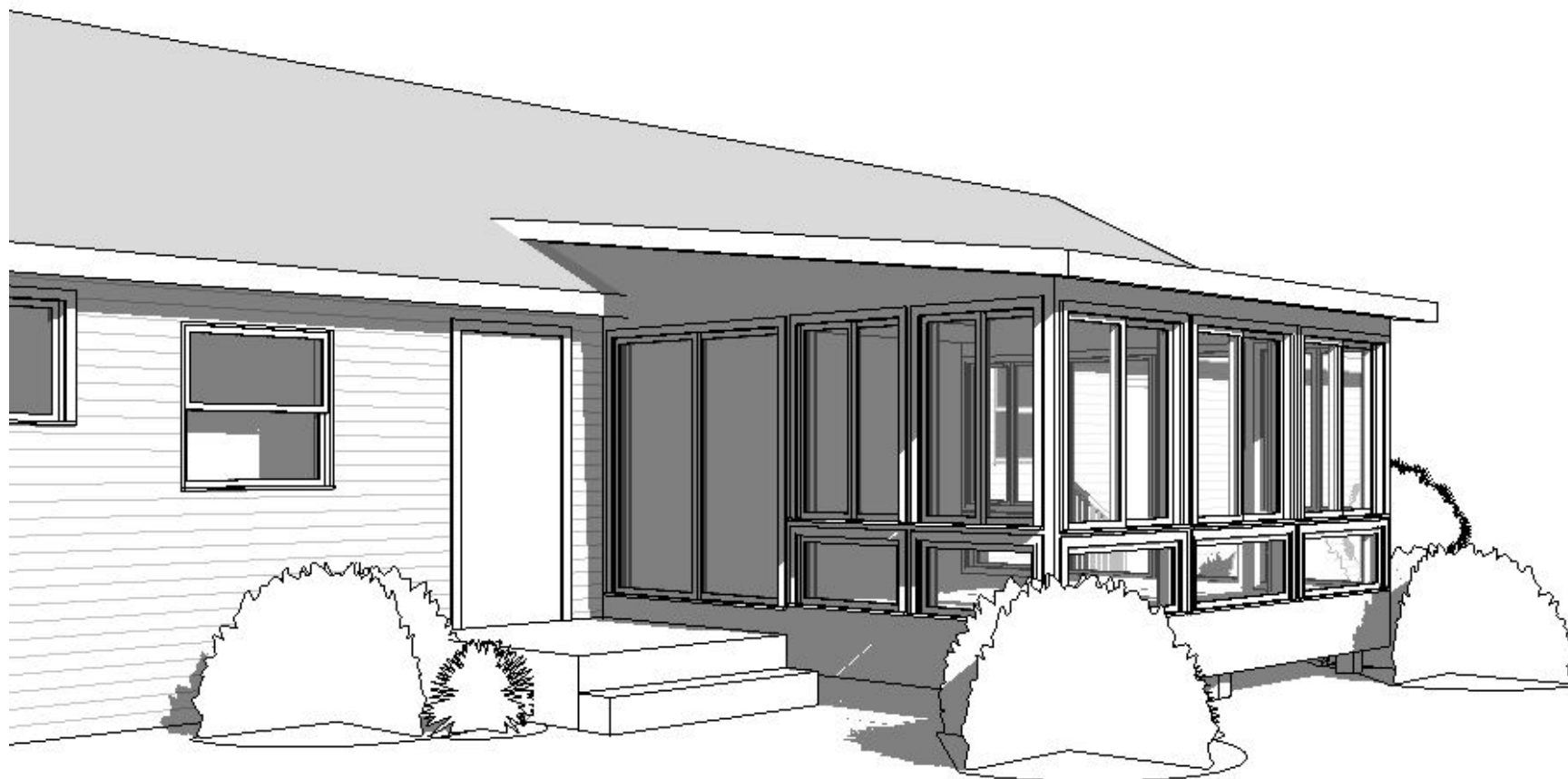


3D VIEWS

PROJECT: PATTERSON

DATE: 6/20/21

PAGE: 3/4



3D VIEWS

PROJECT: PATTERSON

DATE: 6/20/21

PAGE: 4/4

EDGEWOOD SURVEYING

14195 BEECHWOOD TRAIL • NEW BERLIN • WISCONSIN 53151
(262)366-5749 • fax (262)797-6329

PLAT OF SURVEY

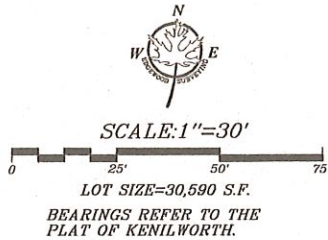
PREPARED FOR: *RATER*

LOCATION: *10232 N. KENILWORTH CIRCLE, CITY OF MEQUON*

LEGAL DESCRIPTION: *LOT 3, KENILWORTH, BEING A SUBDIVISION OF A PART OF THE NE 1/4 OF THE NW 1/4 OF SECTION 29, T 9 N. R 22 E, IN THE CITY OF MEQUON, OZAUKEE COUNTY, WISCONSIN.*

*JULY 22, 2021
REVISED 8/19/21*

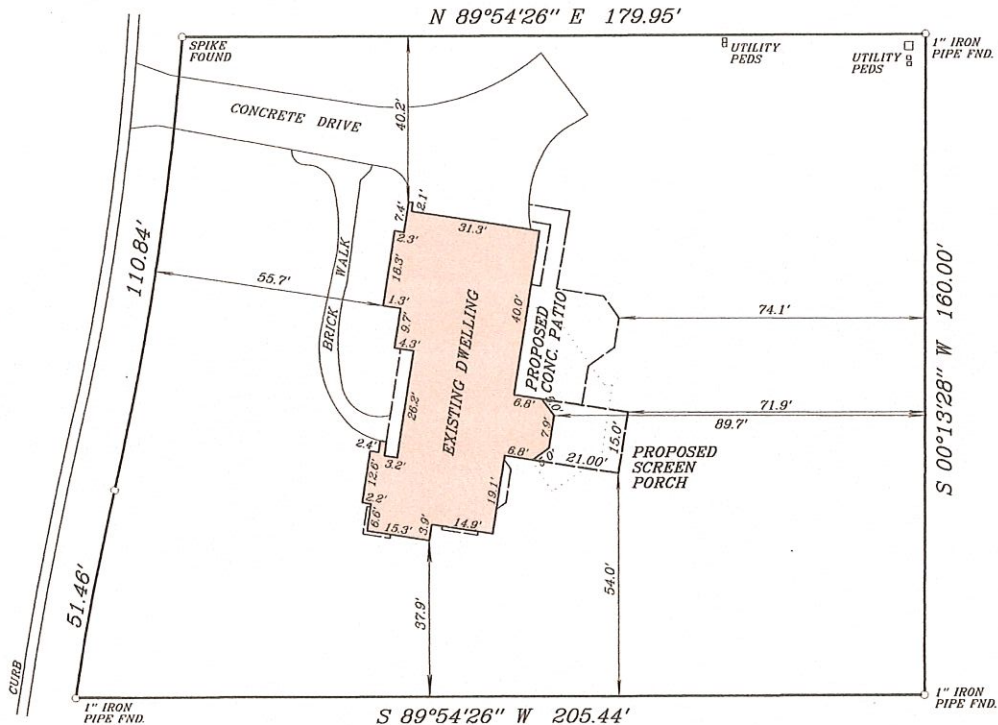
OZK-1117



$R=750.00'$
 $\Delta=08^{\circ}28'02''$
 $L=110.84'$
 $CB=N08^{\circ}35'42''E$
 $Ch=110.74'$

*N. KENILWORTH CIRCLE
(60')*

$R=700.00'$
 $\Delta=04^{\circ}12'44''$
 $L=51.46'$
 $CB=N10^{\circ}43'21''E$
 $Ch=51.45'$



THIS IS AN ORIGINAL PRINT ONLY
IF SEAL IS IMPRINTED IN RED

I hereby certify that I have 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 of all visible structures and dimensions of all principal buildings thereon, boundary fences, apparent easements, roadway and visible encroachments, if any. This survey is made for the present owners of the property, and also those who purchase, mortgage, or guarantee, the title thereto within one (1) year from date hereof.

Signed

Christopher J. Kunkel
CHRISTOPHER J. KUNKEL REGISTERED LAND SURVEYOR S-1755

Attachment: Survey (6573 : John & Christina Rater)

**10232 N. KENILWORTH CIRCLE
MEQUON, WI 53092**



EAST ELEVATION



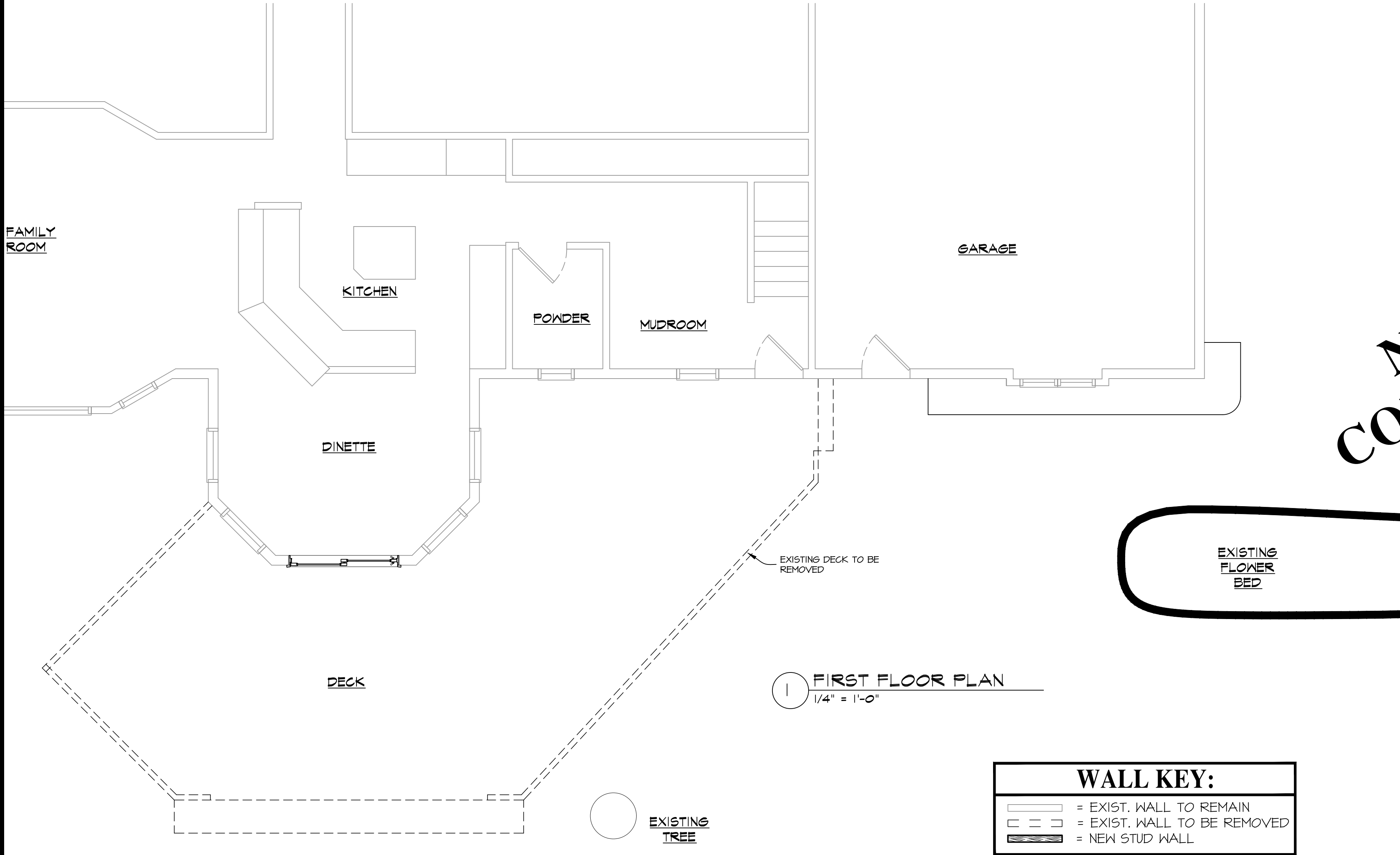
SOUTH ELEVATION



NORTH ELEVATION



WEST ELEVATION



WALL KEY:	
	= EXIST. WALL TO REMAIN
	= EXIST. WALL TO BE REMOVED
	= NEW STUD WALL

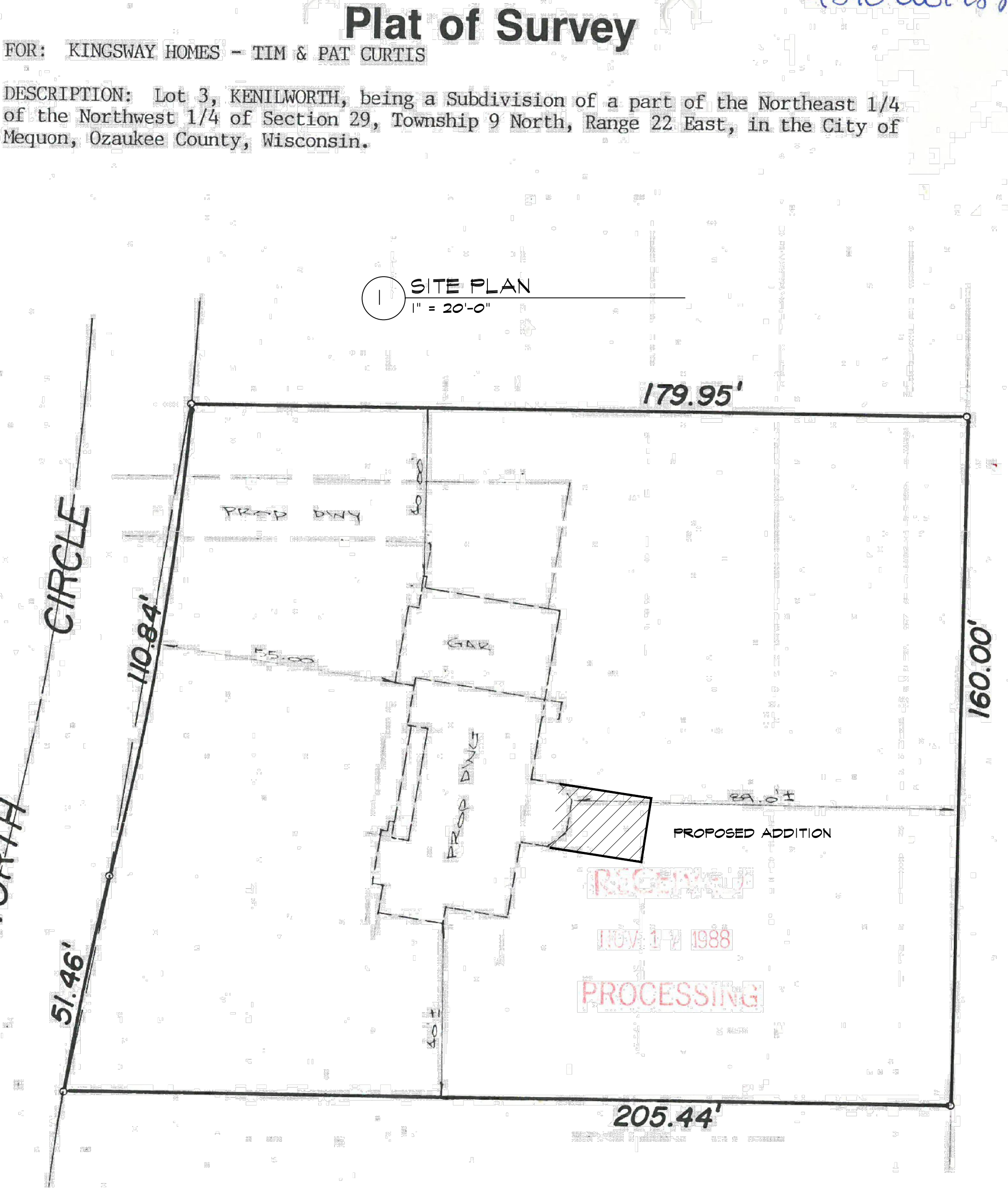
NOT FOR CONSTRUCTION

SHEET INDEX:	
SHEET EX-1	EXISTING/DEMO FIRST FLOOR PLAN & SITE PLAN
SHEET EX-2	EXISTING/DEMO EXTERIOR ELEVATIONS
SHEET A-1	PROPOSED FOUNDATION & FLOOR PLAN
SHEET A-2	PROPOSED EXTERIOR ELEVATIONS

SCOPE OF DRAWING:
THESE DRAWINGS INDICATE THE GENERAL SCOPE OF THE PROJECT IN TERMS OF ARCHITECTURAL DESIGN INTENT, THE DIMENSIONS OF THE BUILDING, THE MAJOR ARCHITECTURAL ELEMENTS AND THE TYPE OF STRUCTURAL, MECHANICAL AND ELECTRICAL SYSTEMS. THE DRAWINGS DO NOT NECESSARILY INDICATE OR DESCRIBE ALL WORK REQUIRED FOR FULL PERFORMANCE AND COMPLETION OF THE REQUIREMENTS OF THE CONTRACT. ON THE BASIS OF GENERAL SCOPE INDICATED OR DESCRIBED, THE TRADE CONTRACTORS SHALL FURNISH ALL ITEMS REQUIRED FOR THE PROPER EXECUTION AND COMPLETION OF THE WORK INTENDED.

CONTRACTOR TO FIELD VERIFY ALL DIMENSIONS AND THE EXACT LOCATION OF EXISTING PLUMBING, MECHANICAL, AND STRUCTURAL COMPONENTS AND ADJUST THE PLANS AS NECESSARY TO ACCOMMODATE.

- PLAN NOTES:
- ALTHOUGH EVERY EFFORT HAS BEEN MADE IN PREPARING THESE PLANS AND CHECKING THEM FOR ACCURACY, THE CONTRACTORS MUST REVIEW ALL DETAILS OF THEIR TRADES AND BE RESPONSIBLE FOR THE SAME.
 - DO NOT SCALE DIMENSIONS FROM DRAWINGS. CONSULT GENERAL CONTRACTOR OR THE ARCHITECT WITH ANY QUESTIONS.
 - FOR PLACEMENT OF HOUSE ON LOT REFER TO SURVEYORS DRAWINGS. GRADES SHOWN ON THESE PLANS ARE ASSUMED, CONFIRM ALL GRADES WITH SURVEY OR SITE VERIFY.
 - ALL INTERIOR WALLS ARE 4-1/2" UNLESS OTHERWISE NOTED
 - ALL EXTERIOR WALLS ARE 6-1/2" UNLESS OTHERWISE NOTED
 - PLACEMENT OF BUILDING COMPONENTS, MECHANICAL EQUIP., APPLIANCES AND ELECTRICAL COMPONENTS IS SUBJECT TO FIELD ADJUSTMENT. ACTUAL CONSTRUCTION MAY NOT CONFORM EXACTLY TO THE LOCATIONS INDICATED ON THESE DRAWINGS



RATER SCREENED PORCH

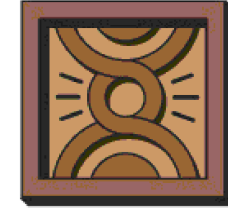
10232 N. KENILWORTH CIRCLE
MEQUON, WI 53092

