NOTICE OF MEETING
VILLAGE OF FOX POINT
BUILDING BOARD

NOTE: THIS MEETING WILL BE HELD VIRTUALLY ONLY VIA WEBINAR. NO IN-PERSON ATTENDANCE HELD

Wednesday
May 21, 2025
5:00 P.M.

Join Zoom Meeting

https://us02web.zoom.us/j/83877661472

Meeting ID: 838 7766 1472

Dial by your location: 312.626.6799

AGENDA

1. Roll call of board members and quorum confirmation.
2. Discussion, corrections, and approval of the minutes of the April 9, 2025 Building Board meeting.
3. Jennifer Haraway, 8220 N Whitney Rd, proposed deck.
4. Jessica Perez, 7902 N Boyd Way, proposed window size change.
5. Alisha Lemon, 7922 N Port Washington Rd, proposed signs.
6. Lauren Curtis, 164 E Bradley Rd, proposed 2nd floor addition.
7. Allen Pasch, 6445 N Lake Dr, proposed window removal.
8. Fox Point Beach Club, 7704 N Beach Dr, proposed shed.
9. Robert Schafer, 1406 E Fox Ln, proposed single family home.
10. Robert Schafer, 8120 N Gray Log Ln, proposed single family home.
11. Adjourn.

Posted and Published: May 13, 2025

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request these services, contact the Village Clerk at 414-351-8900. It is possible that members of, and possibly a quorum of members of, other governmental bodies of the municipality may be in attendance at the above stated meeting to gather information; no action will be taken by any governmental body at the above stated meeting other than the governmental body specifically referred to above in this notice.

VILLAGE OF FOX POINT
BUILDING BOARD MINUTES

A meeting of the Building Board was held via Zoom, on Wednesday, April 9, 2025, at 5:00 pm. Those present included:

Justin Racinowski
William Feldman
Sharon Celek
Lucille Sells
Pat Algiers
Michael Rakow

Notice of the meeting was provided to the North Shore Now and to all others as required by State open meeting laws and posted on the official bulletin boards.

MINUTES

Motion was made by William Feldman to approve the minutes of March 12, 2025. Motion was seconded by Lucille Sells. Motion Caried.

AGENDA

1. **Carol Eling, 7405 N Seneca Rd, proposed resubmittal of breezeway renovation.** Building Board voted 3 to 1 with Justin Racinowski voting nay.

2. **Susan LaBudde, 7439 N Fairchild Rd, proposed accessory structure.** It was the consensus of the Building Board to approve as submitted.

3. **Taylor Buckley, 8125 N Links Way, proposed sunroom.** It was the consensus of the Building Board to approve subject to siding choice to be Board & Batten or existing siding, but not combine the two.

4. **Chris Spies, 6831 N Lake Dr, proposed house remodel.** It was the consensus of the Building Board to approve as submitted. Justin Racinowski recused himself.

ADJOURN

Motion to adjourn Building Board was made by William Feldman. Motion seconded by Lucille Sells. Motion Caried. Building Board adjourned at 6:21 pm.

Respectfully Submitted,



Michael Rakow
Building Inspector
Village of Fox Point

DRAFT

VILLAGE OF FOX POINT

VILLAGE OF FOX POINT
7200 N Santa Monica Blvd
Fox Point, WI 53217
(414) 247-6622
www.villageoffoxpoint.com

Permit Number:

B- _____

OFFICE USE ONLY
Issued Date
Zoning C, 60

BUILDING PERMIT

Job Address 8220 N. WHITNEY	**Building Type:** Residential [X] Commercial [ ]
Description of Work	
Add low deck off rear of house - See attached description from contractor	
Estimated Cost of Project $ 8,582	

Owner/Occupant			
Business Name	—	Contact Name	Jennifer Hathaway
Address	8220 N. Whitney Rd.	City/State/Zip	Fox Point, WI 53217
Phone	414-517-8311	Email	Jenahathaway@gmail.com

Cautionary Statement required when homeowner is applying for permit

Contractor Brothers D LLC			
Company Name	dba Double D Construction	Contact Name	Dolan Pomerenig
Address	20060 W. Bluff Rd, ~~New Berlin~~ 53146	City/State/Zip	New Berlin, WI 53146
Phone	414-704-5391	Email	Doubledoverhaul@gmail.com
Dwelling Contractor #	07230046	Dwelling Contractor Qualifier #	042300449

Square Footage Under Construction				
1st Floor	2nd Floor	Basement	Addition	Garage

Description		Rate	Amount
Project - Per $1,000 of estimated cost		$10.00	86.00
Building Board		$75.00	75.00
Footing early start - $230.00 one and two family; $305.00 commercial			
Plan Review - $275.00 one and two family; New Single Family Construction $330.00 plus $30.00/unit commercial			
State Seal		$75.00	
Razing, Interior Demolition $925.00 max/bld	$95.00 minimum plus	$0.13/sqft	
Moving buildings	$250.00 plus	$0.13/sqft	
Fuel tanks - Per 1,000 gallons		$25.00	
Re-inspection		$100.00	
Work started without permit		**Double**	
	Minimum Fee	**$70.00**	
Payable to: Village of Fox Point		**Total Permit Fee**	$ 161.00

Applicant Signature _____ **Date** 3/6/2025

Rev 01/22

ISSUED PERMITS are available on the Village website under *PERMITS & LICENSES*

VILLAGE OF FOX POINT
7200 N. SANTA MONICA BLVD
FOX POINT WI 53217 414-351-8900

Receipt No: 1.061190 Mar 6, 2025

8220 N WHITNEY RD

Previous Balance:	.00
LICENSES & PERMITS - BUILDING PLANS - FILING FEE 24-44440 BUILDING BOARD - FEE	75.00
LICENSES & PERMITS - BUILDING PERMIT 24-44460 BUILDING PERMIT	86.00
Total:	161.00
CHECK Check No: 1648 Payor: JENNIFER HARAWAY	161.00
Total Applied:	161.00
Change Tendered:	.00

Duplicate Copy

03/06/2025 1:43 PM

VILLAGE OF FOX POINT
7200 N Santa Monica Blvd
Fox Point, WI 53217
(414) 247-6622
www.villageoffoxpoint.com

CAUTIONARY STATEMENT TO OWNERS OBTAINING BUILDING PERMITS

101.65(1r) of the Wisconsin Statutes requires municipalities that enforce the Uniform Dwelling Code to provide an owner who applies for a building permit with a statement advising the owner that:

If the owner hires a contractor to perform work under the building permit and the contractor is not bonded or insured as required under s. 101.654(2)(a), the following consequences might occur:

(a) The owner may be held liable for any bodily injury to or death of others or for any damage to the property of others that arises out of the work performed under the building permit or that is caused by any negligence by the contractor that occurs in connection with the work performed under the building permit.

(b) The owner may not be able to collect from the contractor damages for any loss sustained by the owner because of a violation by the contractor of the one- and two- family dwelling code or an ordinance enacted under sub. (1)(a), because of any bodily injury to or death of others or damage to the property of others that arises out of the work performed under the building permit or because of any bodily injury to or death of others or damage to the property of others that is caused by any negligence by the contractor that occurs in connection with the work performed under the building permit.

Wetlands Notice to Permit Applicants

You are responsible for complying with state and federal laws concerning the construction near or on wetlands, lakes, and streams. Wetlands that are not associated with open water can be difficult to identify. Failure to comply may result in removal or modification of construction that violates the law or other penalties or costs. For more information, visit the Department of Natural Resources wetlands identification web page or contact a Department of Natural Resources service

Additional Responsibilities for Owners of Projects Disturbing One or More Acre of Soil

I understand that this project is subject to ch. NR 151 regarding additional erosion control and stormwater management and will comply with those standards.

Jennifer Harvey	8220 N. Whitney
Homeowner's Name – PRINTED	Property Address
J Harvey	3/6/2025
Homeowner's Signature	Date

Rev 09/20

Double D Construction & Remodeling

Dennis (414) 573-7407
Dolan (414) 704-5391
DoubleDoverhaul@gmail.com

Project Title: Haraway Fox Point Deck

Date: 11/7/24

Customer:

Name: Jen Haraway

Address: 8220 NORTH WHITNEY ROAD, FOX POINT

Phone: 414-517-8311

Description of services:

1. Frame a 16' X 11.5' deck using diamond tier footings
2. Decking will be fastened by "hidden fasteners" and framing will be wrapped in an apron to match decking
3. Decking will be slate grey PVC decking brand: TIMBERTECK by AZEK
4. Permit will be applied for by homeowner, and all necessary application materials will be supplied by Double D
5. Construction debris will be removed by Double D
6. This deck will have no railings
7. Project will begin in spring of 2025, exact date TBD at the agreement of both parties

Proposed Cost:

Materials, labor, and disposal: $8,582

Payments will be made as follows: 50% of total price to be paid upon beginning of work. The other 50% of the above balance will be paid upon completion of the project.

AIR COND. UNIT

16'

DECK

11.5"

16" HEIGHT

PROPOSED GARAGE

FENCE

PLAT OF SURVEY

LOT 3 - BLOCK 2 - FOX POINT GARDENS
being a subdivision of a part of the Southwest 1/4 of Section 9, Town 8 North, Range 22 East in the Village of Fox Point, Milwaukee County, Wisconsin

Located at 8220 No. Whitney Road



PHONE
BLUEMOUND 8-1380

WISCONSIN ☆ A. HENKE WAUWATOSA WISCONSIN ☆ LAND SURVEYOR

Surveyed and Drawn by
LAND SURVEYORS, INC.
7124 W. STATE ST.
WAUWATOSA, WIS.

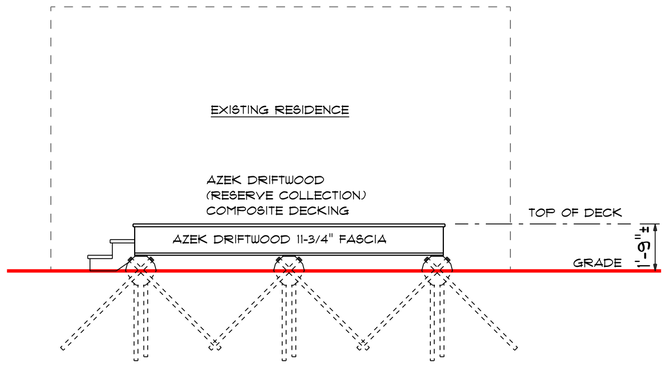
WE CERTIFY that we have surveyed the above described property and that the above plat is an accurate survey and a true representation thereof and correctly shows the exterior boundary lines and location of buildings and other improvements on said property.

July 14, 1961
Date

SURVEYED FOR
Richard L. Novotny
4525 W. North Avenue
Milwaukee 8, Wisconsin

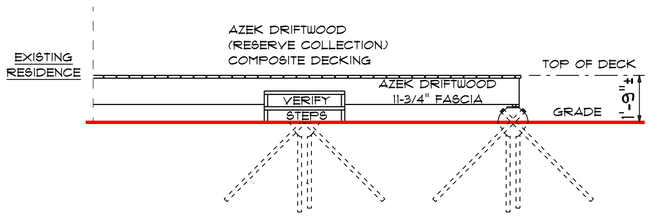
No. 59-4028

- PRELIMINARY PLAN -
NOT FOR CONSTRUCTION



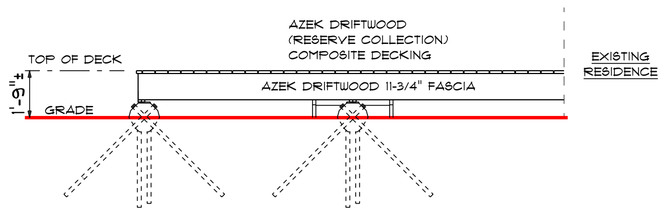
FRONT ELEVATION

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



LEFT ELEVATION

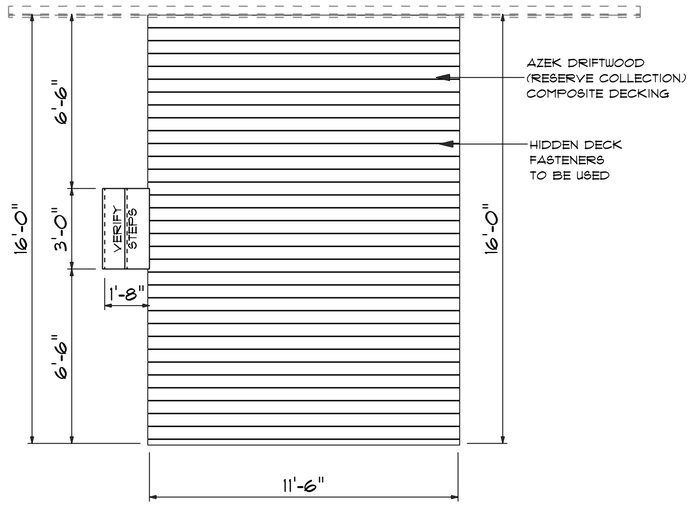
SCALE: 1/4" = 1'-0"



RIGHT ELEVATION

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

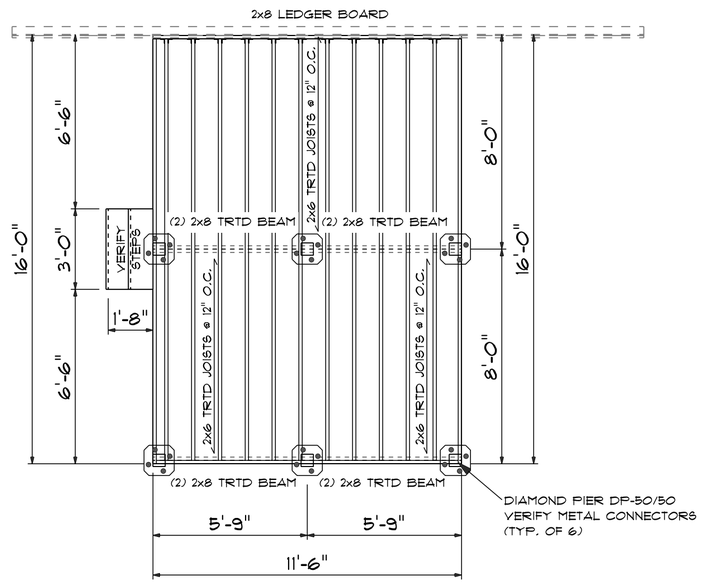
EXISTING RESIDENCE



1ST FLOOR PLAN

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

EXISTING RESIDENCE



1ST FLOOR JOIST PLAN

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

NOTE: ALL WOOD FRAMING COMPONENTS ARE TO BE TREATED SOUTHERN PINE

Figure 2
POST–TO–BEAM CONNECTIONS

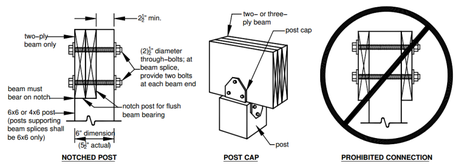


Figure 4
BEAM ASSEMBLY

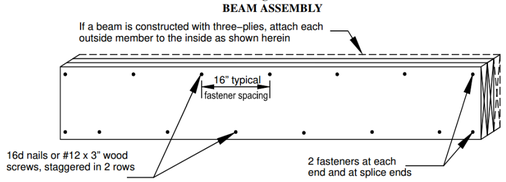
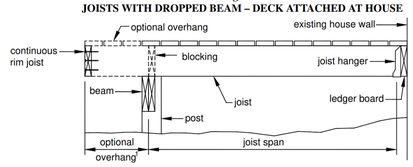
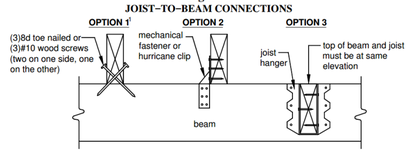


Figure 5
JOISTS WITH DROPPED BEAM – DECK ATTACHED AT HOUSE



[1]The maximum length of the overhang is equal to one–fourth of the actual joist span length (0.25 x joist span).

Figure 8
JOIST–TO–BEAM CONNECTIONS



[1]Option 1 is not allowed on free–standing decks.

Figure 11
ATTACHMENT OF LEDGER BOARD TO BAND BOARD OR BAND JOIST

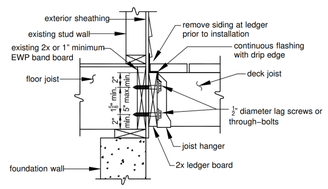
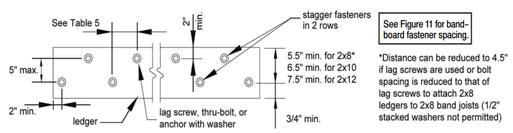


Figure 15
LEDGER BOARD FASTENER SPACING AND CLEARANCES



GENERAL NOTES:

ALTHOUGH EVERY EFFORT HAS BEEN MADE IN PREPARING THE PLANS AND CHECKING THEM FOR ACCURACY. THE OWNER/CONTRACTORS FOR THIS PROJECT MUST CHECK AND VERIFY ALL DETAILS, FIELD CONDITIONS AND DIMENSIONS AND BE RESPONSIBLE FOR SAME. ZUERN BUILDING PRODUCTS WILL NOT BE HELD LIABLE FOR THIS PROJECT.

OWNER/CONTRACTORS SHALL BE RESPONSIBLE FOR ENSURING ALL CONSTRUCTION IS IN ACCORDANCE WITH ALL STATE AND LOCAL CODES.

ALL STRUCTURAL NOTATIONS ARE FOR REFERENCE ONLY AND ARE THE RESPONSIBILITY OF THE OWNER/CONTRACTOR TO VERIFY ALL STRUCTURAL ENGINEERING TO MEET ALL STATE AND LOCAL CODES AND IS APPROVED BY THE STATE INSPECTOR AND STRUCTURAL ENGINEER

ALL EXTERIOR DIMENSIONS ARE TO FACE OF MASONRY OR STUD.

ALL INTERIOR DIMENSIONS ARE TO FACE OF STUD.

WINDOW SIZES ARE FOR REFERENCE ONLY. OWNER/ CONTRACTOR TO VERIFY MANUFACTURER AND SIZE TO MEET ALL CODE REQUIREMENTS: INCLUDING EGRESS, LIGHT AND VENTILATION.

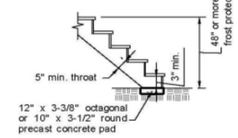
THESE PLANS AND DESIGN ARE COPYRIGHT PROTECTED AND MAY NOT BE USED WITHOUT WRITTEN CONSENT OF ZUERN BUILDING PRODUCTS

I UNDERSTAND THIS HOME IS HAND BUILT AND SLIGHT VARIATIONS IN DIMENSIONS MAY OCCUR.

I FULLY UNDERSTAND AND ACCEPT THESE FINAL HOME PLANS AND SPECIFICATIONS.

HOMEOWNER/BUILDER _____ ***DATE*** _____

BUILDER/CONTRACTOR _____ ***DATE*** _____



LOWER BEARING AT FOOTING

DW'G BY:
LMK
4/14/2025
REVISED

OWNER: BROTHERS JEN FOX POINT

ZUERN BUILDING PRODUCTS & DESIGN CENTER

DRAWING NUMBER
1 OF 1
JOB#D5515

03:11 PM
Monday, April 14, 2025





VILLAGE OF FOX POINT
7200 N Santa Monica Blvd
Fox Point, WI 53217
(414) 247-6622
www.villageoffoxpoint.com

Permit Number:

B- _____

OFFICE USE ONLY
Issued Date
Zoning

BUILDING PERMIT

Job Address 7902 Boyd Way	**Building Type:** Residential ☑ Commercial ☐
Description of Work	
Will include the removal of existing windows and the main exterior door, and the installation of new smaller replacements. See details attached.	
Estimated Cost of Project $ 5570.01	

Owner/Occupant	
Business Name	Contact Name Jessica Perez
Address 7902 N Boyd Way	City/State/Zip Fox Point, WI 53217
Phone 414-510-8337	Email perezsje@gmail.com

Cautionary Statement required when homeowner is applying for permit*

Contractor	
Company Name N/A	Contact Name
Address	City/State/Zip
Phone	Email
Dwelling Contractor #	Dwelling Contractor Qualifier #

Square Footage Under Construction				
1st Floor	2nd Floor	Basement	Addition	Garage

Description	Rate	Amount
Project - Per $1,000 of estimated cost	$10.00	$70.00
Building Board	$75.00	$75.00
Footing early start - $230.00 one and two family; $305.00 commercial		
Plan Review - $275.00 one and two family; New Single Family Construction $330.00 plus $30.00/unit commercial		
State Seal	$75.00	
Razing, Interior Demolition $925.00 max/bld $95.00 minimum plus	$0.13/sqft	
Moving buildings $250.00 plus	$0.13/sqft	
Fuel tanks - Per 1,000 gallons	$25.00	
Re-inspection	$100.00	
Work started without permit	**Double**	70.00
Minimum Fee	**$70.00**	
Payable to: Village of Fox Point **Total Permit Fee**	**$**	215.00

Applicant Signature _____ **Date** 4/11/2025

Rev 01/22

ISSUED PERMITS are available on the Village website under *PERMITS & LICENSES*

VILLAGE OF FOX POINT
7200 N. SANTA MONICA BLVD
FOX POINT WI 53217

414-351-8900

Receipt No: 1.061324

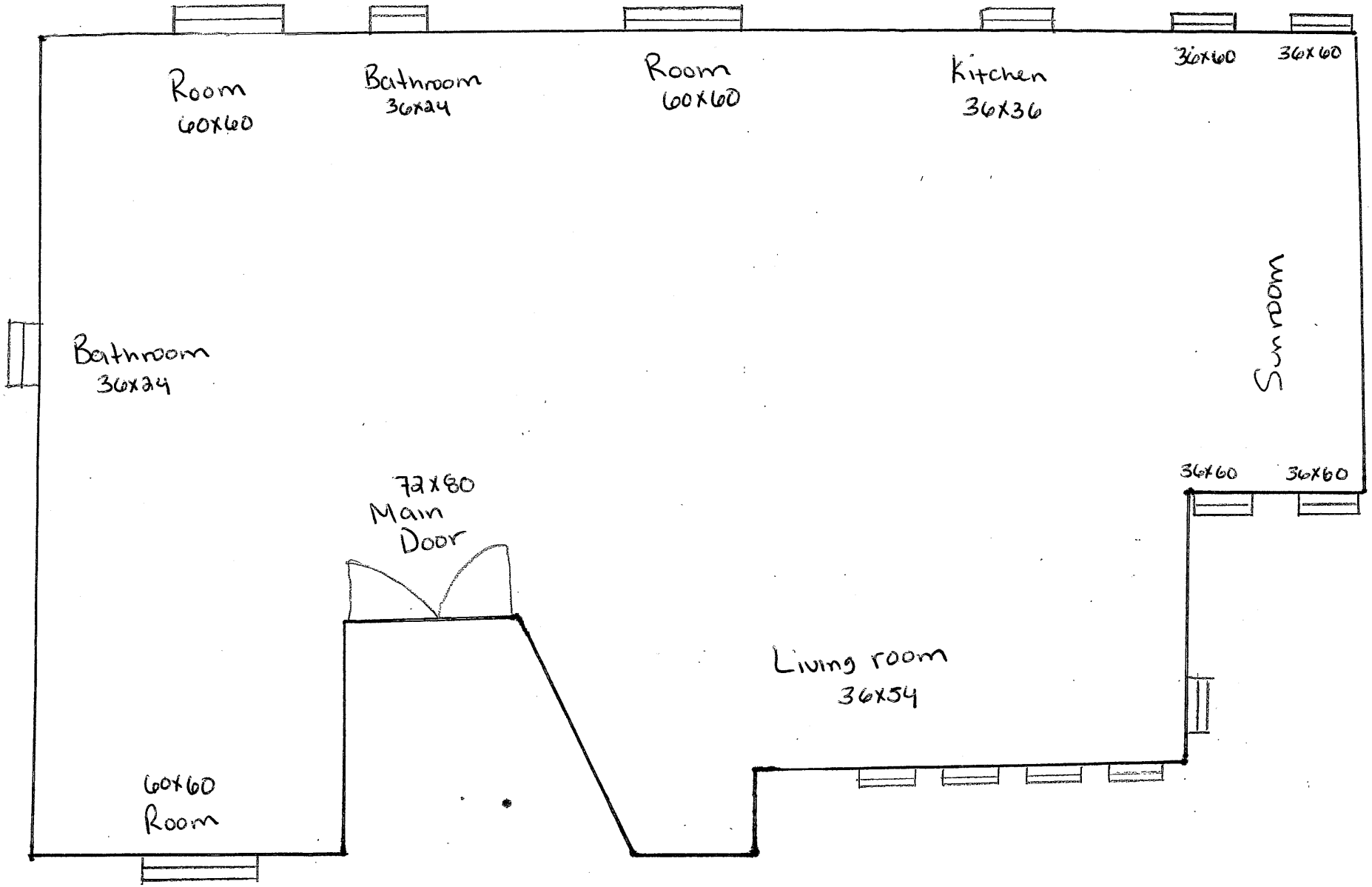
Apr 14, 2025

7902 N BOYD WAY

Previous Balance:	.00
LICENSES & PERMITS - BUILDING PLANS - FILING FEE 24-44440 BUILDING BOARD - FEE	75.00
LICENSES & PERMITS - BUILDING PERMIT 24-44460 BUILDING PERMIT	140.00
Total:	215.00
CHECK Check No: 103 Payor: JESSICA PEREZ	215.00
Total Applied:	215.00
Change Tendered:	.00

04/14/2025 8:06 AM

7902 N Boyd Way
Fox Point, WI 53217



MENARDS - W.MILWAUKEE
2101 Miller Park Way
W. Milwaukee WI 53219

KEEP YOUR RECEIPT
RETURN POLICY VARIES BY PRODUCT TYPE

Unless noted below allowable returns for items on this receipt will be in the form of an in store credit voucher if the return is done after 05/24/25

If you have questions regarding the charges on your receipt, please email us at:
WMILfrontend@menards.com

Sale Transaction

SLIDR W/NAIL FLNG&BRK ML		SB
4048422	2 @131.33	262.66
TOTAL		262.66
TAX MILWAUKEE-WI 5.9%		15.50
TOTAL SALE		278.16
CHASE VISA 3143		278.16

Auth Code:05021C
Contactless
a0000000031010
ARQC - a4f75a3fdae7144a

TOTAL NUMBER OF ITEMS = 2

THE FOLLOWING REBATE RECEIPTS WERE PRINTED FOR THIS TRANSACTION:
3700

GUEST COPY

The Cardholder acknowledges receipt of goods/services in the total amount shown hereon and agrees to pay the card issuer according to its current terms.

THIS IS YOUR CREDIT CARD SALES SLIP
PLEASE RETAIN FOR YOUR RECORDS.

SB = Special order items may be refunded at Menards sole discretion with a 25% restocking fee.

See menards.com for return policy details

THANK YOU, YOUR CASHIER, Carson

69197 08 0109 02/23/25 03:08PM 3226

THE HOME DEPOT
How doers get more done.

150 WEST HOLT AVENUE
MILWAUKEE WI 53207 (414)481-8770

4941 00022 34797 02/26/25 12:33 PM
SALE CASHIER SARAH

1000-026-797 S/OAC7OPRDH <A>	1239.48
S/O AC 70 PRO REPL DH	
RSN: 8 NEW AMT 309.87 MKDN	-929.61
MAX REFUND VALUE $309.87	
SUBTOTAL	309.87
SALES TAX	24.48
TOTAL	$334.35
XXXXXXXXXXXX3143 VISA	
USD$	334.35
AUTH CODE 09509C/4220891	TA
Chip Read	
AID A0000000031010	CHASE VISA

4941 02/26/25 12:33 PM
4941 22 34797 02/26/2025 1653

RETURN POLICY DEFINITIONS

	POLICY ID	DAYS	POLICY EXPIRES ON
A	1	90	05/27/2025

MENARDS - W.MILWAUKEE
2101 Miller Park Way
W. Milwaukee WI 53219

KEEP YOUR RECEIPT
RETURN POLICY VARIES BY PRODUCT TYPE

Unless noted below allowable returns for items on this receipt will be in the form of an in store credit voucher if the return is done after 05/14/25

If you have questions regarding the charges on your receipt, please email us at:
WMILfrontend@menards.com

Sale Transaction

SINGLE HUNG (GOOD)		
4040518		199.00
TOTAL		199.00
TAX MILWAUKEE-WI 5.9%		11.74
TOTAL SALE		210.74
CASH		220.00
CHANGE		9.26-

TOTAL NUMBER OF ITEMS = 1

MENARDS - OAK CREEK
6800 SOUTH 27TH ST.
OAK CREEK, WI 53154

KEEP YOUR RECEIPT
RETURN POLICY VARIES BY PRODUCT TYPE

Unless noted below allowable returns for items on this receipt will be in the form of an in store credit voucher if the return is done after 05/24/25

If you have questions regarding the charges on your receipt, please email us at:
OCREfrontend@menards.com

Sale Transaction

Cust name: Perez, Jesica
ORDER 46713

SLIDER (BETTER) -PICK* SEQ# 1
0045518 3 @312.55 937.65
END OF ORDER

TOTAL 937.65
TAX MILWAUKEE-WI 5.9% 55.32
TOTAL SALE 992.97
CHASE VISA 3143 992.97
Auth Code:01488C
Contactless
a0000000031010
ARQC - eef70d0776888d33

TOTAL SAVINGS 49.35

TOTAL NUMBER OF ITEMS = 3

THE FOLLOWING REBATE RECEIPTS WERE PRINTED FOR THIS TRANSACTION:
3700

GUEST COPY

The Cardholder acknowledges receipt of goods/services in the total amount shown hereon and agrees to pay the card issuer according to its current terms.

THIS IS YOUR CREDIT CARD SALES SLIP
PLEASE RETAIN FOR YOUR RECORDS.

THANK YOU, YOUR CASHIER, Patricia

24816 10 5545 02/23/25 02:17PM 3032

Prices shown are valid today only.

OCRE 46713

gMaterials@menards.com

PICKING LIST - GUEST COPY
PAGE 1 OF 1

SOLD BY: KEITH M.
DATE: 02/23/25

SCAN & ENTER

AT YARD ENTRANCE

SKU NUMBER	
60X60N	404-5518

T NOT BEING AVAILABLE ON A LATER DATE
ALL MERCHANDISE TODAY. THANK YOU.

yard picking list subject to the terms and conditions below. Quantities listed above may exceed quantities c guest, but instead is available to the buying public on a first come, first serve basis. Please pickup all up products on this picking list today will result in additional charge to you if, on the day of pick up, the Menards liability to you is limited to refunding your original purchase price for any product not picked up.

ndise.
All vehicles are subject to inspection.)
ll gladly help you load your materials

PRE-TAX TOTAL: 937.65

ndant. (The Gate Attendant will record the

ve received the merchandise.

trunk lid, etc. For your convenience, we supply twine, but you will have to decide whether or not your do not believe the twine will suffice, stronger material can be purchased inside the store.

ll returns are subject to Menards' posted return policy. In consideration for Menards low prices you agree will agree to exchange the merchandise or refund the purchase price based on the form of original payment. If there is a warranty provided by the manufacturer, that warranty shall govern your rights and Menards shall warranties, and are not a part of this contract. The guest agrees to inspect all merchandise prior to installing **RDS BE LIABLE FOR ANY SPECIAL, INCIDENTAL, OR CONSEQUENTIAL DAMAGES.**
PLIED, AS TO MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE OF THE
elating to this contract, or the breach thereof, shall be settled by arbitration administered by the American ercial Arbitration Rules, and judgments on the award rendered by the arbitrator(s) may be entered in any s and conditions through purchase of merchandise contained on this document.

SELF-SCAN HERE ==>

Customer Receipt

2/24/2025, 1:16 PM CST

Sales Person TXKQAW0 **Store Phone #** (414) 481-8770

Store # 4941 **Location** 150 WEST HOLT AVENUE, MILWAUKEE, WI 53207

Customer Information

jessica perez
(414) 510-8337
PEREZSJE@GMAIL.COM

1732 w scott street
milwaukee, WI 53204

Order # H4941-219672
PO / Job Name

Will Call

Pickup Date
Tuesday, February 25
9:00 AM CST

Item Description	Model #	SKU #	Unit Price	Qty	Subtotal
01 SO AC 70 PRO REPL DH **SPECIAL BUY $929.61 OFF EACH**	N/A	1000026797	~~$1,239.48 / each~~ $309.87 / each	1	$309.87

90 DAY RETURN POLICY. The Home Depot reserves the right to limit / deny returns. Please see the return policy sign in the stores for details.