EX-1

DATE: 10-23-2020

PROJECT NUMBER: 20-452

REVISIONS:	
-	5-27-2021
-	6-18-2021



PATARA LLC

Excellence in Architecture

2601 S. Sunny Slope Rd. • New Berlin, WI 53151

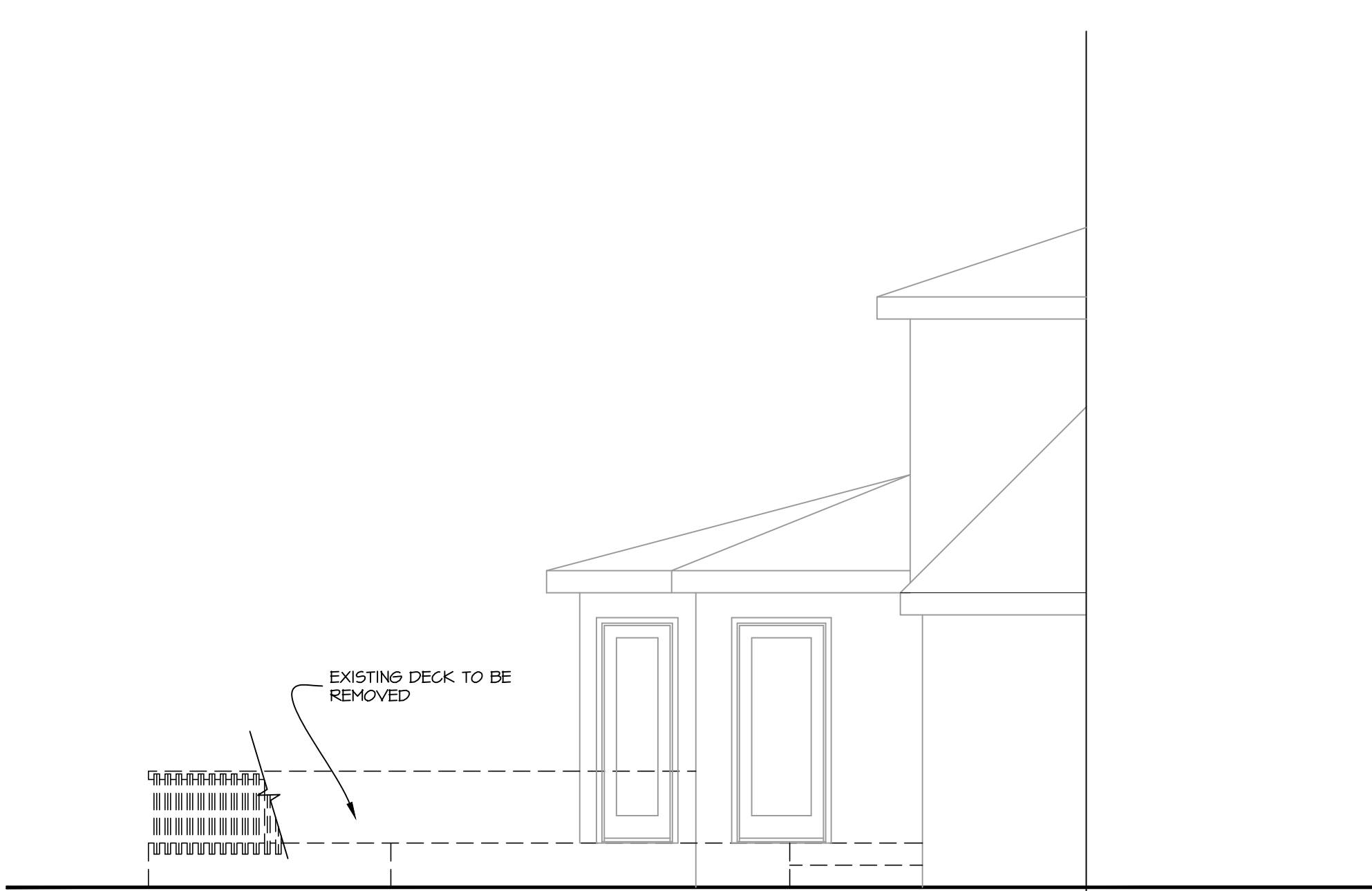
262-786-6776 FAX 262-786-7036

FLOOR PLAN, SPECIFICATIONS & DETAILS



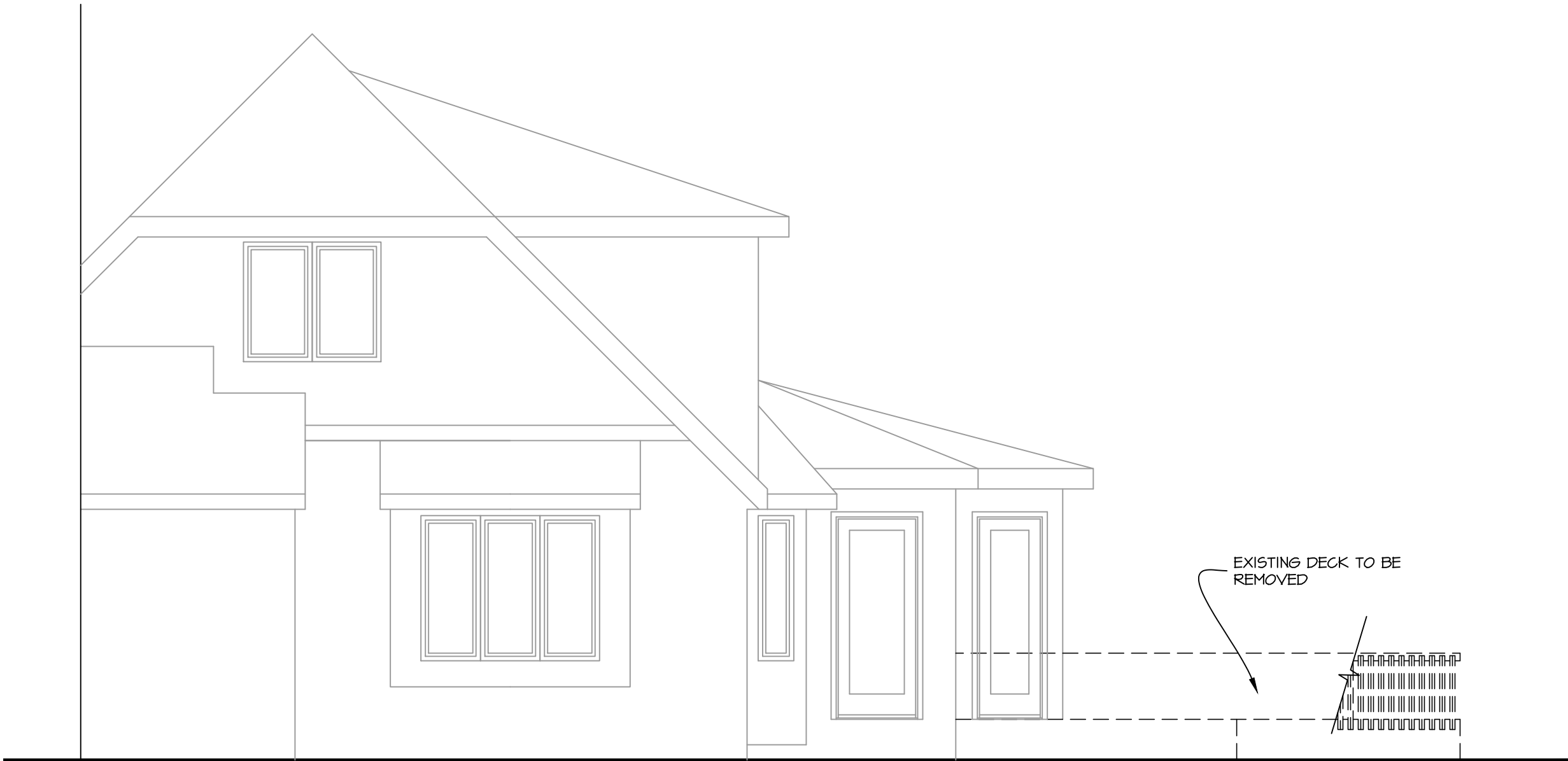
EXISTING REAR ELEVATION

1/4" = 1'-0"



EXISTING SIDE ELEVATION

1/4" = 1'-0"



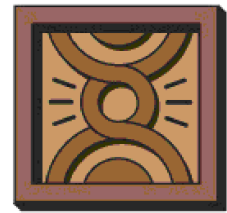
EXISTING SIDE ELEVATION

1/4" = 1'-0"

WALL KEY:	
	= EXIST. WALL TO REMAIN
	= EXIST. WALL TO BE REMOVED
	= NEW STUD WALL



PATARA LLC
Excellence in Architecture
2601 S. Sunny Slope Rd. • New Berlin, WI 53151
262-786-6776 FAX 262-786-7036



REVISIONS:	
-	5-27-2021
-	6-18-2021

RATER SCREENED PORCH

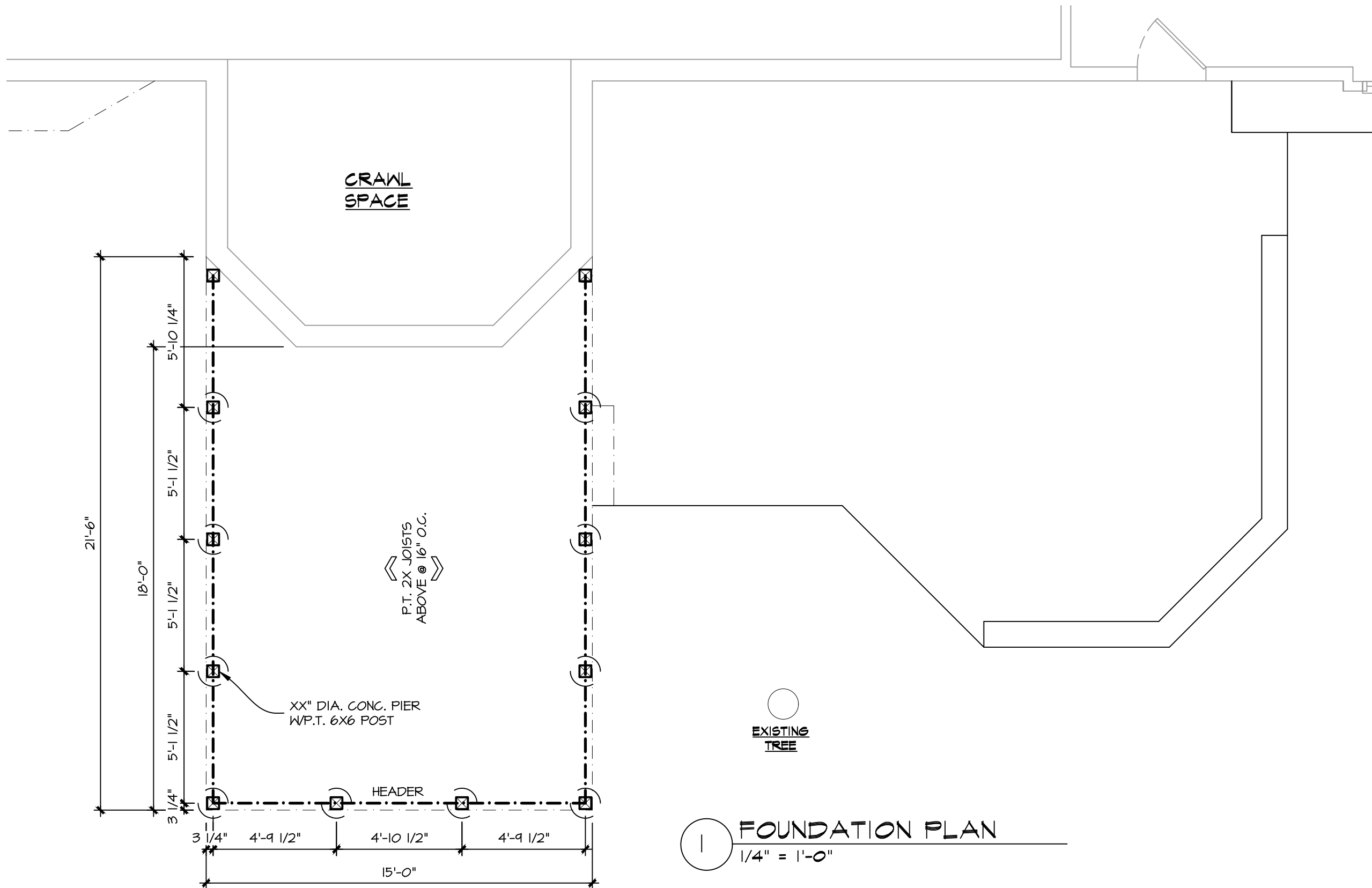
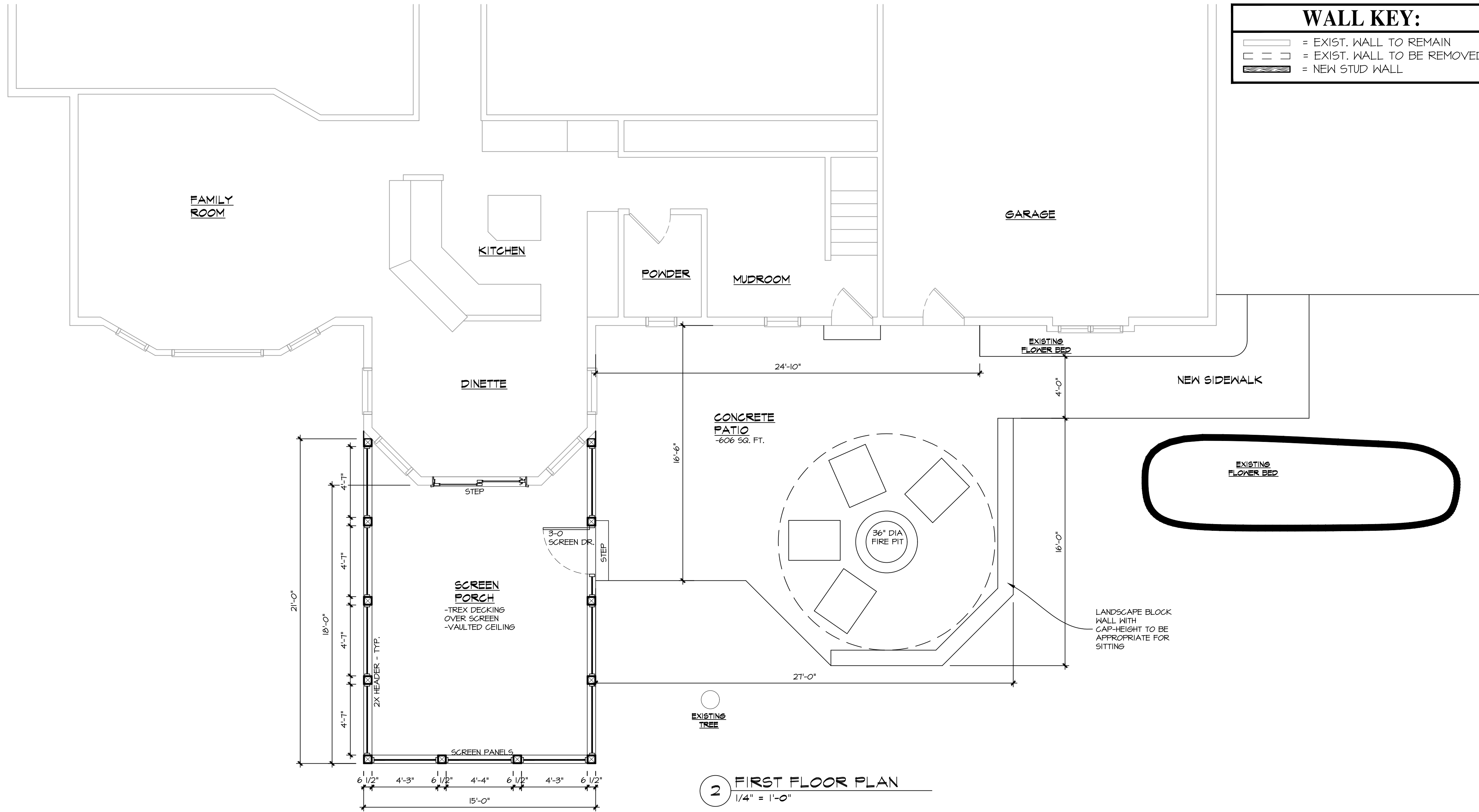
10232 N. KENTWORTH CIRCLE
MEQUON, WI 53092

SHEET TITLE:
EXISTING EXTERIOR ELEVATIONS

EX-2

DATE: 10-23-2020

PROJECT NUMBER: 20-452



RATER SCREENED PORCH

10232 N. KENTWORTH CIRCLE
MEQUON, WI 53092

SHEET TITLE:

FOUNDATION & FLOOR PLAN

A-1

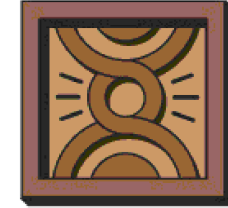
DATE: 10-23-2020

PROJECT NUMBER: 20-452

REVISIONS:

- 5-27-2021

-6-18-2021



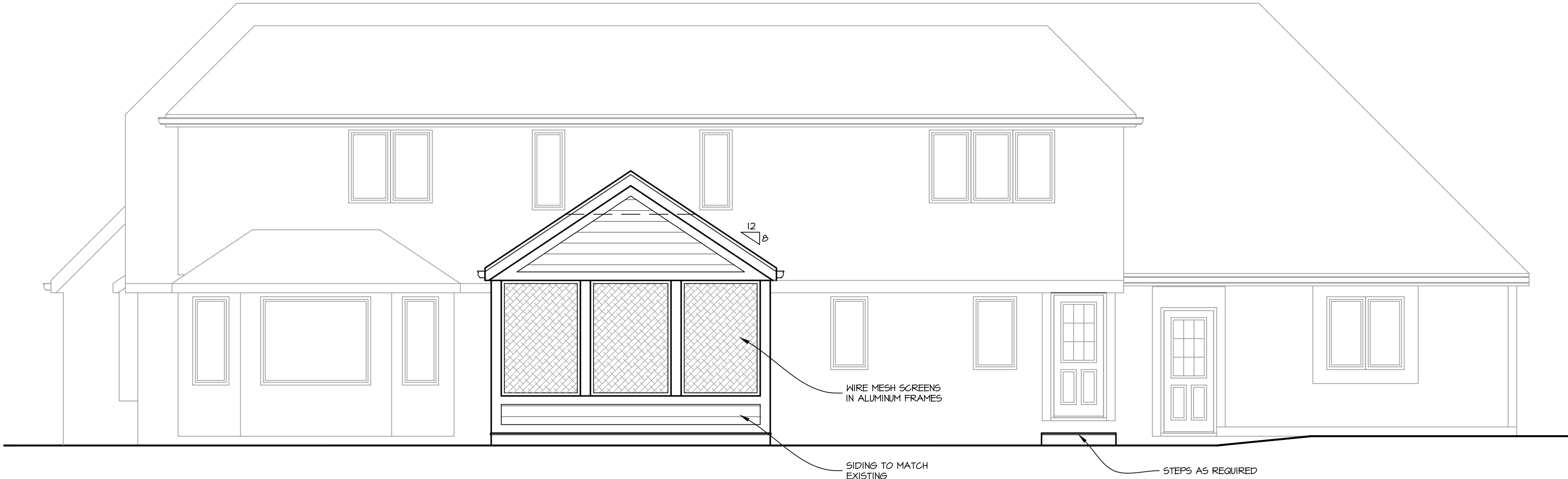
PATARA LLC

Excellence in Architecture

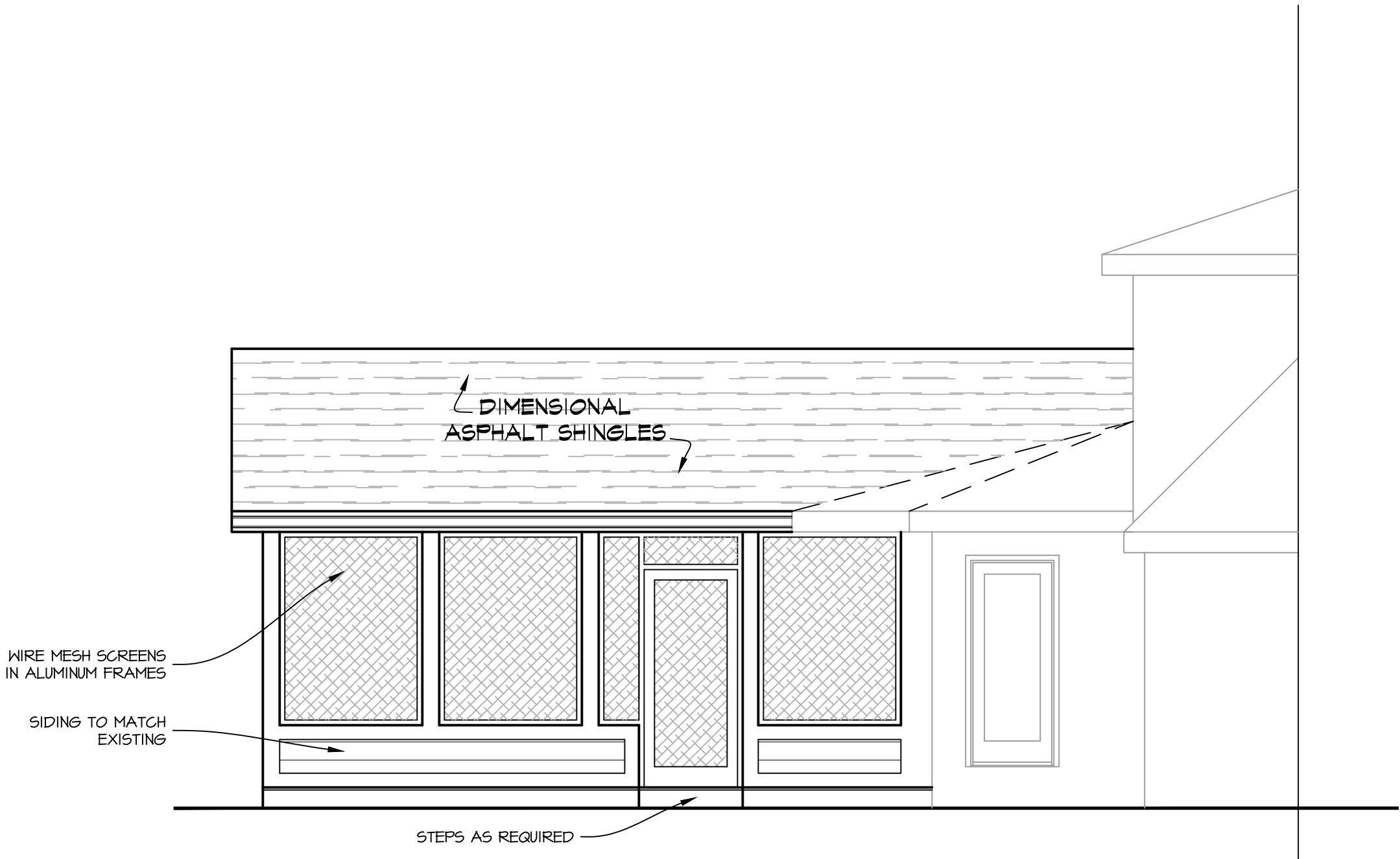
2601 S. Sunny Slope Rd. • New Berlin, WI 53151

262-786-6776 FAX 262-786-7036

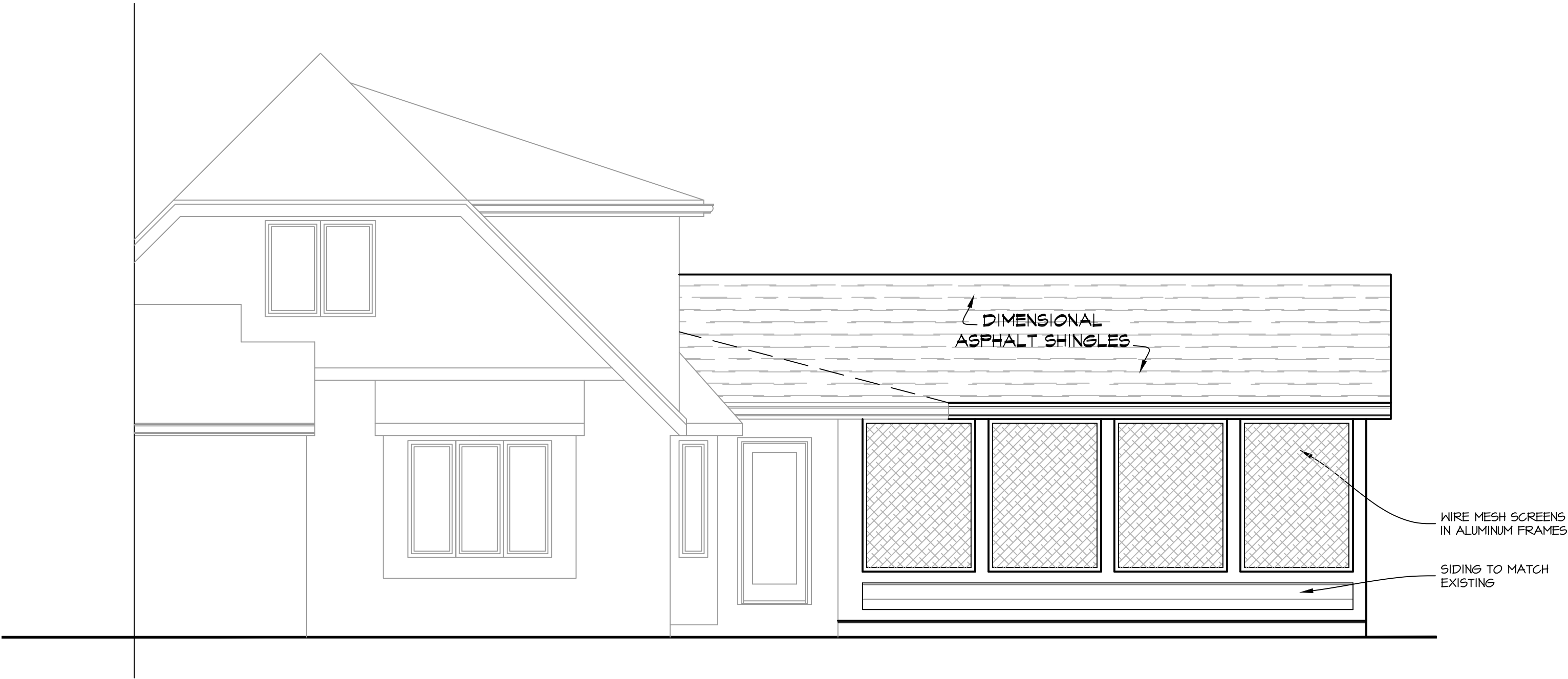
REVISIONS:	
-	5-27-2021
-	6-18-2021



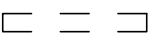
PROPOSED REAR ELEVATION
1/4" = 1'-0"



PROPOSED SIDE ELEVATION
1/4" = 1'-0"



PROPOSED SIDE ELEVATION
1/4" = 1'-0"

WALL KEY:	
	= EXIST. WALL TO REMAIN
	= EXIST. WALL TO BE REMOVED
	= NEW STUD WALL

RATER SCREENED PORCH

10232 N. KENTWORTH CIRCLE
MEQUON, WI 53092

SHEET TITLE:
EXTERIOR ELEVATIONS

A-2

DATE: 10-23-2020
PROJECT NUMBER: 20-452



ARCHITECTURE
RENOVATION
CONSTRUCTION

5050 N. Port Washington Rd.
Milwaukee, WI 53217
414.962.5560
designgroupthree.com

Statement of Intent - 4927 W Elmdale Rd

The proposed project is to construct a detached garage within the allowable size of no more than 800 sq.ft. and complying with the west side setbacks of 20' and a maximum height of 20'(cupola not required to be included in overall height).

All siding and exterior materials to match the existing house with cedar siding, double hung windows, and asphalt dimensional shingles. All siding and millwork to be painted to match the existing house. The overhead garage doors are made of galvanized white steel with black hardware and the single entry door is a white painted wood door with black hardware.

PLAT NO. LS-4728-20
FIELD CREW: E.A.J.
DRAWN BY: J.M.B.

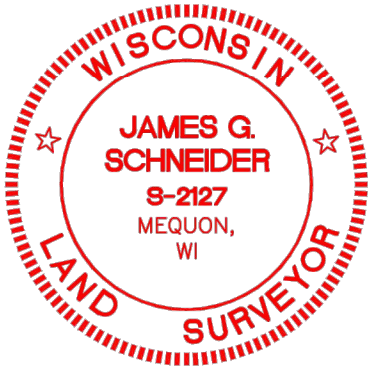


NORTH SHORE ENGINEERING, INC.
Consulting Engineers & Land Surveyors
11433 N. Port Washington Rd., Mequon, Wisconsin, 53092
(262) 241-9400 • FAX: (262) 241-5337
www.northshoreengineering.net

PLAT OF SURVEY

Prepared For: Christian & Sylvia Paulsen/4927 W. Elmdale Rd., Mequon, WI

Property Description: Lot 24, in "LITTLE FARMS SUBDIVISION", a subdivision of part of the Southeast 1/4 of Section 35, in Township 9 North, Range 21 East, in the City of Mequon, County of Ozaukee and State of Wisconsin.
Said parcel containing 39,815 sq. ft./0.914 acres of land more or less.



THIS IS AN ORIGINAL PRINT
ONLY IF STAMPED IN RED

W. ELMDALE ROAD

CURVE DATA

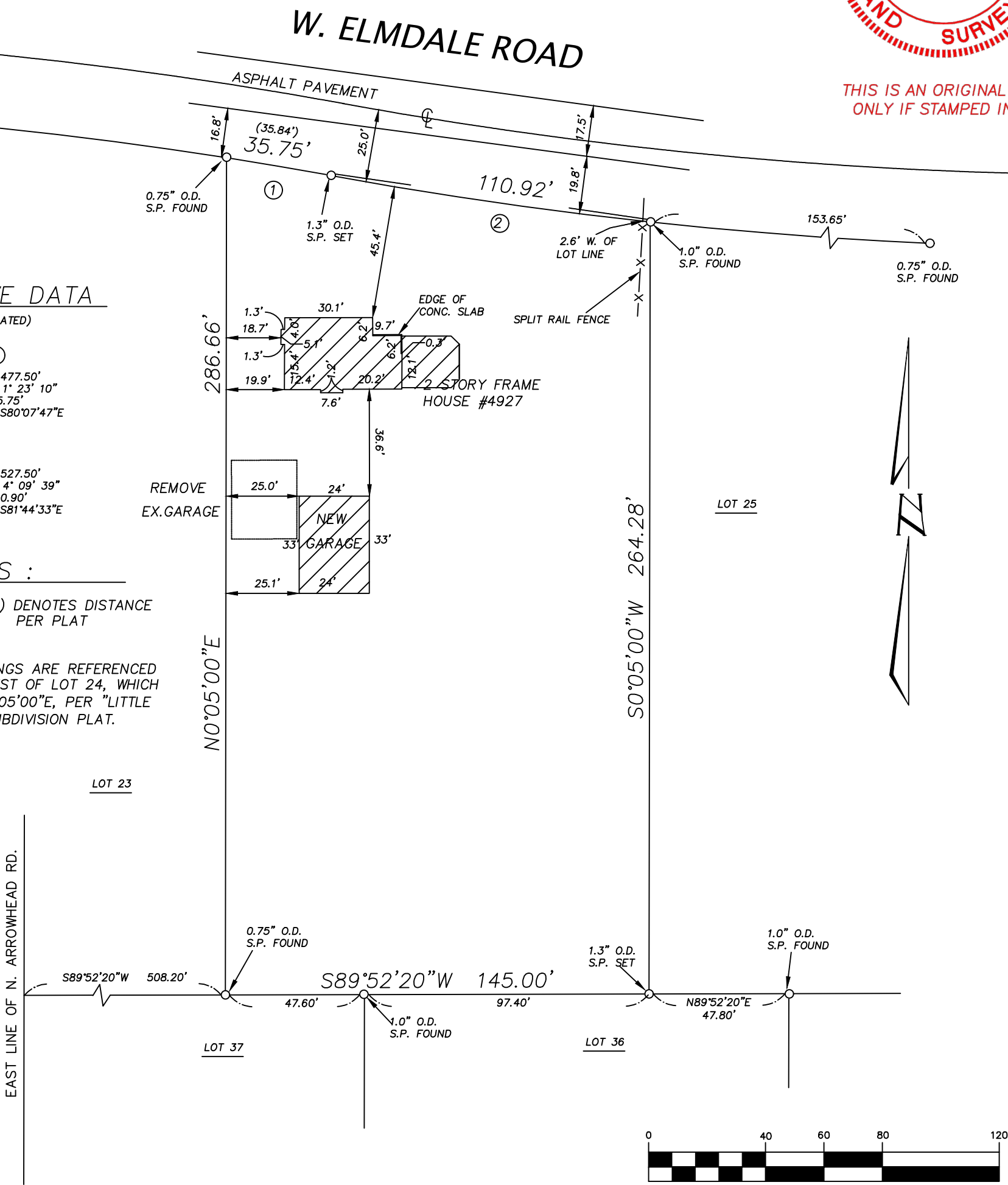
(CALCULATED)

①
RAD. = 1477.50'
DELTA = 1° 23' 10"
L.C. = 35.75'
L.C.B. = S80°07'47"E

②
RAD. = 1527.50'
DELTA = 4° 09' 39"
L.C. = 110.90'
L.C.B. = S81°44'33"E

NOTES :

1. () DENOTES DISTANCE PER PLAT
2. ALL BEARINGS ARE REFERENCED TO THE WEST OF LOT 24, WHICH BEARS N0°05'00"E, PER "LITTLE FARMS" SUBDIVISION PLAT.



SCALE 1" = 40'

REVISED 7-2-20: ADD EXISTING STRUCTURES

SURVEY CERTIFICATE

I have surveyed the above described property and the above map is a true representation thereof and shows the size and location of the property, its ext boundaries, the location and dimensions of all visible structures thereon, boundary fences, apparent easements, roadways, and visible encroachments, if any

This survey is made for the exclusive use of the present owners of the property, and also those who purchase, mortgage, or guarantee the title thereto within one (1) year from date hereof.

Dated at City of Mequon, State of Wisconsin this 13th day of May, 2020

Recertified _____ Surveyor _____

Attachment: Survey (6574 : Chris & Sylvia Paulsen)







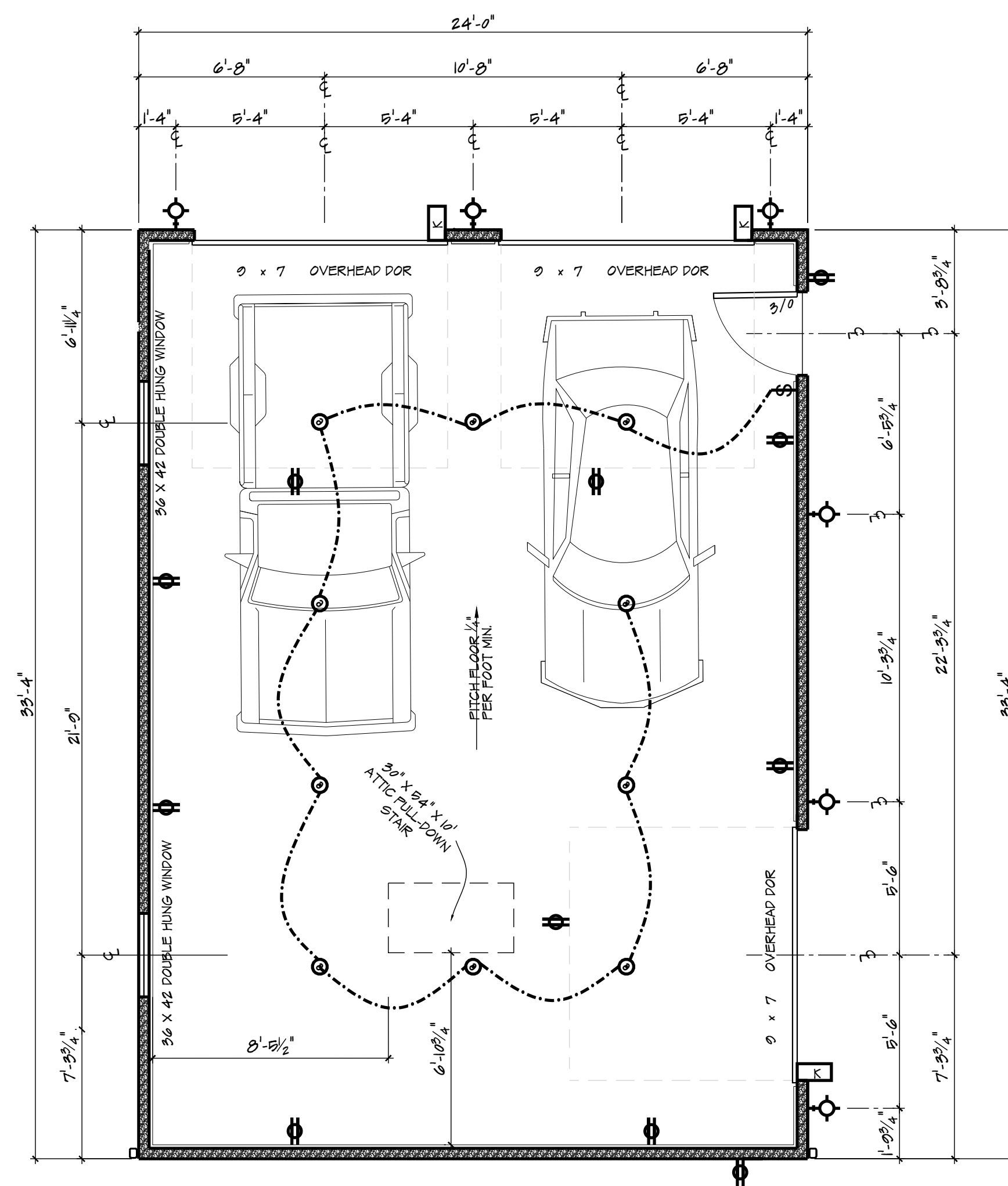






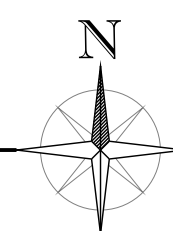






NEW GARAGE PLAN

1/4" = 1' - 0"



LOT 23

52°20'W 508.20'

N0°05'00"E

286.66'

0.75" O.D.
S.P. FOUND

1.3" O.D.
S.P. SET

1.0" O.D.
S.P. FOUND

Existing Birch

garage to
be removed

Existing
Garden
Plots

LOT 25

0.75" O.D.
S.P. FOUND

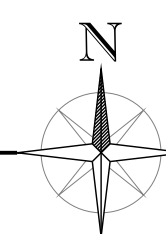
1.3" O.D.
S.P. SET

1.0" O.D.
S.P. FOUND

S89°52'20"W 145.00'

SITE PLAN

1/16" = 1' - 0"



ARCHITECTURE
RENOVATION
CONSTRUCTION

5050 N. Port Washington Rd.
Milwaukee, WI 53217
414.962.5660
designgroupthree.com

CLIENT APPROVAL:

SIGNATURE

DATE

DO NOT SCALE OFF
OF DRAWING

REVISION DATES:

Garage Addition for:

Chris and Sylvia Paulsen
4927 W. Elmdale Rd.
Mequon, Wisconsin 53092

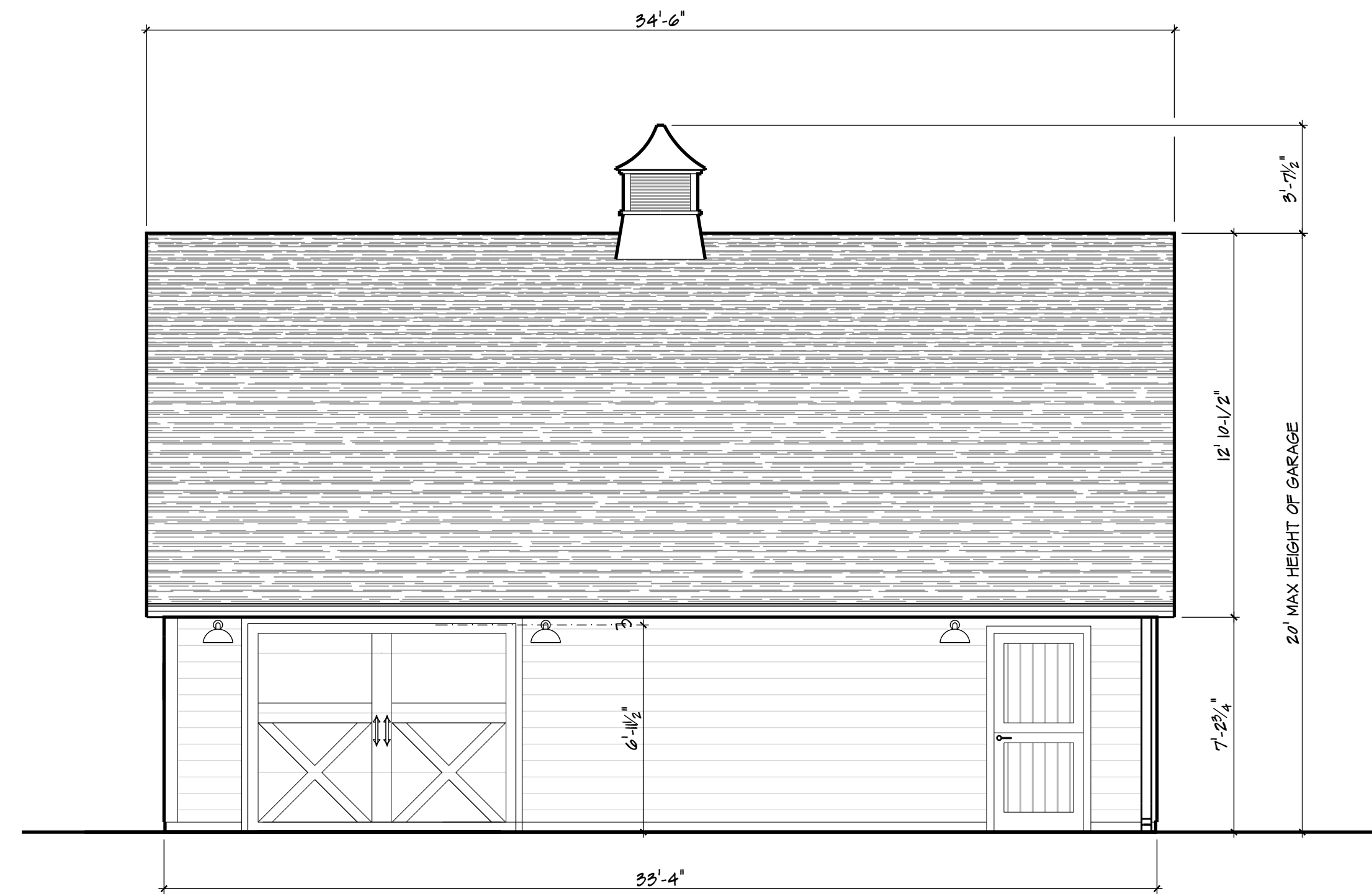
DRAWN BY:
m j k @ x210

DATE:
7 . 16 . 21

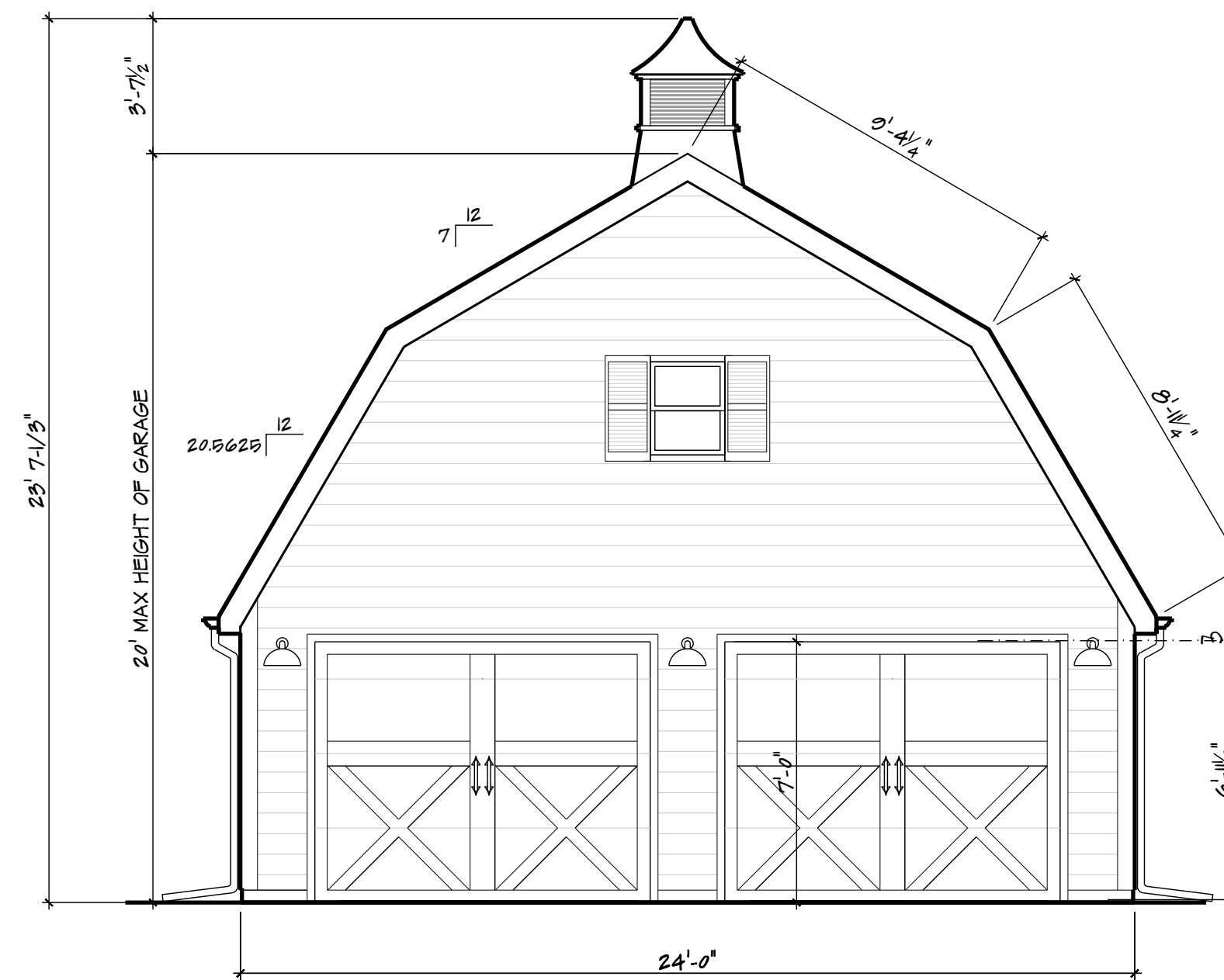
SHEET NO.:

A-1

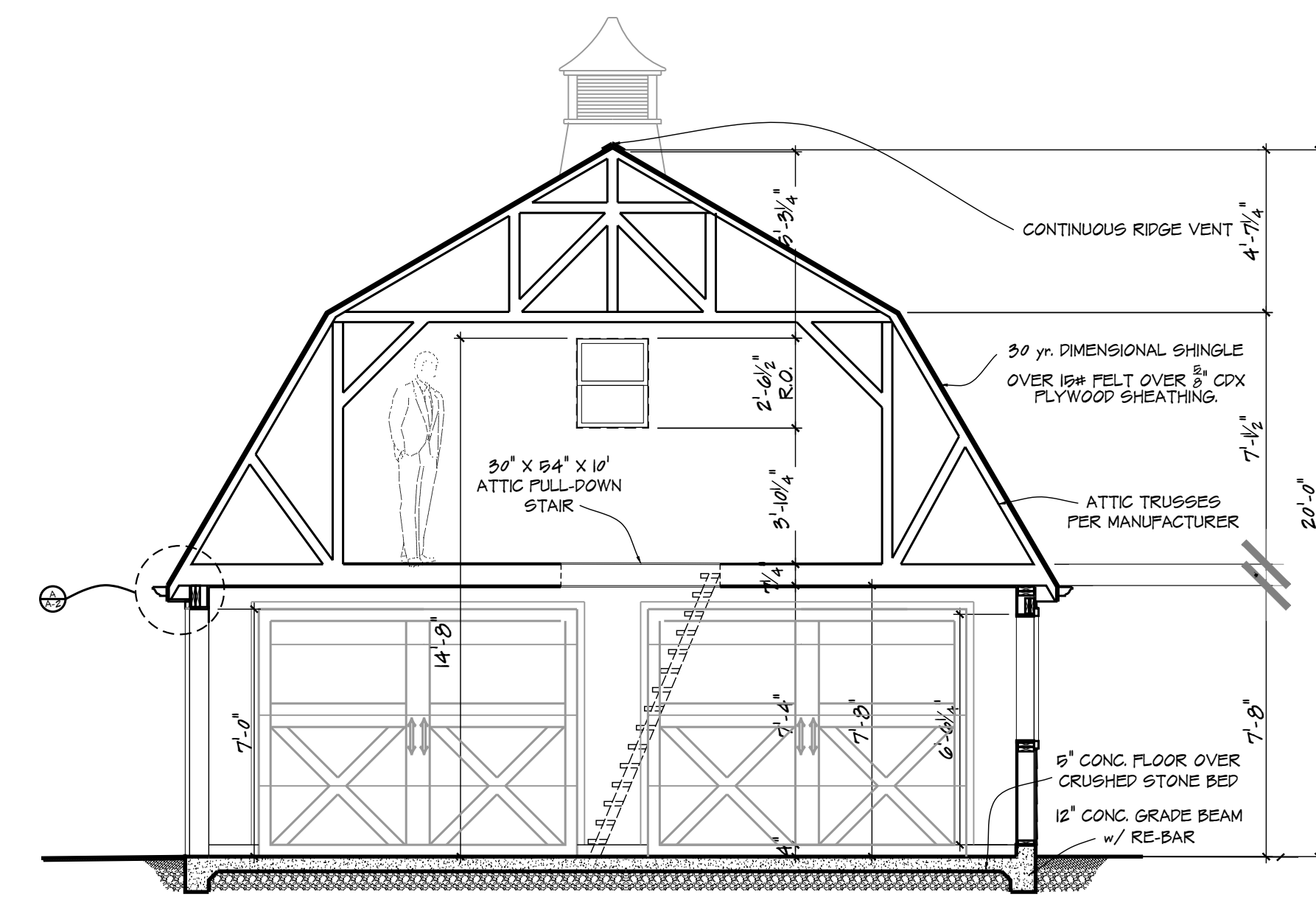
1 OF 2



NEW GARAGE EAST ELEVATION

 $1/4" = 1' - 0"$ 

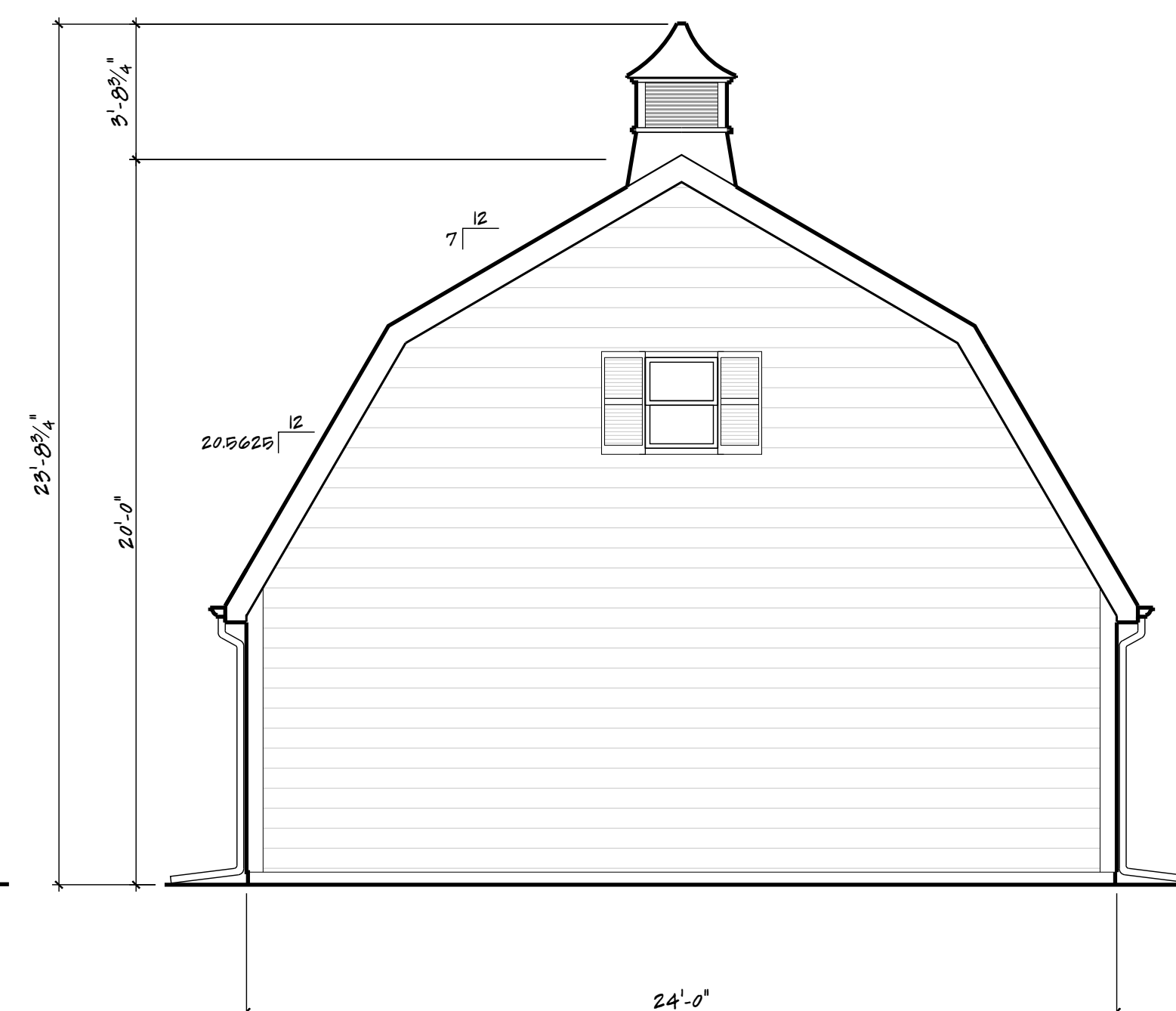
NEW GARAGE NORTH ELEVATION

 $1/4" = 1' - 0"$ 

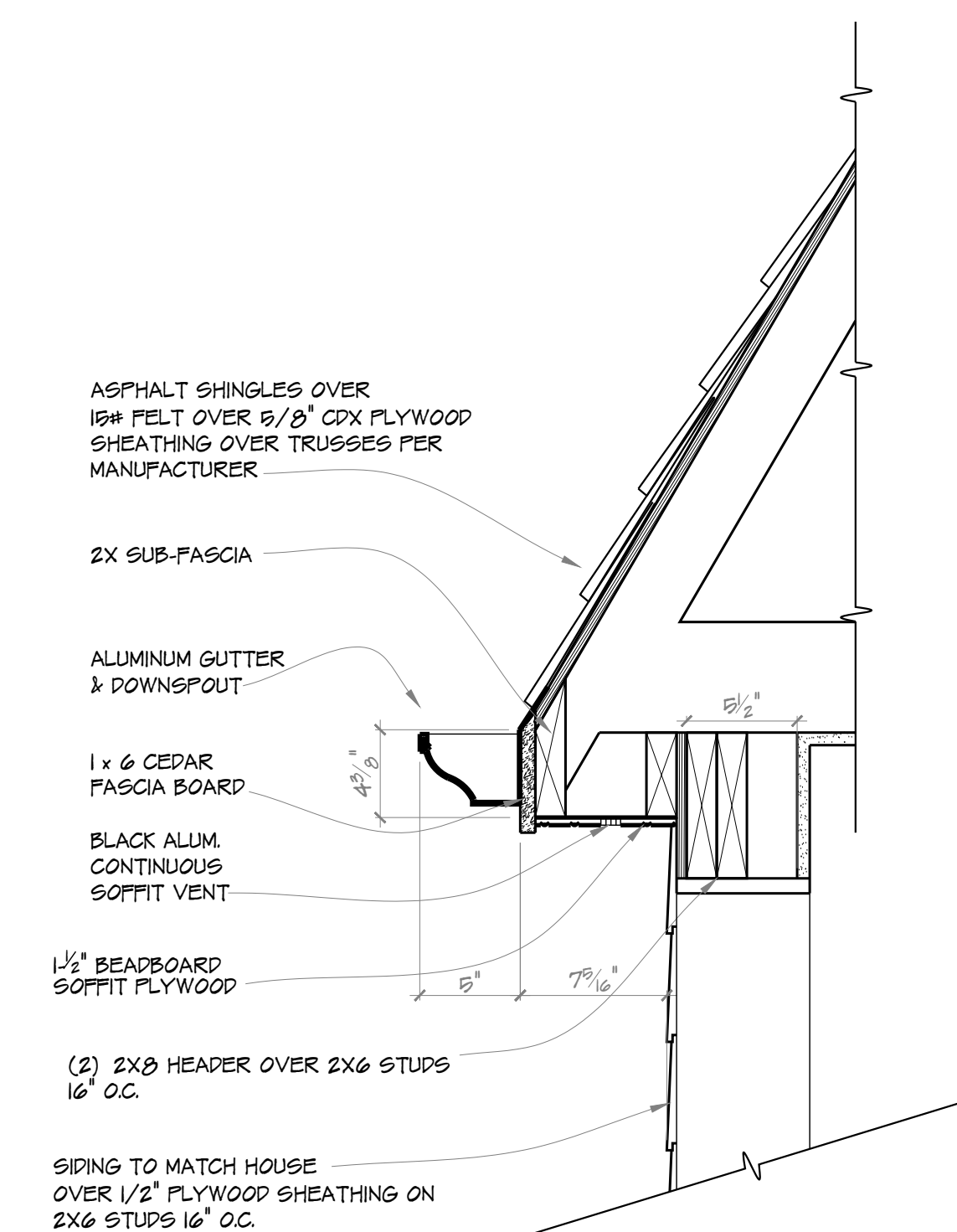
NEW GARAGE NORTH/EAST SECTION

 $1/4" = 1' - 0"$ 

NEW GARAGE WEST ELEVATION

 $1/4" = 1' - 0"$ 

NEW GARAGE SOUTH ELEVATION

 $1/4" = 1' - 0"$ 

A SOFFIT DETAIL

 $1/2" = 1' - 0"$

CLIENT APPROVAL:

SIGNATURE

DATE

DO NOT SCALE OFF
OF DRAWING

REVISION DATES:

Garage Addition for:

Chris and Sylvia Paulsen

4927 W. Elm Dale Rd.
Mequon, Wisconsin 53092

DRAWN BY:

m j k @ x210

DATE:

7 . 16 . 21

SHEET NO.:

A-2

2 OF 2

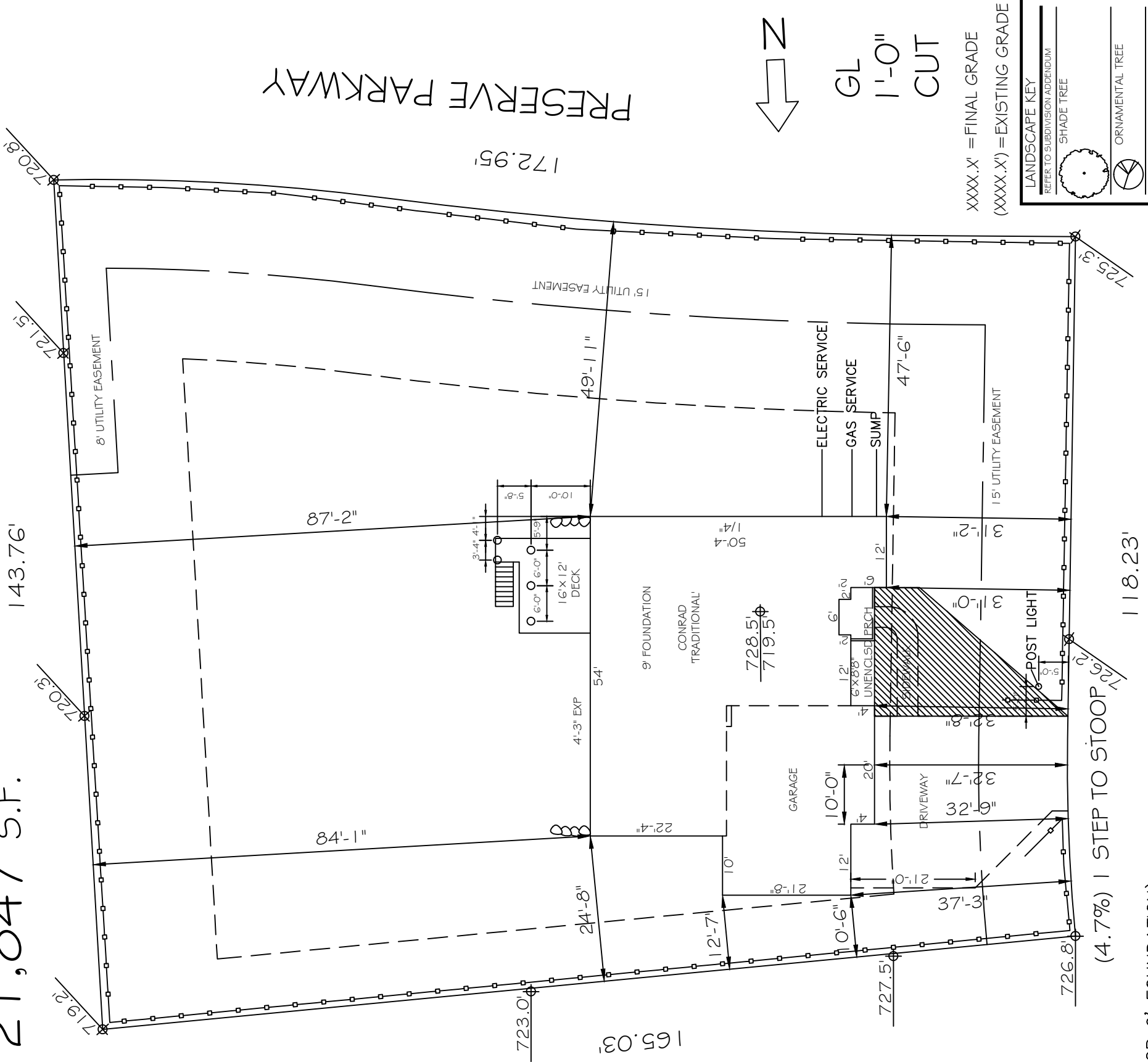
PHASE 1

LOT 53

21,847 S.F.

NO PORCH ENCROACHMENTS

143.76'



(FOR 9' FOUNDATION)
TOP OF FOUNDATION=728.50'
TOP OF FOOTING=719.50'
GARAGE FLOOR ELEV.=728.00'
DRIVEWAY SLOPE=(4.7%)
HALF EXPOSURE=723.75'
YARD GRADE=(4.6%)

NOTE:
*EROSION MATTING TO BE APPLIED AND INSTALLED BY LANDSCAPING CONTRACTOR AT TIME OF FINE GRADE AND SEED
*RETAINING WALL SYMBOLS ARE ONLY TO REPRESENT WHERE THEY ARE NEEDED-IT IS UP TO THE LANDSCAPER TO DETERMINE THE LENGTH NEEDED AND IN WHAT DIRECTION THEY SHOULD BE PLACED.

LANDSCAPE KEY

REFER TO SUBDIVISION ADDENDUM

SHADE TREE

ORNAMENTAL TREE

CONIFER

ROCK RETAINING WALL

STRAW EROSION MATT.

KEY

STD. SETBACK LINE

VARIANCE SETBACK

EASEMENT SETBACK

DRAINAGE ARROW

RETAINING WALL ARROW

EROSION CONTROL

MAIN TRANSFORMER

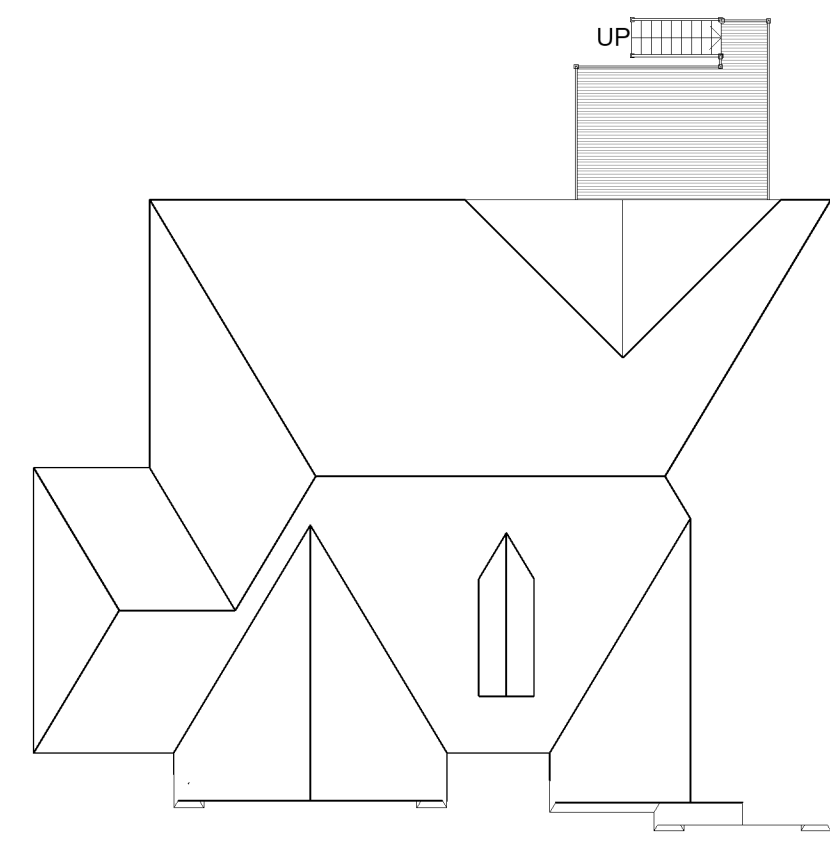
SM. TRANSFORMER

HOMESITE: 53		CUSTOMER: MOVE-IN READY	
NEIGHBORHOOD: ENCLAVE AT MEQUON PRESERVE		ADDRESS: 10588 N. CONEFLOWER COURT	
MODEL: CONRAD TRADITIONAL 3 CAR FRONT		MEQUON, WI 53097	
SITE AREA: 21,847 SQ. FT.	CUSTOMER APPROVAL: SPF Aug 19 2021 DATE: / / 21		
IMPERVIOUS AREA: 3,652 SQ. FT.	VH APPROVAL: DATE: / / 21		
SCALE: 1"=20'-0"	DATE: 7/29/2021		
DRAWN BY: THS			
DATE: 7/29/2021			

ZONED: -	
MINIMUM SETBACKS	
FRONT: 30'	
REAR: 20'	
SIDE: 10'	
TOTAL SIDE: -	
CORNER SIDE: -	

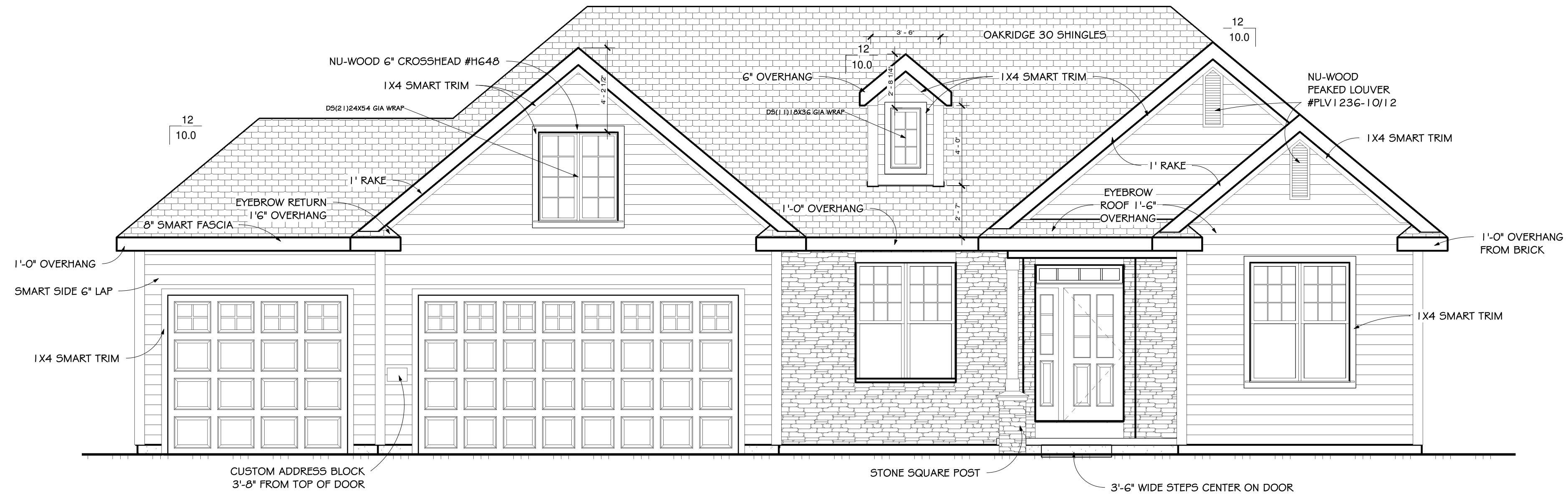
VERIDIAN HOMES

6801 South Towne Drive
Madison, WI 53713
(608)226-3100 Fax: (608)226-0600



Roof Plan
1/16" = 1'-0"

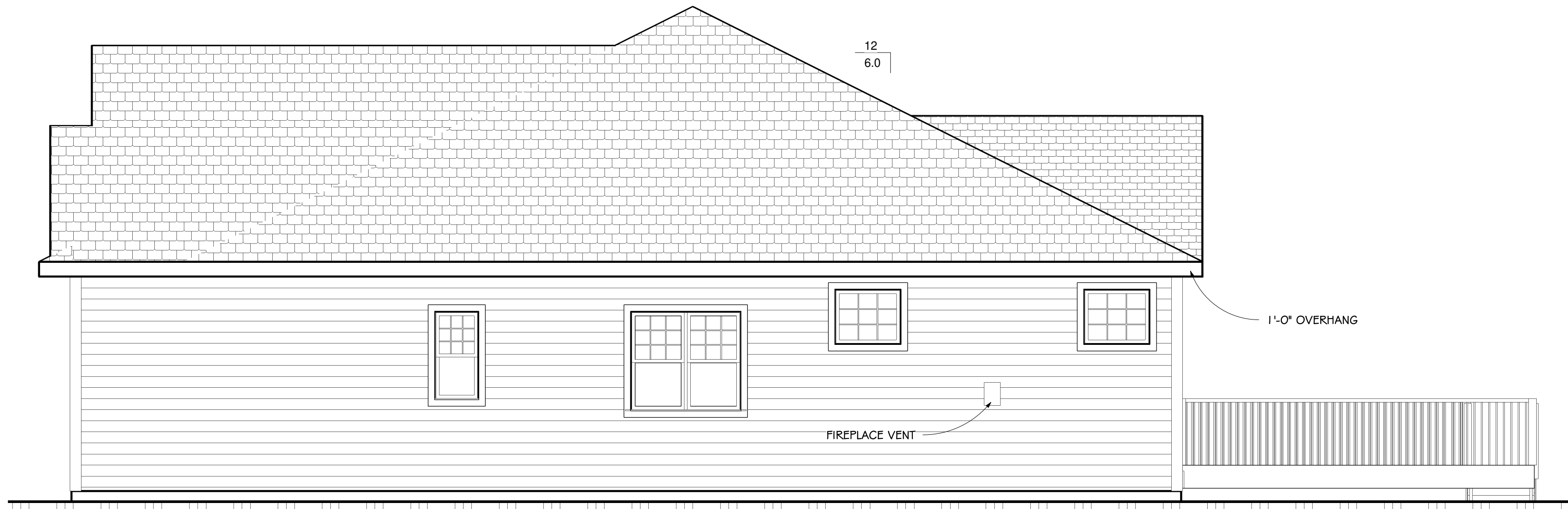
NOTE:
ALL EXTERIOR CORNERS TO BE 6" SMART CORNERS



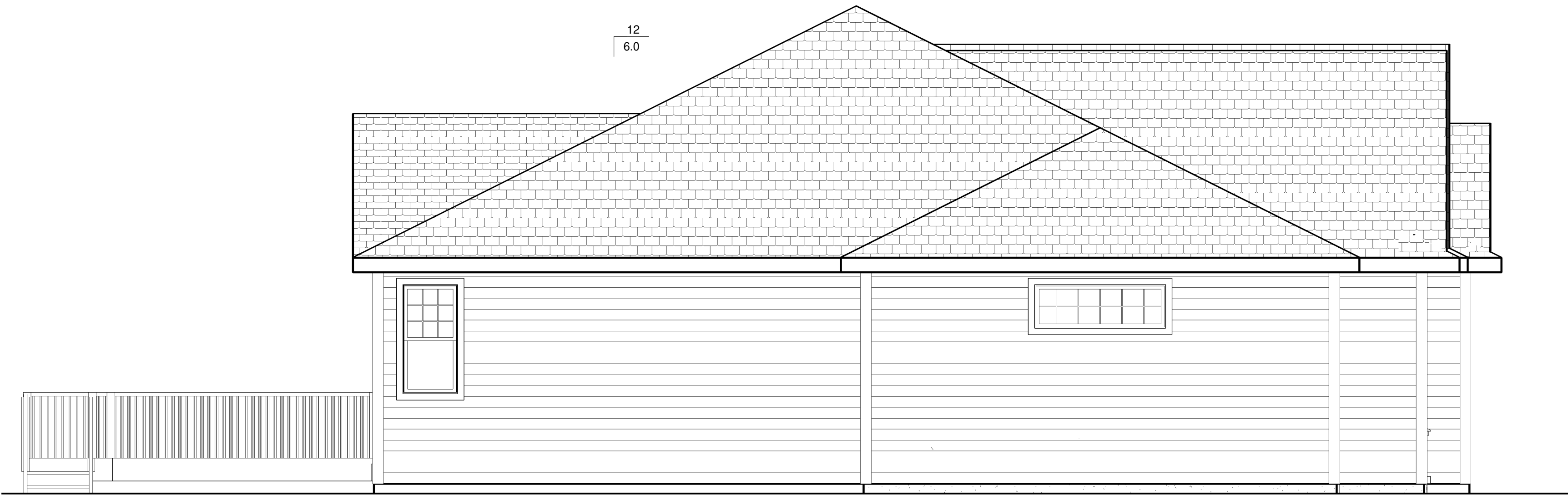
Front Elevation - Traditional ARB
1/4" = 1'-0"

Do Not Scale
Actual floor plans & exterior styles may differ from those shown based on modifications, options & improvements to the plans by the builder.
Room dimensions, features & actual square footage vary by exterior style and options.