Payment Method

02/24/2025
2:16 PM EST Visa 3143 **Charged** $328.15

Subtotal	$309.87
Discounts	-$0.00
Sales Tax	$18.28
Order Total	$328.15
Balance Due	$0.00

#1 Home Improvement Retailer

West Allis 10PM 53227 W. 6 West Allis 10PM 53227 Shop All Services DIY Me

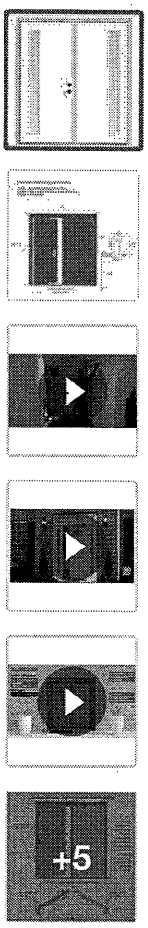
... / Exterior Doors / Front Doors / Fiberglass Doors / Fiberglass Doors With Glass

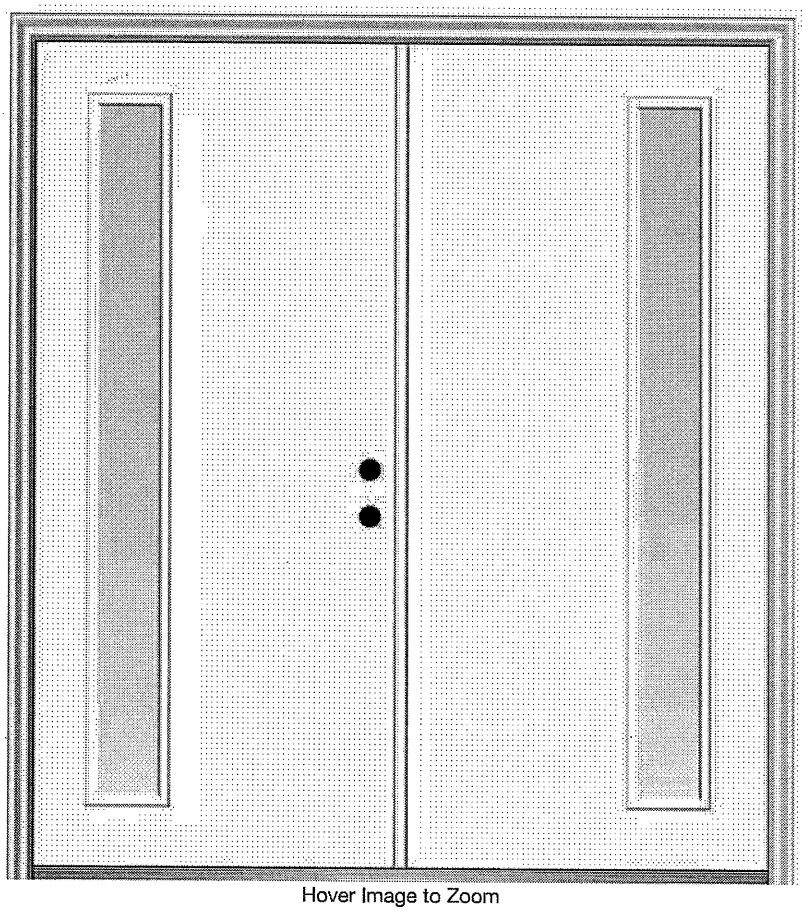
Internet # 322491459 Model # Z03752157L

MMI DOOR

Viola 72 in. x 80 in. Left-Hand Inswing 1-Lite Clear Low-E Primed Fiberglass Prehung Front Door on 6-9/16 in. Frame

Questions & Answers





Hover Image to Zoom

Share Print

SHOP SPRING BLACK FRIDAY DEALS

Limit 30 per order

You will be contacted by the carrier at **(414) 510-8337** Change

Continue

Payment Method

Your Order

Subtotal	**$2,568.00**
Savings	-$513.60
Delivery	$55.00
Estimated Sales Tax*	$124.45

Apply Tax Exempt ID

Total **$2,233.85**

You Saved **20%** Off Your Item

Have a Promo Code?

Place Order

The order confirmation and updates will be emailed to
perezsje@gmail.com

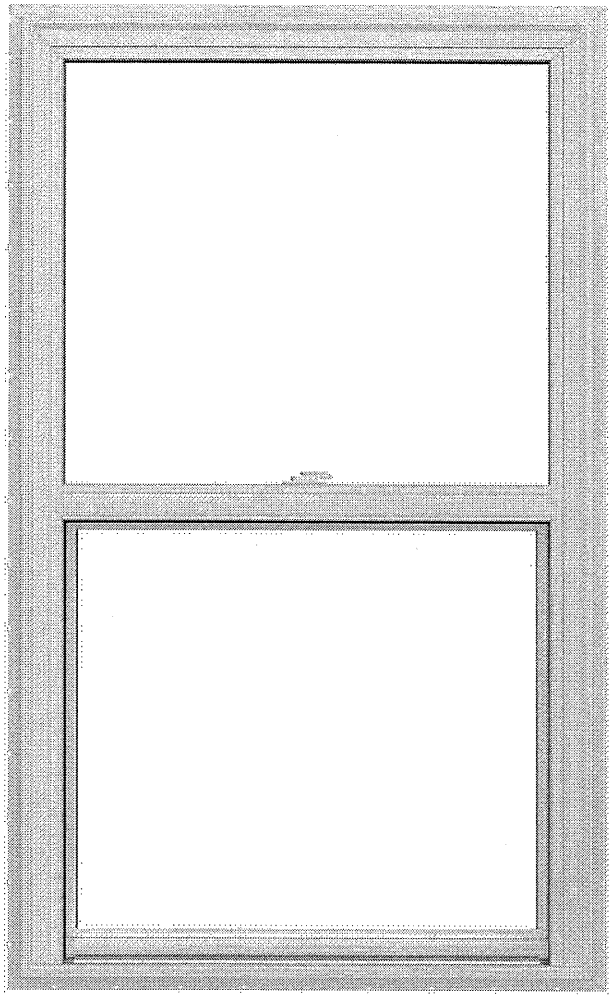
Items in Cart (1 Item)

GET $100 OFF* and pay $2,133.85 instead on your qualifying purchase, plus receive 6 months everyday financing** on purchases over $299 when you open a new card

JELD-WEN® Better Series 36"W x 60"H White Vinyl Single-Hung Window with Nailing Flange

Model Number: JW1438-00980 | Menards ® SKU: 4045626

TOP SELLER!



EVERYDAY LOW PRICE $269.00

11% REBATE* Good Through 4/13/25 $29.59

PRICE AFTER REBATE* $239.41 each

You Save $29.59 After Mail-In Rebate*

37 People have purchased this in the past week.

ADD TO CART

- Vinyl construction allows for low maintenance
- Steel-reinforced sash for long-lasting strength
- Bottom sash tilts in for easy cleaning

View More Information >

Rough Opening Size: 36"W X 60"H

FREE SHIPPING TO STORE!

Pick Up At Store Available By 05/03/2025

Available for Special Order at Eau Claire West

Share

Jessica Perez 7902 N Boyd Way, Fox Point WI 53217						
Location	**Original Measurements**	**Current Measurements**	**Qty Needed**	**Cost per Item**	**Cost + Tax**	**Comments**
Bathrooms	36x42	36x24	2	$131.33	$278.16	
Rooms	70x72	60x60	3	$312.55	$992.97	
Kitchen	40x42	36x36	1	$199.00	$210.74	
Living room	150x60 & 40x60	36x54 (total of 5 used)	2	$309.87	$992.97	1 pack included 3 windows
Sunroom	36x65	36x60	4	$269.00	$1,139.48	
Main door	79x82	72x80	1	$2,568.00	$2,233.85	
					$5,570.01	

VILLAGE OF FOX POINT
7200 N Santa Monica Blvd
Fox Point, WI 53217
(414) 247-6622
www.villageoffoxpoint.com

SIGN PERMIT

Sign Address	7922 N. Port Washington, Fox Point, WI 53217

Owner/Occupant			
Business Name	Story makery	Contact Name	Alisha Leman
Address	7922 N. Port Washington Rd	City/State/Zip	Fox Point, WI, 53217
Phone	517-488-6602	Email	

Property Owner/Lessee Signature Alisha Leman **Date** 4-16-25

Contractor			
Company Name	Story makery Studio/Nick Eth	Contact Name	Alisha Leman
Address	7922 N. Port Washington Rd	City/State/Zip	Fox Point, WI 53217
Phone	517-488-6602	Email	leman.alisha@gmail.com

Type of Sign		
Freestanding	X none	Other
Awning		Other
Wall	NA	Other

Sign Size			
Dimensions of sign:	24in X 24inches	Square footage of sign:	2ft x 2ft
Distance from grade to top of sign:			

Illumination			
Internally	none	Externally	none

Sided			
Single	no	Double	yes

Description	**Rate**	**Amount**
Sign	**$70.00**	
Building Board	**$75.00**	
Payable to: Village of Fox Point	**Total Permit Fee**	**$**

Applicant Signature Alisha Leman **Date** 4-16-25

OFFICE USE ONLY		
Approved by Building Inspector:	Signature	Date

Rev 01/22

ISSUED PERMITS are available on the Village website under *PERMITS & LICENSES*

VILLAGE OF FOX POINT
7200 N. SANTA MONICA BLVD
FOX POINT WI 53217 414-351-8900

Receipt No: 1.061351 Apr 22, 2025

7922 N PORT WASHINGTON RD

Previous Balance:	.00
LICENSES & PERMITS - BUILDING PLANS - FILING FEE 24-44440 BUILDING BOARD - FEE	75.00
Total:	75.00
CHECK Check No: R10933825147 Payor: ALISHA LEMON	75.00
Total Applied:	75.00
Change Tendered:	.00

04/22/2025 9:10 AM


sign will be here


Mounted
will
hang


straps to mount
2X2 size
storymakery


storymakery

VILLAGE OF FOX POINT
7200 N Santa Monica Blvd
Fox Point, WI 53217
(414) 247-6622
www.villageoffoxpoint.com

SIGN PERMIT REQUIREMENTS

Building Board typically meets on the second Wednesday of every month at 5:00 p.m. The application deadline is 12:00 p.m., two Fridays prior to the meeting. All applications must be complete and include the proper filing fee.

Building Board meetings will be held via Zoom. Building Board agenda with the Zoom address will be posted on the website under **Agendas & Minutes.**

Complete Building Board Applications must include:

- ☑ **One set of drawings** to 1/4 inch scale on 24" x 36" maximum size sheets. The plan submittal must include letter and background colors, letter size(s), logo size, color, dimensions, type of illumination, message, and total sq. footage of the sign. For individual letters, a cross section of the letter must be included.

- ☐ **Survey** or scaled drawing indicating the location & position of the sign(s) on the property in relation to the nearby structures, property & signs. If proposing a wall sign, include an elevation view of the sign located on the building, along with the scaled dimensions of the building.

- ☑ **Color rendering** or digital photographs of the existing and adjacent premises, building or signage to assist the Building Board in making aesthetic decisions. If possible, it is recommended to include the proposed sign in photographs of the existing conditions.

- ☐ **Electronic copy of entire sign packet** emailed to mrakow@villageoffoxpoint.com

- ☑ **Completed Sign Permit Application.**

- ☐ **Building Board Fee** $75.00 Payable to the Village of Fox Point.

A REPRESENTATIVE MUST ATTEND BUILDING BOARD MEETING

VILLAGE OF FOX POINT

VILLAGE OF FOX POINT
7200 N Santa Monica Blvd
Fox Point, WI 53217
(414) 247-6622
www.villageoffoxpoint.com

Permit Number:

B- _____

OFFICE USE ONLY
Issued Date
Zoning

BUILDING PERMIT

Job Address	**Building Type:** Residential [X] Commercial [ ]
Description of Work 2nd floor addition over existing family room includes (1) bedroom (2) closets & (1) bathroom. This addition falls within the existing 1st floor footprint	
Estimated Cost of Project $ 65,875	

Owner/Occupant	
Business Name	Contact Name Lauren Curtis
Address 164 E. Bradley Rd.	City/State/Zip Fox Point, WI 53217
Phone 262-623-0138	Email ljmarquardt@gmail.com

Cautionary Statement required when homeowner is applying for permit

Contractor	
Company Name Amethyst Contracting Inc	Contact Name Kristi Minser
Address 2512 N Frederick Ave	City/State/Zip Milwaukee WI 53211
Phone 414-828-1230	Email Kristi@amethystcontracting.com
Dwelling Contractor # DC-040900034	Dwelling Contractor Qualifier # DCQ-090700621

Square Footage Under Construction				
1st Floor ϕ	2nd Floor 309	Basement ϕ	Addition ϕ	Garage ϕ

Description		**Rate**	**Amount**
Project - Per $1,000 of estimated cost		$10.00	659.00
Building Board		$75.00	75.00
Footing early start - $230.00 one and two family; $305.00 commercial			
Plan Review - $275.00 one and two family; New Single Family Construction $330.00 plus $30.00/unit commercial			
State Seal		$75.00	
Razing, Interior Demolition $925.00 max/bld	$95.00 minimum plus	$0.13/sqft	
Moving buildings	$250.00 plus	$0.13/sqft	
Fuel tanks - Per 1,000 gallons		$25.00	
Re-inspection		$100.00	
Work started without permit		**Double**	
	Minimum Fee	**$70.00**	
Payable to: Village of Fox Point	**Total Permit Fee**		$ 734.00

Applicant Signature _____ **Date** 4-23-25

Rev 01/22

ISSUED PERMITS are available on the Village website under *PERMITS & LICENSES*

VILLAGE OF FOX POINT
7200 N. SANTA MONICA BLVD
FOX POINT WI 53217 414-351-8900

Receipt No: 1.061382 Apr 29, 2025

164 E BRADLEY RD

Previous Balance:	.00
LICENSES & PERMITS - BUILDING PLANS - FILING FEE 24-44440 BUILDING BOARD - FEE	75.00
Total:	75.00
CHECK Check No: 1004 Payor: ANDREW CURTIS	75.00
Total Applied:	75.00
Change Tendered:	.00

04/29/2025 3:51 PM

VILLAGE OF FOX POINT
7200 N Santa Monica Blvd
Fox Point, WI 53217
(414) 247-6622
www.villageoffoxpoint.com

BUILDING BOARD

Building Board typically meets on the second Wednesday of every month at 5:00 p.m. The application deadline is 12:00 p.m., two Fridays prior to the meeting. All applications must be complete and include the proper filing fee.

Building Board meetings will be held via Zoom. Building Board agenda with the Zoom address will be posted on the website under **Agendas & Minutes**.

Examples of projects that must appear before the Building Board: New Construction, Additions, Exterior Improvements, Detached Garage, Decks, Sheds > 100 sq. ft., Window Replacement, New Doors, Patio Doors, Pools, Signs, and Solar Systems.

Complete Building Board Applications must include:

☒ **One set of drawings** to 1/4 inch scale on 24" x 36" maximum size sheets. These shall include all elevations, floor plans, foundation plan, and cross sections.

- *Elevation Drawings* shall include all proposed elevations of the building, even if changes to the elevation are not proposed. This is to ensure consistency of all elevations. In cases where a building element may be skewed from another, it may be necessary to draw more than the four primary elevations of the building to clearly explain the intent of the design. All building elevations must be fully dimensioned to indicate heights above grade for all components. If the project is a building addition or remodeling, the original structure should be clearly illustrated as new building versus existing structure.

- *The complete existing elevation should be shown in all cases of additions and remodeling.* All building materials must be identified and noted on each elevation drawing. This is to include, but not limited to, type and size of siding, type and size of masonry, window type size and material, roofing material, fascia, rakes, soffits, eaves, and flashing materials. It is recommended to bring material samples and colors.

- *Dimensioned floor plans* shall include all floor plans of the proposed building. Each plan must include complete dimensions, and include room names for each space. In the case of an addition, each room shall be tagged either existing or new. In the case where there is a detached garage, a separate plan, fully dimensioned, for the garage must be included.

☒ **Color photos** that includes all elevations of existing home and any accessory structures on the property.

☒ **Survey** less than one year old **or** an accurate survey showing all existing buildings, decks, in-ground pools, hardscaping and any non-pervious paving, prepared by a certified surveyor registered by the State of Wisconsin. **Required for Additions, Accessory Structures, Decks, New Construction, In-ground Pools/Hot Tubs (and pads for above-ground hot tubs), and Solar Panels (Ground mount only).** This must include all property lines with distances bearings, North arrow, exact location of all existing and proposed buildings, parking areas, drives, public improvements, easements, and other key features of the site. Show distances from front, rear and side property lines.

☒ **Site plan** include a North arrow and dimensions. **Required for Additions, Accessory Structures, Decks, New Construction, In-ground Pools/Hot Tubs, and Solar Panels (Ground mount only).** This document must include all property lines, utility and access easements, zoning setbacks, exact location of all existing and proposed buildings or additions including roof overhangs, all hard surfaced areas (parking areas, drives, patios, sidewalks, etc.), swimming pools, and other accessory structures.

☐ **Open area** calculation required for Additions, Accessory Structures, Decks, New Construction, In-ground Pools/Hot Tubs, and Solar Panels (Ground mount only).

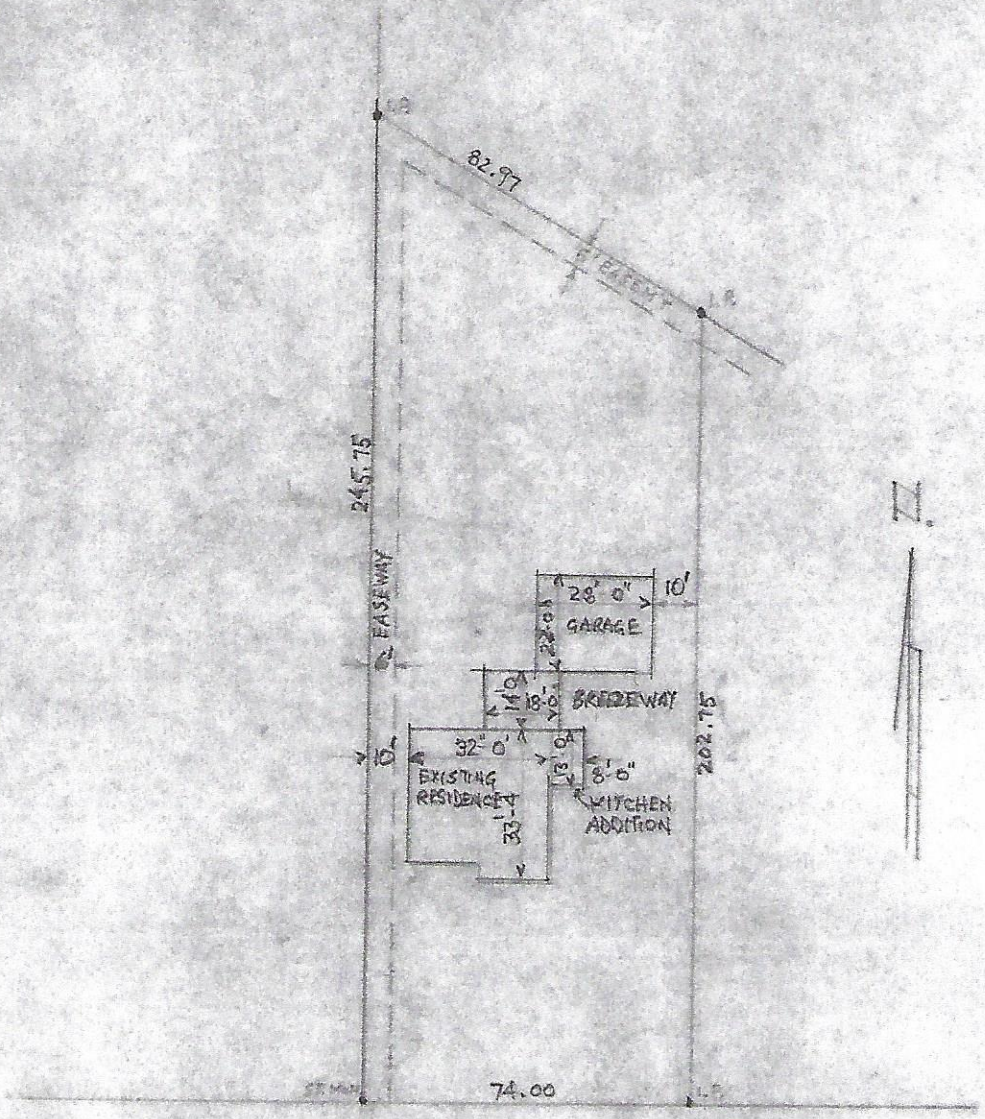
☒ **One Electronic copy of entire Building Board packet** emailed to mrakow@villageoffoxpoint.com

☒ **Completed Building Permit Application.**

☐ **Building Board Fee** $75.00 payable to the Village of Fox Point.

A REPRESENTATIVE MUST ATTEND BUILDING BOARD MEETING

Rev 08/23



164 E. BRADLEY R.D.

PLAT OF SURVEY FOR ADDITIONS TO EXISTING RESIDENCE AT 164 E. BRADLEY ROAD - FOX POINT, WIS.. MARCH 10, 1960



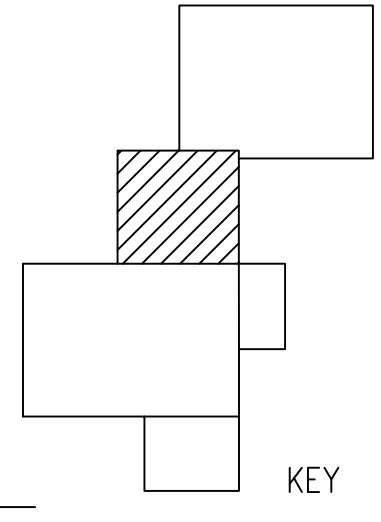
EXISTING FRONT ELEVATION

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



PROPOSED FRONT ELEVATION

NO CHANGE SCALE: 3/16" = 1'-0"



KEY

AMETHYST DESIGN

2512 N Frederick Ave

Milwaukee, Wi 53211

414-828-1230

the Curtis Addition

164 East Bradley Rd

Fox Point, Wisconsin

PROJECT NO. 01-22

DRAWING

DRAWN BY K.M ISSUE DATE 25 April 2026

REVIEWED BY REVISED

A1

SHEETS



EXISTING REAR ELEVATION

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



PROPOSED REAR ELEVATION

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



EXISTING SIDE ELEVATION

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



PROPOSED SIDE ELEVATION

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



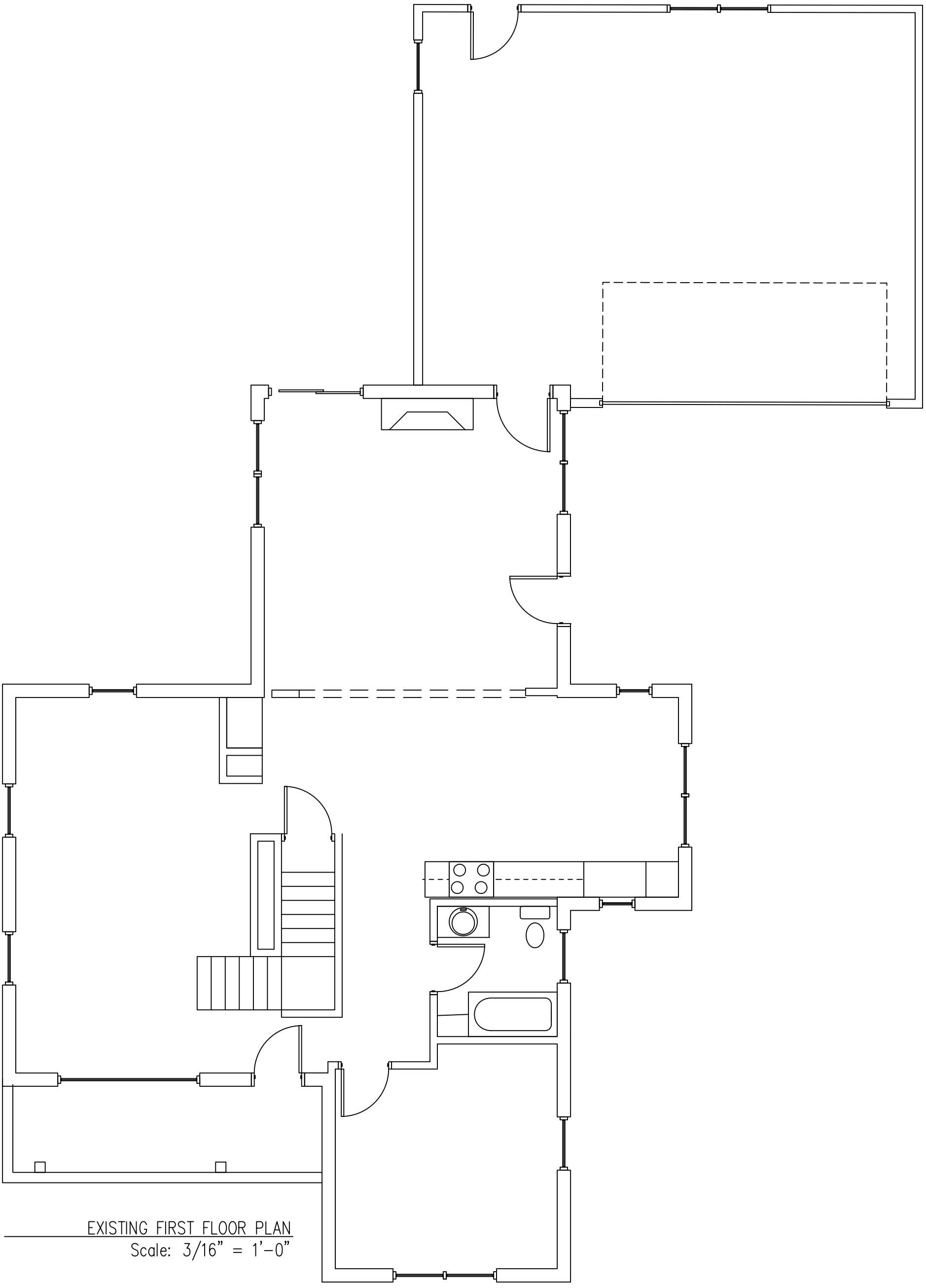
EXISTING SIDE ELEVATION

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

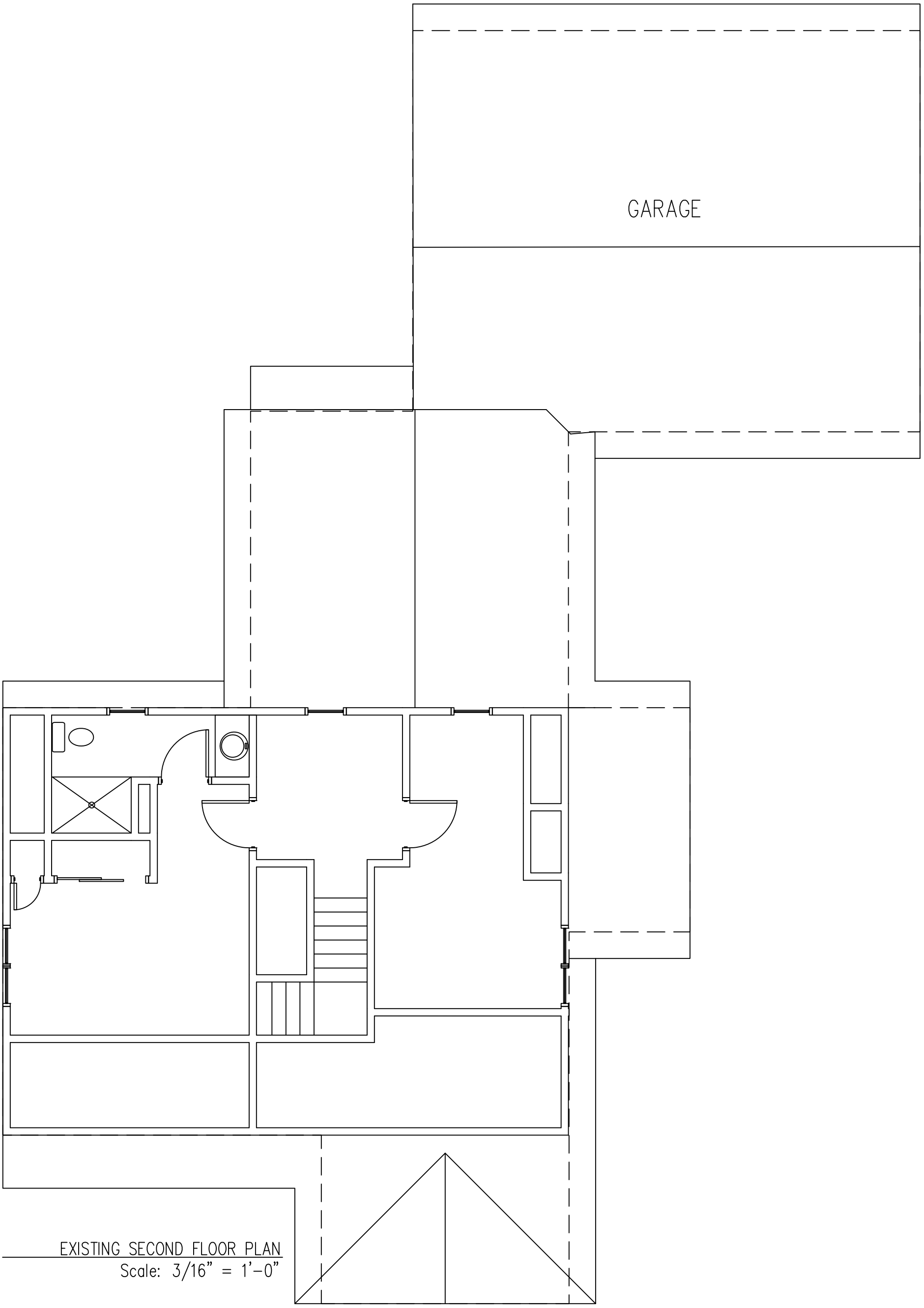


PROPOSED SIDE ELEVATION

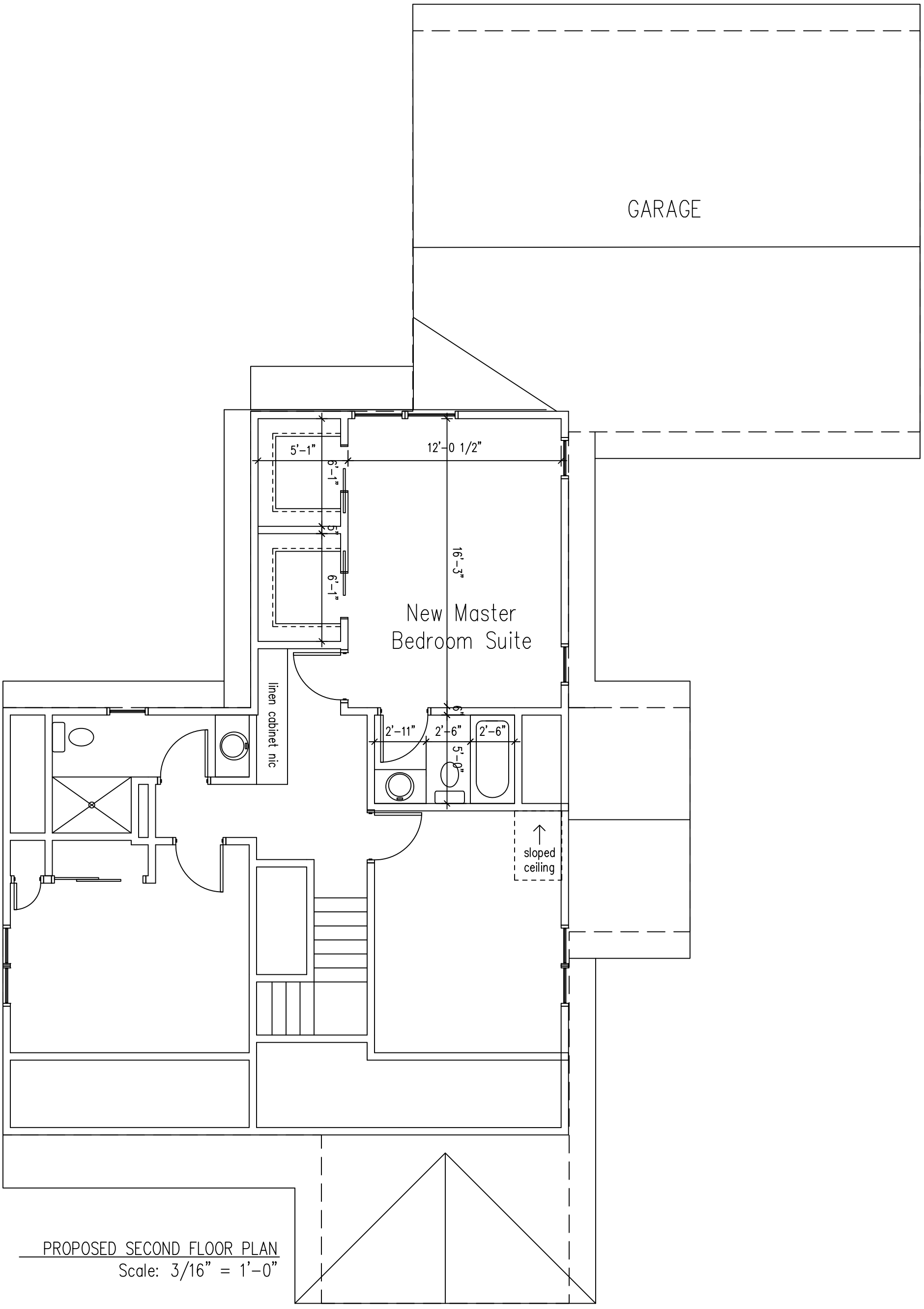
SCALE: 3/16" = 1'-0"



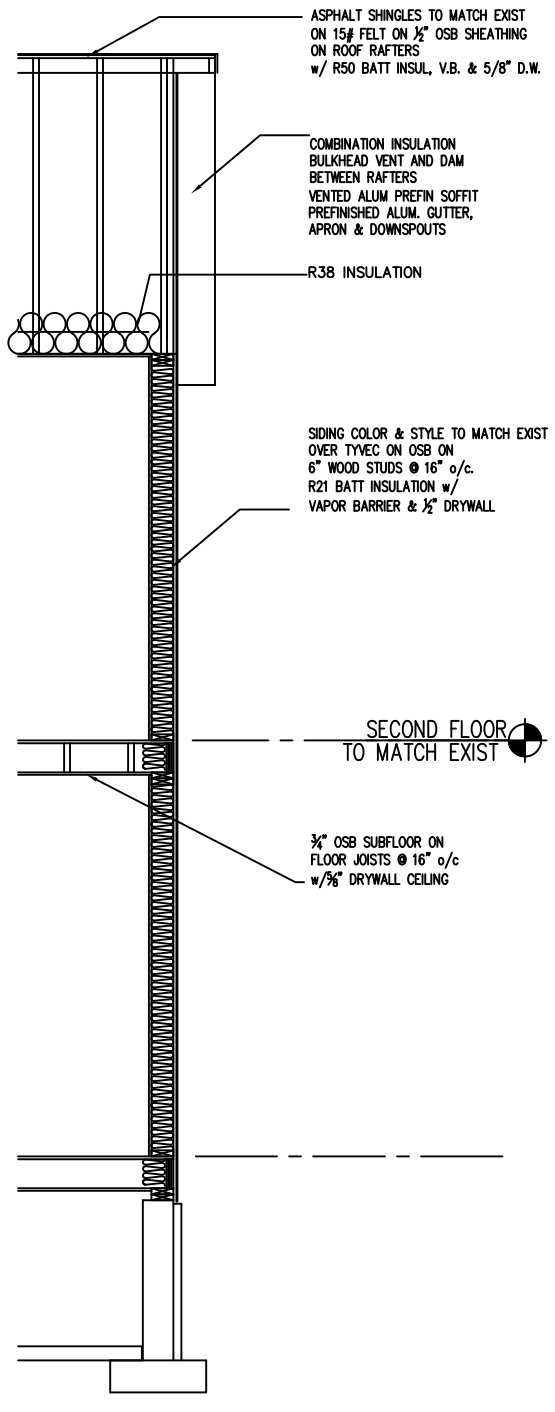
EXISTING FIRST FLOOR PLAN
Scale: 3/16" = 1'-0"