Custom Designed For: MOVE-IN READY Homestead / Neighborhood: 53 ENCLAVE AT MEQUON PRESERVE SOUTH Address: 10588 N CONEFLOWER COURT Customer: MEQUON, WI 53097 Approval: SPF Aug 19 2021 ©Copyright 2008 Veridian Management Solutions LLC. Protected Under Architectural Works Copyright Protection Act of 1990.	
VERIDIAN HOMES 6801 South Towne Drive Madison, WI 53713 Phone 608.226.3100 Fax 608.226.0600	
Model: Conrad - 3 Car Front Load	Print Date: 8/19/2021 1:30:19 PM
Elevation: ARB	Revisions:
Revised Base Plan:	Drawn By: TMS Date: 7/29/2021
Drawing No.: ARB 1	



Right Elevation - Traditional ARB
1/4" = 1'-0"



Left Elevation - Traditional ARB
1/4" = 1'-0"

Do Not Scale Note: All dimensions are stud to stud

Actual floor plans & exterior styles may differ from those shown based on modifications, options & improvements to the plans by the builder.
Room dimensions, features & actual square footage vary by exterior style and options.

Model: Conrad - 3 Car Front Load	Print Date: 8/19/2021 1:30:20 PM
Elevation: ARB	Revisions:
Revised Base Plan:	Drawn By: TMS
Date: 7/29/2021	

Drawing No.: ARB 2



**VERIDIAN
HOMES**

6801 South Towne Drive
Madison, WI 53713
Phone 608.226.3100
Fax 608.226.0600

Custom Designed For: MOVE-IN READY
Homestead / Neighborhood: 53 ENCLAVE AT MEQUON PRESERVE SOUTH
Address: 10588 N CONEFLOWER COURT
MEQUON, WI 53097

Customer: **SPF Aug 19 2021**
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Rear Elevation - Traditional ARB
1/4" = 1'-0"

Do Not Scale Note: All dimensions are stud to stud
Actual floor plans & exterior styles may differ from these shown based on
modifications, options & improvements to the plans by the builder.
Room dimensions, features & actual square footage vary by exterior style and options.

Model: Conrad - 3 Car Front Load	Print Date: 8/19/2021 1:30:21 PM
Elevation: ARB	Revisions:
Revised Base Plan:	
Drawn By: TMS	Date: 7/29/2021

Drawing No.:
ARB 3

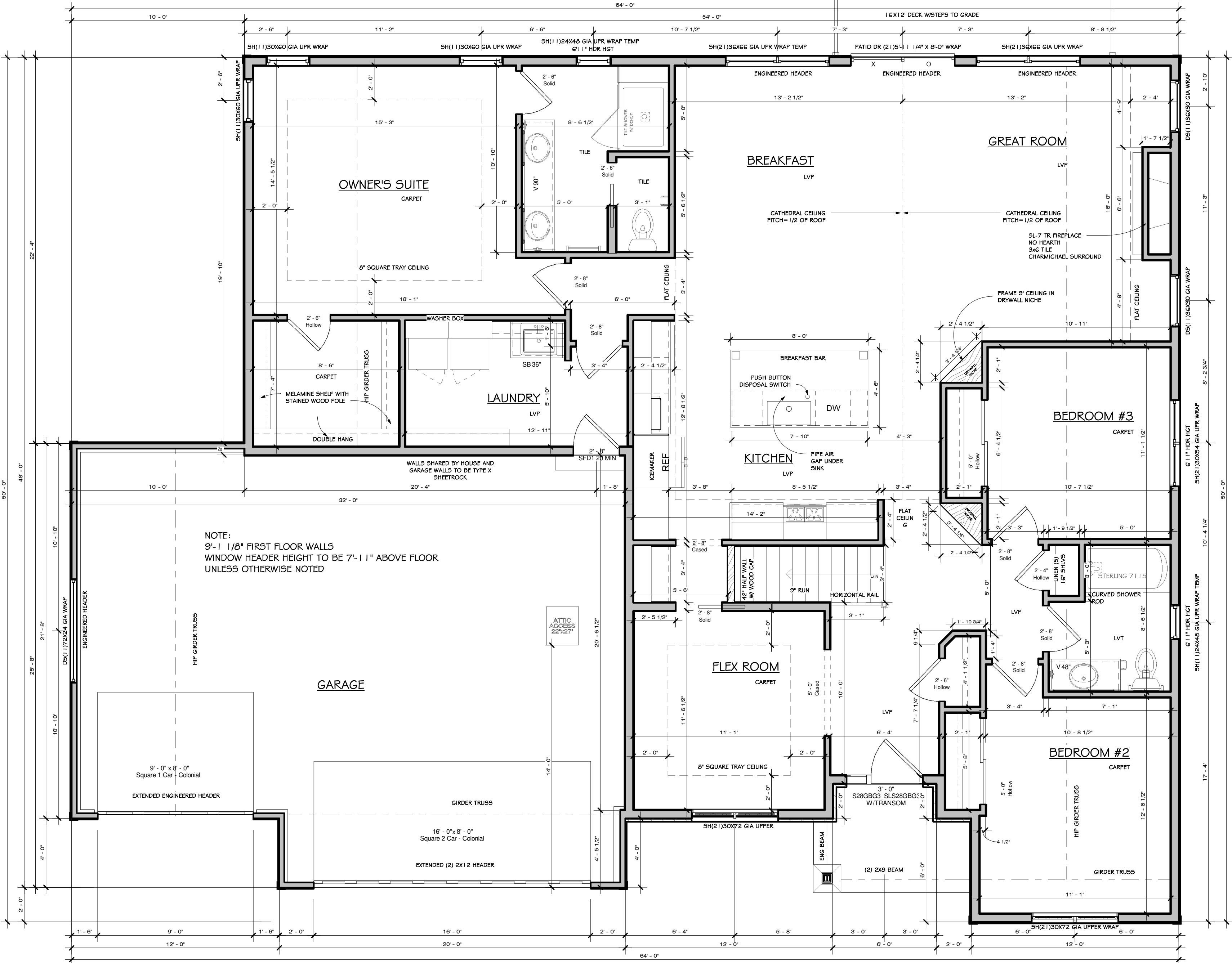
**VERIDIAN
HOMES**

6801 South Towne Drive
Madison, WI 53713
Phone 608.226.3100
Fax 608.226.0600

Custom Designed For: MOVE-IN READY
Homestead / Neighborhood: 53 ENCLAVE AT MEQUON PRESERVE SOUTH
Address: 10588 N CONEFLOWER COURT
MEQUON, WI 53097
Customer: **SPF Aug 19 2021**
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First Floor - Traditional ARB
1/4" = 1'-0"

Area Schedule (Traditional)	
Level	Area
First Floor	1974 SF
	1974 SF



Custom Designed For: MOVE-IN READY
Homestead / Neighborhood: 53 ENCLAVE AT MEQUON PRESERVE SOUTH
Address: 10588 N CONEFLOWER COURT
MEQUON, WI 53097

Customer: MEQUON, WI 53097
Approval: **SPF Aug 19 2021**

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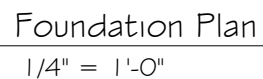
VERIDIAN HOMES

6801 South Towne Drive
Madison, WI 53713
Phone 608.226.3100
Fax 608.226.0600

Print Date: 8/19/2021 1:30:23 PM
Revisions:

Drawing No.: ARB 4

Model: Conrad - 3 Car Front Load
Elevation: ARB
Revised Base Plan:
Drawn By: TMS Date: 7/29/2021



Print Date:
8/19/2021
1:30:24 PM
Revisions:



Address: 10500 N CONLI LOWER COUL
MEQUON, WI 53097

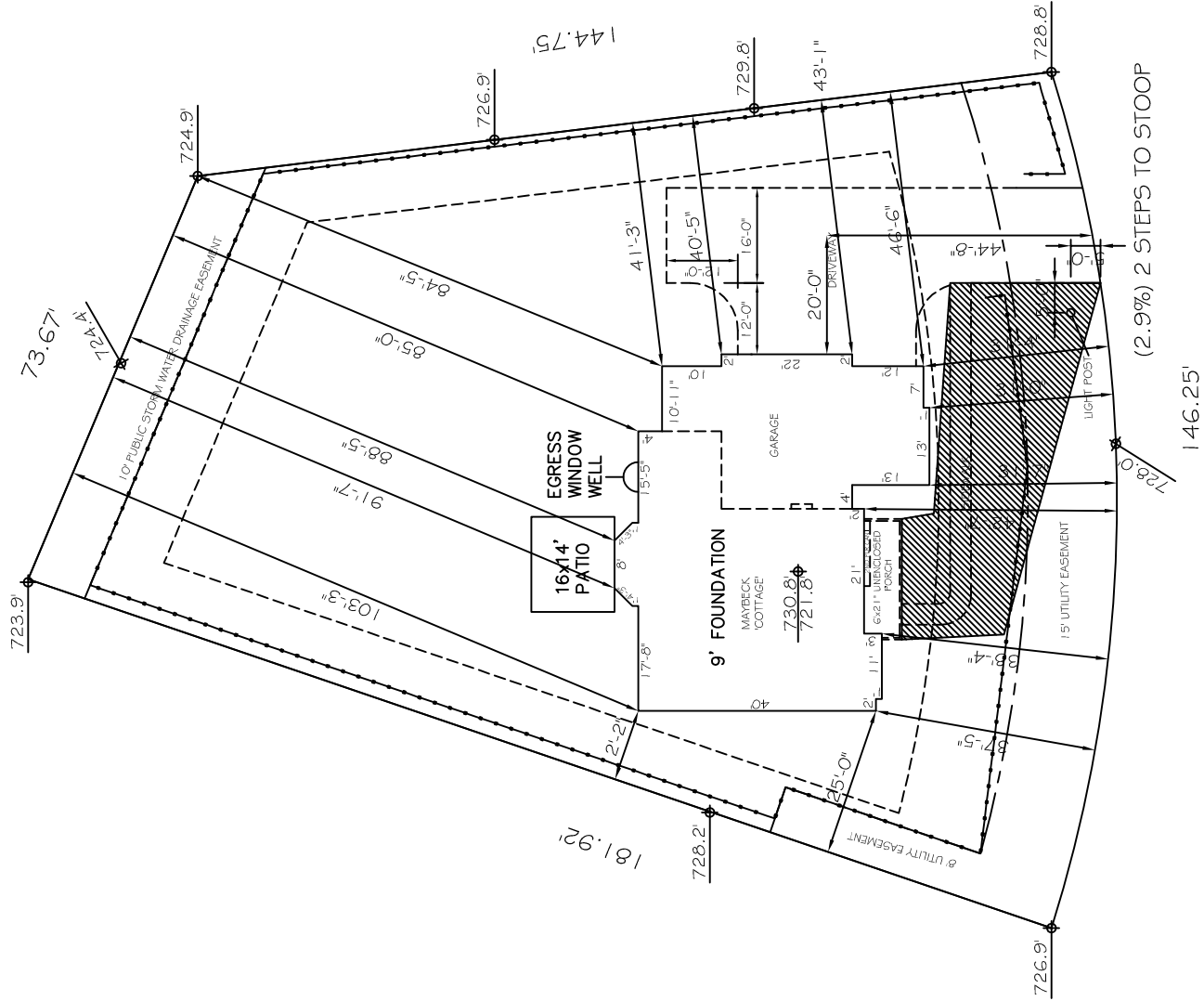
SPF Aug 19 2021

Customer **SPF Aug 19 2021**
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Attachment: Plans (6575 : Veridian Homes LLC)

PHASE 1
LOT 62
18,090 S.F.

NO PORCH ENCROACHMENTS



GR
1'-0"
CUT

XXXX.X' =FINAL GRADE
(XXXX.X') =EXISTING GRADE

CONEFLOWER COURT

(FOR 9' FOUNDATION)
TOP OF FOUNDATION = 730.80'
TOP OF FOOTING = 721.80'
GARAGE FLOOR ELEVATION = 730.30'
DRIVEWAY SLOPE = 2.9%
YARD GRADE = 6.6%

NOTE:
*EROSION MATTING TO BE APPLIED AND INSTALLED BY LANDSCAPING CONTRACTOR AT TIME OF FINE GRADE AND SEED
*RETAINING WALL SYMBOLS ARE ONLY TO REPRESENT WHERE THEY ARE NEEDED-IT IS UP TO THE LANDSCAPER TO DETERMINE THE LENGTH NEEDED AND IN WHAT DIRECTION THEY SHOULD BE PLACED.

LANDSCAPE KEY
REFER TO SUBDIVISION ADDENDUM

SHADE TREE

ORNAMENTAL TREE

CONIFER

ROCK RETAINING WALL

STRAW EROSION MATT.

KEY

STD. SETBACK LINE

VARIANCE SETBACK

EASEMENT SETBACK

DRAINAGE ARROW

RETAINING WALL ARROW

EROSION CONTROL

MAIN TRANSFORMER

SM. TRANSFORMER

HOMESITE: 62

NEIGHBORHOOD: ENGLAVE AT MEQUON PRESERVE

MODEL: MAYBECK COTTAGE

SITE AREA: 18,090 SQ. FT.

IMPERVIOUS AREA: 4,411 SQ. FT.

SCALE: 1"=30'-0"

DRAWN BY: RJB

DATE:

CUSTOMER: MOVE IN READY

ADDRESS: 10603 N CONEFLOWER DRIVE

MEQUON, WI 53097

CUSTOMER APPROVAL: DATE: / /

SPF 8.19.2021 DATE: / /

VH APPROVAL:

ZONED: -

MINIMUM SETBACKS

FRONT: 30'

REAR: 20'

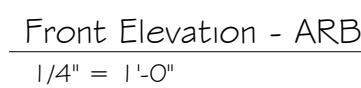
SIDE: 10'

TOTAL SIDE: -

CORNER SIDE: -

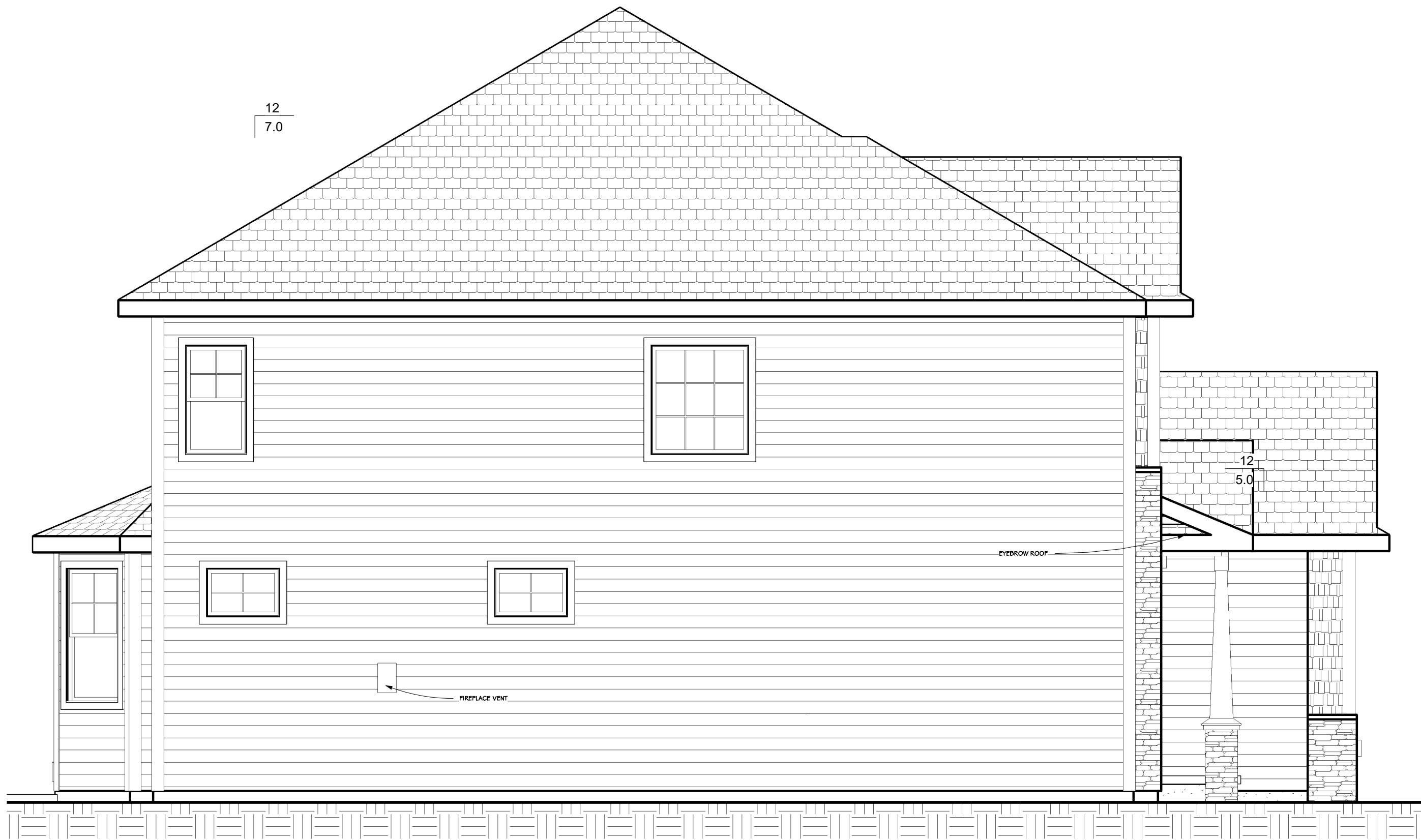
VERIDIAN
HOMES

6801 South Towne Drive
Madison, WI 53713
TEL: 608.776.0200 FAX: 608.776.0200



Model: Maybeck - 3 Car Side Entry	Print Date: 8/19/2021 10:12:15 AM
Elevation:	Revisions:
Revised Base Plan:	Drawing No.: C15
Drawn By: JLB	Date: 09/02/2021

Drawing No.:
C15



Left Elevation - ARB
1/4" = 1'-0"

Do Not Scale
Actual floor plans & exterior styles may differ from these shown based on modifications, options & improvements to the plans by the builder.
Room dimensions, features & actual square footage vary by exterior style and options.

Model:	Maybeck - 3 Car Side Entry
Elevation:	
Revised Base Plan:	
Drawn By:	RJB
Date:	08/02/2021

Print Date:
8/19/2021
10:12:16 AM
Revisions:

Drawing No.:
C16

**VERIDIAN**
HOMES

6801 South Towne Drive
Madison, WI 53713
Phone 608.226.3100
Fax 608.226.0600

Custom Designed For: Move In Ready	Homestead / Neighborhood: 62 Enclave at Mequon Preserve South
Address: 10603 N Conifer Court Mequon, WI 53097	
Customer: SPF 8.19.2021	Approval:
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Right Elevation - ARB
1/4" = 1'-0"

Do Not Scale Note: All dimensions are stud to stud

Actual floor plans & exterior styles may differ from those shown based on modifications, options & improvements to the plans by the builder.
Room dimensions, features & actual square footage vary by exterior style and options.

Model: Maybeck - 3 Car Side Entry
Elevation:
Revised Base Plan:
Drawn By: RJB Date: 08/02/2021

Print Date: 8/19/2021 10:12:17 AM
Revisions:

Drawing No.: C17



VERIDIAN
HOMES

6801 South Towne Drive
Madison, WI 53713
Phone 608.226.3100
Fax 608.226.0600

Custom Designed For: Move In Ready
Homestead / Neighborhood: 62 Enclave at Mequon Preserve South

Address: 10603 N Conifer Court
Mequon, WI 53097

Customer: **SPF 8.19.2021**
Approval: ©Copyright 2008 Veridian Management Solutions LLC. Protected Under
Architectural Works Copyright Protection Act of 1990.



Rear Elevation - ARB
1/4" = 1'-0"

Do Not Scale

Actual floor plans & exterior styles may differ from those shown based on modifications, options & improvements to the plans by the builder.
Room dimensions, features & actual square footage vary by exterior style and options.