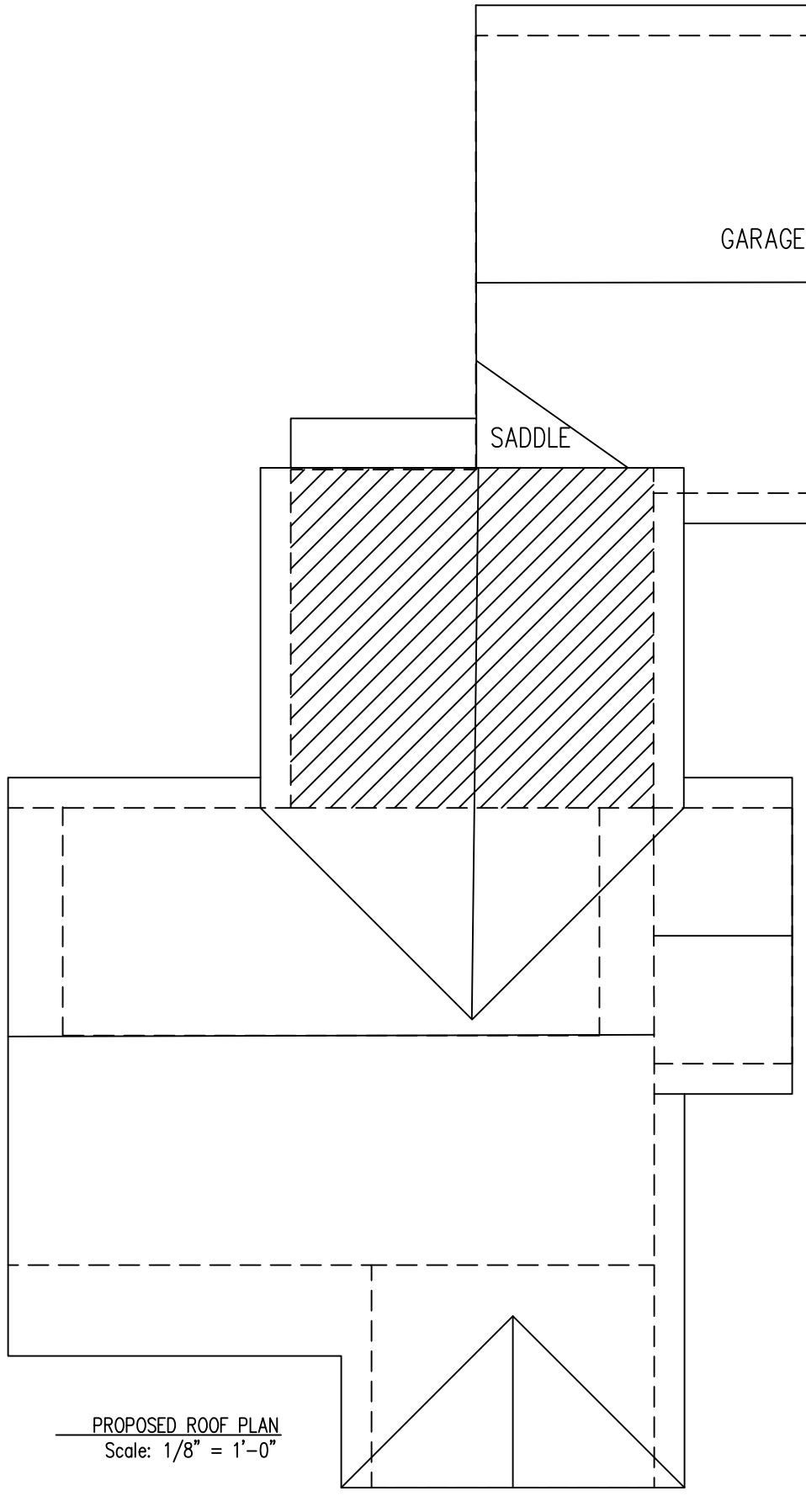
EXISTING SECOND FLOOR PLAN
Scale: 3/16" = 1'–0"



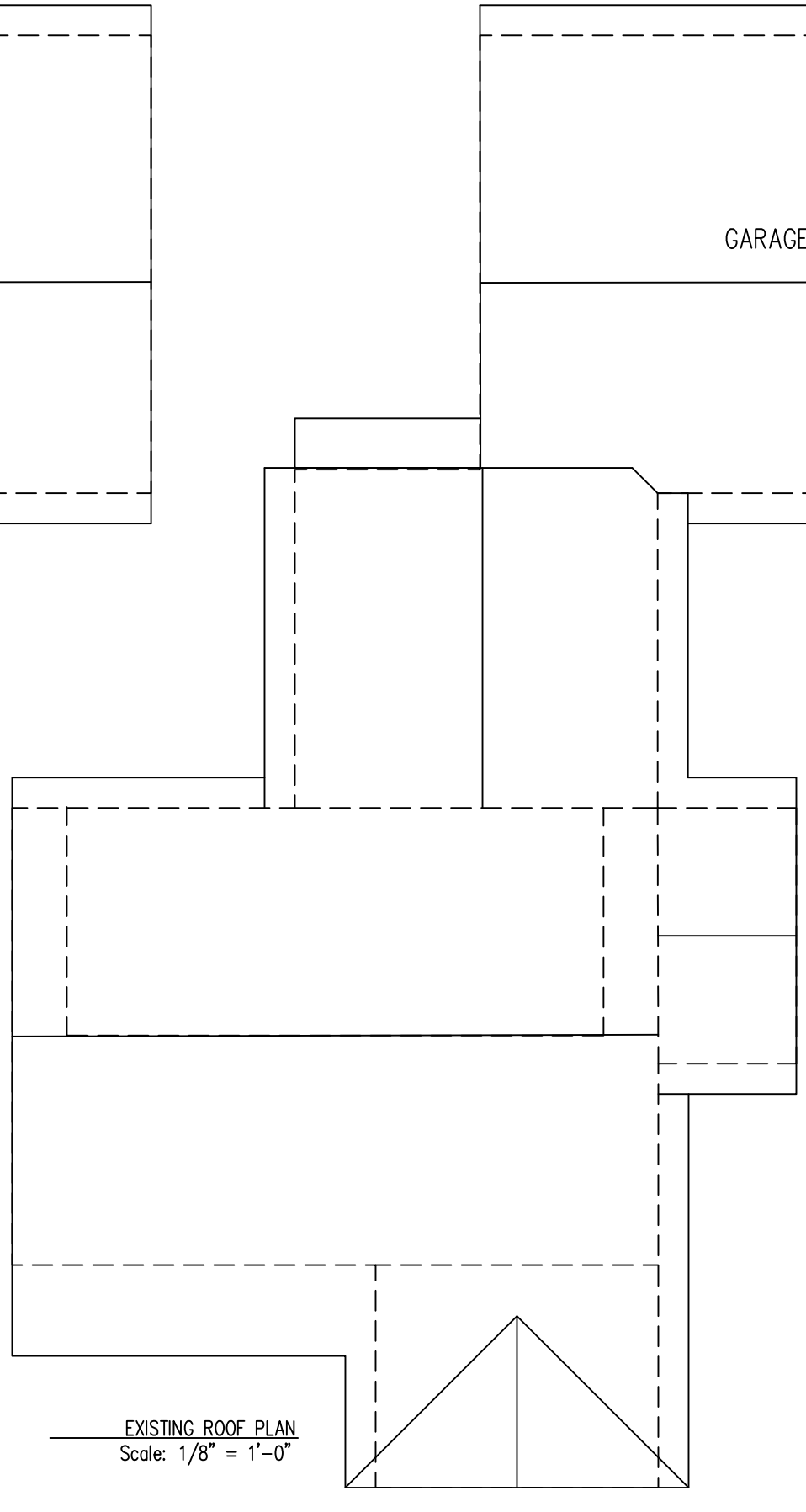
PROPOSED SECOND FLOOR PLAN
Scale: 3/16" = 1'-0"



BUILDING SECTION
Scale: 1/4" = 1'-0"



PROPOSED ROOF PLAN
Scale: 1/8" = 1'-0"



EXISTING ROOF PLAN
Scale: 1/8" = 1'-0"

VILLAGE OF FOX POINT

VILLAGE OF FOX POINT
7200 N Santa Monica Blvd
Fox Point, WI 53217
(414) 247-6622
www.villageoffoxpoint.com

Permit Number:

B- _____

OFFICE USE ONLY
Issued Date 4-14-25
Zoning

BUILDING PERMIT

Job Address 6445 N LAKE DR	**Building Type:** Residential [X] Commercial [ ]
Description of Work REMOVE MASTER BATH WINDOW - NORTH SIDE	
Estimated Cost of Project $ 50,000	

Owner/Occupant ALAN + SANDY PASCH	
Business Name	Contact Name ALAN PASCH
Address 6445 N LAKE DR	City/State/Zip FOX POINT, WI 53217
Phone 414-520-9955	Email ARPASCH@GMAIL.COM

Cautionary Statement required when homeowner is applying for permit

Contractor MICHAEL JAMES DESIGN BUILD	
Company Name MICHAEL JAMES DESIGN BUILD	Contact Name MIKE PERLEWITZ
Address W177 N11465 BLACKSTONE CR	City/State/Zip GERMANTOWN WI 53022
Phone 414 807 5522	Email MPERLEWITZ@ICLOUD.COM
Dwelling Contractor # 08170008 ✓	Dwelling Contractor Qualifier # 1209000 54 ✓

Square Footage Under Construction				
1st Floor 140 SQ	2nd Floor	Basement	Addition	Garage

Description		Rate	Amount
Project - Per $1,000 of estimated cost		$10.00	
Building Board		$75.00	75.00
Footing early start - $230.00 one and two family; $305.00 commercial			
Plan Review - $275.00 one and two family; New Single Family Construction $330.00 plus $30.00/unit commercial			
State Seal		$75.00	
Razing, Interior Demolition $925.00 max/bld	$95.00 minimum plus	$0.13/sqft	
Moving buildings	$250.00 plus	$0.13/sqft	
Fuel tanks - Per 1,000 gallons		$25.00	
Re-inspection		$100.00	
Work started without permit		**Double**	
	Minimum Fee	**$70.00**	
Payable to: Village of Fox Point		**Total Permit Fee**	$ PAID ON PLAT 15726

Applicant Signature _____ **Date** 4/10/25

Rev 01/22

ISSUED PERMITS are available on the Village website under *PERMITS & LICENSES*

VILLAGE OF FOX POINT
7200 N. SANTA MONICA BLVD
FOX POINT WI 53217 414-351-8900

Receipt No: 1.061383 Apr 30, 2025

6445 N LAKE DR

Previous Balance:	.00
LICENSES & PERMITS - BUILDING PERMIT	75.00
24-44460 BUILDING PERMIT	
Total:	75.00
CHECK Check No: 3067	75.00
Payor: MICHAEL JAMES DESIGN BUILD	
Total Applied:	75.00
Change Tendered:	.00

04/30/2025 8:56 AM


6445




AHC-5320





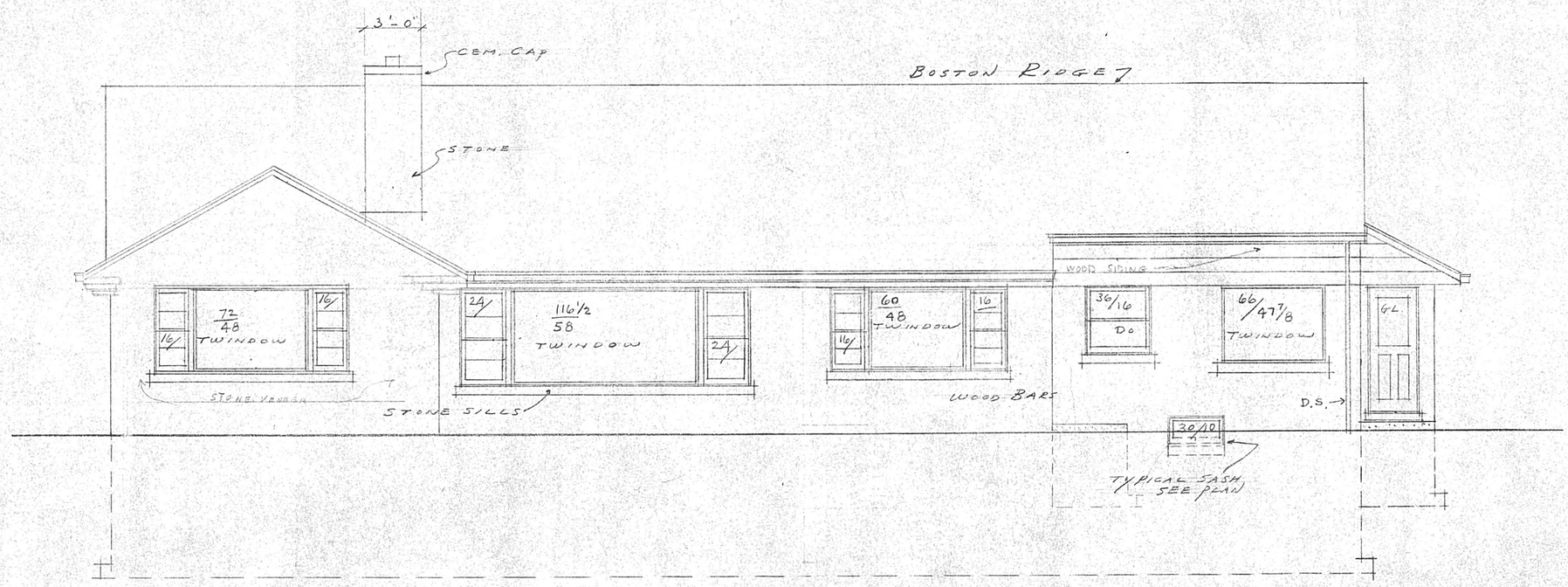


1611

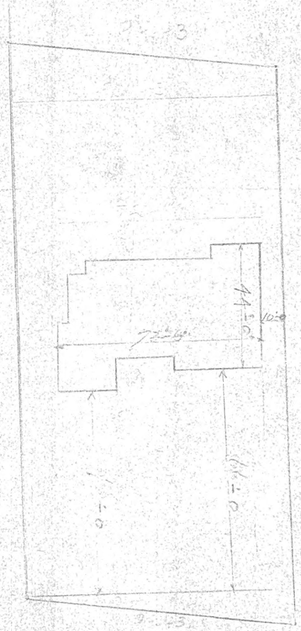


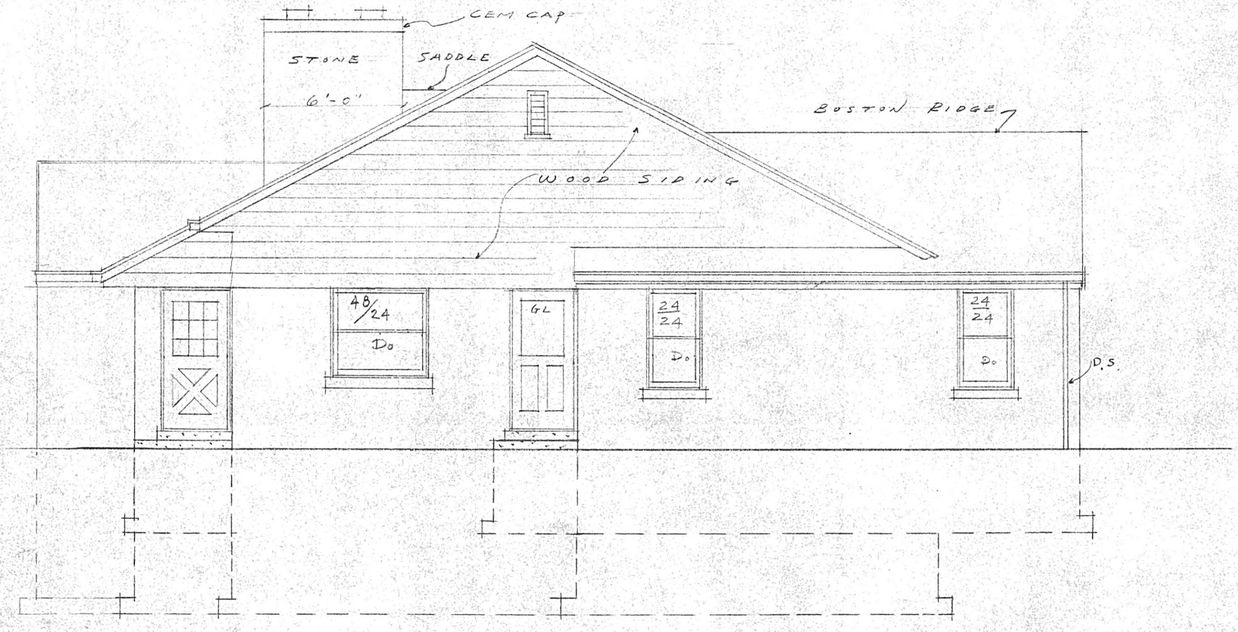
6445 LAKE DR.

Mr. Ellis
Geo Wyeman Contr.

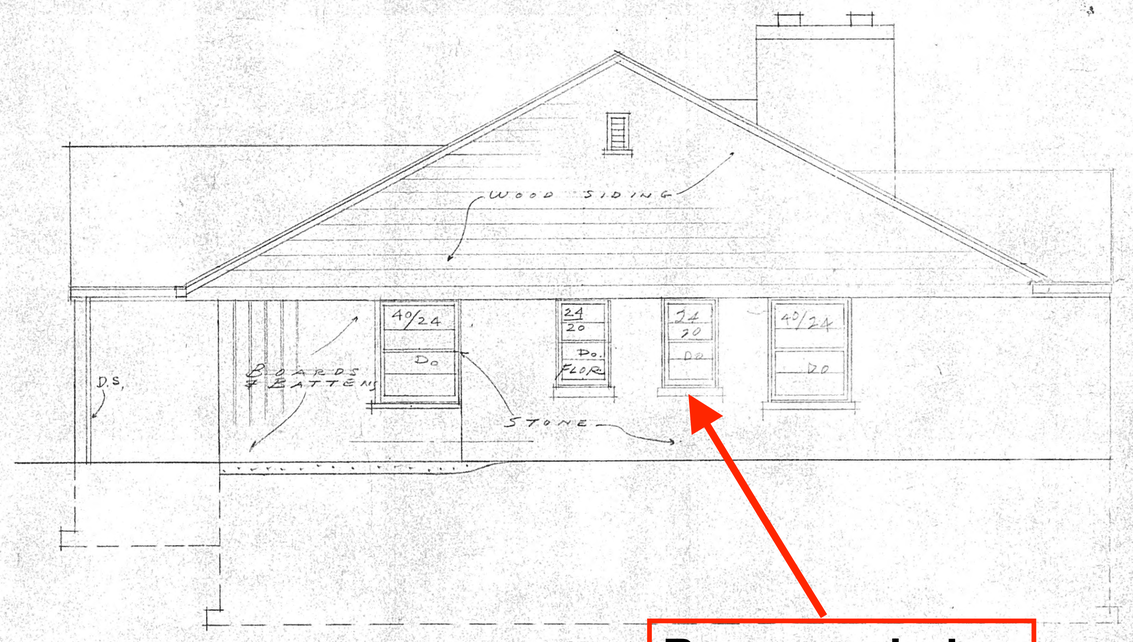

3'-0"
CEM. CAP
BOSTON RIDGE
STONE
WOOD SIDING
72/48 TWINDOW
16/
16/
24/
116½/58 TWINDOW
24/
60/48 TWINDOW
16/
16/
30/16 Do
66/47⅞ TWINDOW
GL
STONE VENEER
STONE SILLS
WOOD BARS
D.S.
30/10
TYPICAL SASH SEE PLAN

REAR
1/4"


11'-0"
10'-0"
GAR.
DRIVE


CEM CAP
STONE
SADDLE
6'-0"
BOSTON RIDGE
WOOD SIDING
48/24
Do
GL
24/24
Do
24/24
Do
D.S.

SIDE


WOOD SIDING
D.S.
BOARDS & BATTENS
40/24
Do
24/20
Do.
FLOR
STONE
40/24
Do
Remove window

SIDE

VILLAGE OF FOX POINT

VILLAGE OF FOX POINT
7200 N Santa Monica Blvd
Fox Point, WI 53217
(414) 247-6622
www.villageoffoxpoint.com

Permit Number:

B- _____

OFFICE USE ONLY
Issued Date
Zoning

BUILDING PERMIT

Job Address 7704 N Beach Dr	**Building Type:** Residential [X] Commercial [ ]
Description of Work Replace Shed : tear down old shed break up old pad . pour new pad . build new shed	
Estimated Cost of Project $ $1,800 pad $3,000 shed = $4,800	

Owner/Occupant			
Business Name	Fox Point Beach Club	Contact Name	Francis Morton
Address	7704 N Beach Dr	City/State/Zip	Fox Point, WI 53217
Phone	414 305 1092	Email	francis@foresitegrp.com

Cautionary Statement required when homeowner is applying for permit

Contractor	
Company Name	Contact Name
Address	City/State/Zip
Phone	Email
Dwelling Contractor #	Dwelling Contractor Qualifier #

Square Footage Under Construction				
1st Floor	2nd Floor	Basement	Addition	Garage

Description	**Rate**	**Amount**
Project - Per $1,000 of estimated cost	$10.00	
Building Board	$75.00	
Footing early start - $230.00 one and two family; $305.00 commercial		
Plan Review - $275.00 one and two family; New Single Family Construction $330.00 plus $30.00/unit commercial		
State Seal	$75.00	
Razing, Interior Demolition $925.00 max/bld $95.00 minimum plus	$0.13/sqft	
Moving buildings $250.00 plus	$0.13/sqft	
Fuel tanks - Per 1,000 gallons	$25.00	
Re-inspection	$100.00	
Work started without permit	Double	
Minimum Fee	**$70.00**	
Payable to: Village of Fox Point **Total Permit Fee**		$

Applicant Signature _____ **Date** 4/30/25

Rev 01/22

ISSUED PERMITS are available on the Village website under *PERMITS & LICENSES*

VILLAGE OF FOX POINT
7200 N Santa Monica Blvd
Fox Point, WI 53217
(414) 247-6622
www.villageoffoxpoint.com

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(a) The owner may be held liable for any bodily injury to or death of others or for any damage to the property of others that arises out of the work performed under the building permit or that is caused by any negligence by the contractor that occurs in connection with the work performed under the building permit.

(b) The owner may not be able to collect from the contractor damages for any loss sustained by the owner because of a violation by the contractor of the one- and two- family dwelling code or an ordinance enacted under sub. (1)(a), because of any bodily injury to or death of others or damage to the property of others that arises out of the work performed under the building permit or because of any bodily injury to or death of others or damage to the property of others that is caused by any negligence by the contractor that occurs in connection with the work performed under the building permit.

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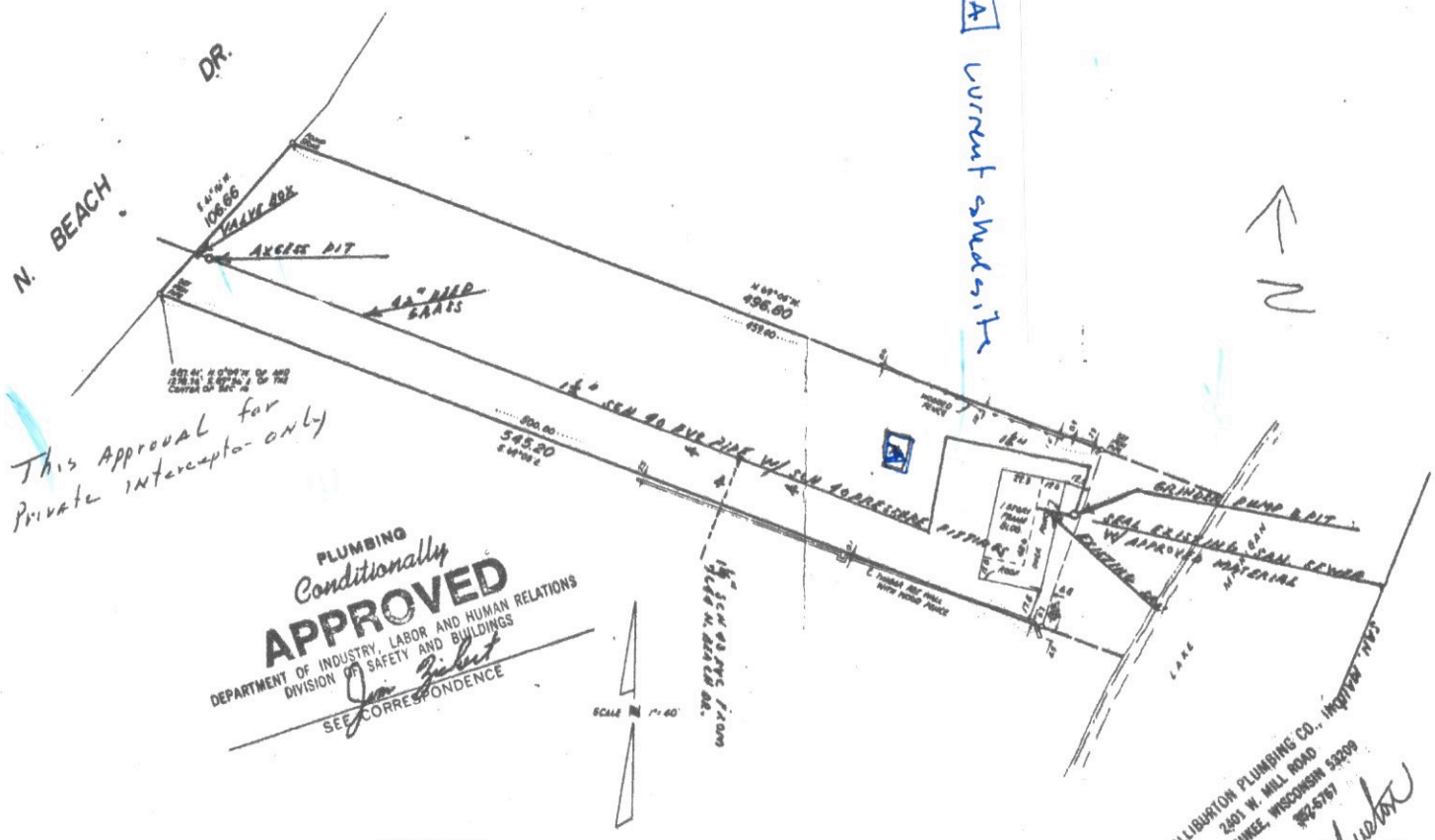
Additional Responsibilities for Owners of Projects Disturbing One or More Acre of Soil

I understand that this project is subject to ch. NR 151 regarding additional erosion control and stormwater management and will comply with those standards.

Fox Point Beach Club	7704 N Beach Dr
Homeowner's Name – PRINTED	Property Address
[signature]	4/30/25
Homeowner's Signature	Date

Rev 09/20

DESCRIBED AS FOLLOWS: COMMENCING AT A POINT 587.41 FEET N 0° 09'-W. OF AND 1278.74 FEET N 89° 56' E. OF THE CENTER OF SAID SECTION 16; THENCE S 69° 05' E. 545.20 FEET TO A POINT ON THE SHORE OF LAKE MICHIGAN; THENCE N 14° 28' E. ALONG THE SHORE OF LAKE MICHIGAN 100.65 FEET TO A POINT; THENCE N 69° 05' W. 496.80 FEET TO A POINT; THENCE S 41° 18' W. 106.66 FEET TO THE POINT OF BEGINNING. CONTAINING 1.196 ACRES OF LAND MORE OR LESS.



PLUMBING
Conditionally
APPROVED
DEPARTMENT OF INDUSTRY, LABOR AND HUMAN RELATIONS
DIVISION OF SAFETY AND BUILDINGS
SEE CORRESPONDENCE

This Approval for Private Intercepto- only

[A] current sketch

STATE OF WISCONSIN)
MILWAUKEE COUNTY)

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 the visible structures and dimensions of the principal buildings thereon, boundary fences, apparent easements, roadways 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.

Dated at MILWAUKEE, WISCONSIN this 19th day of JUNE, 19 89

Recertified _____

Wm Halliwell #2739

DATE	REVISION

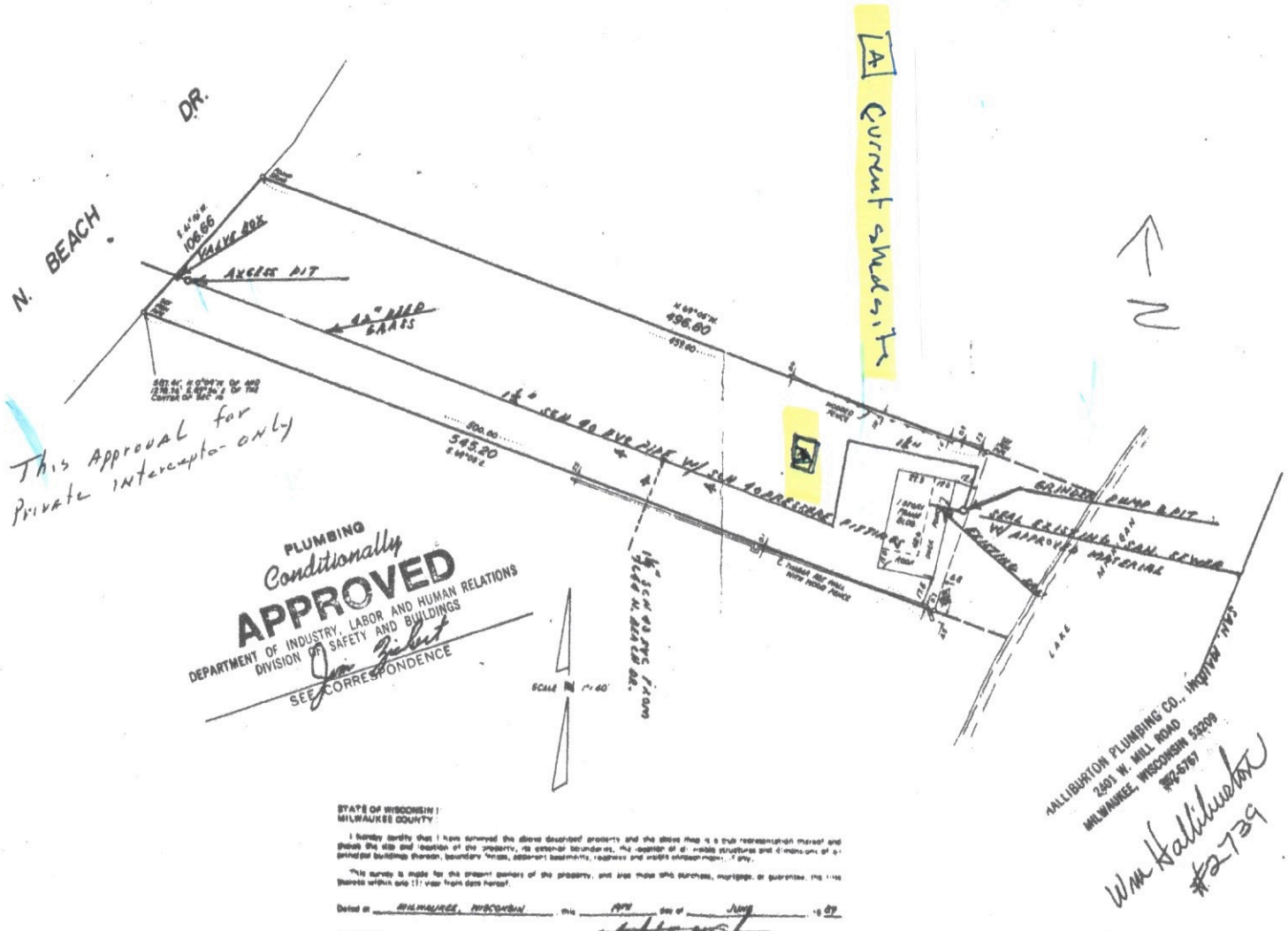
PREPARED FOR
GEORGE FREY

BOUNDARY SURVEY
OF
7704 N. BEACH DRIVE
VILLAGE OF FOX POINT, WISCONSIN

Nienow Engineering Associates
Consulting Engineers and Surveyors
1743 W. Green Tree Road
Milwaukee, WI 53209
414-351-1620
(Fax) 414-351-1623

C 000081

DESCRIBED AS FOLLOWS: COMMENCING AT A POINT 587.41 FEET N 0° 09'-W. OF AND 1278.74 FEET S 89° 56' E. OF THE CENTER OF SAID SECTION 16; THENCE S 69° 05' E. 545.20 FEET TO A POINT ON THE SHORE OF LAKE MICHIGAN; THENCE N 14° 28' E. ALONG THE SHORE OF LAKE MICHIGAN 100.65 FEET TO A POINT; THENCE N 69° 05' W. 496.80 FEET TO A POINT; THENCE S 41° 18' W. 106.66 FEET TO THE POINT OF BEGINNING. CONTAINING 1.196 ACRES OF LAND MORE OR LESS.