Print Date:

8/19/2021 10:12:18 AM

Revisions:

Drawing No.:

C18

Model:

Maybeck - 3 Car Side Entry

Elevation:

Revised Base Plan:

Drawn By:

ARB

Date:

08/02/2021



VERIDIAN

HOMES

6801 South Towne Drive

Madison, WI 53713

Phone 608.226.3100

Fax 608.226.0600

Custom Designed For: Move In Ready

Homestead / Neighborhood: 62 Enclave at Mequon Preserve South

Address: 10603 N Conifer Court

Mequon, WI 53097

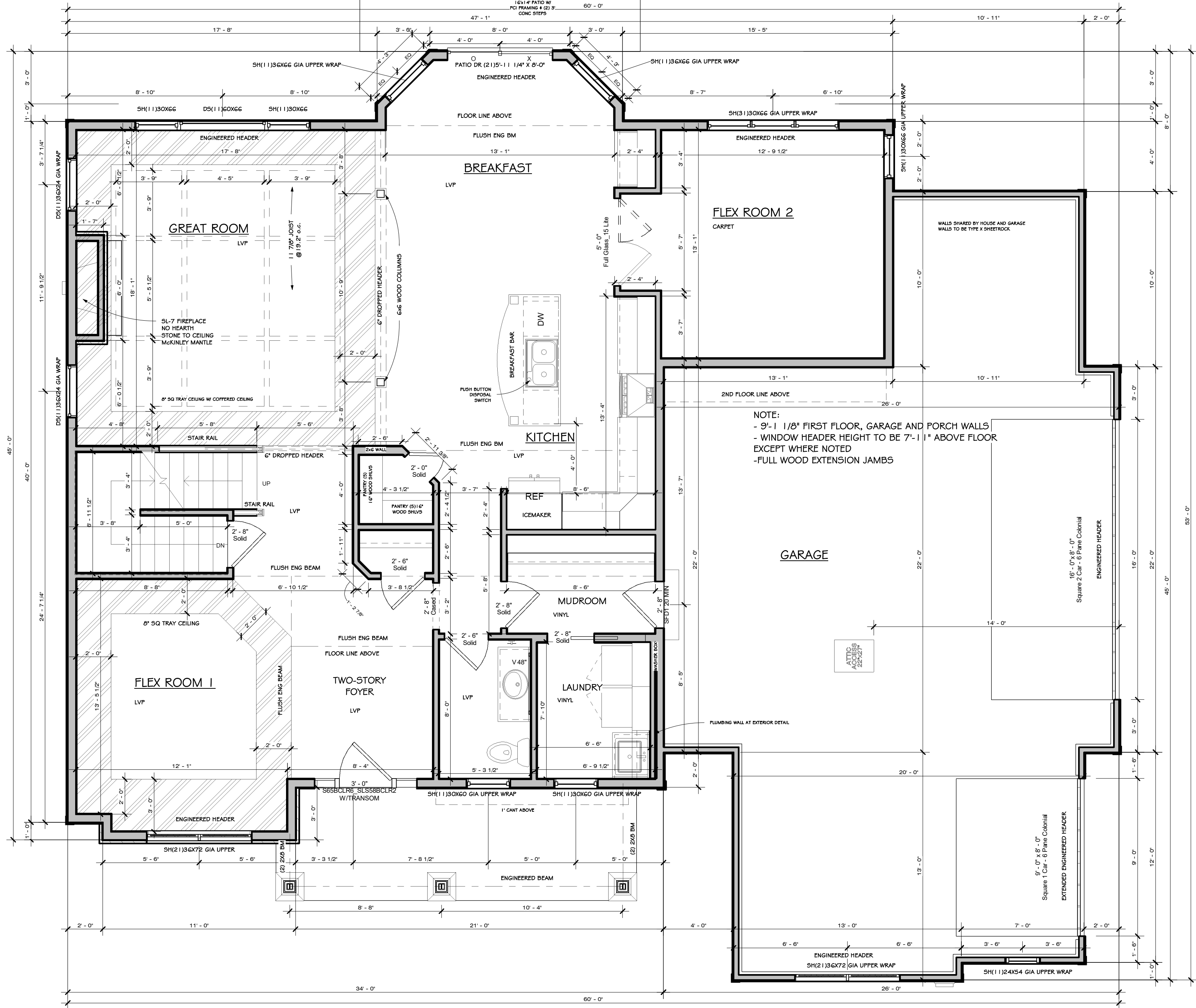
Customer: **SPF 8.19.2021**

Approval:

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Attachment: Plans (6576 : Veridian Homes LLC)

Packet Pg. 61



First Floor - ARB
1/4" = 1'-0"

Do Not Scale Note: All dimensions are stud to stud

Actual floor plans & exterior styles may differ from those shown based on modifications, options & improvements to the plans by the builder.
Room dimensions, features & actual square footage vary by exterior style and options.

Model: Maybeck - 3 Car Side Entry

Elevation: 8/19/2021

Revised Base Plan: 10:12:19 AM

Revisions: Drawn By: RJB Date: 08/02/2021

Print Date: 8/19/2021

Drawing No.: C19



VERIDIAN HOMES

6801 South Towne Drive

Madison, WI 53713

Phone 608.226.3100

Fax 608.226.0600

Custom Designed For: Move In Ready

Homeite / Neighborhood: 62 Enclave at Mequon Preserve South

Address: 10603 N Conifer Court

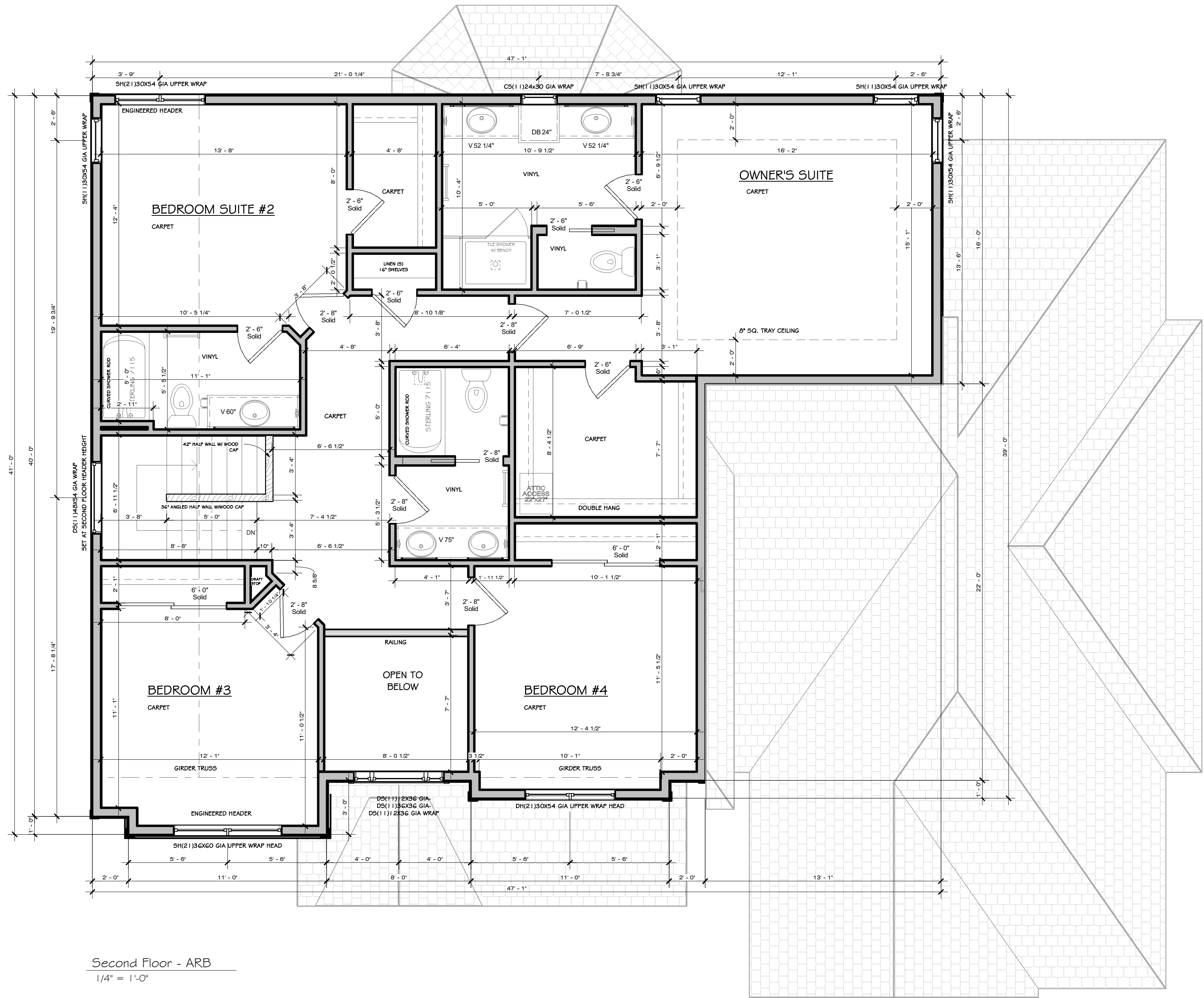
Mequon, WI 53097

Customer: SPF 8.19.2021

Approval:

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Second Floor - ARB
1/4" = 1'-0"

Do Not Scale

Actual floor plans & exterior styles may differ from those shown based on modifications, options & improvements to the plans by the builder.
Room dimensions, features & actual square footage vary by exterior style and options.

Print Date: 8/19/2021 10:12:21 AM

Revisions:

Drawing No.: C20

Model: Maybeck - 3 Car Side Entry

Elevation:

Revised Base Plan:

Drawn By: RJB

Date: 08/02/2021

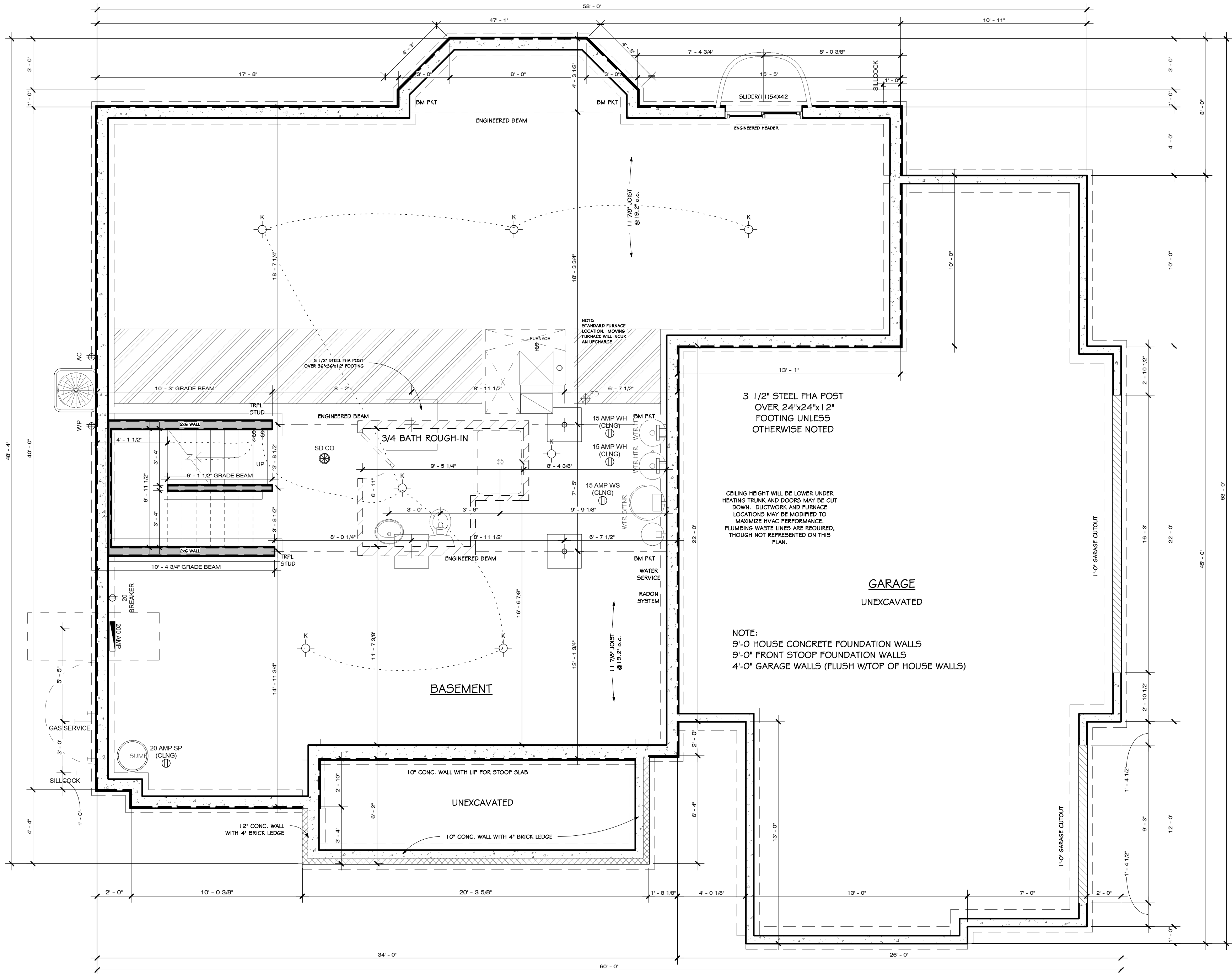
Veridian Homes

6801 South Towne Drive
Madison, WI 53713
Phone 608.226.3100
Fax 608.226.0600

Custom Designed For: Move In Ready
Homestead / Neighborhood: 62 Enclave at Mequon Preserve South
Address: 10603 N Conifer Court
Mequon, WI 53097

Customer: **SPF 8.19.2021**

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Foundation Plan
1/4" = 1'-0"

Do Not Scale Note: All dimensions are stud to stud

Actual floor plans & exterior styles may differ from those shown based on modifications, options & improvements to the plans by the builder.
Room dimensions, features & actual square footage vary by exterior style and options.

Model: Maybeck - 3 Car Side Entry	Print Date: 8/19/2021
Elevation:	10:12:22 AM
Revised Base Plan:	Revisions:
Drawn By: RJB	Date: 08/02/2021
Drawing No.: C21	

VERIDIAN HOMES	
6801 South Towne Drive Madison, WI 53713 Phone 608.226.3100 Fax 608.226.0600	
Customer: SPF 8.19.2021	
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Custom Designed For: Move In Ready	Homestead / Neighborhood: 62 Enclave at Mequon Preserve South
Address: 10603 N Conifer Court	Mequon, WI 53097

Statement of Intent

Manufacture and professionally install a custom made AllView Elite Sunroom.

Dimensions will be [14]' x [14]' x [14] with a [7]' wall height. Color [White] with a 3-1/8' wall depth.

Safety tempered edge to edge glass. Manufacture and professionally install an 3-inch panelized Gable roof system: (will try come close to the house peak) Dimensions to be [14]' wide with a [14]' projection.

Engineered roof with structural I-beams to meet all snow and wind load codes. Includes overhangs with new seamless gutters and downspouts.

PLAT OF SURVEY

FOR LOT 48 OF HIGHLANDER ESTATES ADDITION NO. 1, AND BEING A PART OF THE SE 1/4 OF THE NORTHWEST QUARTER OF SECTION 28, TOWN 9 NORTH, RANGE, 21 EAST, CITY OF MEQUON, OZAUKEE COUNTY, WISCONSIN.

OUTLOT 12, HIGHLANDER ESTATES ADDITION NO. 2

OUTLOT 7

N 88°-14'-56" E 110.00'

3/4" REBAR

3/4" REBAR

LOT 48
19,402 SQ. FT.
0.4454 ACRES

NEW
SUNROOM

N 01°-48'-06" W 175.39'

N 01°-48'-06" W 178.69'

LOT 47

LOT 93, HIGHLANDER ESTATES ADDITION NO. 2

BUILDING UNDER CONSTRUCTION
T.O.F. = 185.66

EXISTING BUILDING
T.O.P. = 186.5

TEMP. #2
STONE DRIVE

UTILITY ROOM
EL. 181.16

12" UTILITY BASEMENT

3/4" REBAR

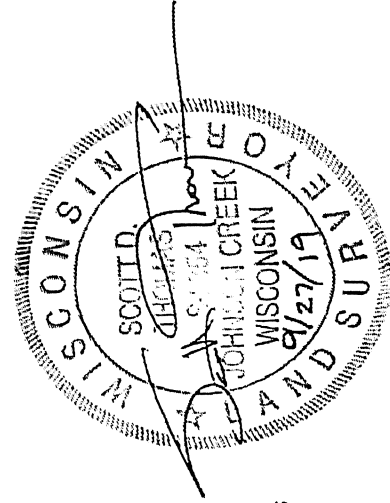
3/4" REBAR

BACK OF CURB

HIGHLANDER DRIVE

(60' R-O-W)

CI
RAD = 1530.00'
ARC = 110.07'
CHD = 110.05'
C.B. = S 89°-57'-55" W



IF THE SURVEYOR'S SEAL IS NOT WET STAMPED IN RED AND SIGNED IN OPPOSABLE INK, THE PLAT IS A COPY THAT SHOULD BE ASSUMED TO CONTAIN UN-AUTHORIZED ALTERATIONS. THE CERTIFICATION ON THIS DOCUMENT DOES NOT APPLY TO ANY COPIES NOR DIGITAL FORMATS UNLESS VERIFIED DIGITAL CERTIFICATE BY SAME EXISTS UN-ALTERED.

State of Wisconsin } SS.
County of Jefferson }

I, Scott D. Thomas, L.P.L.S., do hereby certify that I have made this survey and that the information as shown on the above Plat of Survey is a true and correct representation thereof. Lots are drawn from subdivision plats/C.S.M.s; unplatted lands from recorded deeds/surveys. Boundary survey plats reflect field-located information; consult a title attorney to discover all the legal encumbrances attached to any property.

BEARINGS ARE REFERENCED TO THE EAST LINE OF THE NORTHWEST QUARTER OF SECTION 28-09-21, WHICH IS ASSUMED TO BEAR N 01°-05'-12" W.



LEGEND:

These standard symbols may be found in the drawing.

- Lot Corner (Found) w/desc.
- Pallett Easement Boundary
- Elec. Trona. Box
- Building Setback Line
- Man Hole
- Utility Pedestal
- Fire Hydrant
- Water Valve

PROJECT: 60-048

BUILDER: Tim O'Brien Homes
N27 W24075 Paul Ct.
Suite 100
Pewaukee, WI 53072
Ph: (262) 542-5750
Fax: (262) 542-9780

WILDER RESIDENCE, 8540 W Highlander Drive, Mequon

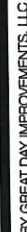


Attachment: Pictures (6577 : Judy Wilder)

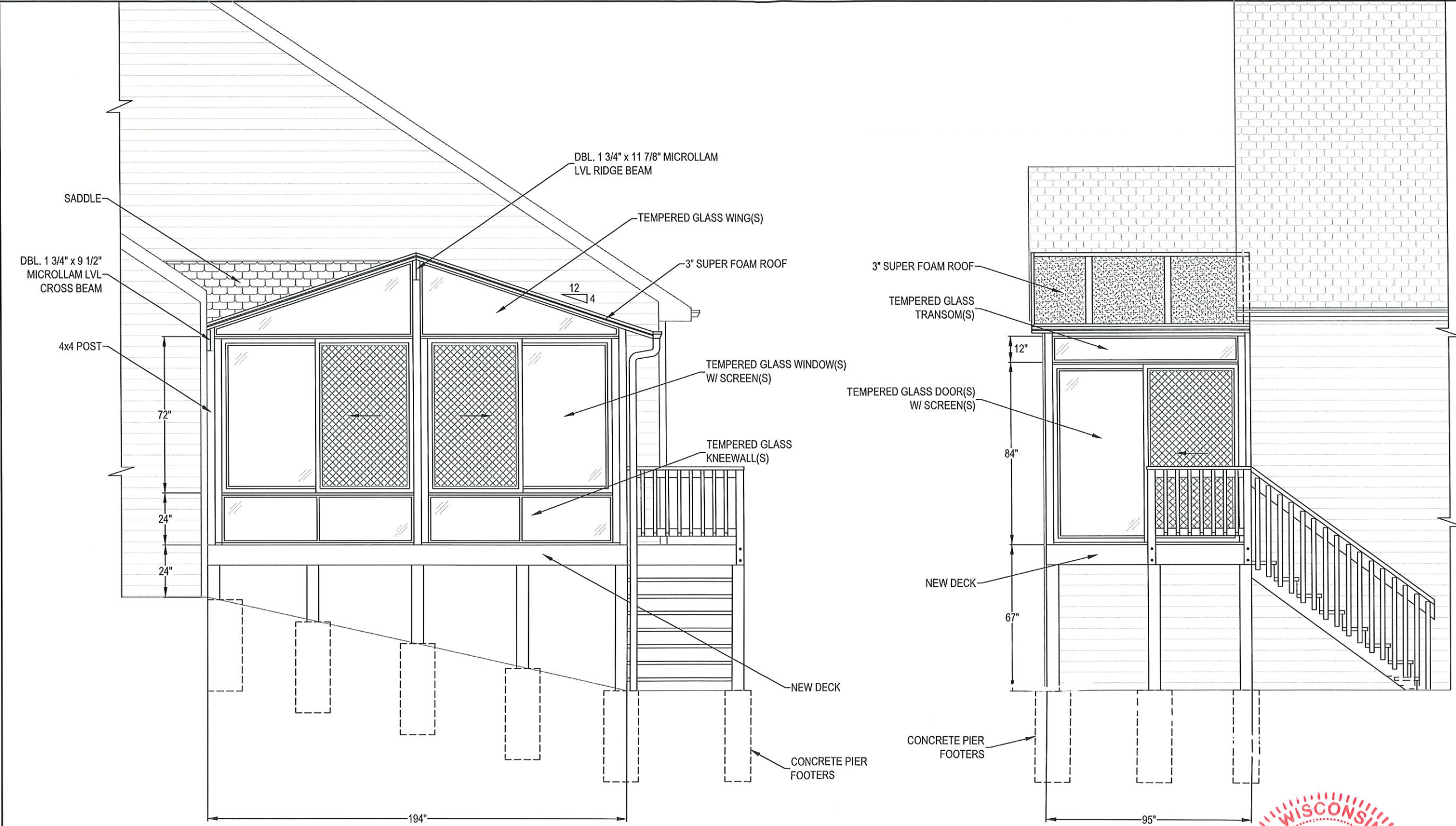
WILDER RESIDENCE, 8540 W Highlander Drive, Mequon



Attachment: Pictures (6577 : Judy Wilder)



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LOCATION
GDI - MILWAUKEE
N30W22383 GREEN ROAD, UNIT G
WAUKESHA, WI 53186
262-798-0500

JUDY WILDER
8540 WEST HIGHLANDER DRIVE
MEQUON, WI. 53097
JOB #39145

JUL 16 2021



JAMES A. CLANCY, P.E., L.S.
WI. PROFESSIONAL ENGINEER (WI. LIC. #38262)
601 ASBURY AVENUE
NATIONAL PARK, NJ. 08063
PH. # 856-853-7306

REV. A 7/9/21	
DATE	3/23/21
DRAWN	VNG
SCALE	1/4" = 1'-0"
SHEET	2 OF 9

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LOCATION
GDI - MILWAUKEE
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WAUKESHA, WI 53186
262-798-0500

JUDY WILDER
8540 WEST HIGHLANDER DRIVE
MEQUON, WI. 53097
J/C 3 #39145

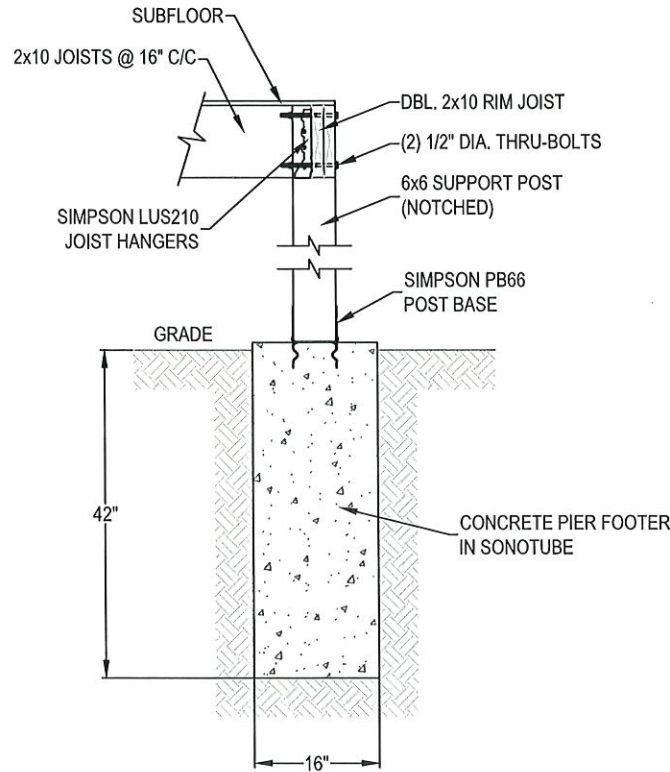
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DATE	3/23/21
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SCALE	AS NOTED
SHEET	3 OF 9