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Dated at MILWAUKEE, WISCONSIN this 19TH day of JUNE, 19 89

Recertified _____

Robert S. West

A Current sketch

This Approval for Private Intercepter only

N

DATE | REVISION

PREPARED FOR GEORGE FREY

BOUNDARY SURVEY
OF
7704 N. BEACH DRIVE
VILLAGE OF FOX POINT, WISCONSIN

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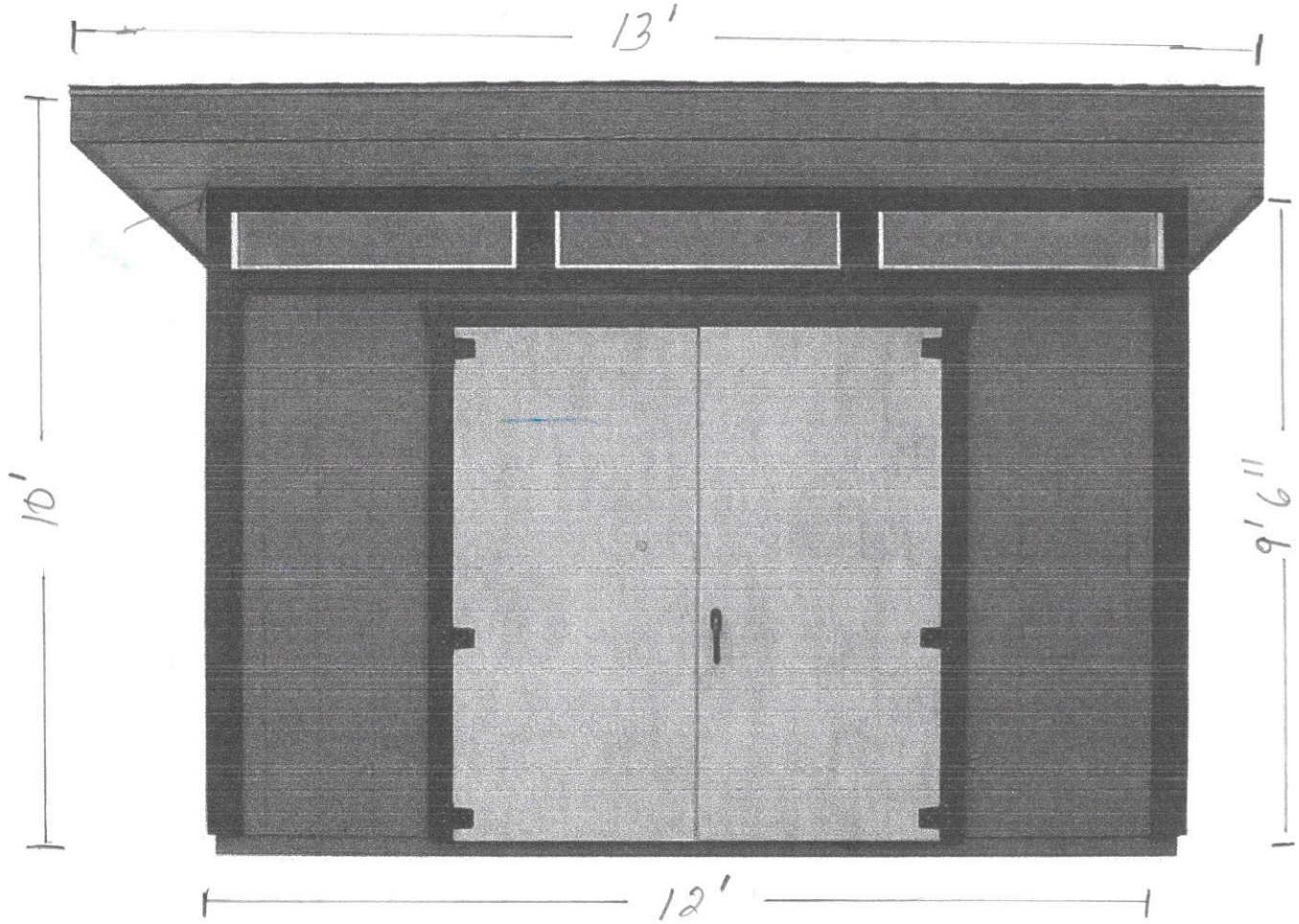




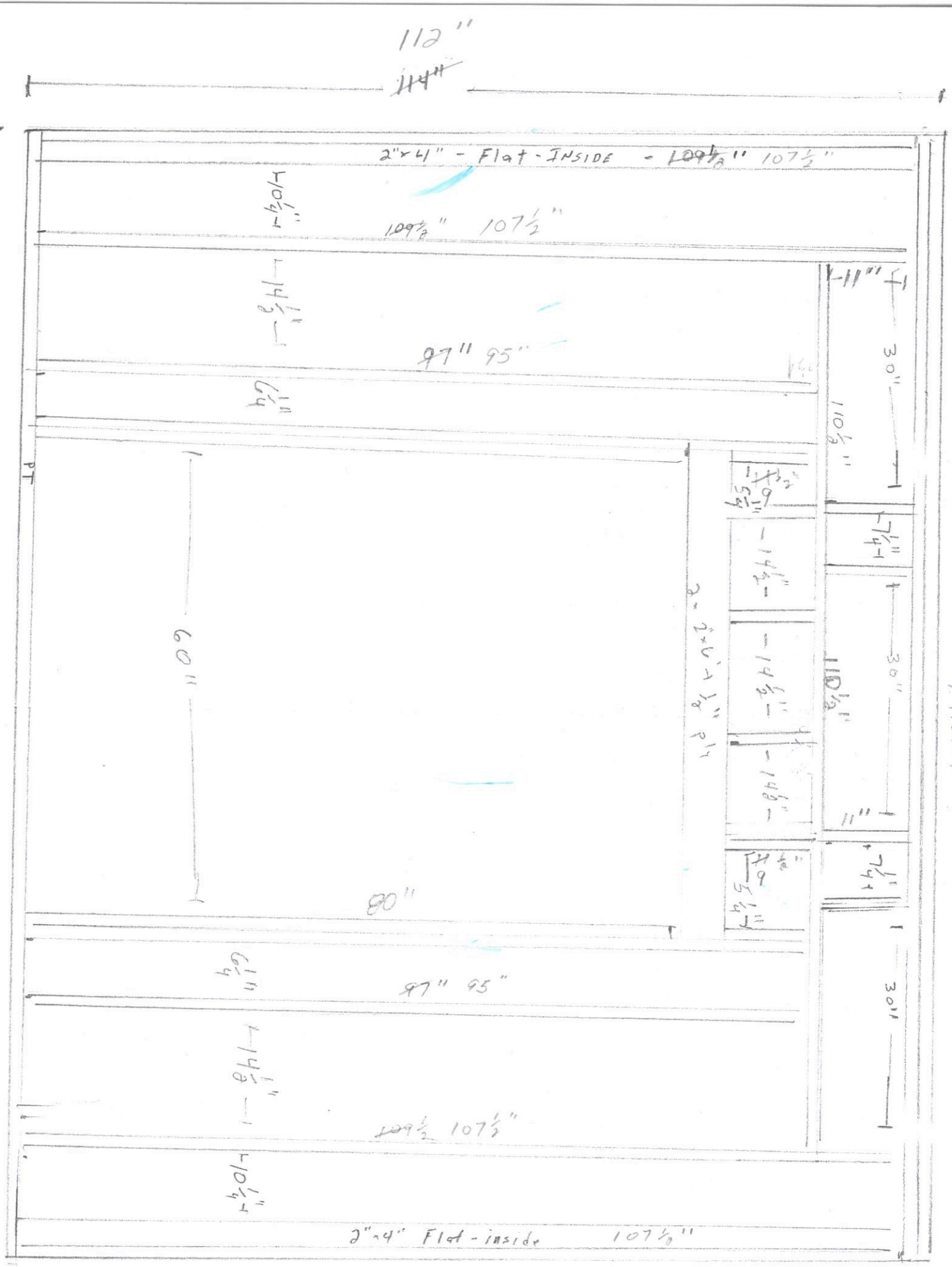


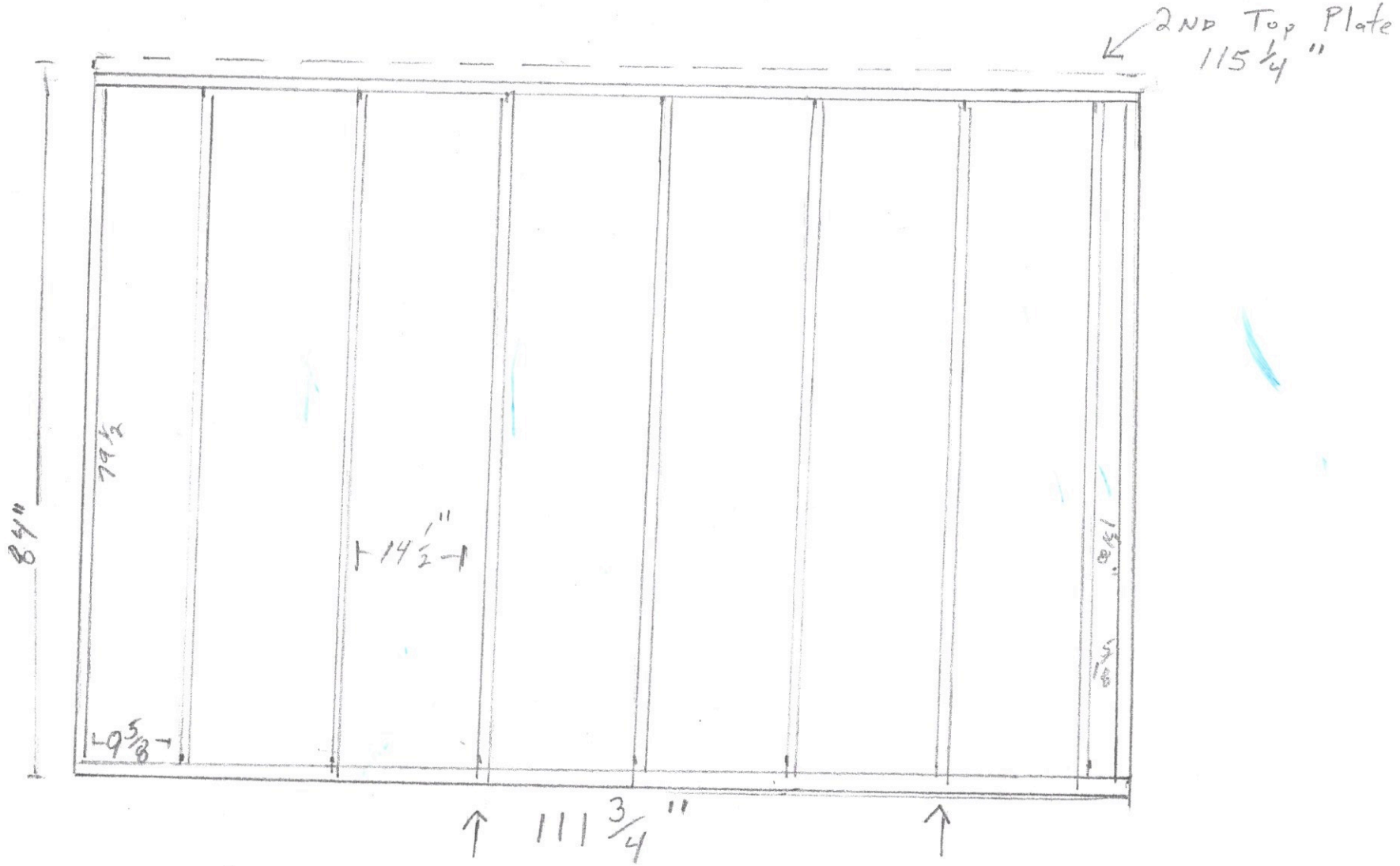
West Elevation

7704 N. Beach Dr.



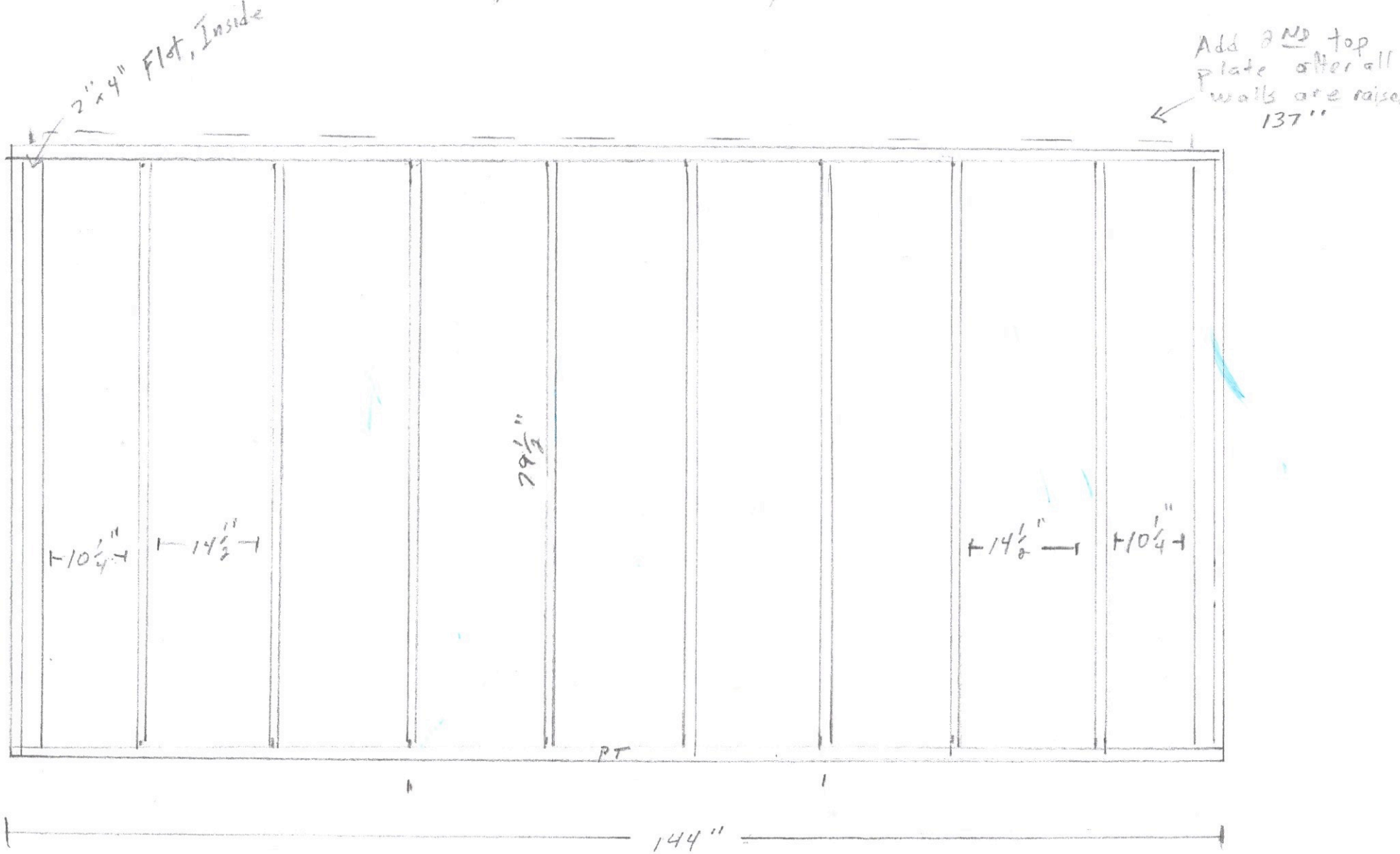
5/8" LP SMARTSIDE


112"
114"
2"x4" - Flat - INSIDE - 109½" 107½"
1 1/4"
109½" 107½"
1 1/2"
97" 95"
1 1/2"
11"
30"
110½"
1 1/4"
6 1/2"
5 1/4"
1 1/2"
2"x4" Flat - inside
80"
1 1/2"
6 1/2"
5 1/4"
1 1/4"
30"
1 1/2"
97" 95"
1 1/2"
109½" 107½"
1 1/4"
2"x4" Flat - inside 107½"


2ND Top Plate
115 1/4"
84"
14 1/2"
9 5/8"
111 3/4"
- First LP SmartSide after raised
- size after raised with top triangle
48" LP
24" LP

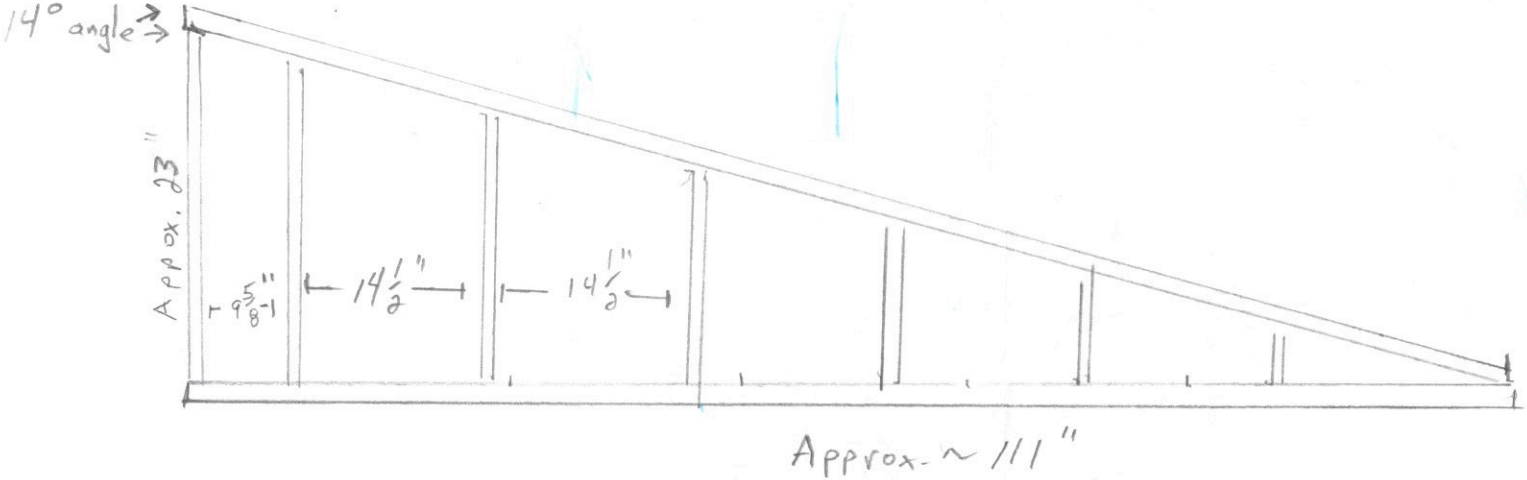
BACK

Notes: - 3 x 4' x 7' x 5/8" LP Smart Side.
- 16d Gal. nail or 3" deck screw on bottom plate
- 3" Tapcon in each bay



Top of Side Wall

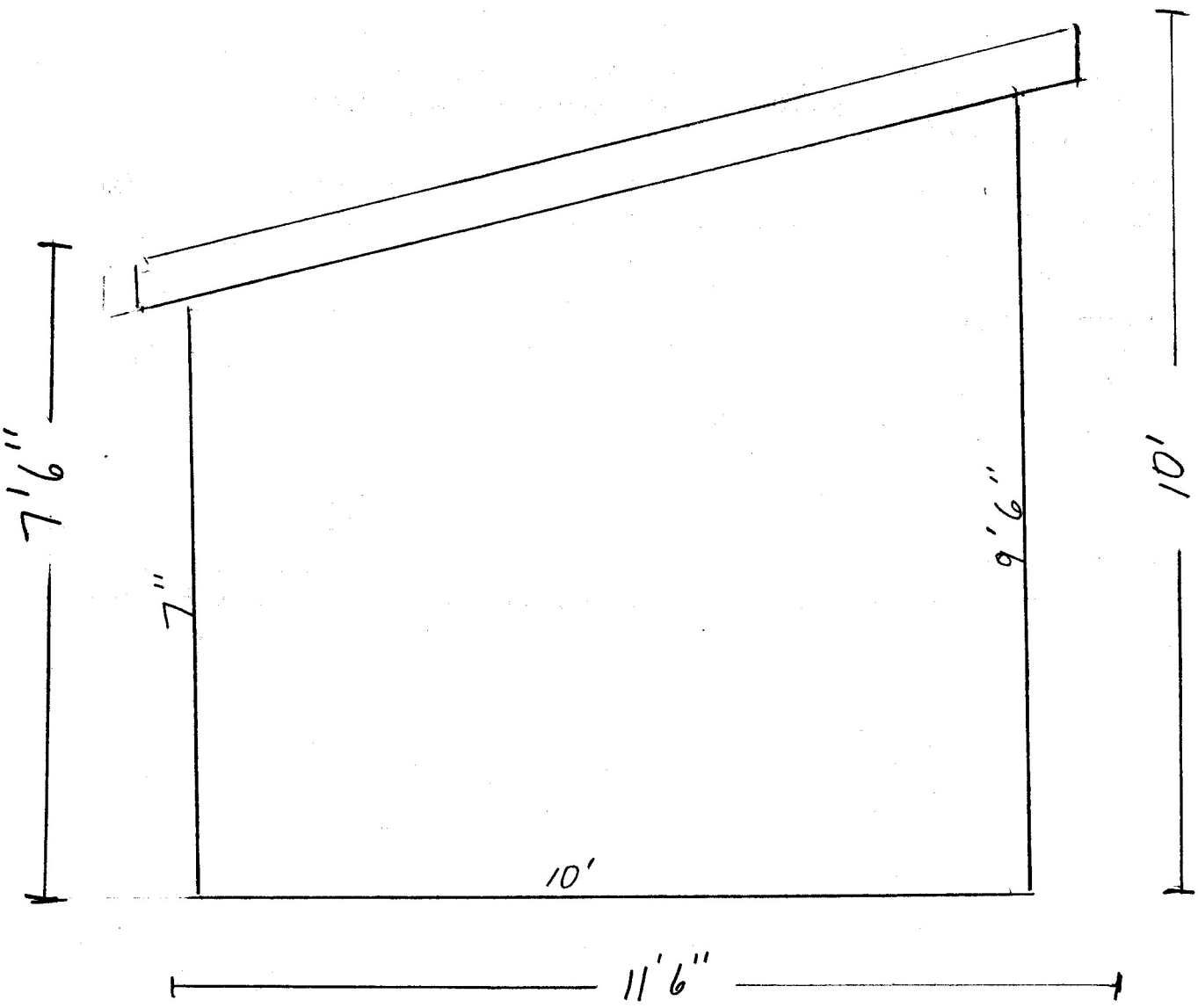
- Build after 4 walls are raised and roof joist is cut
- fits on top of 2ND top plate and under roof joist



8040-02-b1-0001377-00020-00002

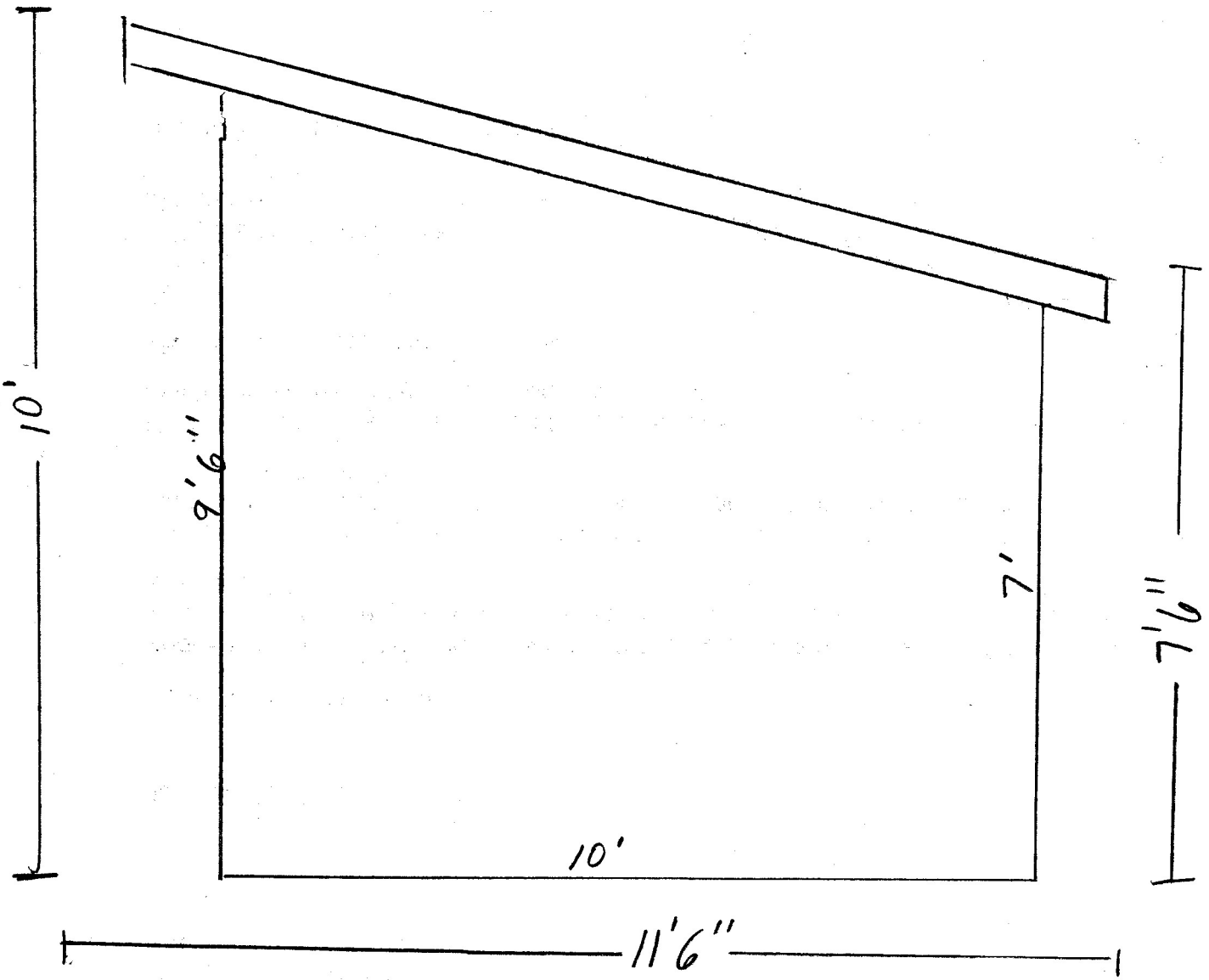
North Elevation

7704 N. Beach Dr.



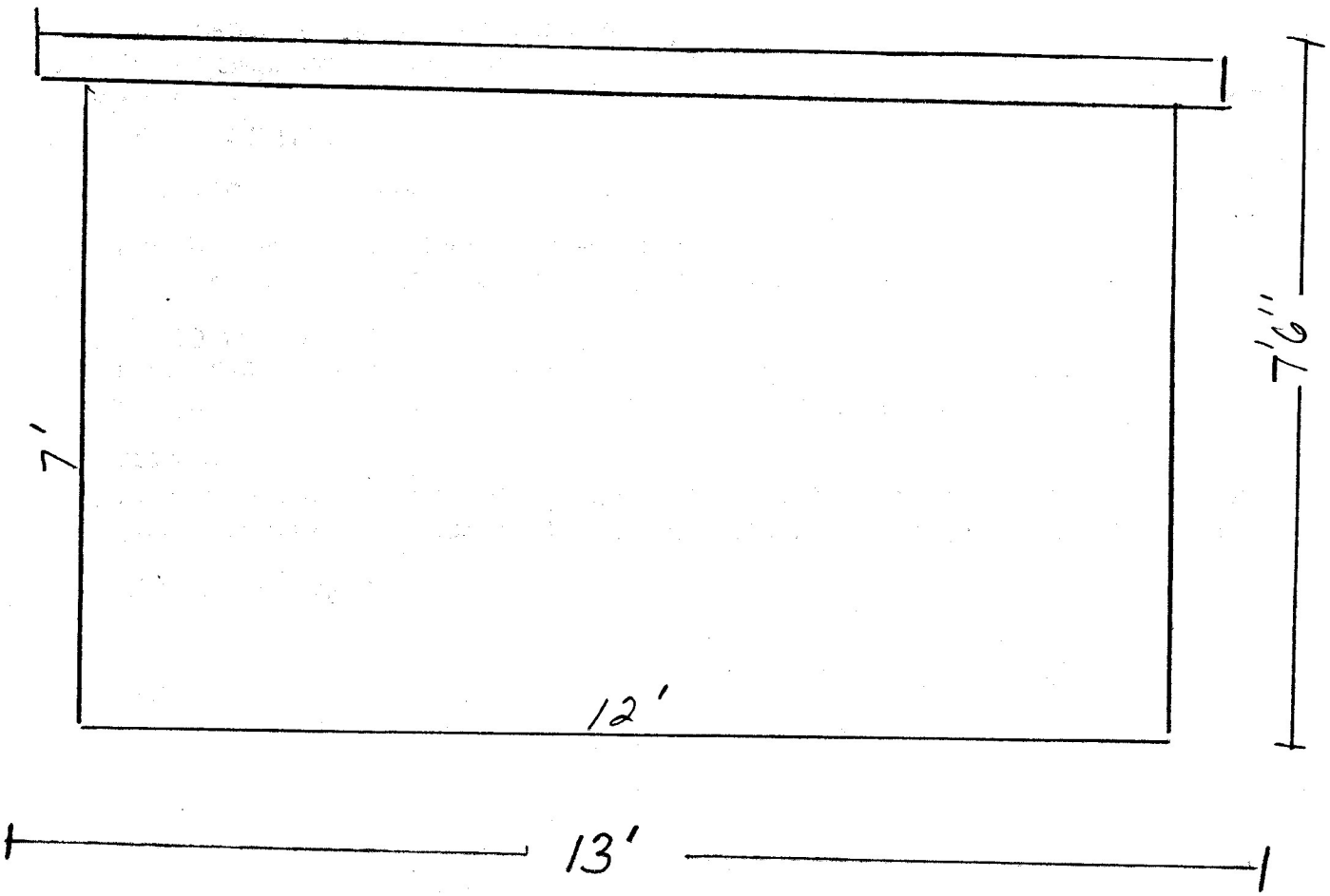
SOUTH ELEVATION

7704 N. BEACH DR



EAST ELEVATION

7704 N. BEACH DR.



VILLAGE OF FOX POINT
7200 N Santa Monica Blvd
Fox Point, WI 53217
(414) 247-6622
www.villageoffoxpoint.com

Permit Number:

B- _____

OFFICE USE ONLY
Issued Date
Zoning A-1, 60' Fox, 55' Grayling

BUILDING PERMIT

Job Address 1406 E Fox LN	**Building Type:** Residential ☑ Commercial ☐
Description of Work	
New House Build	
Estimated Cost of Project $	

Owner/Occupant Robert Schafer	
Business Name	Contact Name
Address	City/State/Zip
Phone	Email

Cautionary Statement required when homeowner is applying for permit*

Contractor	
Company Name Robert Schafer Construction, LLC	Contact Name Robert Schafer
Address	City/State/Zip
Phone	Email
Dwelling Contractor #	Dwelling Contractor Qualifier #

Square Footage Under Construction				
1st Floor	2nd Floor	Basement	Addition	Garage

Description	Rate	Amount
Project - Per $1,000 of estimated cost	$10.00	
Building Board	$75.00	75
Footing early start - $230.00 one and two family; $305.00 commercial		
Plan Review - $275.00 one and two family; New Single Family Construction $330.00 plus $30.00/unit commercial		
State Seal	$75.00	
Razing, Interior Demolition $925.00 max/bld $95.00 minimum plus	$0.13/sqft	
Moving buildings $250.00 plus	$0.13/sqft	
Fuel tanks - Per 1,000 gallons	$25.00	
Re-inspection	$100.00	
Work started without permit	**Double**	
Minimum Fee	**$70.00**	
Payable to: Village of Fox Point **Total Permit Fee**	**$**	

Applicant Signature _____ **Date** 4/30/2025

Rev 01/22

ISSUED PERMITS are available on the Village website under *PERMITS & LICENSES*

VILLAGE OF FOX POINT
7200 N. SANTA MONICA BLVD
FOX POINT WI 53217 414-351-8900

Receipt No: 1.061385 May 2, 2025

1127 North Gray Log Lane

Previous Balance:	.00
LICENSES & PERMITS - BUILDING PLANS - FILING FEE 24-44440 BUILDING BOARD - FEE	75.00
Total:	75.00
CHECK Check No: 1019 Payor: KCB Buildings LLC	75.00
Total Applied:	75.00
Change Tendered:	.00

Duplicate Copy

05/02/2025 10:19 AM

May 2, 2025

KCB Buildings LLC
Keith Barnes, AIA, LEED AP – Registered Wisconsin Architect
P (WI): 608-669-4923
Carol@kcb-architects.com

Statement of Intent

1127 North Gray Log Lane (South Lot)– Fox Point, WI –New Build 2-Story House

The property is a vacant corner lot located at 1127 North Gray Log Lane, situated at the southeast intersection of North Fox Lane and North Gray Log Lane in the Village of Fox Point. The parcel is zoned R-3 (Single-Family Residential).

The proposed project involves the construction of a new two-story single-family residence with an attached, forward-facing, single-story three-car garage. The architectural design features a traditional Victorian-style façade, with careful attention to details and materials that are consistent with the character of the surrounding neighborhood.

We are seeking approval from the Building Board to ensure that the new construction will not interfere with any foreseeable public improvements, nor create any hardship, inconvenience, or reduction in value to adjacent properties. Furthermore, the proposed home has been designed to be compatible with the scale, style, and aesthetic of neighboring residences, contributing positively to the visual cohesion and character of the community.

We look forward to collaborating with the Board and the Village to bring this thoughtfully designed home to life.

Keith C. Barnes, AIA, LEED AP
Architect, Owner
KCB Buildings LLC
P (WI): 608-669-4923

VILLAGE OF FOX POINT
7200 N Santa Monica Blvd
Fox Point, WI 53217
(414) 247-6622
www.villageoffoxpoint.com

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Additional Responsibilities for Owners of Projects Disturbing One or More Acre of Soil

I understand that this project is subject to ch. NR 151 regarding additional erosion control and stormwater management and will comply with those standards.

Robert Schafer	1127 N Gray Log Ln (South Lot)
Homeowner's Name – PRINTED	Property Address
Bob Schafer	4/30/2025
Homeowner's Signature	Date

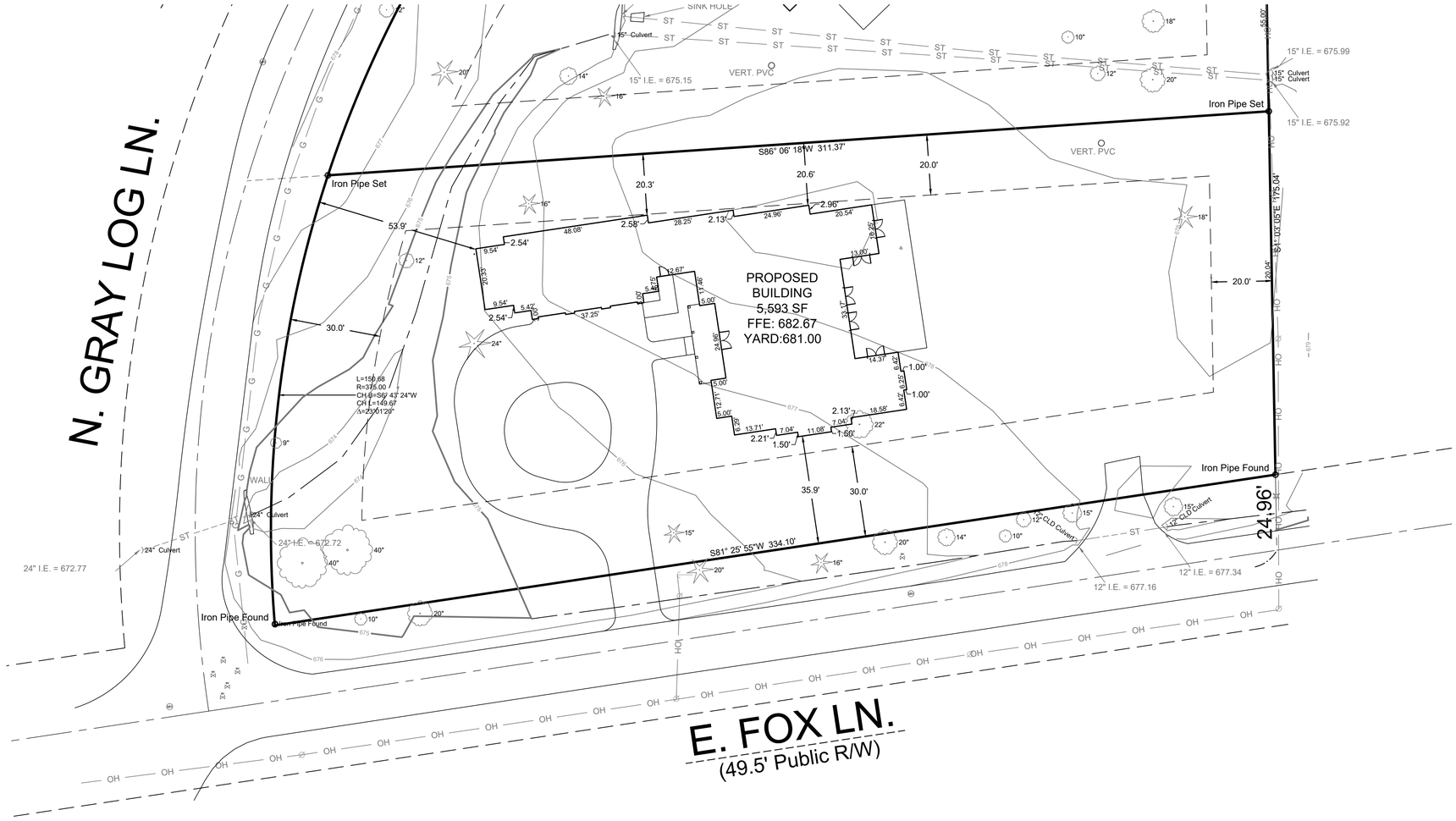
Rev 09/20

2025.04.30

LEGAL DESCRIPTION:

Lot 2 of Certified Survey Map No._____, being a re-division of Lot 1 of Certified Survey Map No. 9382, in the Northwest 1/4 and Southwest 1/4 of the Southeast 1/4 of Section 9, Township 8 North, Range 22 East, in the Village of Fox Point, Milwaukee County, Wisconsin.

Said Parcel containing:
Gross Area: 56,183 sq. ft. / 1.290 acres
Net Area: 43,563 sq. ft. / 1.000 acres of land, more or less.



LEGEND:

SECTION 1/4 SECTION LINE	UNKNOWN MANHOLE
PROPERTY LINE	SANITARY MANHOLE
EASEMENT	STORM MANHOLE
CHAIN LINK FENCE	ELECTRIC MANHOLE
GUARD RAIL	MMSD MANHOLE
METAL FENCE	TELEPHONE MANHOLE
WOOD FENCE	CLEANOUT
TREE LINE	CATCH BASIN
OVERHEAD UTILITY LINE	CATCH BASIN (ROUND)
ELECTRIC	ROOF DRAIN
TELEPHONE	CULVERT END
FIBER OPTIC	HYDRANT
CABLE TV	WATER VALVE
SANITARY SEWER	GAS VALVE
FORCE MAIN	GAS METER
STORM SEWER	ELECTRIC METER
WATER MAIN	UTILITY PEDESTAL
GAS	HANDHOLE
EXISTING CONTOUR	VENT
WETLAND	MONITORING WELL
FLOODPLAIN	

IRON PIPE FOUND/SET	
REBAR FOUND/SET	
CHISELED CROSS FOUND/SET	
PK NAIL FOUND/SET	
SPIKE/NAIL	
MONUMENT	
BENCHMARK	
SIGN	
PARKING METER	
FLAG POLE	
8" DECIDUOUS TREE	
8" CONIFEROUS TREE	
BUSH	
POST	
SOIL BORING	
TRAFFIC SIGNAL	
LIGHT POLE	
UTILITY POLE	
GUY WIRE	
GUY POLE	

THE SIGMA GROUP
Single Source. Sound Solutions.
www.thesigmagroup.com
1300 West Canal Street
Milwaukee, WI 53233
Phone: 414-643-4200
Fax: 414-643-4210

GRAPHIC SCALE
0 20 40

FOX POINT RESIDENTIAL - SOUTH LOT
1406 E FOX LANE
FOX POINT, WI

SITE SURVEY

PRELIMINARY NOT FOR CONSTRUCTION

ISSUANCE	DATE

NO. REVISION	DATE

PROJECT NO:	23580
DESIGN DATE:	2025.03.11
PLOT DATE:	2025.04.30
DRAWN BY:	MCS
CHECKED BY:	KJB
APPROVED BY:	----
SHEET NO:	C100

GENERAL NOTES:

1. THE UNDERGROUND UTILITY INFORMATION SHOWN ON THIS DRAWING IS BASED ON FIELD LOCATIONS AND/OR RECORDS FURNISHED BY MUNICIPALITIES AND UTILITY COMPANIES. THE LOCATION AND ACCURACY OF WHICH CANNOT BE GUARANTEED. THERE MAY BE ADDITIONAL UNDERGROUND UTILITY INSTALLATIONS WITHIN THE PROJECT AREA THAT ARE NOT SHOWN.

2. VERIFY ACTUAL LOCATIONS AND INVERTS IN THE FIELD. ANY POTENTIAL ERRORS, OMISSIONS, OR DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER PRIOR TO PROCEEDING WITH CONSTRUCTION.

3. DRAWING IS BASED ON FIELD SURVEY COMPLETED BY THE SIGMA GROUP ON 12/13/2024.

4. DATUM FOR THE PROJECT SURVEY IS WISCONSIN STATE PLANE COORDINATE SYSTEM. BENCHMARK FOR THE PROJECT SURVEY IS ----.

5. CONTRACTOR TO VERIFY EXISTING CONDITIONS, CONTACT ENGINEER WITH DISCREPANCIES.

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 exterior boundaries, the location and dimensions of all visible structures thereon, Boundary fences, apparent easements, roadway, 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 Milwaukee, State of Wisconsin this 30th day of April, 2025.

Recertified _____

James Schneider
S - 2127

WISCONSIN
JAMES G. SCHNEIDER
S-2127
MEQUON, WI
LAND SURVEYOR

TO OBTAIN LOCATIONS OF PARTICIPANTS UNDERGROUND FACILITIES BEFORE YOU DIG IN WISCONSIN

CALL DIGGERS HOTLINE
1-800-242-8511
TOLL FREE

WIS STATUTE 182.0175(1974) REQUIRES MIN. 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE

MILW. AREA 259-1181

THE UNDERGROUND UTILITY INFORMATION SHOWN ON THIS MAP IS BASED ON FIELD MARKINGS AND INFORMATION FURNISHED BY UTILITY COMPANIES AND THE LOCAL MUNICIPALITY. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED.

JIMSCHNEIDER
C100
23580

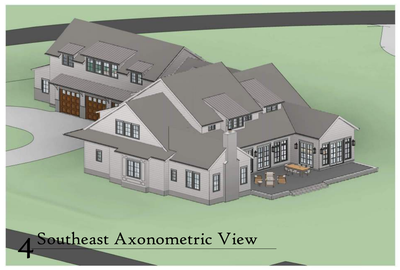
I:\Schafer, Robert\23580 Schafer CSM\060 CAD\030_Production Sheets\100_Civil\C001 SITE SURVEY - SOUTH LOT.dwg

NEW TWO STORY SINGLE FAMILY RESIDENCE

1406 East Fox Lane - Fox Point







4 Southeast Axonometric View



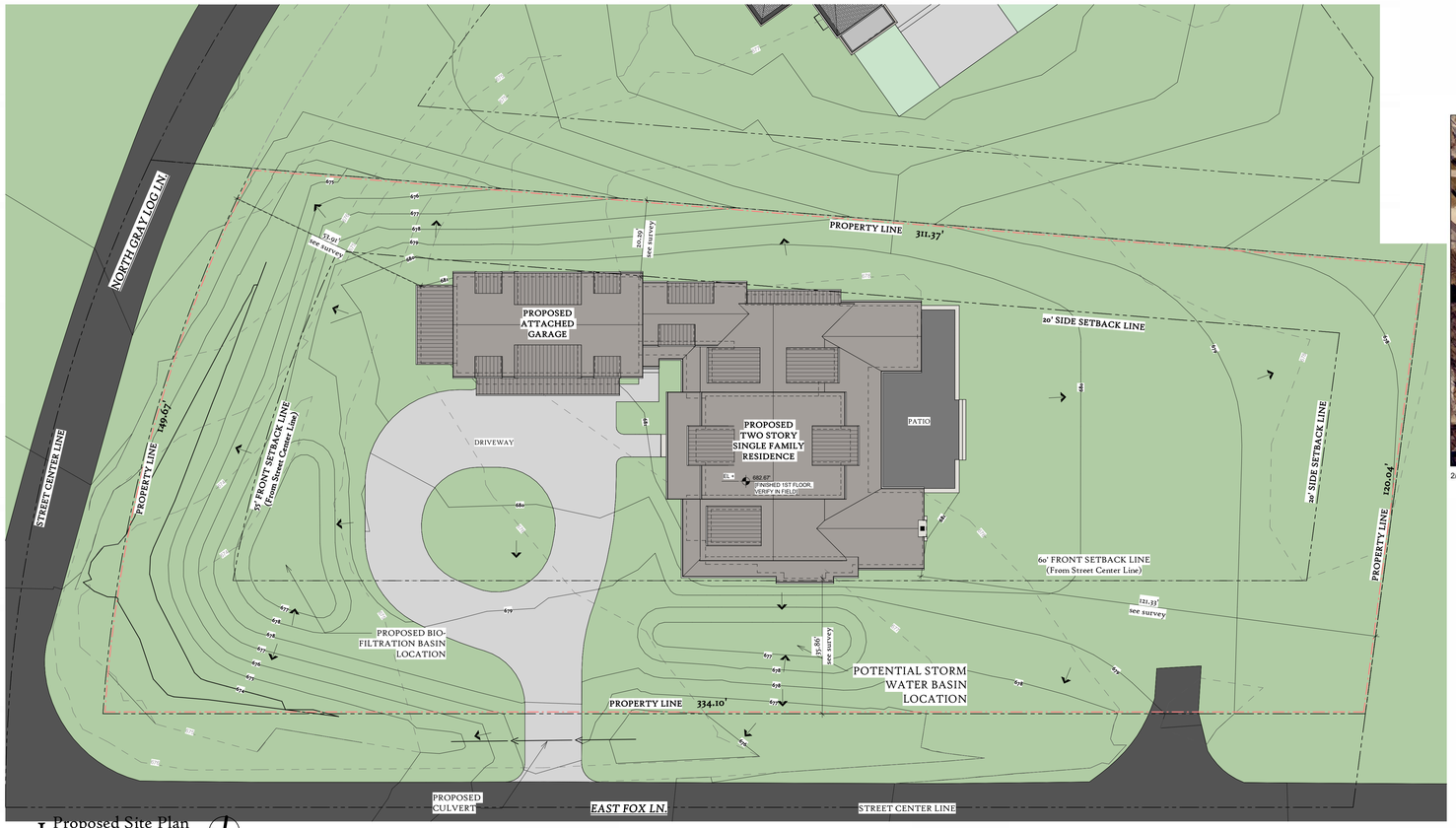
2 Northeast Axonometric View



5 Southwest Axonometric View



3 Northwest Axonometric View



1 Proposed Site Plan
1/16" = 1'-0"

DRAWING INDEX

Sheet Number	Sheet Name
A-001	Cover Sheet & Site Information
A-101	First Floor Plan
A-102	Second Floor Plan
A-103	Foundation Plan
A-104	Roof Plan
A-201	Exterior Elevations
A-202	Exterior Elevations
A-301	Building Sections & Wall Section

FLOOR AREA SUMMARY

Proposed 1st Floor Gross Floor Area: 4,079 sf
Proposed 2nd Floor Gross Floor Area: 3,494 sf

Total above grade Gross Floor Area: 7,573 sf

Lot Area: 43,537 sf
Lot Area + Area to center line of abutting land reserved for roadway purposes: 56,185 sf

Lot Coverage:
Footprint: 5,602 sf
Covered Entry & Roof Overhangs: 919 sf
Footprint + Overhangs: 6,521 sf

Accessory (Attached Garage):
1,523 sf/43,537 sf => 3.5% < 10% ***Complies***

Total Lot Coverage:
5,602 + 919 sf => 6,521 sf
56,185 sf - 6,521 sf = 49,664 sf > 40,000 sf ***Complies***

Untitled map



2/3/2025

1:1,705
0 0.01 0.03 0.05 mi
0 0.02 0.04 0.09 km

Esri Community Maps Contributors, City of Milwaukee, WI, Milwaukee County Land Info, © OpenStreetMap, Microsoft, Esri, TomTom, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA, USFWS

SITE DRAINAGE & EROSION GENERAL NOTES

1. THE FINISHED GRADE OF THE SOIL SHALL SLOPE AWAY FROM THE DWELLING AT A RATE OF AT LEAST 1/2" PER FOOT FOR A MINIMUM DISTANCE OF 10 FEET, OR TO THE LOT LINE, WHICHEVER IS LESS
2. WHERE LAND DISTURBING CONSTRUCTION ACTIVITY IS TO OCCUR EROSION CONTROL AND SEDIMENT CONTROL PRACTICES SHALL BE EMPLOYED, AS NECESSARY, AND MAINTAINED TO PREVENT OR REDUCE THE POTENTIAL DEPOSITION OF SOIL OR SEDIMENT ON PROPERTIES, INCLUDING:
- ONTO STREETS BY VEHICLES
- FROM DISTURBED AREAS INTO ONSITE STORM WATER INLETS
- INTO ABUTTING WATERS
- DRAINAGE WAYS THAT FLOW OFF THE SITE
- DISCHARGE FROM DE-WATERING ACTIVITIES
- DISCHARGE FROM SOIL STOCKPILES EXISTING FOR MORE THAN 7 DAYS
3. LAND DISTURBING CONSTRUCTION ACTIVITIES, EXCEPT THOSE ACTIVITIES NECESSARY TO IMPLEMENT EROSION OR SEDIMENT CONTROL PRACTICES, MAY NOT BEGIN UNTIL THE SEDIMENT CONTROL PRACTICES ARE IN PLACE.
4. EROSION AND SEDIMENT CONTROL PRACTICES SHALL BE MAINTAINED UNTIL THE DISTURBED AREAS ARE STABILIZED. THE DISTURBED AREA SHALL BE CONSIDERED STABILIZED BY VEGITATION WHEN A PERENNIAL COVER HAS BEEN ESTABLISHED WITH A DENSITY OF 70%.
5. OFFSITE SEDIMENT DEPOSITION RESULTING FROM THE FAILURE OF AN EROSION OR SEDIMENT CONTROL PRACTICE SHALL BE CLEANED UP BY THE END OF THE NEXT DAY.
6. OFF-SITE SOIL DEPOSITION RESULTING FROM CONSTRUCTION ACTIVITY THAT CREATES A NUISANCE, SHALL BE CLEANED UP BY THE END OF THE WORK DAY.
7. STORM WATER MANAGEMENT PRACTICES SHALL BE EMPLOYED IN ACCORDANCE WITH THE WISCONSIN DEPARTMENT OF NATURAL RESOURCES STATUTES FOUND IN NR151.12

SITE DRAINAGE & EROSION CONTROL LEGEND

EROSION CONTROL BARRIER - SEDIMENT/SILT FENCE
ALL ELEVS. DERIVED FROM SURVEY - SEE SURVEY (0.00')
SITE DRAINAGE DIRECTION
DOWNSPOUT LOCATION (DS)

ARCHITECT:

KCB
ARCHITECTURE & DESIGN

400 E. Wisconsin Ave. #205
Milwaukee, WI 53202
(414) 261-8956
admin@kcbbuildings.com

INTERIOR DESIGN:

CONTRACTOR:

PROJECT:

New Two Story Residence - East Fox Lane - Fox Point

OWNER:

Robert Schafer Construction LLC

PROJECT ADDRESS:

1406 East Fox Lane
Fox Point, WI 53217

Drawing Issuance Schedule:

No.	Description	Date
1	ARB Submittal	5/1/2025

NOT FOR CONSTRUCTION

General Notes:

Contractor to field verify all dimensions, levels and datums prior to starting the work. Any discrepancies or omissions shall be reported to the General Contractor and/or Architect.

All work shall be done in compliance with local codes, ordinances, rules and regulations.

No work shall be started until plans have been approved by the building inspector and all other agencies having jurisdiction.

Stamp:

WISCONSIN
KEITH C. BARNES
A-11822-5
BROOKLYN, NY
REGISTERED ARCHITECT

Sheet Title:

Cover Sheet & Site Information

Scale: As indicated
Date: 4/1/2025

Sheet No.

A-001

5/1/2025 12:39:06 PM

GENERAL NOTES & DESIGN CRITERIA

1. FIRST FLOOR FINISHED FLOOR = +0' - 0" (EL. +682.67')
2. STRUCTURAL DESIGN TO BE PROVIDED IN SUBSEQUENT DESIGN PHASE.
3. EXTERIOR DIMENSIONS ARE TO FINISHED FACE OF DRYWALL, FINISHED FACE OF PLYWOOD AT EXTERIOR WALLS AND FINISHED FACE OF CONCRETE FOR FOUNDATION WALL.
4. DESIGN LOADING CRITERIA
   1. ROOF DEAD LOAD = 15 P.S.F.
   2. ROOF LIVE LOAD = 30 P.S.F.
   3. FLOOR DEAD LOAD = 15 P.S.F.
   4. FLOOR LIVE LOAD = 40 P.S.F.
1. MAINTAIN CONSISTENT LIVE LOAD DEFLECTION CRITERIA:
   1. L / 480 STANDARD
   2. L / 720 @ TILE & UNDER KITCHEN ISLAND
   3. TJI RATING NOT LESS THAN 45
   4. LUMBER SUPPLIER OR FLOOR JOIST MANUFACTURER TO SUBMIT STRUCTURAL LAYOUT (JOISTS, BEAMS, TRUSSES, HEADERS, POINT-LOADS, ETC.) TO KCB BUILDINGS FOR REVIEW & APPROVAL PRIOR TO DELIVERY & INSTALLATION.
   5. SEE WALL BRACING WORKSHEET & COORDINATE

TRUSS MANUFACTURER:
ARCHITECT MUST HAVE THE OPPORTUNITY TO REVIEW TRUSS LAYOUT FROM TRUSS MANUFACTURER PRIOR TO ORDERING OF TRUSSES BY BUILDER.

STRUCTURAL LAYOUTS AND SIZING BASED OFF OF ABOVE ROOF LAYOUT. TRUSS MANUFACTURER RESPONSIBLE FOR MOST EFFICIENT AND BEST ROOF PERFORMANCE. ANY NECESSARY DEVIATIONS WILL ALTER POINT LOADS, LOCATIONS AND OVERALL STRUCTURAL PERFORMANCE. THEREFORE NOTICE MUST BE GIVEN TO ARCHITECT TO REVISE STRUCTURAL PACKAGE AFFECTED AS NECESSARY.

TRUSS MANUFACTURER RESPONSIBLE FOR TRUSS LAYOUT AND STRUCTURAL PERFORMANCE.

CEILING HEIGHTS:
1ST FLOOR: 10'-0"
2ND FLOOR: 9'-0"

FLOOR PLAN LEGEND

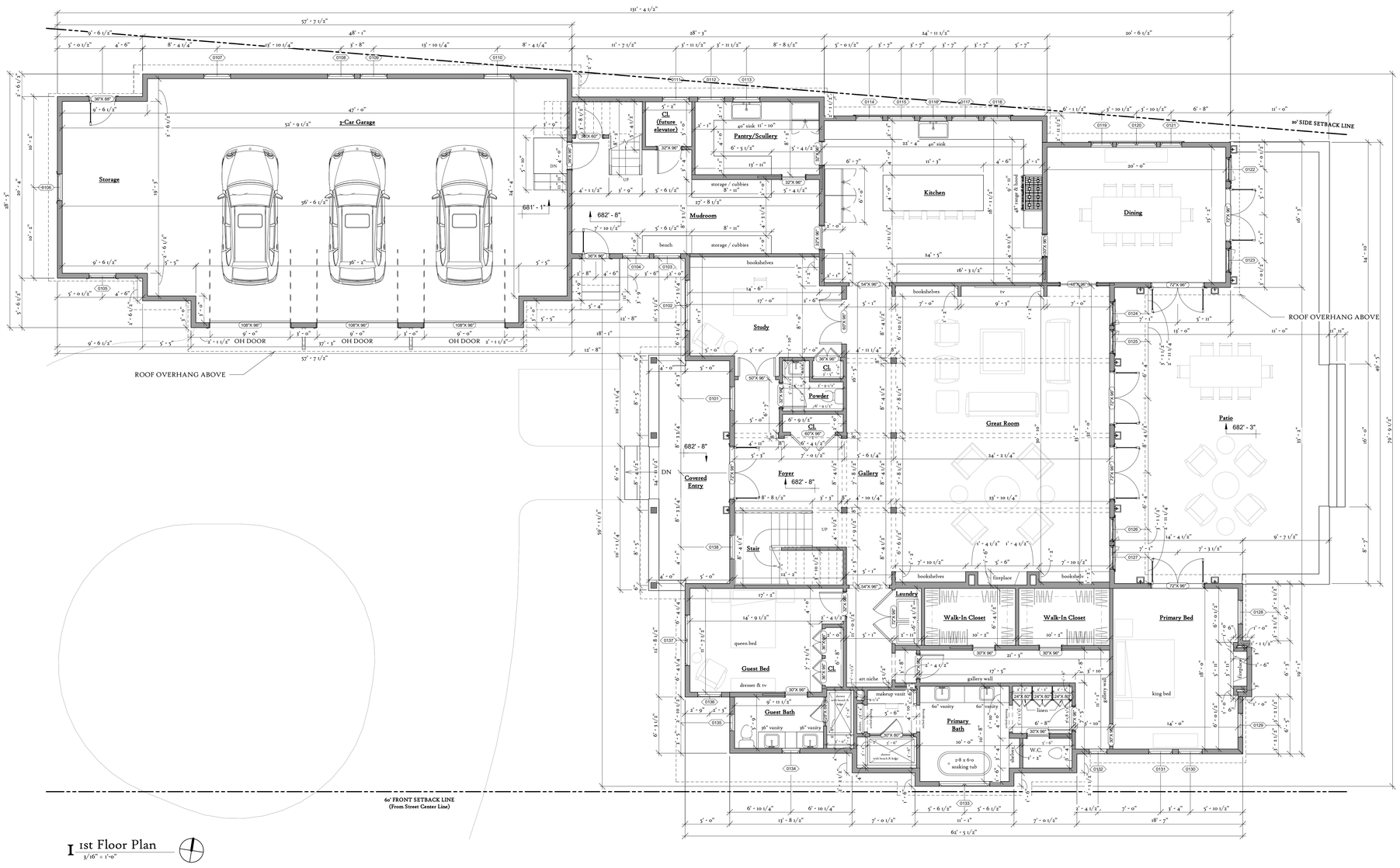
WOOD STUD FRAMED WALL W/ STUDS @ 16" O.C. (2X6 EXTERIOR / 2X4 INTERIOR)

(xx' X xx') NEW DOOR & OPENING

(0000) NEW WINDOW & OPENING

FLOOR PLAN KEYED NOTES

1. LINE OF EXTERIOR FACE OF EXTERIOR WALL ABOVE - PROVIDE FLUSH BEAM AS REQUIRED
2. FINISHED WOOD FRAMED STAIR W/ 36" HANDRAIL ON EA. SIDE



1 1st Floor Plan
3/16" = 1'-0"

ARCHITECT:

KCB
ARCHITECTURE & DESIGN
400 E. Wisconsin Ave. #205
Milwaukee, WI 53202
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Stamp:

WISCONSIN
KEITH C. BARNES
A-11822-5
BROOKLYN, NY
ARCHITECT

Sheet Title:

First Floor Plan

Scale	As indicated
Date	4/1/2025
Sheet No.	A-101

5/1/2025 12:39:06 PM

GENERAL NOTES & DESIGN CRITERIA

1. FIRST FLOOR FINISHED FLOOR = +0' - 0" (EL. +682.67')
2. STRUCTURAL DESIGN TO BE PROVIDED IN SUBSEQUENT DESIGN PHASE.
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TRUSS MANUFACTURER RESPONSIBLE FOR TRUSS LAYOUT AND STRUCTURAL PERFORMANCE.

CEILING HEIGHTS:
1ST FLOOR: 10'-0"
2ND FLOOR: 9'-0"

FLOOR PLAN LEGEND

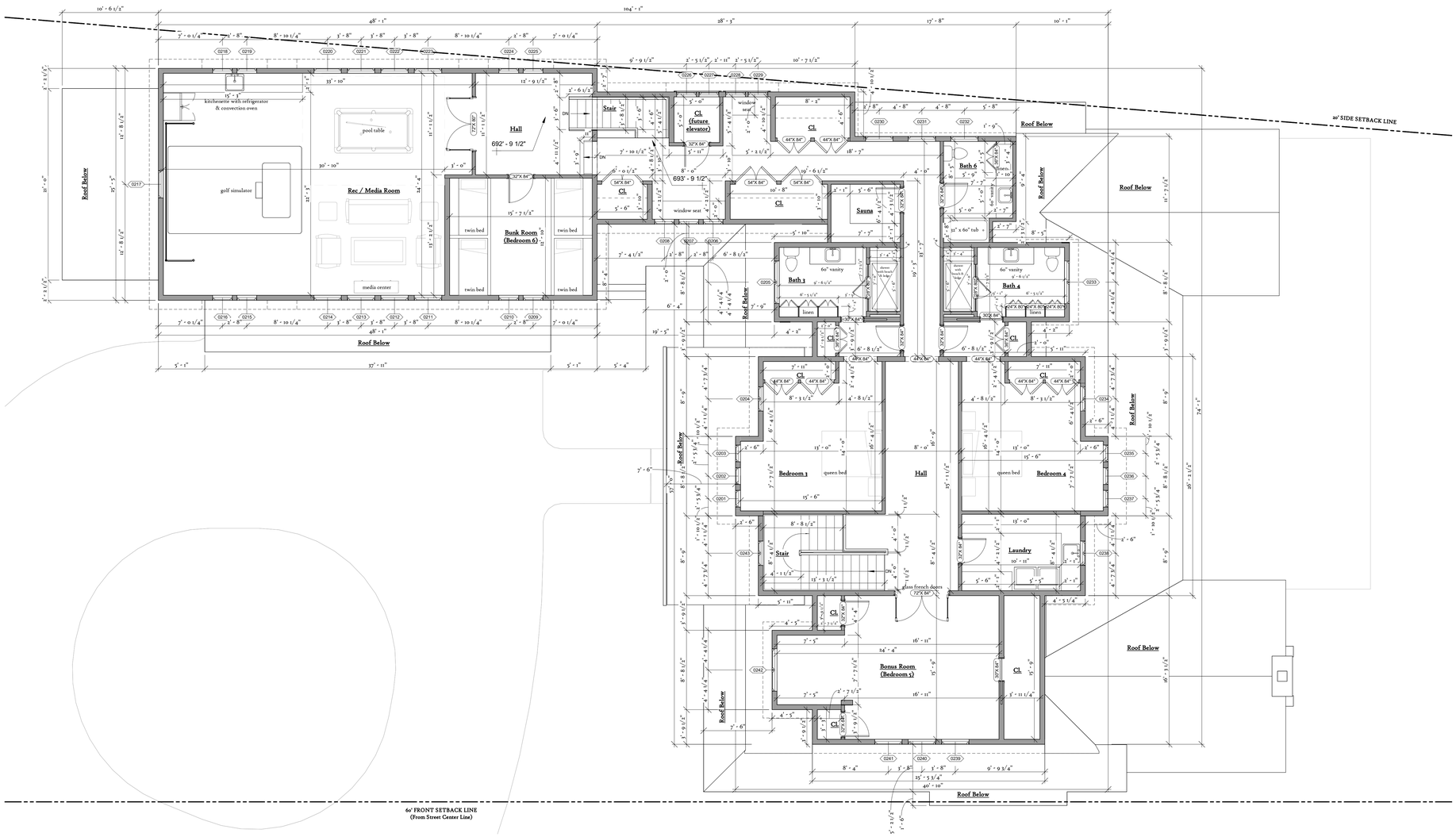
WOOD STUD FRAMED WALL W/ STUDS @ 16" O.C. (2X6 EXTERIOR / 2X4 INTERIOR)

90" X 80" — NEW DOOR & OPENING

0000 — NEW WINDOW & OPENING

FLOOR PLAN KEYED NOTES

1. LINE OF EXTERIOR FACE OF EXTERIOR WALL ABOVE - PROVIDE FLUSH BEAM AS REQUIRED
2. FINISHED WOOD FRAMED STAIR W/ 36" HANDRAIL ON EA. SIDE



I 2nd Floor Plan
3/16" = 1'-0"

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Drawing Issuance Schedule:

No.	Description	Date
1	ARB Submittal	5/1/2025

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WISCONSIN
KEITH C. BARNES
A-11822-5
BROOKLYN, NY
ARCHITECT

Sheet Title:

Second Floor Plan

Scale: As indicated
Date: 4/1/2025
Sheet No.: A-102

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BASEMENT PLAN LEGEND

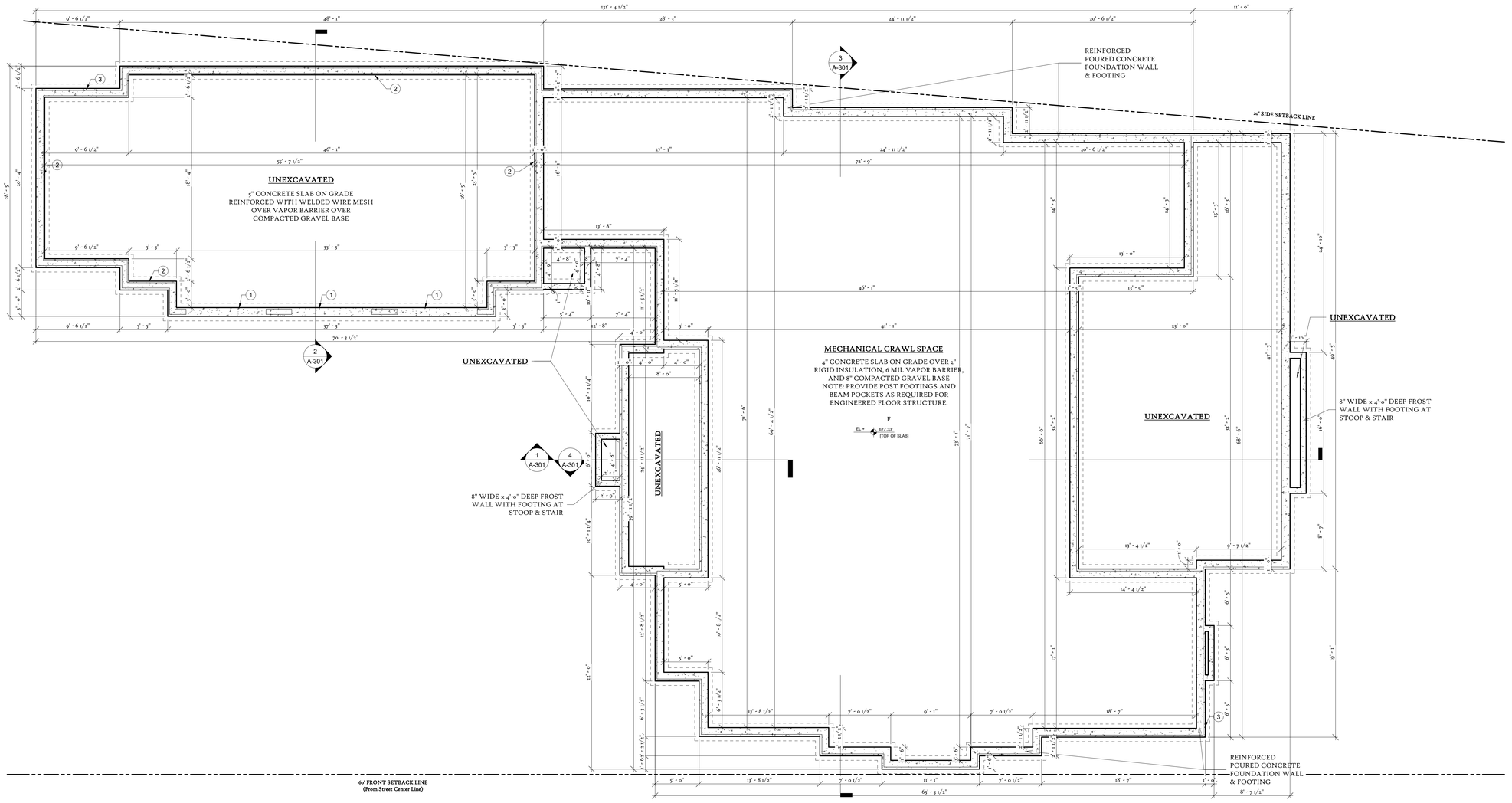
POURED CONCRETE FOUNDATION WALL

BASEMENT PLAN KEYED NOTES

1. TOP OF FOUNDATION WALL AT GARAGE TO EXTEND 4" ABOVE THE HIGH POINT OF THE SLAB (POURED LEVEL) WITH 2" SLAB LEDGE DROPPED BENEATH SLAB (FOLLOWING SLOPE OF SLAB)
2. DROP WALL TOP OF WALL AT GARAGE DOOR
3. STONE LEDGE AS REQUIRED

GENERAL BASEMENT/FOUNDATION NOTES

1. SEE SITE PLAN, ELEVATIONS AND SECTIONS FOR FLOOR ELEVATIONS. COORDINATE FINAL FLOOR AND TOP OF WALL ELEVATIONS IN FIELD WITH G.C.
2. **INSULATION:** PROVIDE 2" RIGID INSULATION AT ENTIRE EXTERIOR PERIMETER OF FOUNDATION WALL EXTENDING FROM FOOTING TO TOP OF WALL. TAPE JOINTS AND MAINTAIN INTEGRITY OF CONTINUOUS INSULATION THROUGH COMPLETION OF BACKFILL AND FINAL GRADING. PROVIDE SPRAYED FOAM INSULATION AT ALL BOX SILLS, TYP.
3. IT IS THE CONCRETE CONTRACTORS RESPONSIBILITY TO VERIFY EMBEDDED CONNECTIONS NEEDED FOR TIE DOWNS. VERIFY W/ G.C.