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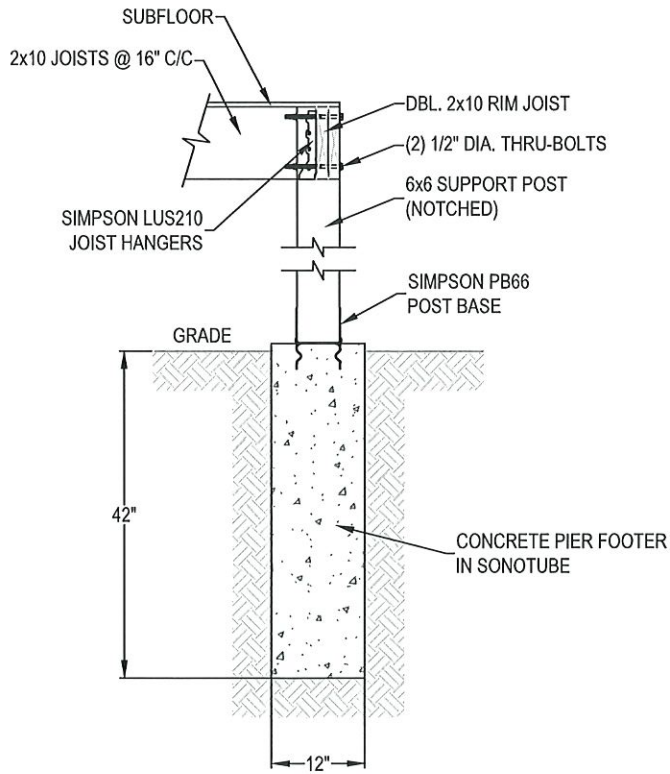
JUL 16 2021



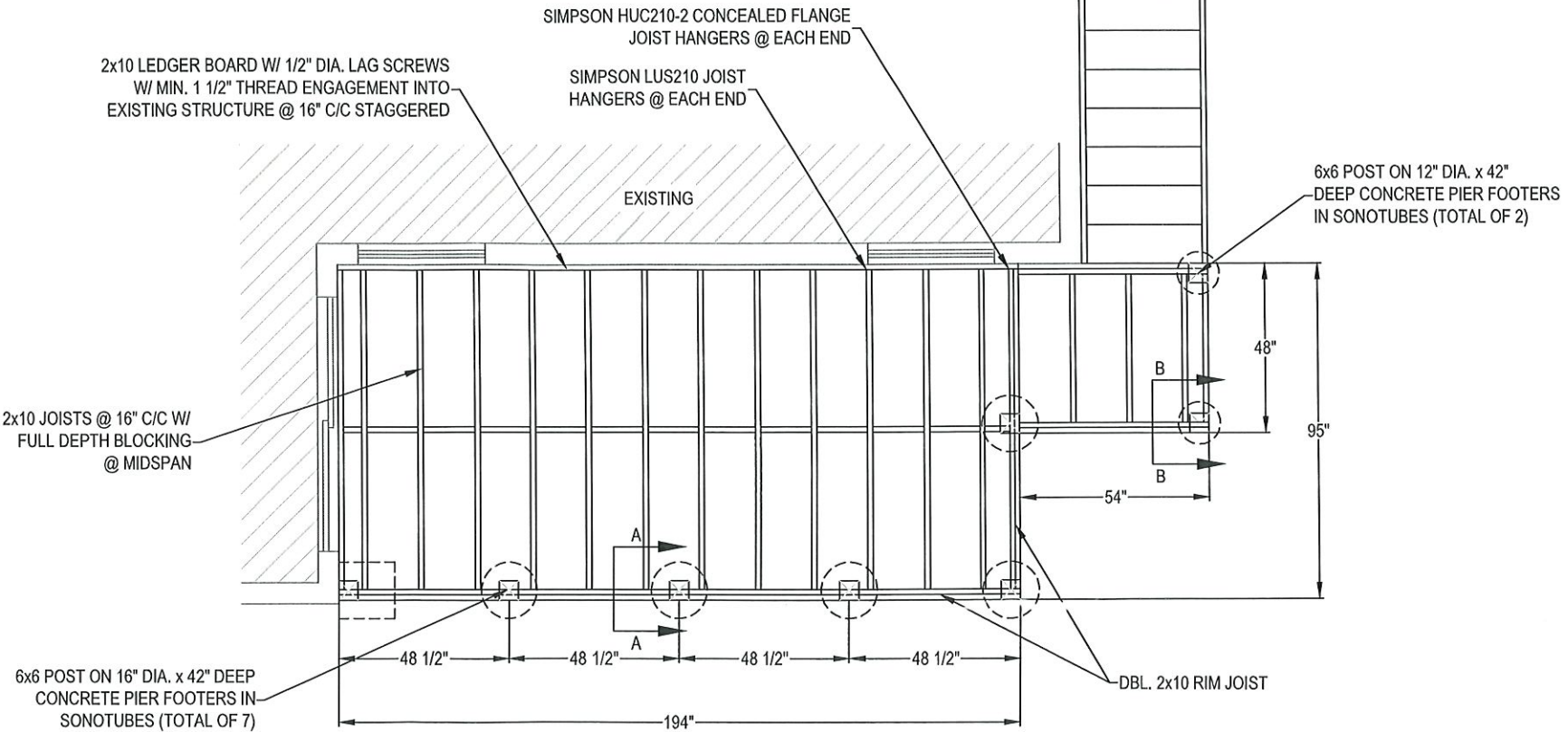
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WI. PROFESSIONAL ENGINEER (WI. LIC. #38262)
601 ASBURY AVENUE
NATIONAL PARK, NJ. 08063
PH. # 856-853-7306



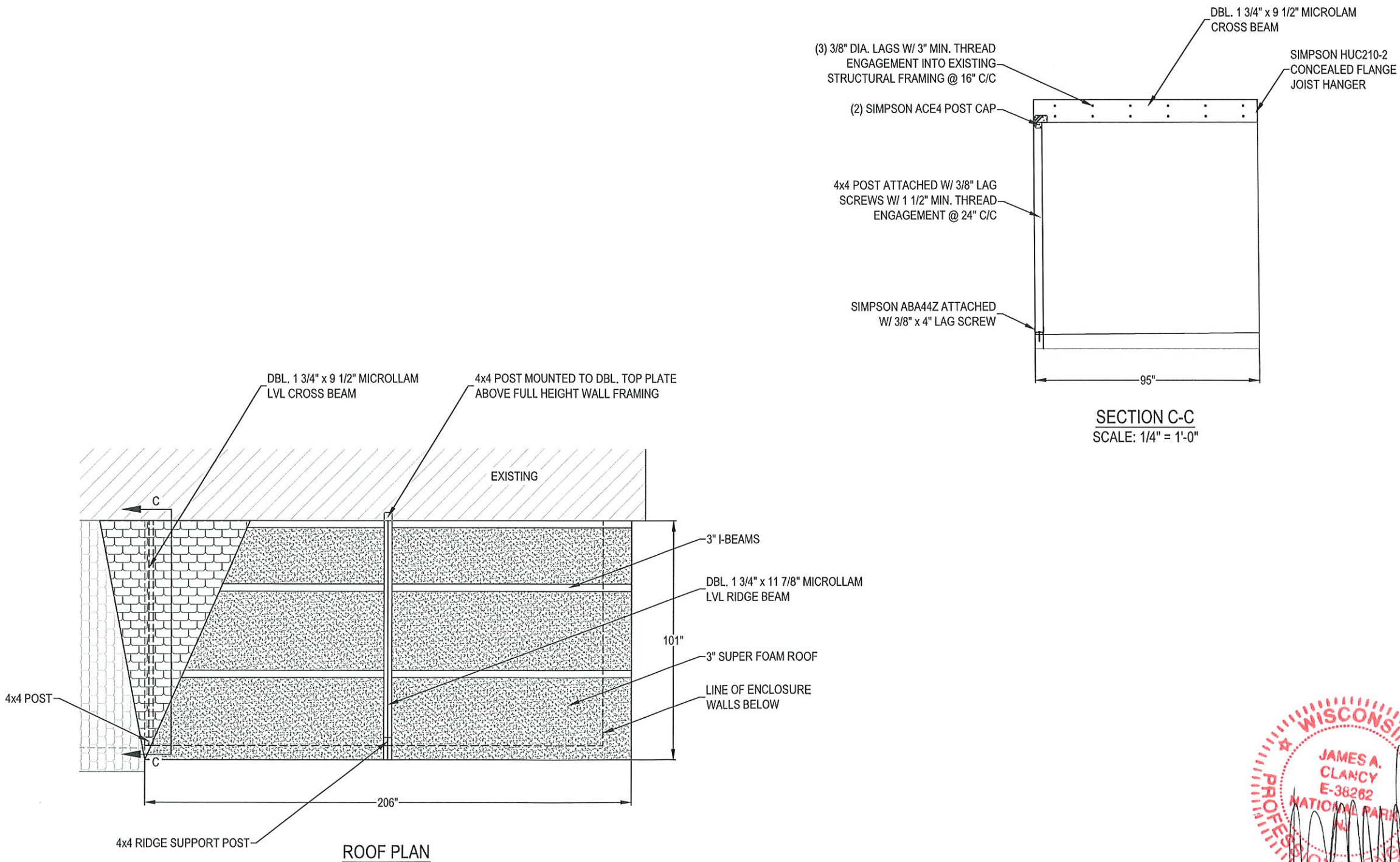
SECTION A-A
SCALE: 1/2" = 1'-0"



SECTION B-B
SCALE: 1/2" = 1'-0"



DECK PLAN
SCALE: 1/4" = 1'-0"



WISCONSIN
JAMES A. CLANCY
E-38262
PROFESSIONAL ENGINEER
NATIONAL PARK, NJ
JUL 16 2021

JAMES A. CLANCY, P.E., L.S.
WI. PROFESSIONAL ENGINEER (WI. LIC. #38262)
601 ASBURY AVENUE
NATIONAL PARK, NJ. 08063
PH. # 856-853-7306

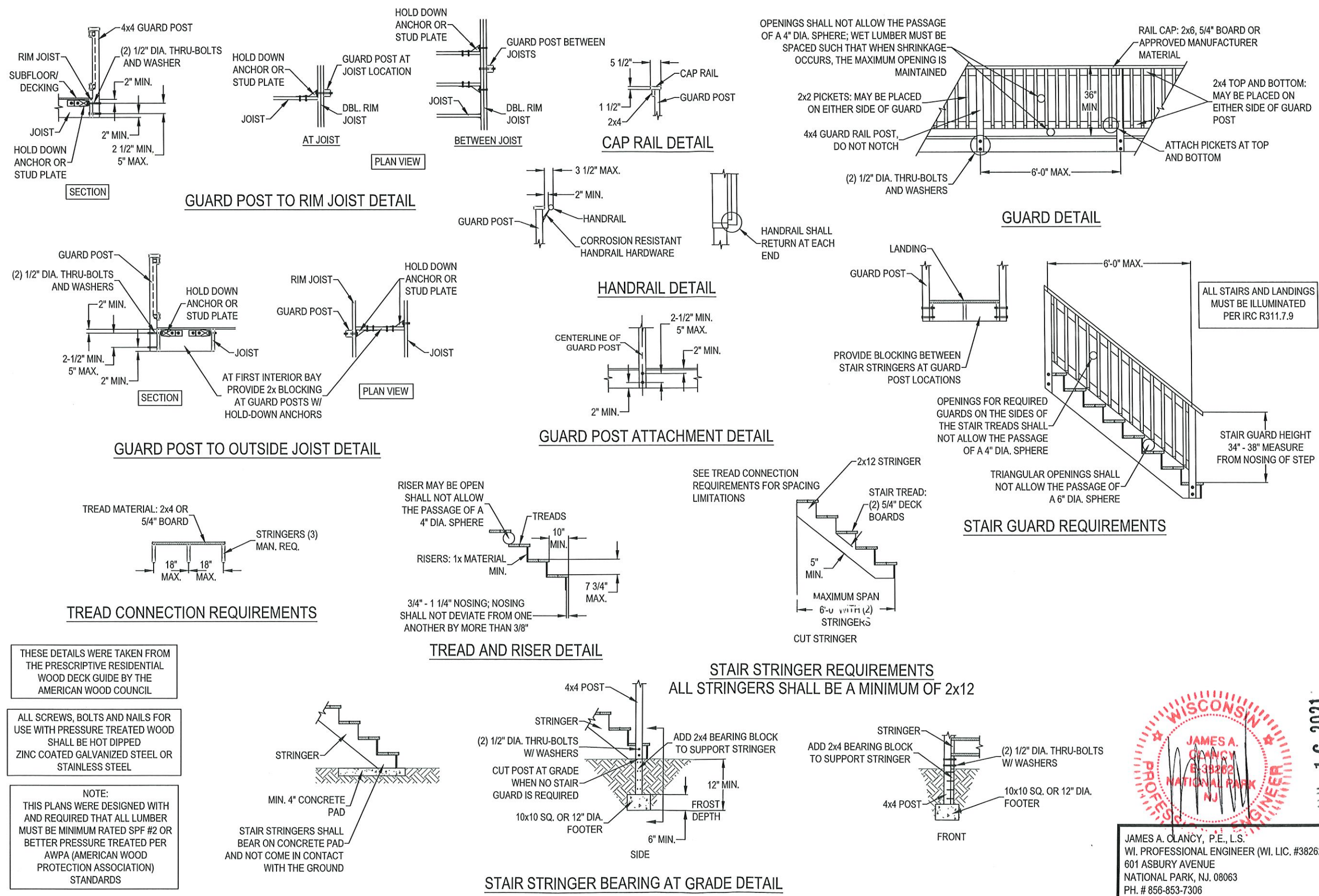


LOCATION
GDI - MILWAUKEE
N30W22383 GREEN ROAD, UNIT G
WAUKESHA, WI 53186
262-798-0500

JUDY WILDER
8540 WEST HIGHLANDER DRIVE
MEQUON, WI. 53097
JOB #39145

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DATE	3/23/21		
DRAWN	VNG		
SCALE	1/4" = 1'-0"		
SHEET	4 OF 9		

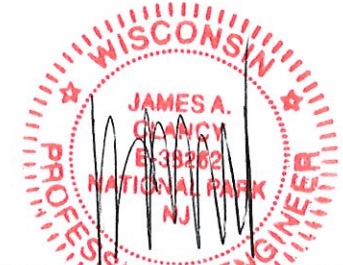
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BY GREAT DAY IMPROVEMENTS, LLC

LOCATION
GDI - MILWAUKEE
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WAUKESHA, WI 53186
262-798-0500

JUDY WILDER
8540 WEST HIGHLANDER DRIVE
MEQUON, WI. 53097
JOB #391 4/5



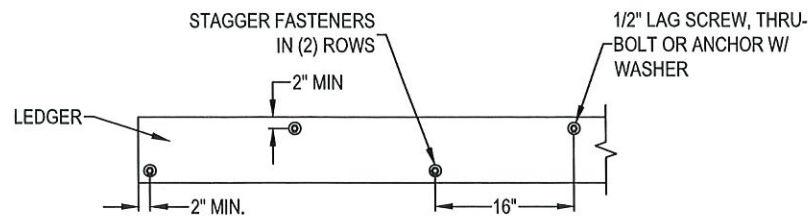
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601 ASBURY AVENUE
NATIONAL PARK, NJ. 08063
PH. # 856-853-7306

JUL 16 2021

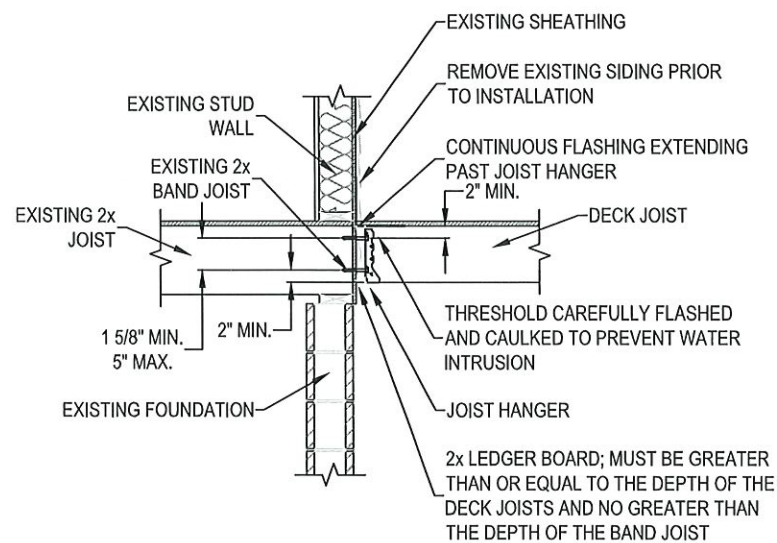
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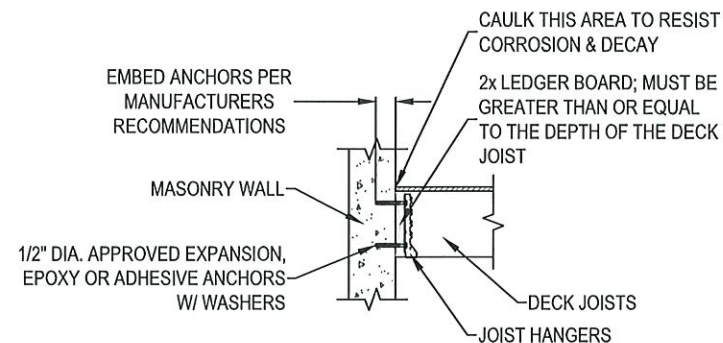
Attachment: Plans (6577 : Judy Wilder)



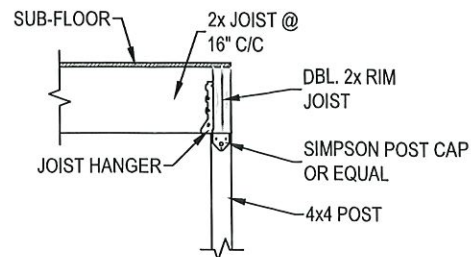
LEDGER BOARD FASTENER SPACING AND CLEARANCE



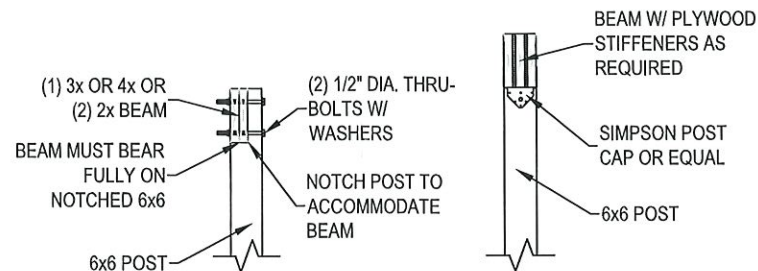
LEDGER BOARD ATTACHMENT DETAIL - BAND JOIST



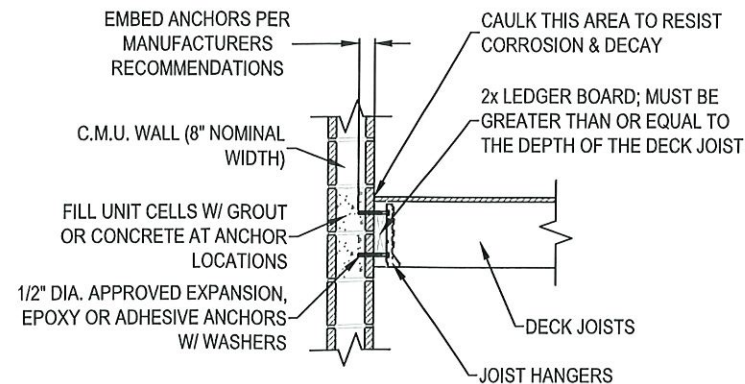
LEDGER BOARD ATTACHMENT DETAIL -
CONCRETE OR SOLID MASONRY WALL



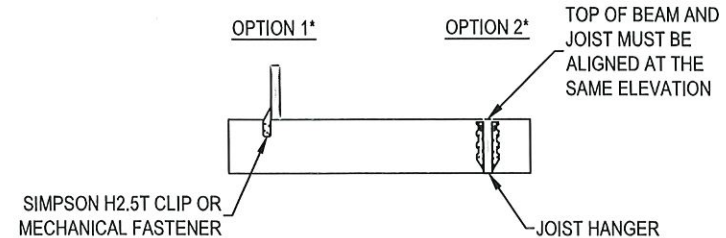
RIM JOIST DETAIL



POST TO BEAM DETAIL

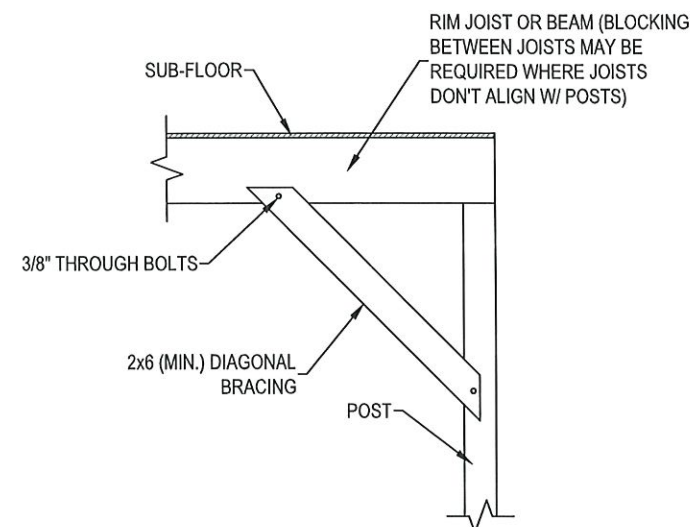


LEDGER BOARD ATTACHMENT DETAIL -
HOLLOW MASONRY WALL

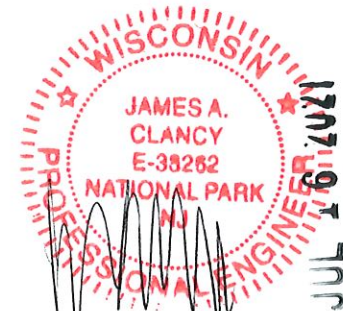


JOIST TO BEAM CONNECTION DETAIL

* SEE MANUFACTURERS RECOMMENDATIONS
FOR ADDITIONAL REQUIREMENTS



DIAGONAL BRACE DETAIL



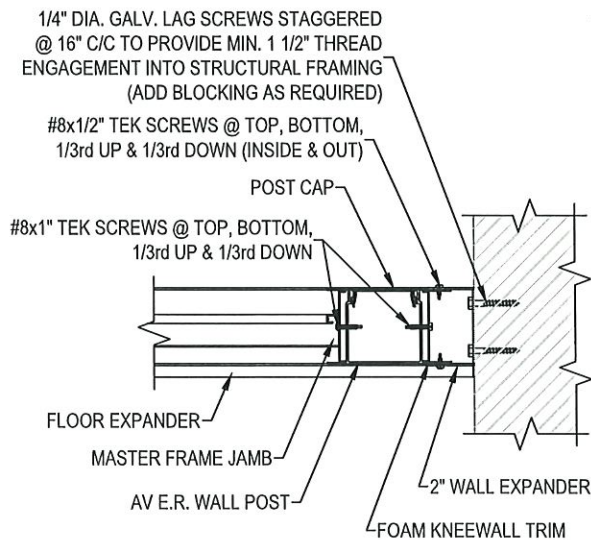
JAMES A. CLANCY, P.E., L.S.
WI. PROFESSIONAL ENGINEER (WI. LIC. #38262)
601 ASBURY AVENUE
NATIONAL PARK, NJ. 08063
PH. # 856-853-7306