1 Foundation Plan
3/16" = 1'-0"

ARCHITECT:

KCB
ARCHITECTURE & DESIGN
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Milwaukee, WI 53202
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Drawing Issuance Schedule:

No.	Description	Date
1	ARB Submittal	5/1/2025

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BROOKLYN, NY
ARCHITECT

Sheet Title:

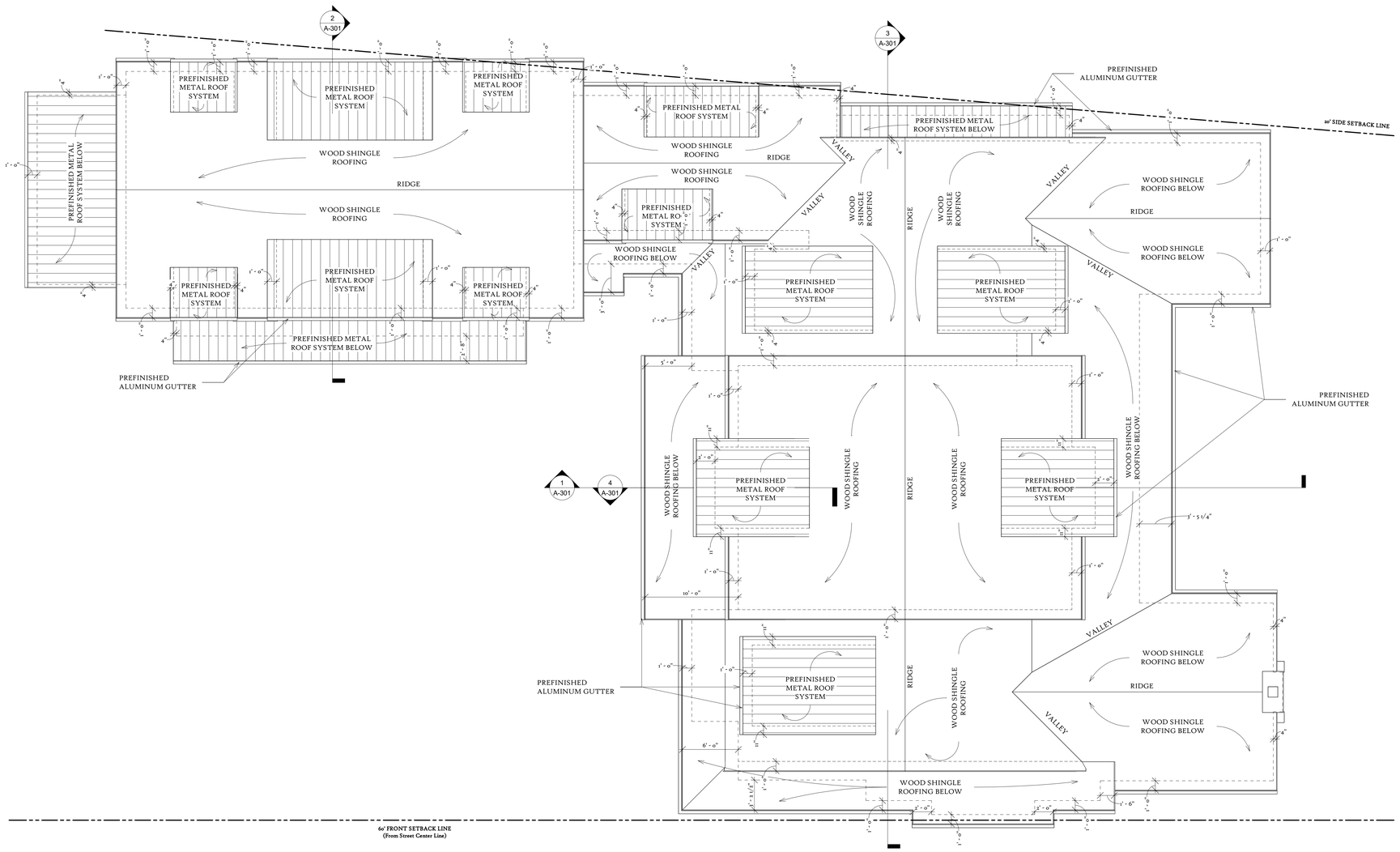
Foundation Plan

Scale	As indicated
Date	4/1/2025

Sheet No.

A-103

5/1/2025 10:09:08 PM



2 Roof Plan
3/16" = 1'-0"

ARCHITECT:

KCB
ARCHITECTURE
& DESIGN

400 E. Wisconsin Ave. #205
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KEITH C. BARNES
A-11822-5
BROOKLYN, NY
ARCHITECT

Sheet Title:

Roof Plan

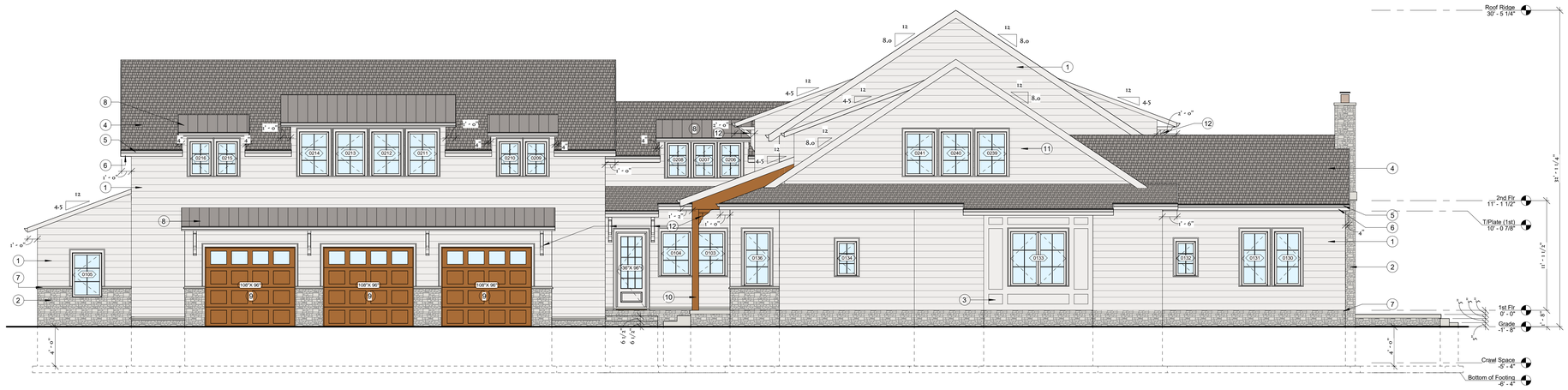
Scale 3/16" = 1'-0"

Date 4/1/2025

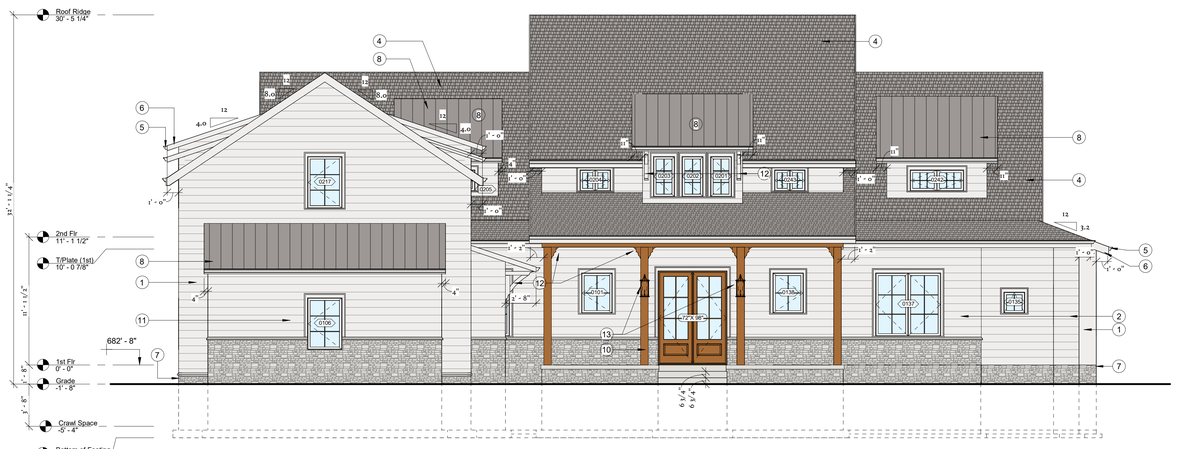
Sheet No.

A-104

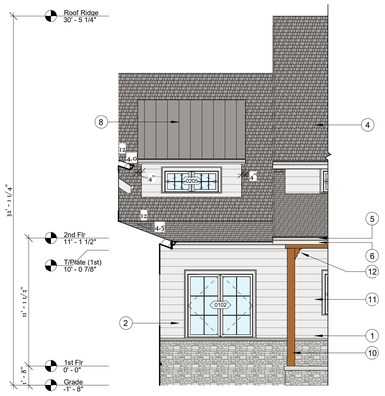
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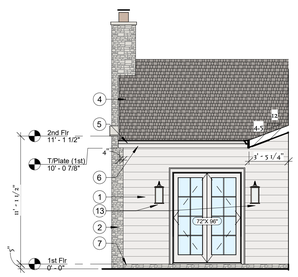
1 South Elevation
3/16" = 1'-0"



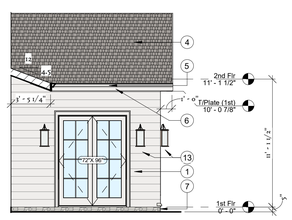
3 West Elevation
3/16" = 1'-0"



5 Partial West Elevation @ Mudroom Entry
3/16" = 1'-0"



2 Partial North Elevation @ East Patio
3/16" = 1'-0"



4 Partial South Elevation @ East Patio
3/16" = 1'-0"

EXTERIOR GENERAL NOTES

1. FINAL DOWNSPOUT LOCATIONS TBD W/ GC IN ACCORDANCE WITH SITE DRAINAGE PLAN.

EXTERIOR KEYED NOTES

1. 8" COMPOSITE HORIZONTAL SHIPLAP SIDING (SMOOTH, TRU-EXTERIOR OR LP), PAINTED
2. 5" NATURAL STONE VENEER
3. COMPOSITE SMOOTH (LP) PANEL AND TRIM
4. ARCHITECTURAL DIMENSIONAL ASPHALT ROOF SHINGLES
5. K-STYLE SEAMLESS PREFINISHED ALUMINUM GUTTER
6. PREFINISHED LP SMARTSIDE FASCIA BOARD - SMOOTH
7. STONE WATER COURSE
8. PREFINISHED METAL ROOF
9. 9'W X 8'H COMPOSITE OVERLAY GARAGE DOOR
10. DECORATIVE COLUMN WRAP (LP SMOOTH)
11. COMPOSITE WINDOW SHUTTER, PAINTED
12. DECORATIVE WOOD BRACKET
13. WALL SCONCES TO BE SELECTED BY OWNER

Window Schedule1

Tag	Window Type	Height	Width	Sill Height	Head Height	Notes
0101	Window-Casement-Single	3' - 6"	2' - 8"	4' - 6"	8' - 0"	
0102	Window-Casement-Double	5' - 6"	5' - 8"	2' - 6"	8' - 0"	
0103	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0104	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0105	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0106	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0107	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0108	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0109	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0110	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0111	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0112	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0113	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0114	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0115	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0116	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0117	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0118	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0119	Window-Casement-Single	5' - 0"	2' - 5"	3' - 0"	8' - 0"	
0120	Window-Casement-Double	5' - 0"	4' - 6"	3' - 0"	8' - 0"	
0121	Window-Casement-Single	5' - 0"	2' - 5"	3' - 0"	8' - 0"	
0122	Window-Casement-Marvin-Ultimate-1W_2H	6' - 11 3/4"	2' - 8"	1' - 0 1/4"	8' - 0"	
0123	Window-Casement-Marvin-Ultimate-1W_2H	6' - 11 3/4"	2' - 8"	1' - 0 1/4"	8' - 0"	
0124	Window-Casement-Marvin-Ultimate-1W_2H	6' - 11 3/4"	2' - 8"	1' - 0 1/4"	8' - 0"	
0125	Window-Casement-Marvin-Ultimate-1W_2H	6' - 11 3/4"	2' - 8"	1' - 0 1/4"	8' - 0"	
0126	Window-Casement-Marvin-Ultimate-1W_2H	6' - 11 3/4"	2' - 8"	1' - 0 1/4"	8' - 0"	

Window Schedule1

Tag	Window Type	Height	Width	Sill Height	Head Height	Notes
0127	Window-Casement-Marvin-Ultimate-1W_2H	6' - 11 3/4"	2' - 8"	1' - 0 1/4"	8' - 0"	
0128	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0129	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0130	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0131	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0132	Window-Casement-Single	3' - 6"	2' - 0"	3' - 6"	7' - 0"	
0133	Window-Casement-Double	5' - 6"	5' - 8"	2' - 6"	8' - 0"	
0134	Window-Casement-Single	3' - 6"	2' - 0"	3' - 6"	7' - 0"	
0135	Window-Awning-Single	1' - 10"	1' - 10"	4' - 6"	6' - 4"	
0136	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0137	Window-Casement-Double	5' - 6"	5' - 8"	2' - 6"	8' - 0"	
0138	Window-Casement-Single	3' - 6"	2' - 8"	4' - 6"	8' - 0"	
0201	Window-Casement-Single	3' - 6"	1' - 10"	3' - 6"	7' - 0"	
0202	Window-Casement-Single	3' - 6"	1' - 10"	3' - 6"	7' - 0"	
0203	Window-Casement-Single	3' - 6"	1' - 10"	3' - 6"	7' - 0"	
0204	Window-Awning-Double-Horizontal	1' - 10"	2' - 8"	4' - 0"	5' - 10"	
0205	Window-Awning-Double-Horizontal	1' - 10"	4' - 8"	4' - 0"	5' - 10"	
0206	Window-Casement-Single	3' - 6"	2' - 2"	2' - 4"	5' - 10"	
0207	Window-Casement-Single	3' - 6"	2' - 2"	2' - 4"	5' - 10"	
0208	Window-Casement-Single	3' - 6"	2' - 2"	2' - 4"	5' - 10"	
0209	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0210	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0211	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0212	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0213	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0214	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0215	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0216	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0217	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0218	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0219	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0220	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0221	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0222	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0223	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0224	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0225	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0226	Window-Casement-Single	3' - 6"	2' - 2"	2' - 4"	5' - 10"	
0227	Window-Casement-Single	3' - 6"	2' - 2"	2' - 4"	5' - 10"	
0228	Window-Casement-Single	3' - 6"	2' - 2"	2' - 4"	5' - 10"	
0229	Window-Casement-Single	3' - 6"	2' - 2"	2' - 4"	5' - 10"	
0230	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0231	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0232	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0233	Window-Awning-Double-Horizontal	1' - 10"	4' - 8"	4' - 3"	6' - 1"	
0234	Window-Awning-Double-Horizontal	1' - 10"	2' - 8"	4' - 0"	5' - 10"	
0235	Window-Casement-Single	3' - 6"	1' - 10"	3' - 6"	7' - 0"	
0236	Window-Casement-Single	3' - 6"	1' - 10"	3' - 6"	7' - 0"	
0237	Window-Casement-Single	3' - 6"	1' - 10"	3' - 6"	7' - 0"	
0238	Window-Awning-Double-Horizontal	1' - 10"	2' - 8"	4' - 0"	5' - 10"	
0239	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0240	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0241	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0242	Window-Awning-Double-Horizontal	1' - 10"	4' - 8"	4' - 0"	5' - 10"	
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Grand total: 81

WINDOW SCHEDULE NOTES:

1. FIELD VERIFY ALL OPENING SIZES PRIOR TO ORDERING
2. CONTRACTOR TO CONFIRM ACTUAL ROUGH OPENING SIZES FROM WINDOW ORDER SHEET

GENERAL WINDOW SCHEDULE NOTES:

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2. ALL GLASS SHALL BE DOUBLE PANE ARGON INSULATED GLASS UNITS WITH CLEAR LOW-E COATING.

3. PROVIDE TEMPERED/SAFETY GLASS WHERE REQUIRED BY CODE.

4. PRIMARY WINDOWS IN BEDROOMS MUST PROVIDE A MIN. NET CLEAR OPENING OF THE OPERABLE SASH OF 22" HEIGHT BY 20" WIDE. THE NET CLEAR OPENING SHALL NOT BE LESS THAN 4 SF. THE SILL HT. SHALL BE MAX 44" AFF.

5. SEE ELEVATIONS FOR FIXED OR OPERABLE WINDOW DESIGNATIONS.

6. GRIDS/DIVIDED LITES TO BE PROVIDED WHERE SHOWN.

ARCHITECT:

KCB
ARCHITECTURE & DESIGN

400 E. Wisconsin Ave. #205
Milwaukee, WI 53202
(414) 261-8956
admin@kcbbuildings.com

INTERIOR DESIGN:

CONTRACTOR:

PROJECT:

New Two Story Residence - East Fox Lane - Fox Point

OWNER:

Robert Schafer Construction LLC

PROJECT ADDRESS:

1406 East Fox Lane
Fox Point, WI 53217

Drawing Issuance Schedule:

No.	Description	Date
1	ARB Submittal	5/1/2025

NOT FOR CONSTRUCTION

General Notes:

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No work shall be started until plans have been approved by the building inspector and all other agencies having jurisdiction.

Stamp:

WISCONSIN
KEITH C. BARNES
A-11822-5
BROOKLYN, NY
ARCHITECT

Sheet Title:

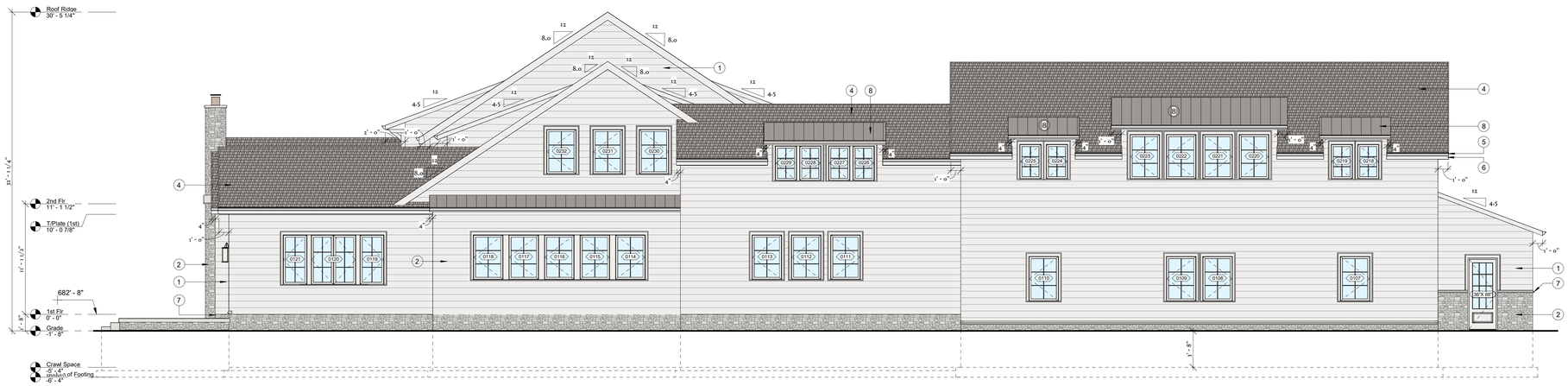
Exterior Elevations

Scale	As indicated
Date	4/1/2025

Sheet No.

A-201

PM 2:08:21 5/1/2025



1 North Elevation
3/16" = 1'-0"



2 East Elevation
3/16" = 1'-0"

EXTERIOR GENERAL NOTES

1. FINAL DOWNSPOUT LOCATIONS TBD W/ GC IN ACCORDANCE WITH SITE DRAINAGE PLAN.

EXTERIOR KEYED NOTES

1. 8" COMPOSITE HORIZONTAL SHIPLAP SIDING (SMOOTH, TRU-EXTERIOR OR LP), PAINTED
2. 2" NATURAL STONE VENEER
3. COMPOSITE SMOOTH (LP) PANEL AND TRIM
4. ARCHITECTURAL DIMENSIONAL ASPHALT ROOF SHINGLES
5. K-STYLE SEAMLESS PREFINISHED ALUMINUM GUTTER
6. PREFINISHED LP SMARTSIDE FASCIA BOARD - SMOOTH
7. STONE WATER COURSE
8. PREFINISHED METAL ROOF
9. 9'W X 8'H COMPOSITE OVERLAY GARAGE DOOR
10. DECORATIVE COLUMN WRAP (LP SMOOTH)
11. COMPOSITE WINDOW SHUTTER, PAINTED
12. DECORATIVE WOOD BRACKET
13. WALL SCONCES TO BE SELECTED BY OWNER

Window Schedule1

Tag	Window Type	Height	Width	Sill Height	Head Height	Notes
0101	Window-Casement-Single	3' - 6"	2' - 8"	4' - 6"	8' - 0"	
0102	Window-Casement-Double	5' - 6"	5' - 8"	2' - 6"	8' - 0"	
0103	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0104	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0105	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0106	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0107	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0108	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0109	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0110	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0111	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0112	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0113	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0114	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0115	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0116	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0117	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0118	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0119	Window-Casement-Single	5' - 0"	2' - 5"	3' - 0"	8' - 0"	
0120	Window-Casement-Double	5' - 0"	4' - 6"	3' - 0"	8' - 0"	
0121	Window-Casement-Single	5' - 0"	2' - 5"	3' - 0"	8' - 0"	
0122	Window-Casement-Marvin-Ultimate-1W_2H	6' - 11 3/4"	2' - 8"	1' - 0 1/4"	8' - 0"	
0123	Window-Casement-Marvin-Ultimate-1W_2H	6' - 11 3/4"	2' - 8"	1' - 0 1/4"	8' - 0"	
0124	Window-Casement-Marvin-Ultimate-1W_2H	6' - 11 3/4"	2' - 8"	1' - 0 1/4"	8' - 0"	
0125	Window-Casement-Marvin-Ultimate-1W_2H	6' - 11 3/4"	2' - 8"	1' - 0 1/4"	8' - 0"	
0126	Window-Casement-Marvin-Ultimate-1W_2H	6' - 11 3/4"	2' - 8"	1' - 0 1/4"	8' - 0"	

Window Schedule1

Tag	Window Type	Height	Width	Sill Height	Head Height	Notes
0127	Window-Casement-Marvin-Ultimate-1W_2H	6' - 11 3/4"	2' - 8"	1' - 0 1/4"	8' - 0"	
0128	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0129	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0130	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0131	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0132	Window-Casement-Single	3' - 6"	2' - 0"	3' - 6"	7' - 0"	
0133	Window-Casement-Double	5' - 6"	5' - 8"	2' - 6"	8' - 0"	
0134	Window-Casement-Single	3' - 6"	2' - 0"	3' - 6"	7' - 0"	
0135	Window-Awning-Single	1' - 10"	1' - 10"	4' - 6"	6' - 4"	
0136	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0137	Window-Casement-Double	5' - 6"	5' - 8"	2' - 6"	8' - 0"	
0138	Window-Casement-Single	3' - 6"	2' - 8"	4' - 6"	8' - 0"	
0201	Window-Casement-Single	3' - 6"	1' - 10"	3' - 6"	7' - 0"	
0202	Window-Casement-Single	3' - 6"	1' - 10"	3' - 6"	7' - 0"	
0203	Window-Casement-Single	3' - 6"	1' - 10"	3' - 6"	7' - 0"	
0204	Window-Awning-Double-Horizontal	1' - 10"	2' - 8"	4' - 0"	5' - 10"	
0205	Window-Awning-Double-Horizontal	1' - 10"	4' - 8"	4' - 0"	5' - 10"	
0206	Window-Casement-Single	3' - 6"	2' - 2"	2' - 4"	5' - 10"	
0207	Window-Casement-Single	3' - 6"	2' - 2"	2' - 4"	5' - 10"	
0208	Window-Casement-Single	3' - 6"	2' - 2"	2' - 4"	5' - 10"	
0209	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0210	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0211	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0212	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0213	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0214	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0215	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0216	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0217	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0218	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0219	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0220	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0221	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0222	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0223	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0224	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0225	Window-Casement-Single	3' - 6"	2' - 2"	2' - 6"	6' - 0"	
0226	Window-Casement-Single	3' - 6"	2' - 2"	2' - 4"	5' - 10"	
0227	Window-Casement-Single	3' - 6"	2' - 2"	2' - 4"	5' - 10"	
0228	Window-Casement-Single	3' - 6"	2' - 2"	2' - 4"	5' - 10"	
0229	Window-Casement-Single	3' - 6"	2' - 2"	2' - 4"	5' - 10"	
0230	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0231	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0232	Window-Casement-Single	4' - 6"	3' - 0"	3' - 0"	7' - 6"	
0233	Window-Awning-Double-Horizontal	1' - 10"	4' - 8"	4' - 3"	6' - 1"	
0234	Window-Awning-Double-Horizontal	1' - 10"	2' - 8"	4' - 0"	5' - 10"	
0235	Window-Casement-Single	3' - 6"	1' - 10"	3' - 6"	7' - 0"	
0236	Window-Casement-Single	3' - 6"	1' - 10"	3' - 6"	7' - 0"	
0237	Window-Casement-Single	3' - 6"	1' - 10"	3' - 6"	7' - 0"	
0238	Window-Awning-Double-Horizontal	1' - 10"	2' - 8"	4' - 0"	5' - 10"	
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Grand total: 81

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6. GRIDS/DIVIDED LITES TO BE PROVIDED WHERE SHOWN.

ARCHITECT:

KCB
ARCHITECTURE & DESIGN

400 E. Wisconsin Ave. #205
Milwaukee, WI 53202
(414) 261-8956
admin@kcbbuildings.com

INTERIOR DESIGN:

CONTRACTOR:

PROJECT:

New Two Story Residence - East Fox Lane - Fox Point

OWNER:

Robert Schafer Construction LLC

PROJECT ADDRESS:

1406 East Fox Lane
Fox Point, WI 53217

Drawing Issuance Schedule:

No.	Description	Date
1	ARB Submittal	5/1/2025

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Stamp:

WISCONSIN
KEITH C. BARNES
A-11822-5
BROOKLYN, NY
ARCHITECT

Sheet Title:

Exterior Elevations

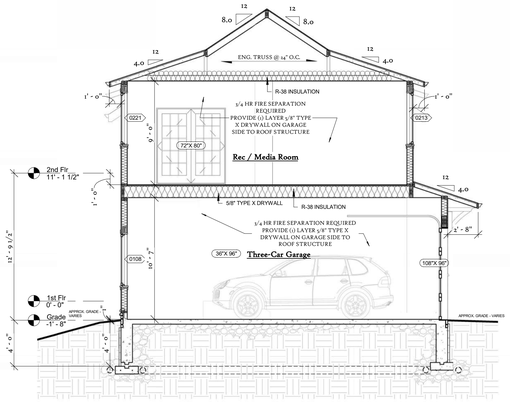
Scale: As indicated

Date: 4/1/2025

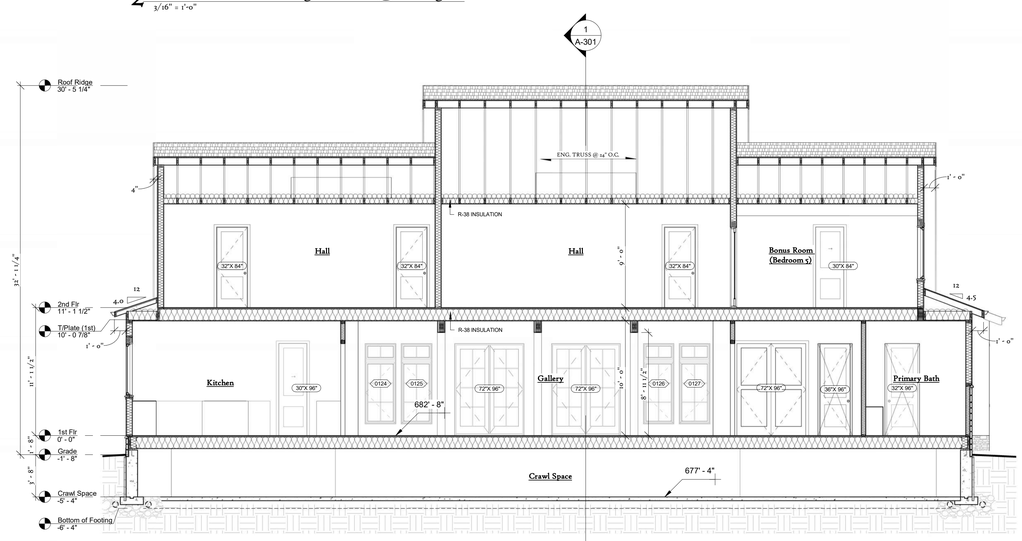
Sheet No.

A-202

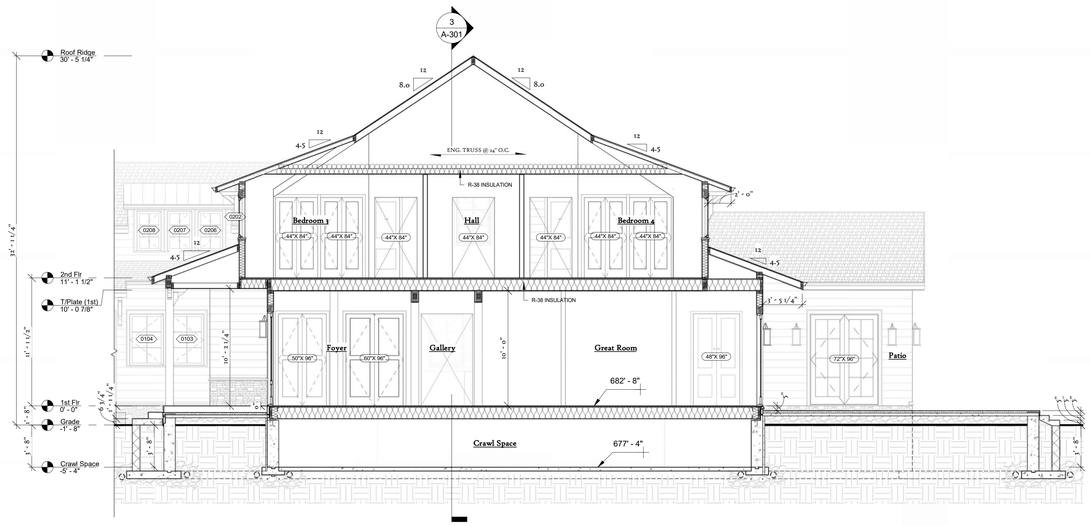
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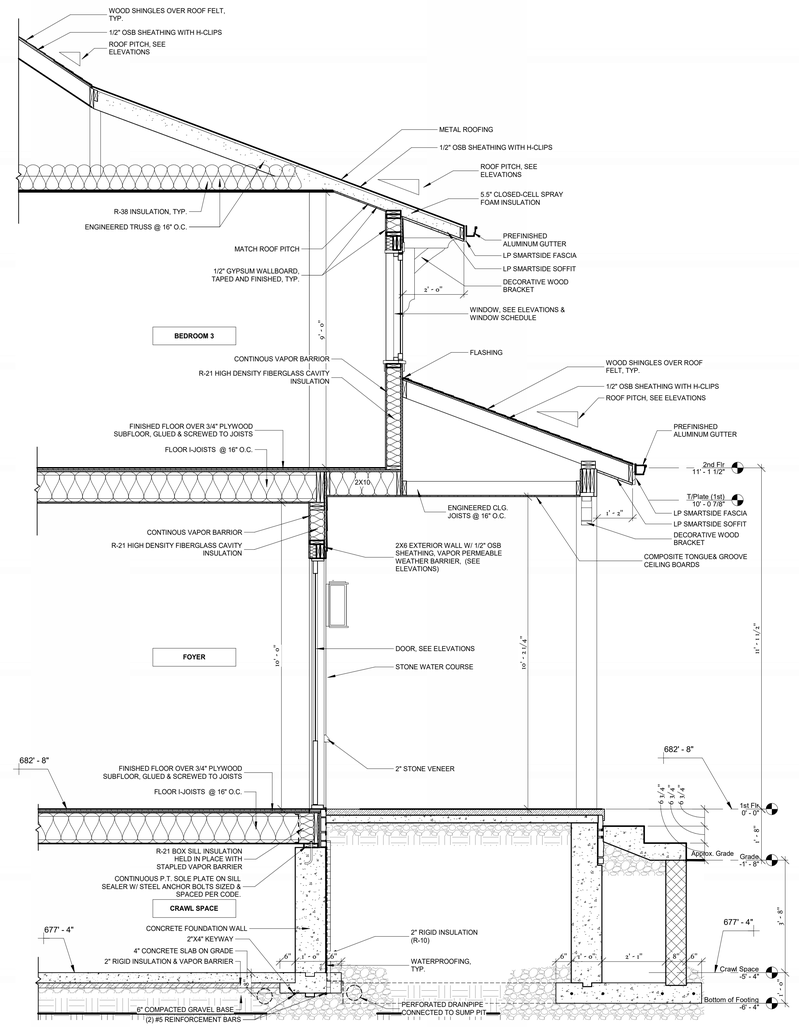
2 North-South Building Section @ Garage
3/16" = 1'-0"



3 North-South Building Section
3/16" = 1'-0"



1 West-East Building Section
3/16" = 1'-0"



4 Wall Section
1/2" = 1'-0"

ARCHITECT:

KCB
ARCHITECTURE & DESIGN

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Stamp:

WISCONSIN
KEITH C. BARNES
A-11822-5
BROOKLYN, NY
ARCHITECT

Sheet Title:

Building Sections & Wall Section

Scale	As indicated
Date	4/1/2025

Sheet No.

A-301

5/1/2025 12:29:13 PM

VILLAGE OF FOX POINT

VILLAGE OF FOX POINT
7200 N Santa Monica Blvd
Fox Point, WI 53217
(414) 247-6622
www.villageoffoxpoint.com

Permit Number:

B- _____

OFFICE USE ONLY
Issued Date
Zoning A1, 55'

BUILDING PERMIT

8120

Job Address N Gray Log Ln - North Lot	**Building Type:** Residential ☐ Commercial ☐
Description of Work	
New Home Build	
Estimated Cost of Project $	

Owner/Occupant Robert Schafer	
Business Name	Contact Name
Address	City/State/Zip
Phone	Email

Cautionary Statement required when homeowner is applying for permit*

Contractor	
Company Name Robert Schafer Construction, LLC	Contact Name Robert Schafer
Address	City/State/Zip
Phone	Email
Dwelling Contractor #	Dwelling Contractor Qualifier #

Square Footage Under Construction				
1st Floor	2nd Floor	Basement	Addition	Garage

Description		Rate	Amount
Project - Per $1,000 of estimated cost		$10.00	
Building Board		$75.00	75.00
Footing early start - $230.00 one and two family; $305.00 commercial			
Plan Review - $275.00 one and two family; New Single Family Construction $330.00 plus $30.00/unit commercial			
State Seal		$75.00	
Razing, Interior Demolition $925.00 max/bld	$95.00 minimum plus	$0.13/sqft	
Moving buildings	$250.00 plus	$0.13/sqft	
Fuel tanks - Per 1,000 gallons		$25.00	
Re-inspection		$100.00	
Work started without permit		**Double**	
	Minimum Fee	**$70.00**	
Payable to: Village of Fox Point	**Total Permit Fee**		**$**

Applicant Signature _____ **Date** 4/30/2025

Rev 01/22

ISSUED PERMITS are available on the Village website under *PERMITS & LICENSES*

VILLAGE OF FOX POINT
7200 N. SANTA MONICA BLVD
FOX POINT WI 53217 414-351-8900

Receipt No: 1.061386 May 2, 2025

1127 North Gray Log Lane - North Lot

Previous Balance:	.00
LICENSES & PERMITS - BUILDING PLANS - FILING FEE 24-44440 BUILDING BOARD - FEE	75.00
Total:	75.00
CHECK Check No: 1018 Payor: KCB Buildings LLC	75.00
Total Applied:	75.00
Change Tendered:	.00

Duplicate Copy

05/02/2025 10:21 AM

May 2, 2025

KCB Buildings LLC
Keith Barnes, AIA, LEED AP – Registered Wisconsin Architect
P (WI): 608-669-4923
Carol@kcb-architects.com

Statement of Intent

1127 North Gray Log Lane (North Lot)– Fox Point, WI –New Build 2-Story House

The property is a vacant lot located at 1127 North Gray Log Lane, situated at the southeast intersection of North Fox Lane and North Gray Log Lane in the Village of Fox Point. The parcel is zoned R-3 (Single-Family Residential).

This proposal outlines plans for a new two-story single-family residence featuring a single-story, forward-facing, three-car attached garage. The design will complement the architectural character of the surrounding homes, emphasizing harmonious integration with the neighborhood.

We are requesting approval from the Building Board to confirm that the proposed construction will not impede any planned public improvements, nor negatively impact adjacent properties through hardship, inconvenience, or diminished value. The home has been thoughtfully designed to align with the existing scale, style, and aesthetic of the area, supporting the cohesive and high-quality character of the neighborhood.

We are eager to move forward in partnership with the Board and the Village to realize this vision and contribute positively to the community's environment.

Keith C. Barnes, AIA, LEED AP
Architect, Owner
KCB Buildings LLC
P (WI): 608-669-4923

VILLAGE OF FOX POINT
7200 N Santa Monica Blvd
Fox Point, WI 53217
(414) 247-6622
www.villageoffoxpoint.com

CAUTIONARY STATEMENT TO OWNERS OBTAINING BUILDING PERMITS

101.65(1r) of the Wisconsin Statutes requires municipalities that enforce the Uniform Dwelling Code to provide an owner who applies for a building permit with a statement advising the owner that:

If the owner hires a contractor to perform work under the building permit and the contractor is not bonded or insured as required under s. 101.654(2)(a), the following consequences might occur:

(a) The owner may be held liable for any bodily injury to or death of others or for any damage to the property of others that arises out of the work performed under the building permit or that is caused by any negligence by the contractor that occurs in connection with the work performed under the building permit.

(b) The owner may not be able to collect from the contractor damages for any loss sustained by the owner because of a violation by the contractor of the one- and two- family dwelling code or an ordinance enacted under sub. (1)(a), because of any bodily injury to or death of others or damage to the property of others that arises out of the work performed under the building permit or because of any bodily injury to or death of others or damage to the property of others that is caused by any negligence by the contractor that occurs in connection with the work performed under the building permit.

Wetlands Notice to Permit Applicants

You are responsible for complying with state and federal laws concerning the construction near or on wetlands, lakes, and streams. Wetlands that are not associated with open water can be difficult to identify. Failure to comply may result in removal or modification of construction that violates the law or other penalties or costs. For more information, visit the Department of Natural Resources wetlands identification web page or contact a Department of Natural Resources service

Additional Responsibilities for Owners of Projects Disturbing One or More Acre of Soil

I understand that this project is subject to ch. NR 151 regarding additional erosion control and stormwater management and will comply with those standards.

Robert Schafer	1127 N Gray Log Ln - North Lot
Homeowner's Name – PRINTED	Property Address
Bob Schafer	4/30/2025
Homeowner's Signature	Date

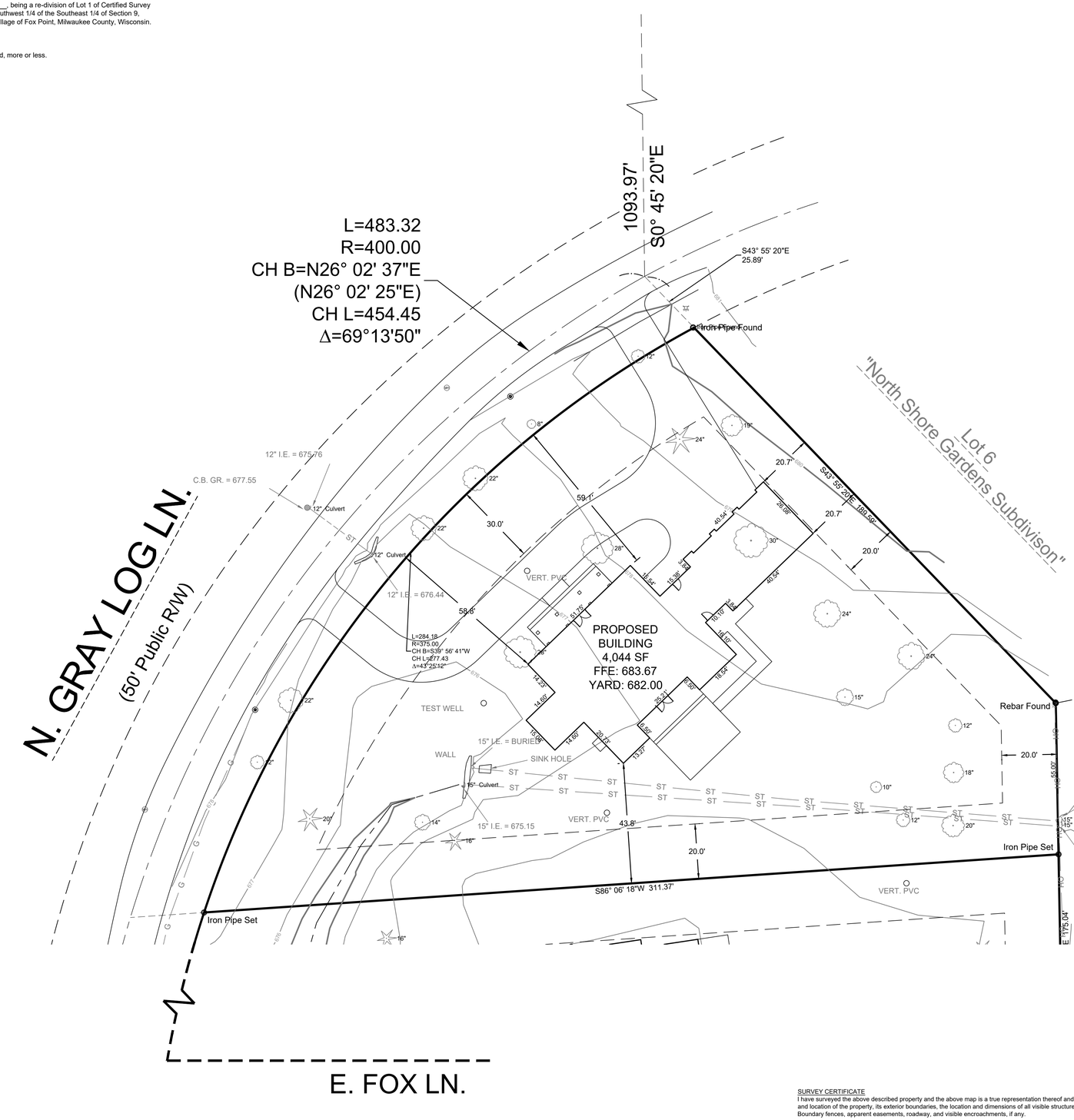
Rev 09/20

2025.04.30

LEGAL DESCRIPTION:

Lot 1 of Certified Survey Map No._____, being a re-division of Lot 1 of Certified Survey Map No. 9382, in the Northwest 1/4 and Southwest 1/4 of the Southeast 1/4 of Section 9, Township 8 North, Range 22 East, in the Village of Fox Point, Milwaukee County, Wisconsin.

Said Parcel containing:
Gross Area: 47,037 sq. ft. / 1.080 acres
Net Area: 39,656 sq. ft. / 0.910 acres of land, more or less.



LEGEND:

	SECTION 1/4 SECTION LINE
	PROPERTY LINE
	EASEMENT
	CHAIN LINK FENCE
	GUARD RAIL
	METAL FENCE
	WOOD FENCE
	TREE LINE
OH	OVERHEAD UTILITY LINE
E	ELECTRIC
T	TELEPHONE
FO	FIBER OPTIC
CTV	CABLE TV
SAN	SANITARY SEWER
FS	FORCE MAIN
ST	STORM SEWER
W	WATER MAIN
G	GAS
670	EXISTING CONTOUR
WET	WETLAND
FP	FLOODPLAIN

UNKNOWN MANHOLE	IRON PIPE FOUND/SET
SANITARY MANHOLE	REBAR FOUND/SET
STORM MANHOLE	CHISELED CROSS FOUND/SET
ELECTRIC MANHOLE	PK NAIL FOUND/SET
MMSD MANHOLE	SPIKE/NAIL
TELEPHONE MANHOLE	MONUMENT
CLEANOUT	BENCHMARK
CATCH BASIN	SIGN
CATCH BASIN (ROUND)	PARKING METER
ROOF DRAIN	FLAG POLE
CULVERT END	DECIDUOUS TREE
HYDRANT	CONIFEROUS TREE
WATER VALVE	BUSH
GAS VALVE	POST
GAS METER	SOIL BORING
ELECTRIC METER	TRAFFIC SIGNAL
UTILITY PEDESTAL	LIGHT POLE
HANDHOLE	UTILITY POLE
VENT	GUY WIRE
MONITORING WELL	GUY POLE

GRAPHIC SCALE
0 20 40

TO OBTAIN LOCATIONS OF PARTICIPANTS' UNDERGROUND FACILITIES BEFORE YOU DIG IN WISCONSIN

CALL DIGGERS HOTLINE
1-800-242-8511
TOLL FREE
WS STATUTE 182.0175(1974) REQUIRES MIN. 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE
MILW. AREA 259-1181

THE UNDERGROUND UTILITY INFORMATION SHOWN ON THIS MAP IS BASED ON FIELD MARKINGS AND INFORMATION FURNISHED BY UTILITY COMPANIES AND THE LOCAL MUNICIPALITY. WHILE THIS INFORMATION IS BELIEVED TO BE RELIABLE, ITS ACCURACY AND COMPLETENESS CANNOT BE GUARANTEED.

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 exterior boundaries, the location and dimensions of all visible structures thereon, Boundary fences, apparent easements, roadway, 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 Milwaukee, State of Wisconsin this 30th day of April, 2025.

Recertified _____

James Schneider
S - 2127

WISCONSIN
JAMES G. SCHNEIDER
S-2127
MEQUON, WI
LAND SURVEYOR

GENERAL NOTES:

1. THE UNDERGROUND UTILITY INFORMATION SHOWN ON THIS DRAWING IS BASED ON FIELD LOCATIONS AND/OR RECORDS FURNISHED BY MUNICIPALITIES AND UTILITY COMPANIES. THE LOCATION AND ACCURACY OF WHICH CANNOT BE GUARANTEED. THERE MAY BE ADDITIONAL UNDERGROUND UTILITY INSTALLATIONS WITHIN THE PROJECT AREA THAT ARE NOT SHOWN.

2. VERIFY ACTUAL LOCATIONS AND INVERTS IN THE FIELD. ANY POTENTIAL ERRORS, OMISSIONS, OR DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER PRIOR TO PROCEEDING WITH CONSTRUCTION.

3. DRAWING IS BASED ON FIELD SURVEY COMPLETED BY THE SIGMA GROUP ON 12/13/2024.

4. DATUM FOR THE PROJECT SURVEY IS WISCONSIN STATE PLANE COORDINATE SYSTEM. BENCHMARK FOR THE PROJECT SURVEY IS ----.

5. CONTRACTOR TO VERIFY EXISTING CONDITIONS, CONTACT ENGINEER WITH DISCREPANCIES.

THE SIGMA GROUP
Single Source. Sound Solutions.
www.thesigmagroup.com
1300 West Canal Street
Milwaukee, WI 53233
Phone: 414-643-4200
Fax: 414-643-4210

FOX POINT RESIDENTIAL - NORTH LOT
8120 NORTH GRAY LOG LANE
FOX POINT, WI

SITE SURVEY

PRELIMINARY NOT FOR CONSTRUCTION

ISSUANCE	DATE

NO.	REVISION	DATE

PROJECT NO:	23580
DESIGN DATE:	2025.03.11
PLOT DATE:	2025.04.30
DRAWN BY:	MCS
CHECKED BY:	KJB
APPROVED BY:	----
SHEET NO:	C001

JIMSCHNEIDER
C001
23580

I:\Schafer, Robert\23580 Schafer CSM\060 CAD\030_Production Sheets\100_Civil\C001 SITE SURVEY - NORTH LOT.dwg

NEW TWO STORY SINGLE FAMILY RESIDENCE

8120 North Gray Log Lane - Fox Point



REAR OF RESIDENCE - CONCEPTUAL RENDERING



FRONT OF RESIDENCE - CONCEPTUAL RENDERING

DRAWING INDEX

DRAWING INDEX

Sheet Number	Sheet Name
A-001	Cover Sheet & Site Information
A-101	First Floor Plan
A-102	2nd Floor Plan
A-103	Foundation Plan
A-104	Roof Plan
A-201	Exterior Elevations
A-202	Exterior Elevations
A-301	Building Sections & Wall Section

FLOOR AREA SUMMARY

Proposed 1st Floor Gross Floor Area: 3,019 sf
Proposed 2nd Floor Gross Floor Area: 2,253 sf

Total above grade Gross Floor Area: 5,272 sf

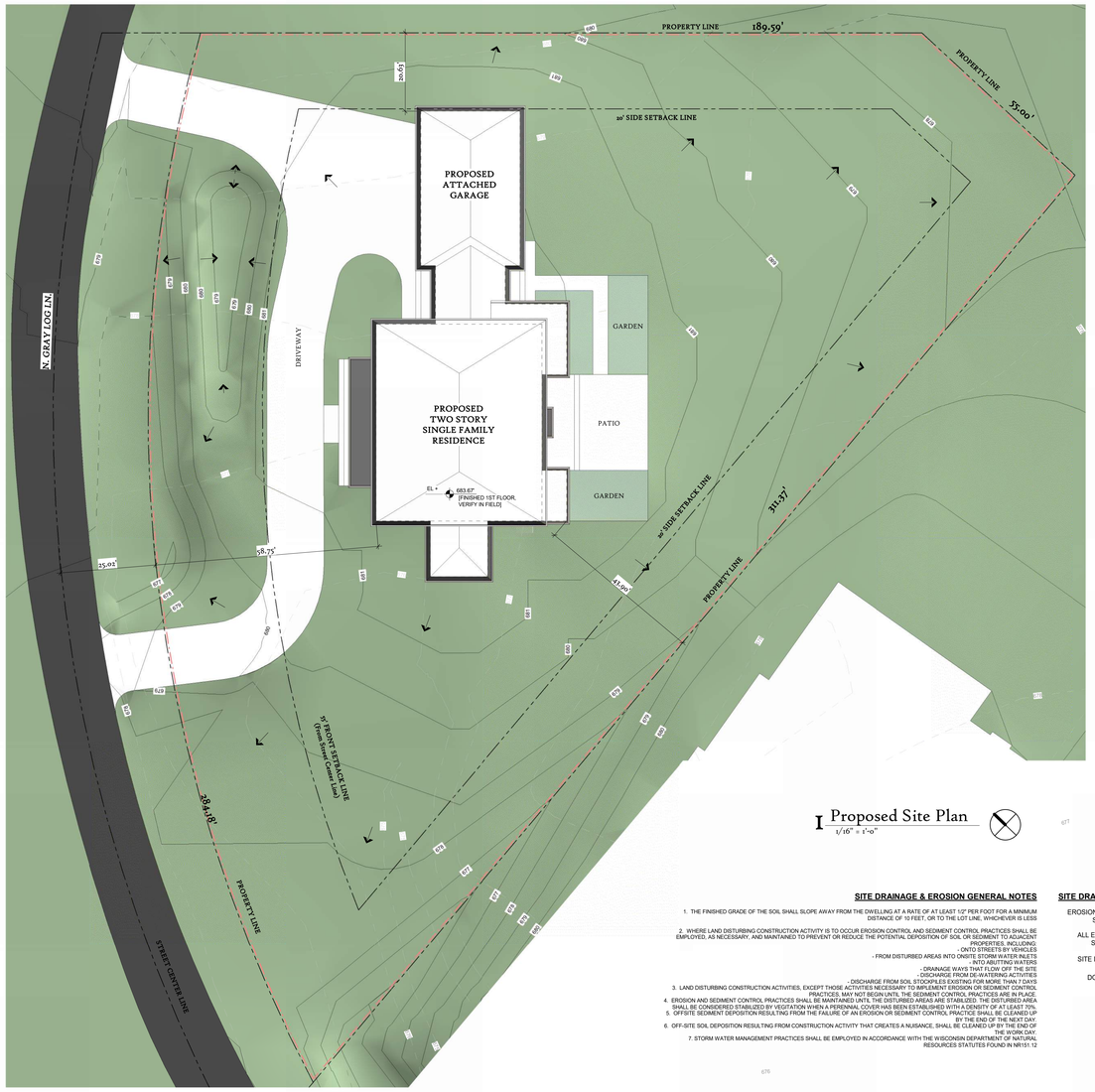
Potential basement Gross Floor Area: 1,815 sf

Lot Area: 39,657 sf
Lot Area + Area to center line of abutting land reserved for highway purposes: 47,038 sf

Lot Coverage:
Principal: 3,019 sf
Covered Entry (Front + Rear): 241 sf
Principal+Entry: 3,260 sf

Accessory (Attached Garage):
1,053 sf/39,657 sf => 2.65% ***Complies***

Total Lot Coverage:
3,260 sf + 1,053 sf => 4,313 sf
47,038 sf * 4,313 sf = 42,725 sf > 40,000 sf ***Complies***



1 Proposed Site Plan
1/16" = 1'-0"

SITE DRAINAGE & EROSION GENERAL NOTES

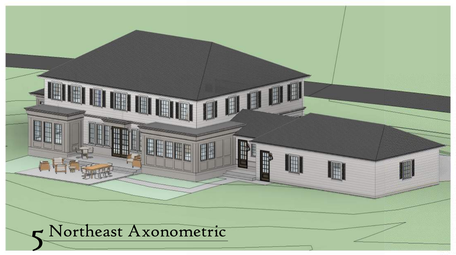
1. THE FINISHED GRADE OF THE SOIL SHALL SLOPE AWAY FROM THE DWELLING AT A RATE OF AT LEAST 1/2" PER FOOT FOR A MINIMUM DISTANCE OF 10 FEET, OR TO THE LOT LINE, WHICHEVER IS LESS
2. WHERE LAND DISTURBING CONSTRUCTION ACTIVITY IS TO OCCUR EROSION CONTROL AND SEDIMENT CONTROL PRACTICES SHALL BE EMPLOYED, AS NECESSARY, AND MAINTAINED TO PREVENT OR REDUCE THE POTENTIAL DEPOSITION OF SOIL OR SEDIMENT TO ADJACENT PROPERTIES, INCLUDING:
- ONTO PAVED ROADWAYS
- FROM DISTURBED AREAS INTO ONSITE STORM WATER INLETS
- INTO ABUTTING WATERS
- DRAINAGE WAYS THAT FLOW OFF THE SITE
- DISCHARGE FROM DE-WATERING ACTIVITIES
- DISCHARGE FROM SOIL STOCKPILES EXISTING FOR MORE THAN 7 DAYS
3. LAND DISTURBING CONSTRUCTION ACTIVITIES, EXCEPT THOSE ACTIVITIES NECESSARY TO IMPLEMENT EROSION OR SEDIMENT CONTROL PRACTICES, MAY NOT BEGIN UNTIL THE SEDIMENT CONTROL PRACTICES ARE IN PLACE.
4. EROSION AND SEDIMENT CONTROL PRACTICES SHALL BE MAINTAINED UNTIL THE DISTURBED AREAS ARE STABILIZED. THE DISTURBED AREA SHALL BE CONSIDERED STABILIZED BY VEGITATION WHEN A PERENNIAL COVER HAS BEEN ESTABLISHED WITH A DENSITY OF AT LEAST 70%.
5. OFFSITE SEDIMENT DEPOSITION RESULTING FROM THE FAILURE OF AN EROSION OR SEDIMENT CONTROL PRACTICE SHALL BE CLEANED UP BY THE END OF THE NEXT WORK DAY.
6. OFF-SITE SOIL DEPOSITION RESULTING FROM CONSTRUCTION ACTIVITY THAT CREATES A NUISANCE, SHALL BE CLEANED UP BY THE END OF THE WORK DAY.
7. STORM WATER MANAGEMENT PRACTICES SHALL BE EMPLOYED IN ACCORDANCE WITH THE WISCONSIN DEPARTMENT OF NATURAL RESOURCES STATUTES FOUND IN NR151.12

SITE DRAINAGE & EROSION CONTROL LEGEND

EROSION CONTROL BARRIER - SEDIMENT/SILT FENCE
ALL ELEVS. DERIVED FROM SURVEY - SEE SURVEY (0.00')
SITE DRAINAGE DIRECTION
DOWNSPOUT LOCATION (DS)



6 Northwest Axonometric



5 Northeast Axonometric



3 Southwest Axonometric



4 Southeast Axonometric

AERIAL AXONOMETRIC VIEWS

Untitled map



2/3/2025

1:1,705
0 0.01 0.03 0.05 mi
0 0.02 0.04 0.09 km

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ARCHITECT:

KCB
ARCHITECTURE & DESIGN

400 E. Wisconsin Ave. #205
Milwaukee, WI 53202
(414) 261-8956
admin@kcbbuildings.com

INTERIOR DESIGN:

CONTRACTOR:

PROJECT:

New Two Story Residence - North Gray Log Lane - Fox Point

OWNER:

Robert Schafer Construction LLC

PROJECT ADDRESS:

8120 North Gray Log Lane
Fox Point, WI 53217

Drawing Issuance Schedule:

No.	Description	Date
1	ARB Submittal	05/01/2025

NOT FOR CONSTRUCTION

General Notes:

Contractor to field verify all dimensions, levels and datums prior to starting the work. Any discrepancies or omissions shall be reported to the General Contractor and/or Architect.

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No work shall be started until plans have been approved by the building inspector and all other agencies having jurisdiction.

Stamp:

WISCONSIN
KEITH C. BARNES
A-11822-5
BROOKLYN, NY
ARCHITECT

Sheet Title:

Cover Sheet & Site Information

Scale: As indicated

Date: 2/5/2025

Sheet No.

A-001

5/1/2025 1:32:04 PM

GENERAL NOTES & DESIGN CRITERIA

1. FIRST FLOOR FINISHED FLOOR = +0' - 0" (EL. +683.67')
2. STRUCTURAL DESIGN - TO BE PROVIDED IN SUBSEQUENT PHASE
3. EXTERIOR DIMENSIONS ARE TO FINISHED FACE OF DRYWALL, FINISHED FACE OF PLYWOOD AT EXTERIOR WALLS AND FINISHED FACE OF CONCRETE FOR FOUNDATION WALL.
4. DESIGN LOADING CRITERIA
   1. ROOF DEAD LOAD = 15 P.S.F.
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   3. TJI RATING NOT LESS THAN 45
   4. LUMBER SUPPLIER OR FLOOR JOIST MANUFACTURER TO SUBMIT STRUCTURAL LAYOUT (JOISTS, BEAMS, TRUSSES, HEADERS, POINT LOADS, ETC.) TO KCB BUILDINGS FOR REVIEW & APPROVAL PRIOR TO DELIVERY & INSTALLATION.
   5. SEE WALL BRACING WORKSHEET & COORDINATE

TRUSS MANUFACTURER:
ARCHITECT MUST HAVE THE OPPORTUNITY TO REVIEW TRUSS LAYOUT FROM TRUSS MANUFACTURER PRIOR TO ORDERING OF TRUSSES BY BUILDER.

STRUCTURAL LAYOUTS AND SIZING BASED OFF OF ABOVE ROOF LAYOUT. TRUSS MANUFACTURER RESPONSIBLE FOR MOST EFFICIENT AND BEST ROOF PERFORMANCE. ANY NECESSARY DEVIATIONS WILL ALTER POINT LOADS, LOCATIONS AND OVERALL STRUCTURAL PERFORMANCE. THEREFORE NOTICE MUST BE GIVEN TO ARCHITECT TO REVISE STRUCTURAL PACKAGE AFFECTED AS NECESSARY.

TRUSS MANUFACTURER RESPONSIBLE FOR TRUSS LAYOUT AND STRUCTURAL PERFORMANCE.

CEILING HEIGHTS:
BASEMENT: 9'-0"
1ST FLOOR: 9'-0"
2ND FLOOR: 8'-6"

FLOOR PLAN LEGEND

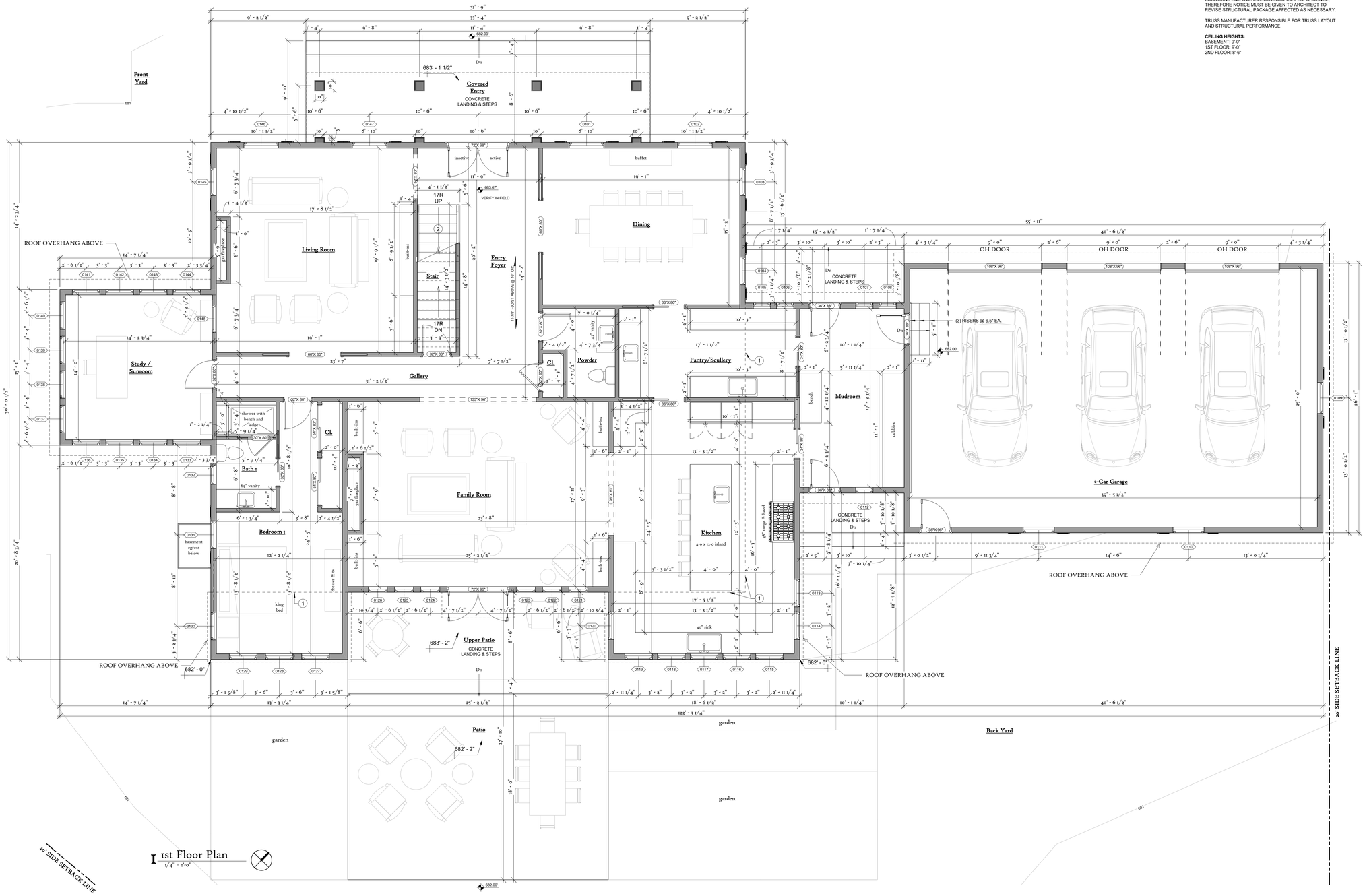
WOOD STUD FRAMED WALL W/ STUDS @ 16" O.C. (2X6 EXTERIOR / 2X4 INTERIOR)

(10' X 10') NEW DOOR & OPENING

(0000) NEW WINDOW & OPENING

FLOOR PLAN KEYED NOTES

1. LINE OF EXTERIOR FACE OF EXTERIOR WALL ABOVE - PROVIDE FLUSH BEAM AS REQUIRED
2. FINISHED WOOD FRAMED STAIR W/ 36" HANDRAIL ON EA. SIDE



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WISCONSIN
KEITH C. BARNES
A-11822-5
BROOKLYN, NY
ARCHITECT

Sheet Title:

First Floor Plan

Scale	1/4" = 1'-0"
Date	2/5/2025

Sheet No.