LOCATION
GDI - MILWAUKEE
N30W/22383 GREEN ROAD, UNIT G
WAUKESHA, WI 53186
262-798-0500

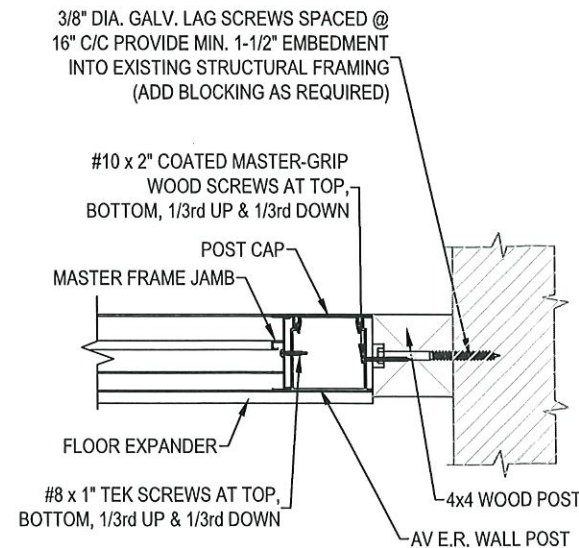
JUDY WILDER
8540 WEST HIGHLANDER DRIVE
MEQUON, WI. 53097
JC B #39145

REV. A 7/9/21
DATE 3/23/21
DRAWN VNG
SCALE 1/4" = 1'-0"
SHEET 6 OF 9

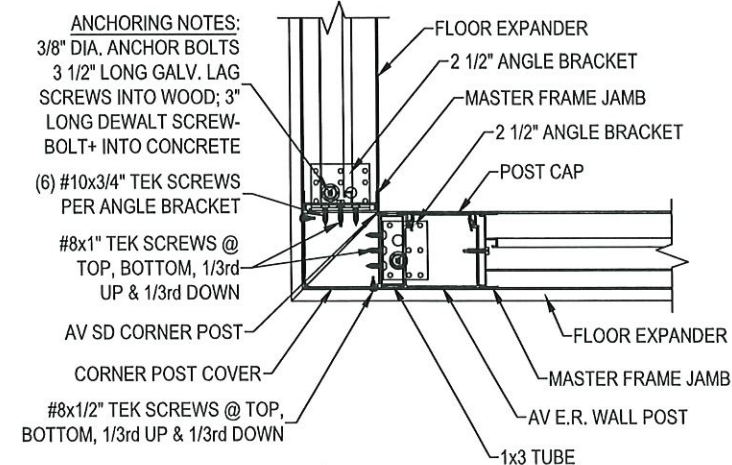
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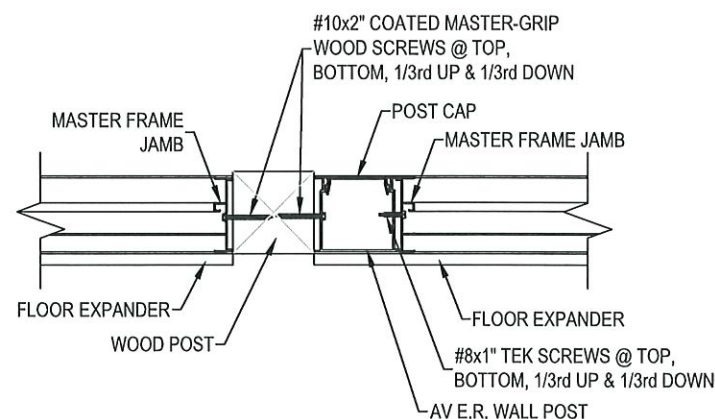
PLAN VIEW OF MASTER FRAME JAMB & AV E.R. WALL POST CONNECTION @ EXISTING WALL



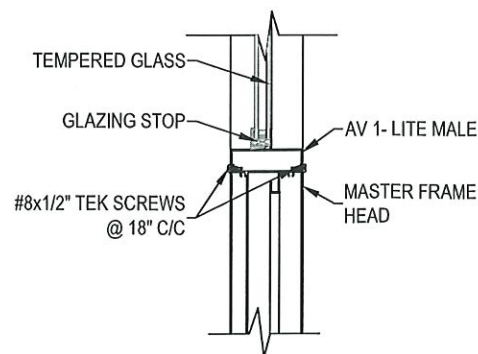
PLAN VIEW OF MASTER FRAME JAMB AV E.R. WALL POST & WOOD POST CONNECTION @ EXISTING WALL



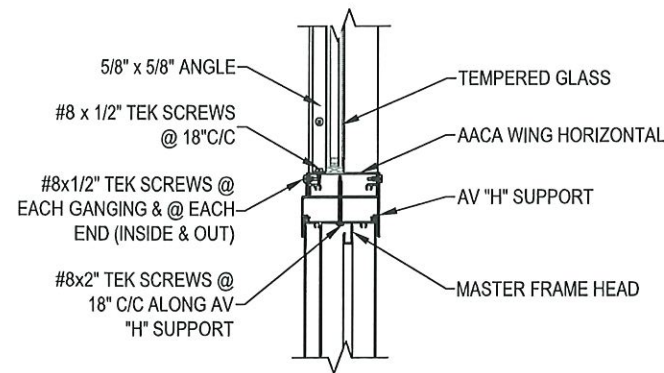
PLAN VIEW OF MASTER FRAME JAMBS & AV E.R. WALL POST CONNECTION @ CORNER POST



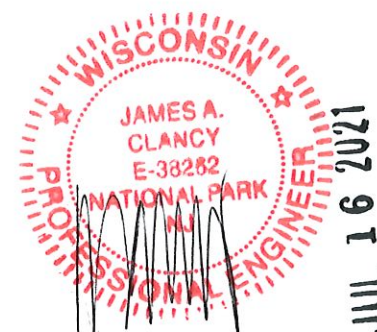
PLAN VIEW OF MASTER FRAME JAMBS & AV E.R. WALL POST CONNECTION @ 4x4 WOOD POST



SECTION THROUGH MASTER FRAME HEAD CONNECTION @ GLASS TRANSOM



SECTION THROUGH "H" & MASTER FRAME HEAD CONNECTION @ GLASS WING



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WI. PROFESSIONAL ENGINEER (WI. LIC. #38262)
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NATIONAL PARK, NJ. 08063
PH. # 856-853-7306

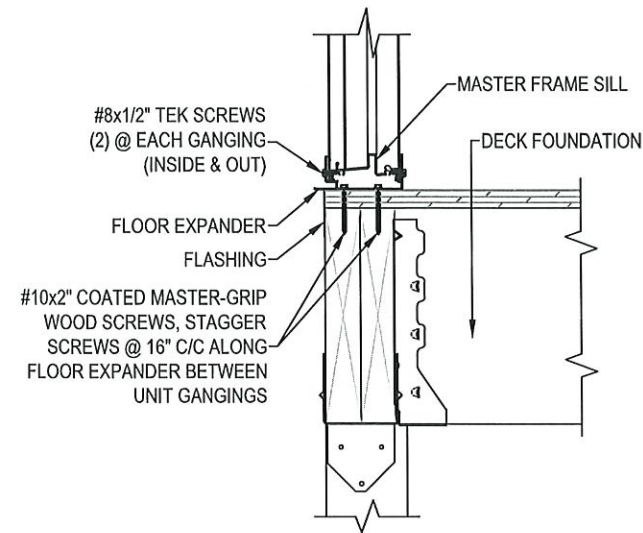
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DATE 3/23/21
DRAWN VNG
SCALE 1 1/2" = 1'-0"
SHEET 7 OF 9

LOCATION
GDI - MILWAUKEE
N30W22383 GREEN ROAD, UNIT G
WAUKESHA, WI 53186
262-798-0500

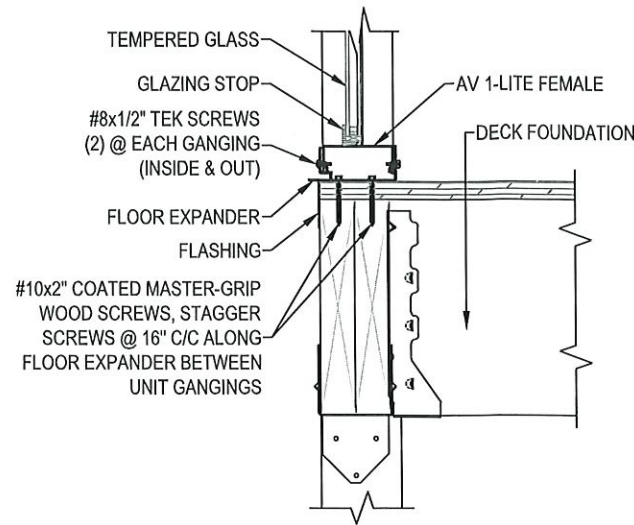
JUDY WILDER
8540 WEST HIGHLANDER DRIVE
MEQUON, WI. 53097
JOB #39145

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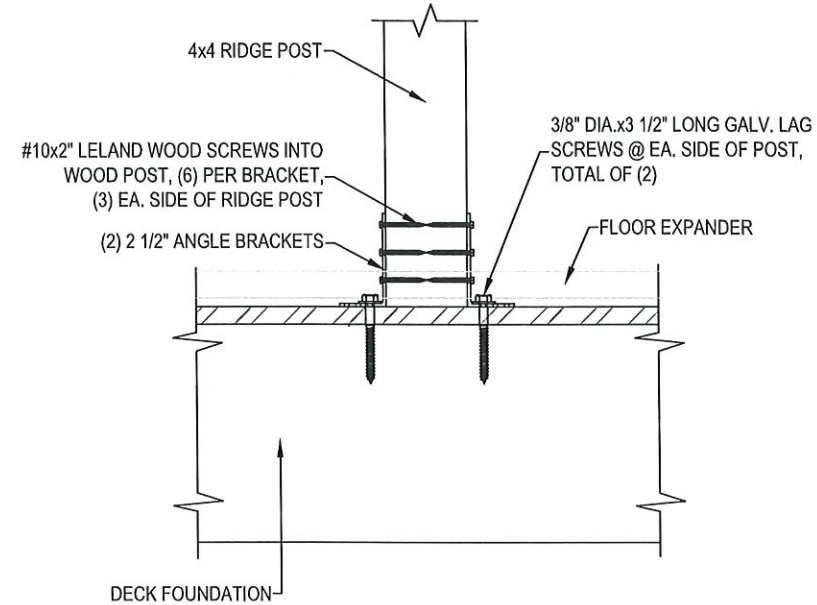




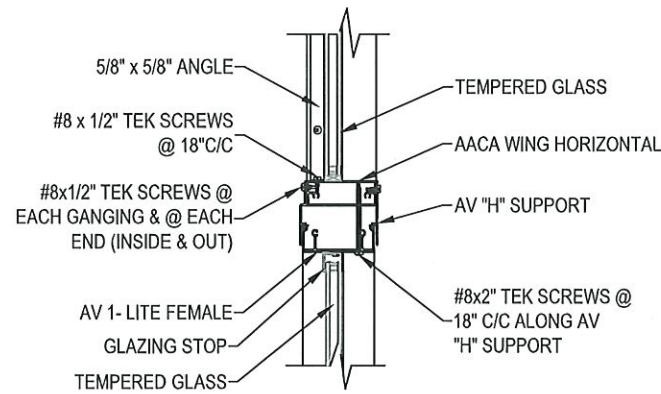
SECTION THROUGH MASTER FRAME SILL
CONNECTION @ DECK FOUNDATION



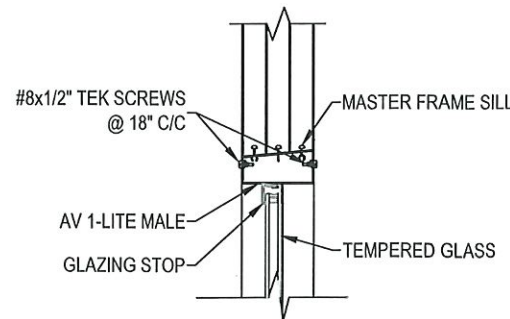
SECTION THROUGH GLASS KNEEWALL
CONNECTION @ DECK FOUNDATION



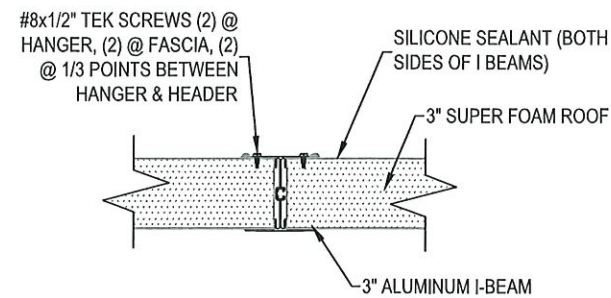
FRONT VIEW THROUGH 4x4 RIDGE POST
CONNECTION @ DECK FOUNDATION



SECTION THROUGH "H" & GLASS TRANSOM
CONNECTION @ GLASS WING



SECTION THROUGH MASTER FRAME SILL
CONNECTION @ GLASS KNEEWALL



SECTION THROUGH 3" ROOF
CONNECTION @ I-BEAM



JAMES A. CLANCY, P.E., L.S.
WI. PROFESSIONAL ENGINEER (WI. LIC. #38262)
601 ASBURY AVENUE
NATIONAL PARK, NJ. 08063
PH. # 856-853-7306

JUL 16 2021

REV. A 7/9/21			
DATE	3/23/21		
DRAWN	VNG		
SCALE	1 1/2" = 1'-0"		
SHEET	8 OF 9		

LOCATION
GDI - MILWAUKEE
N30W/22383 GREEN ROAD, UNIT G
WAUKESHA, WI 53186
262-798-0500

JUDY WILDER
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MEQUON, WI. 53097
JOB #39145

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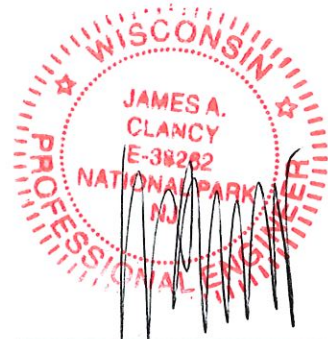
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LOCATION
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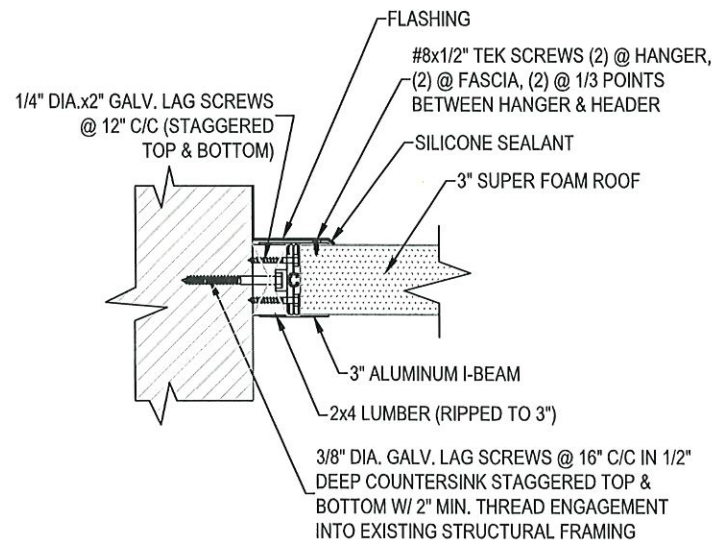
JUDY WILDER
8540 WEST HIGHLANDER DRIVE
MEQUON, WI. 53097
JOB #39145

REV. A 7/9/21
DATE 3/23/21
DRAWN VNG
SCALE 1 1/2" = 1'-0"
SHEET 9 OF 9

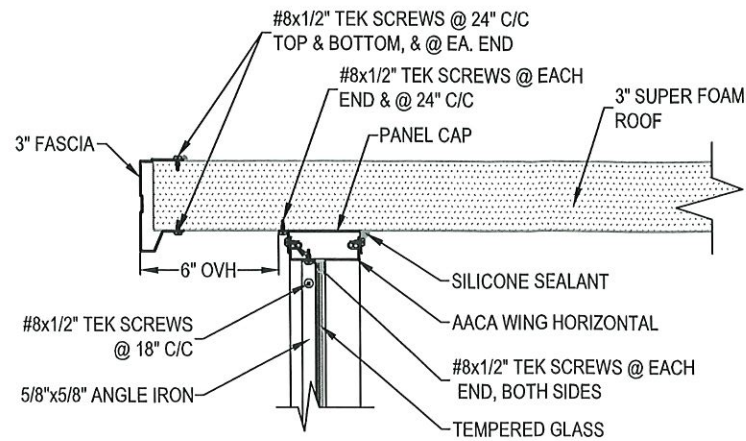


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WI. PROFESSIONAL ENGINEER (WI. LIC. #38262)
601 ASBURY AVENUE
NATIONAL PARK, NJ. 08063
PH. # 856-853-7306

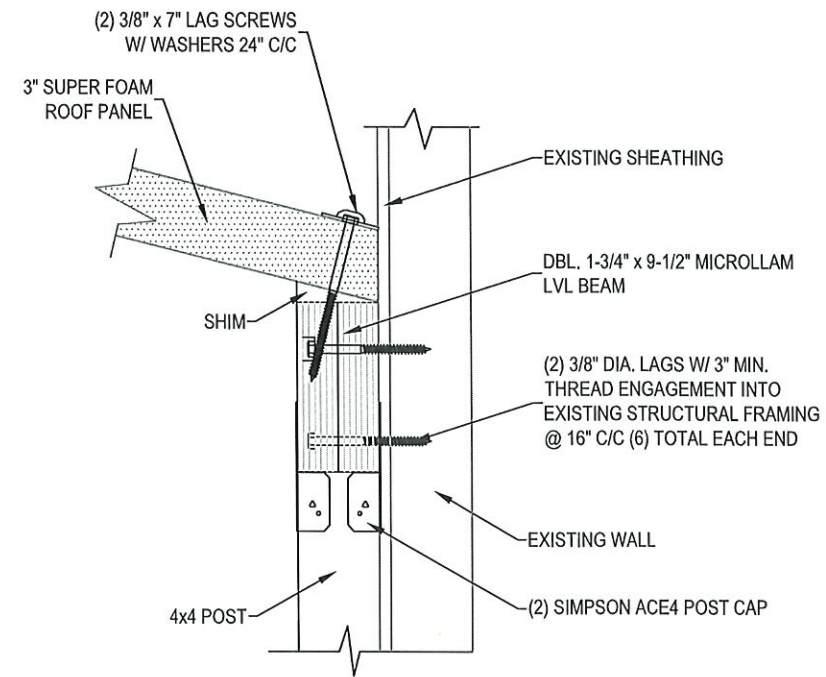
JUL 16 2021



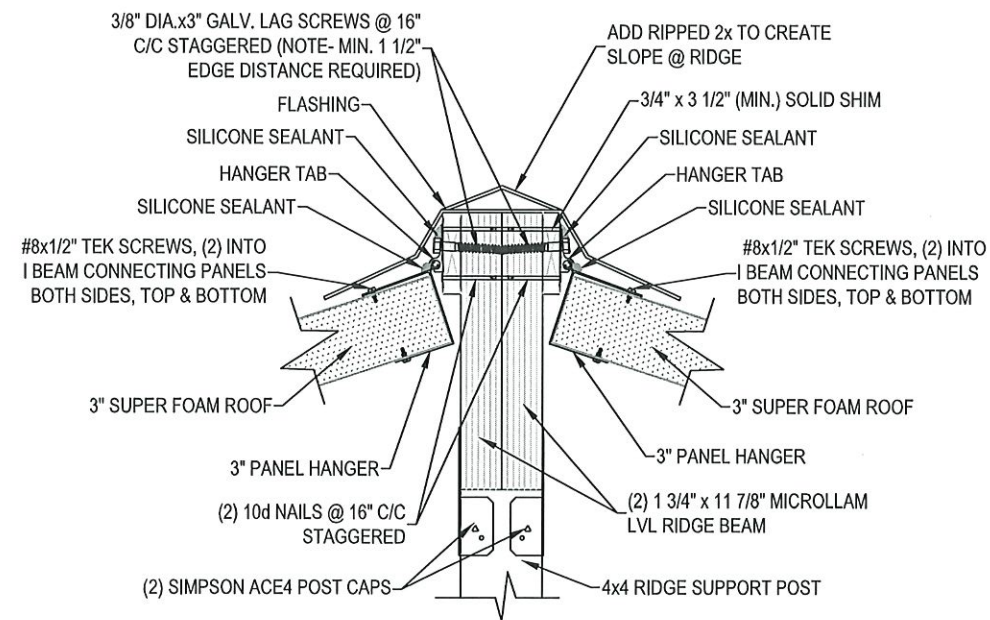
3" ROOF PANEL & I-BEAM
CONNECTION @ EXISTING WALL



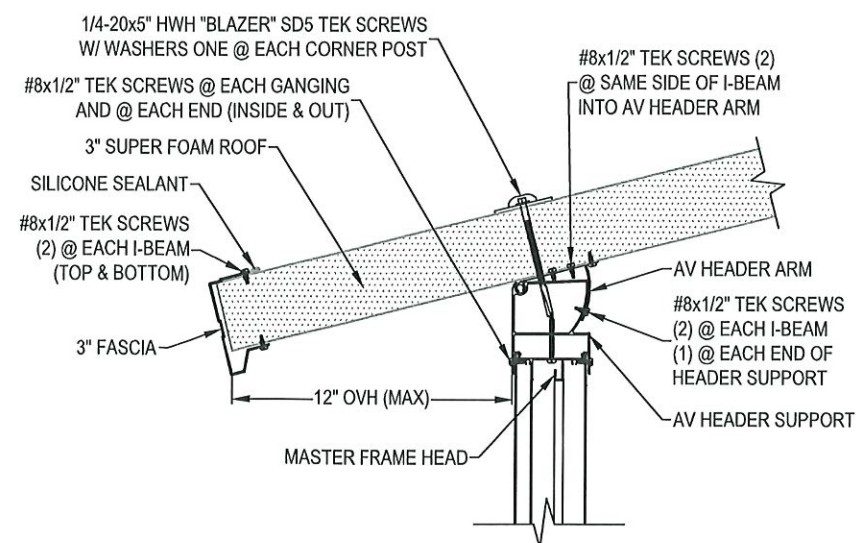
SECTION THROUGH 3" SUPER FOAM ROOF
PANEL CONNECTION @ GLASS WING



SECTION THROUGH 3" SUPER FOAM ROOF
CONNECTION @ EXISTING HOUSE



SECTION THROUGH 3" SUPER FOAM ROOF & PANEL
HANGER ASSEMBLY CONNECTION @ RIDGE BEAM



SECTION THROUGH MASTER FRAME & HEADER
CONNECTION @ 3" SUPER FOAM ROOF

Attachment: Plans (6577 : Judy Wilder)