A-101

5/1/2025 1:23:00 PM

GENERAL NOTES & DESIGN CRITERIA

1. FIRST FLOOR FINISHED FLOOR = +0' - 0" (EL. +683.67')
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FLOOR PLAN LEGEND

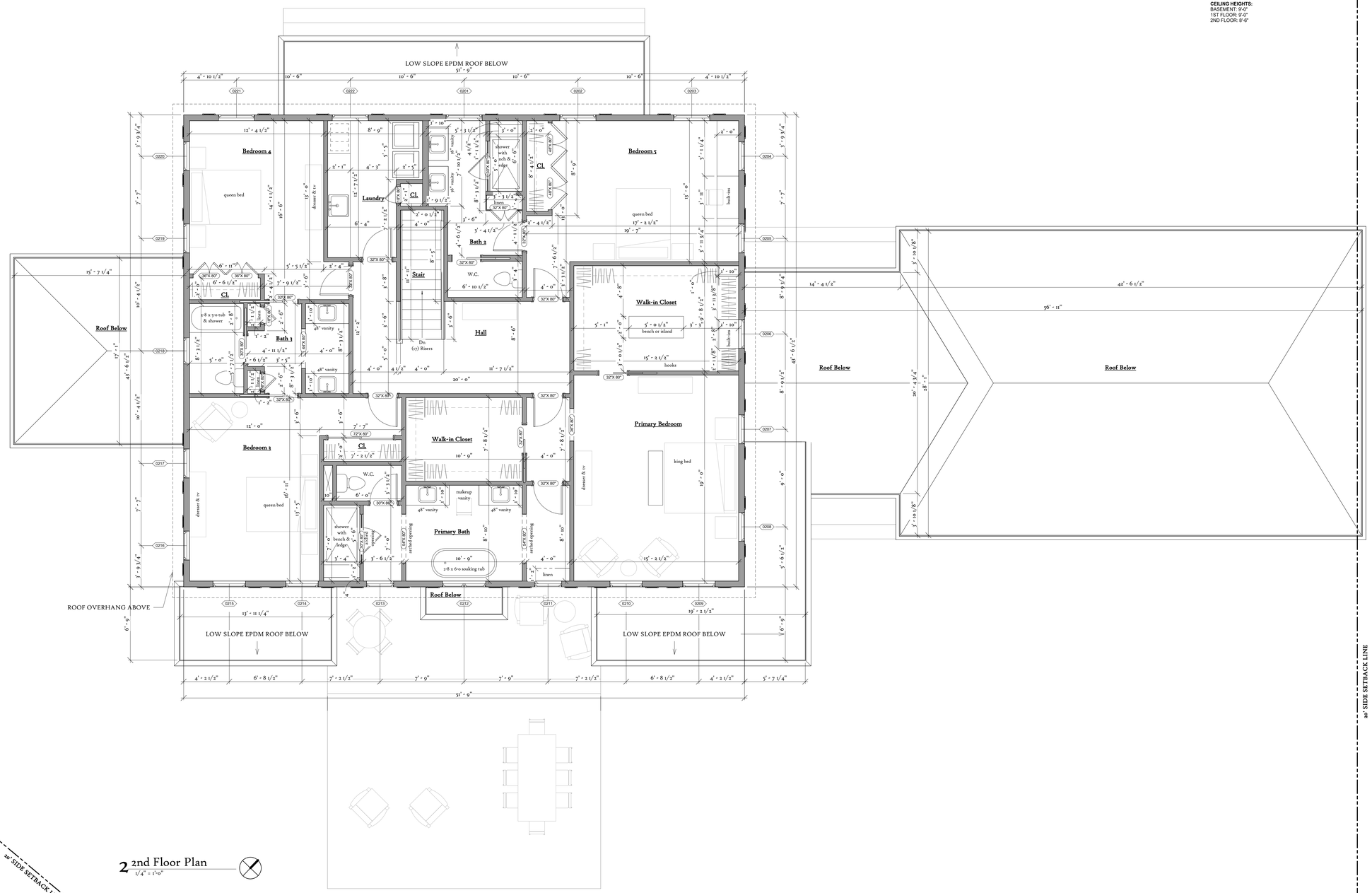
WOOD STUD FRAMED WALL W/ STUDS @ 16" O.C. (2X6 EXTERIOR / 2X4 INTERIOR)

90" X 80" NEW DOOR & OPENING

0000 NEW WINDOW & OPENING

FLOOR PLAN KEYED NOTES

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2. FINISHED WOOD FRAMED STAIR W/ 36" HANDRAIL ON EA. SIDE



2 2nd Floor Plan
1/4" = 1'-0"

ARCHITECT:

KCB
ARCHITECTURE & DESIGN
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Milwaukee, WI 53202
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admin@kcbbuildings.com

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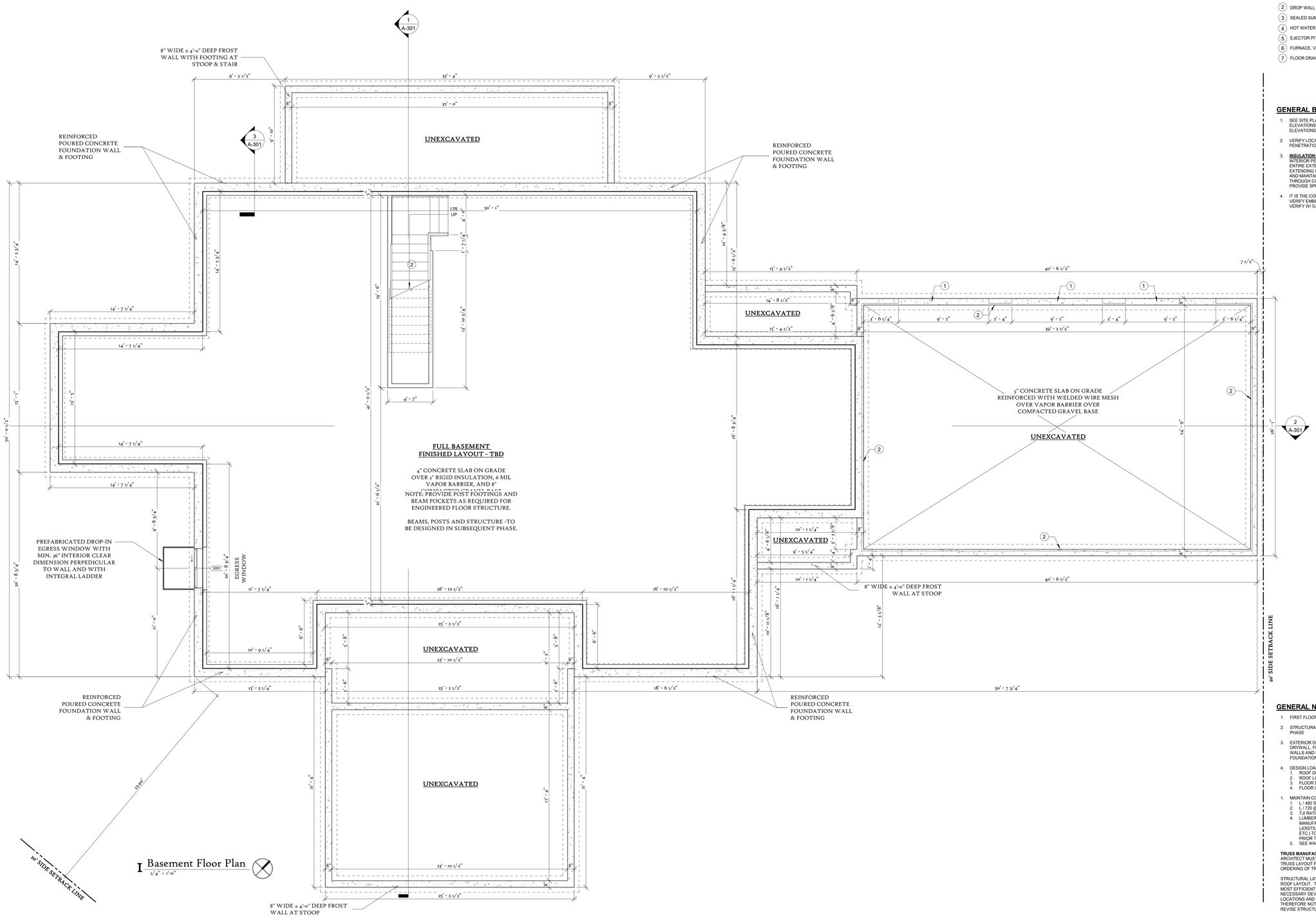
Stamp:

WISCONSIN
KEITH C. BARNES
A-11822-5
BROOKLYN, NY
ARCHITECT

Sheet Title:
2nd Floor Plan

Scale 1/4" = 1'-0"
Date 2/5/2025
Sheet No. A-102

5/5/2025 1:27:09 PM



I Basement Floor Plan
1/4" = 1'-0"

BASEMENT PLAN LEGEND

- POURED CONCRETE FOUNDATION WALL
- WOOD FRAMED WALL
- WOOD FRAMED INSULATED WALL
- 00"X 00" — NEW DOOR & OPENING
- 0000 — NEW WINDOW & OPENING

BASEMENT PLAN KEYED NOTES

1. TOP OF FOUNDATION WALL AT GARAGE TO EXTEND 4" ABOVE THE HIGH POINT OF THE SLAB (POURED LEVEL) WITH 2" SLAB LEDGE DROPPED BENEATH SLAB (FOLLOWING SLOPE OF SLAB)
2. DROP WALL TOP OF WALL AT GARAGE DOOR
3. SEALED SUMP PUMP
4. HOT WATER HEATER
5. EJECTOR PIT/PUMP, IF REQUIRED
6. FURNACE, VERIFY LOCATION
7. FLOOR DRAIN, VERIFY LOCATION

GENERAL BASEMENT/FOUNDATION NOTES

1. SEE SITE PLAN, ELEVATIONS AND SECTIONS FOR FLOOR ELEVATIONS. COORDINATE FINAL FLOOR AND TOP OF WALL ELEVATIONS IN FIELD WITH G.C.
2. VERIFY LOCATION OF ALL MECHANICAL EQUIPMENT AND PENETRATIONS W/ GC
3. **INSULATION:** PROVIDE CONTINUOUS R-15 FURRING WALL AT INTERIOR PER WALL SECTION AND 2" RIGID INSULATION AT ENTIRE EXTERIOR PERIMETER OF FOUNDATION WALL EXTENDING FROM FOOTING TO TOP OF WALL. TAPE JOINTS AND MAINTAIN INTEGRITY OF CONTINUOUS INSULATION THROUGH COMPLETION OF BACKFILL AND FINAL GRADING. PROVIDE SPRAYED FOAM INSULATION AT ALL BOX SILLS, TYP.
4. IT IS THE CONCRETE CONTRACTORS RESPONSIBILTY TO VERIFY EMBEDDED CONNECTIONS NEEDED FOR TIE DOWNS. VERIFY W/ G.C.

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ARCHITECT:

KCB
ARCHITECTURE & DESIGN

400 E. Wisconsin Ave. #205
Milwaukee, WI 53202
(414) 261-8956
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Stamp:

WISCONSIN
KEITH C. BARNES
A-11822-5
BROOKLYN, NY
ARCHITECT

Sheet Title:

Foundation Plan

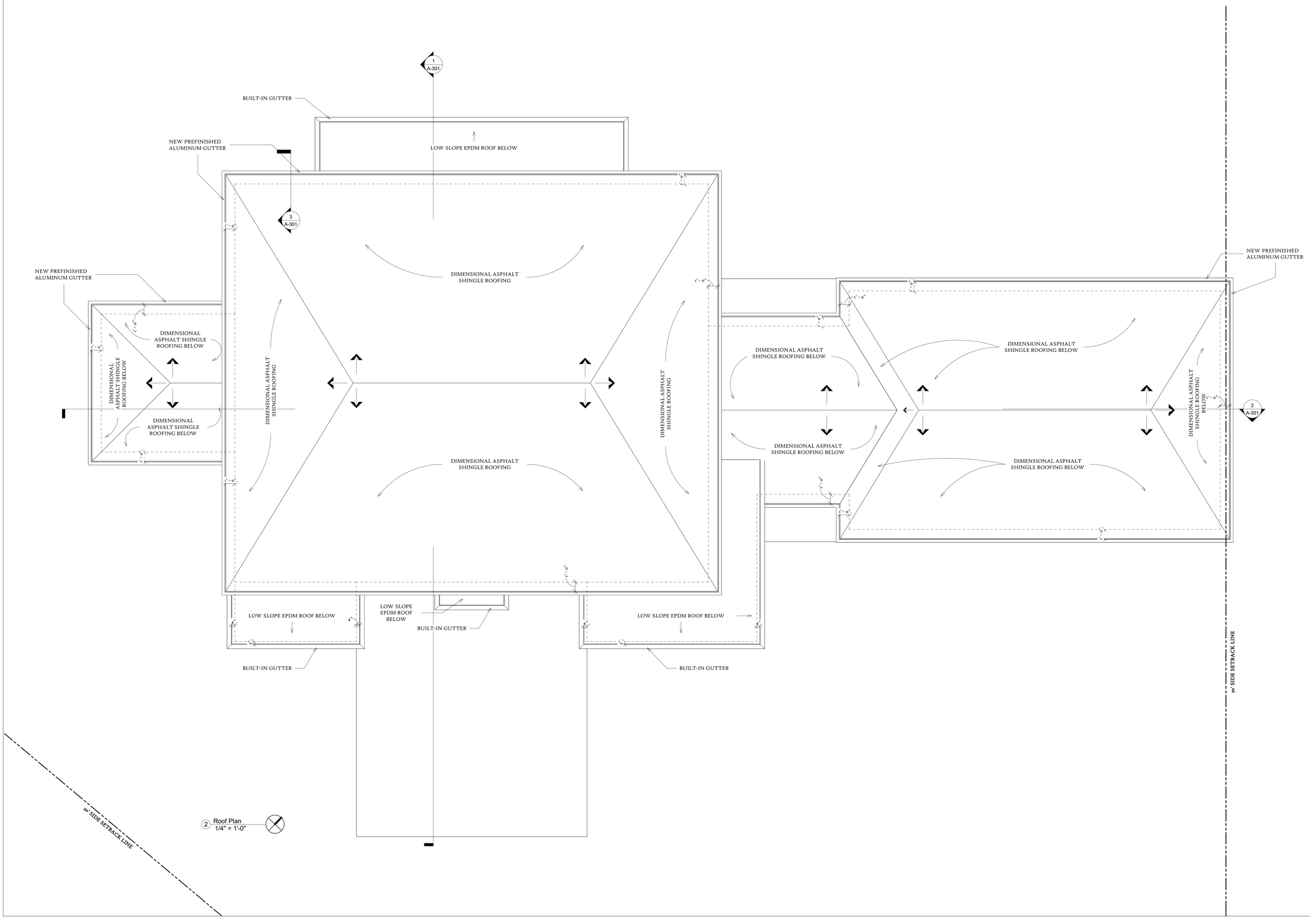
Scale 1/4" = 1'-0"

Date 2/5/2025

Sheet No.

A-103

5/1/2025 1:53:14 PM



ARCHITECT:

KCB
ARCHITECTURE
& DESIGN

400 E. Wisconsin Ave. #205
Milwaukee, WI 53202
(414) 261-8956
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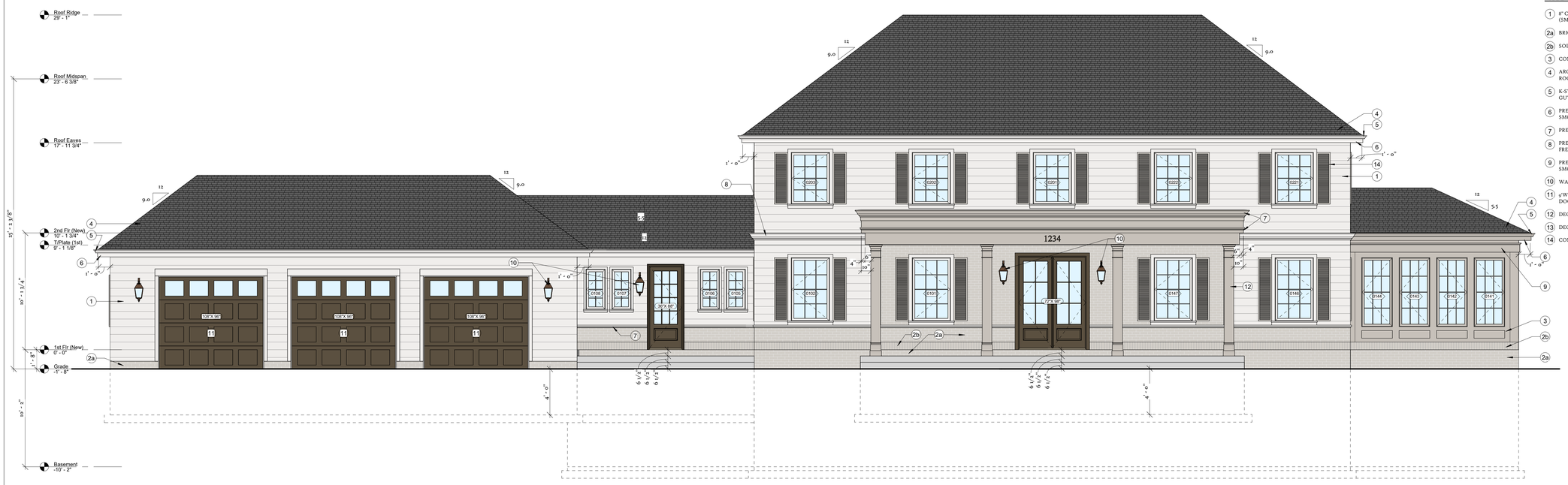
WISCONSIN
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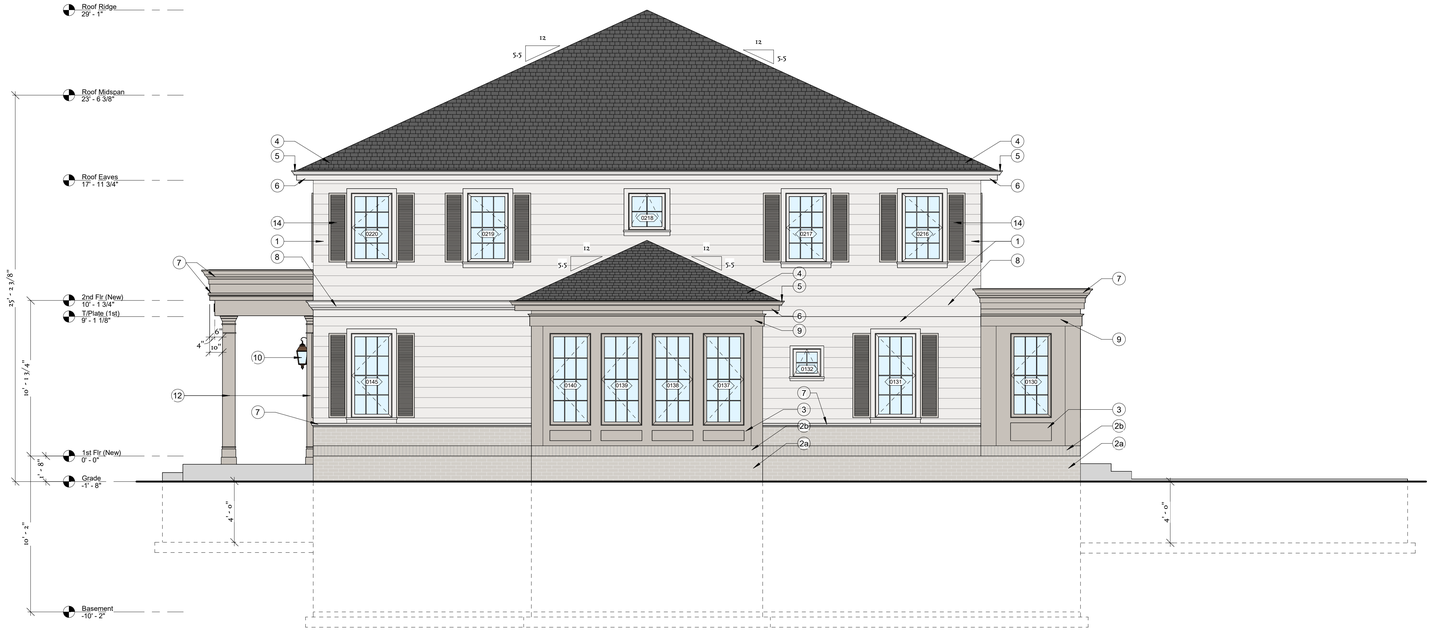
Roof Plan

Scale	1/4" = 1'-0"
Date	2/5/2025
Sheet No.	A-104

5/1/2025 12:51:16 PM



1 West (Front) Elevation
1/4" = 1'-0"



3 South (Side) Elevation
1/4" = 1'-0"

EXTERIOR GENERAL NOTES

1. FINAL DOWNSPOUT LOCATIONS TBD W/ GC IN ACCORDANCE WITH SITE DRAINAGE PLAN.

EXTERIOR KEYED NOTES

1. 8" COMPOSITE HORIZONTAL SHIPLAP SIDING (SMOOTH, TRU-EXTERIOR OR LP), PAINTED
2a. BRICK AND MORTAR
2b. SOLDIER COURSE BRICK AND MORTAR
3. COMPOSITE SMOOTH (LP) PANEL AND TRIM
4. ARCHITECTURAL DIMENSIONAL ASPHALT ROOF SHINGLES
5. K-STYLE SEAMLESS PREFINISHED ALUMINUM GUTTER
6. PREFINISHED LP SMARTSIDE FASCIA BOARD - SMOOTH
7. PREFINISHED COMPOSITE MOULDING (AZEK)
8. PREFINISHED LP SMARTSIDE MOULDING FREIZE BOARD
9. PREFINISHED LP SMARTSIDE TRIM BOARD - SMOOTH
10. WALL SCONCES TO BE SELECTED BY OWNER
11. 9'W X 8'H COMPOSITE OVERLAY GARAGE DOOR
12. DECORATIVE COLUMN WRAP (LP SMOOTH)
13. DECORATIVE WOOD BRACKET
14. COMPOSITE WINDOW SHUTTER, PAINTED

Window Schedule

Tag	Window Type	Height	Width	Sill Height	Head Height	Notes
0001	Window-Sliding-Double	4' - 0"	4' - 0"	4' - 0"	8' - 0"	1
0101	Window-Casement-Single	5' - 6"	3' - 4"	2' - 6"	8' - 0"	
0102	Window-Casement-Single	5' - 6"	3' - 4"	2' - 6"	8' - 0"	
0103	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0104	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0105	Window-Casement-Single	3' - 6"	1' - 8"	3' - 6"	7' - 0"	
0106	Window-Casement-Single	3' - 6"	1' - 8"	3' - 6"	7' - 0"	
0107	Window-Casement-Single	3' - 6"	1' - 8"	3' - 6"	7' - 0"	
0108	Window-Casement-Single	3' - 6"	1' - 8"	3' - 6"	7' - 0"	
0109	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0110	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0111	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0112	Window-Casement-Single	3' - 6"	1' - 8"	3' - 6"	7' - 0"	
0113	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0114	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0115	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0116	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0117	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0118	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0119	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0120	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0121	Window-Casement-Single	5' - 6"	1' - 10"	2' - 6"	8' - 0"	
0122	Window-Casement-Single	5' - 6"	1' - 10"	2' - 6"	8' - 0"	
0123	Window-Casement-Single	5' - 6"	1' - 10"	2' - 6"	8' - 0"	
0124	Window-Casement-Single	5' - 6"	1' - 10"	2' - 6"	8' - 0"	
0125	Window-Casement-Single	5' - 6"	1' - 10"	2' - 6"	8' - 0"	
0126	Window-Casement-Single	5' - 6"	1' - 10"	2' - 6"	8' - 0"	
0127	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0128	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0129	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0130	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0131	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0132	Window-Awning-Single	1' - 10"	1' - 10"	5' - 2"	7' - 0"	
0133	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0134	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0135	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	

Window Schedule

Tag	Window Type	Height	Width	Sill Height	Head Height	Notes
0136	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0137	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0138	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0139	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0140	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0141	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0142	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0143	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0144	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0145	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0146	Window-Casement-Single	5' - 6"	3' - 4"	2' - 6"	8' - 0"	
0147	Window-Casement-Single	5' - 6"	3' - 4"	2' - 6"	8' - 0"	
0148	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0201	Window-Casement-Single	4' - 6"	3' - 4"	2' - 6"	7' - 0"	
0202	Window-Casement-Single	4' - 6"	3' - 4"	2' - 6"	7' - 0"	
0203	Window-Casement-Single	4' - 6"	3' - 4"	2' - 6"	7' - 0"	
0204	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0205	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0206	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0207	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0208	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0209	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0210	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0211	Window-Casement-Single	4' - 6"	2' - 6"	2' - 6"	7' - 0"	
0212	Window-Casement-Double	4' - 6"	4' - 0"	2' - 6"	7' - 0"	
0213	Window-Casement-Single	4' - 6"	2' - 6"	2' - 6"	7' - 0"	
0214	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0215	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0216	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0217	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0218	Window-Awning-Single	2' - 5"	2' - 5"	4' - 7"	7' - 0"	
0219	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0220	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0221	Window-Casement-Single	4' - 6"	3' - 4"	2' - 6"	7' - 0"	
0222	Window-Casement-Single	4' - 6"	3' - 4"	2' - 6"	7' - 0"	

Grand total: 71

GENERAL WINDOW SCHEDULE NOTES:

1. VERIFY ALL ROUGH OPENING DIMENSIONS WITH SELECTED WINDOW MANUFACTURER. BASIS OF DESIGN WINDOW MFGR: MARVIN ULTIMATE

2. ALL GLASS SHALL BE DOUBLE PANE ARGON INSULATED GLASS UNITS WITH CLEAR LOW-E COATING.

3. PROVIDE TEMPERED/SAFETY GLASS WHERE REQUIRED BY CODE.

4. PRIMARY WINDOWS IN BEDROOMS MUST PROVIDE A MIN. NET CLEAR OPENING OF THE OPERABLE SASH OF 22" HEIGHT BY 20" WIDE. THE NET CLEAR OPENING SHALL NOT BE LESS THAN 4 SF. THE SILL HT. SHALL BE MAX 44" AFF.

5. SEE ELEVATIONS FOR FIXED OR OPERABLE WINDOW DESIGNATIONS.

6. GRIDS/DIVIDED LITES TO BE PROVIDED WHERE SHOWN.

WINDOW SCHEDULE NOTES:

1. FIELD VERIFY ALL OPENING SIZES PRIOR TO ORDERING
2. CONTRACTOR TO CONFIRM ACTUAL ROUGH OPENING SIZES FROM WINDOW ORDER SHEET

ARCHITECT:

KCB
ARCHITECTURE & DESIGN

400 E. Wisconsin Ave. #205
Milwaukee, WI 53202
(414) 261-8956
admin@kcbbuildings.com

INTERIOR DESIGN:

CONTRACTOR:

PROJECT:

New Two Story Residence - North Gray Log Lane - Fox Point

OWNER:

Robert Schafer Construction LLC

PROJECT ADDRESS:

8120 North Gray Log Lane
Fox Point, WI 53217

Drawing Issuance Schedule:

No.	Description	Date
1	ARB Submittal	05/01/2025

NOT FOR CONSTRUCTION

General Notes:

Contractor to field verify all dimensions, levels and datums prior to starting the work. Any discrepancies or omissions shall be reported to the General Contractor and/or Architect.

All work shall be done in compliance with local codes, ordinances, rules and regulations.

No work shall be started until plans have been approved by the building inspector and all other agencies having jurisdiction.

Stamp:

WISCONSIN
KEITH C. BARNES
A-11822-5
BROOKLYN, WI
ARCHITECT

Sheet Title:

Exterior Elevations

Scale 1/4" = 1'-0"

Date 2/5/2025

Sheet No.

A-201

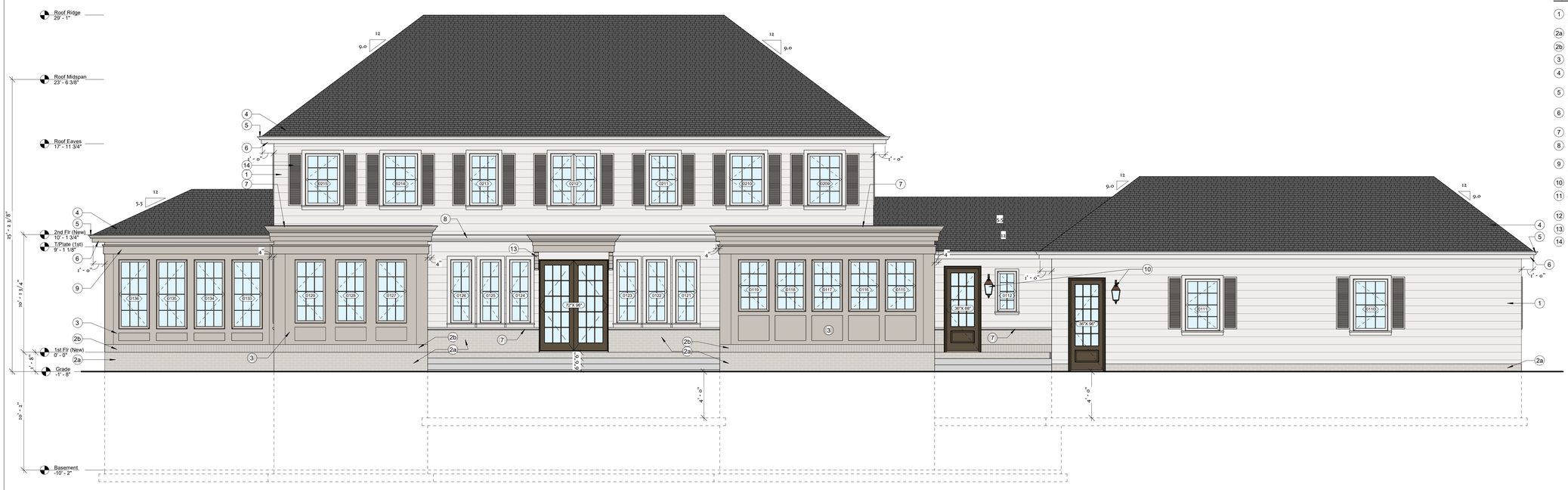
5/1/2025 10:31:10 PM

EXTERIOR GENERAL NOTES

1. FINAL DOWNSPOUT LOCATIONS TBD W/ GC IN ACCORDANCE WITH SITE DRAINAGE PLAN.

EXTERIOR KEYED NOTES

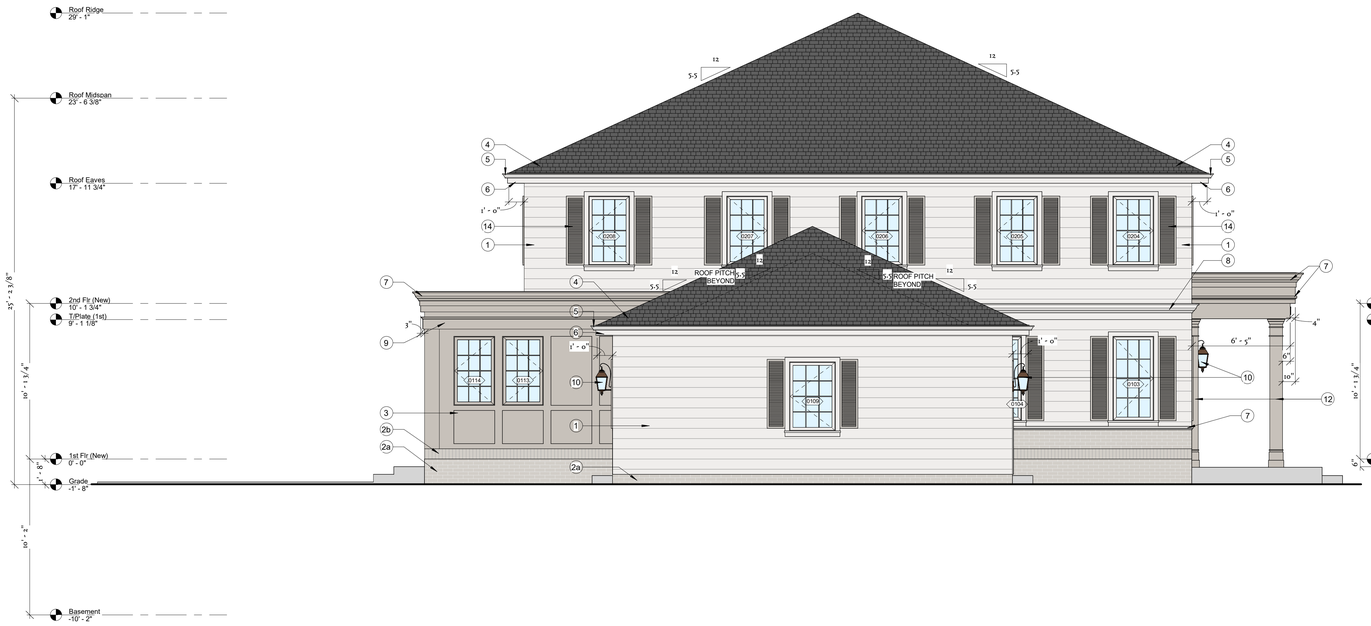
1. 8" COMPOSITE HORIZONTAL SHIPLAP SIDING (SMOOTH, TRU-EXTERIOR OR LP), PAINTED
2a. BRICK AND MORTAR
2b. SOLDIER COURSE BRICK AND MORTAR
3. COMPOSITE SMOOTH (LP) PANEL AND TRIM
4. ARCHITECTURAL DIMENSIONAL ASPHALT ROOF SHINGLES
5. K-STYLE SEAMLESS PREFINISHED ALUMINUM GUTTER
6. PREFINISHED LP SMARTSIDE FASCIA BOARD - SMOOTH
7. PREFINISHED COMPOSITE MOULDING (AZEK)
8. PREFINISHED LP SMARTSIDE MOULDING FREIZE BOARD
9. PREFINISHED LP SMARTSIDE TRIM BOARD - SMOOTH
10. WALL SCONCES TO BE SELECTED BY OWNER
11. 9'W X 8'H COMPOSITE OVERLAY GARAGE DOOR
12. DECORATIVE COLUMN WRAP (LP SMOOTH)
13. DECORATIVE WOOD BRACKET
14. COMPOSITE WINDOW SHUTTER, PAINTED



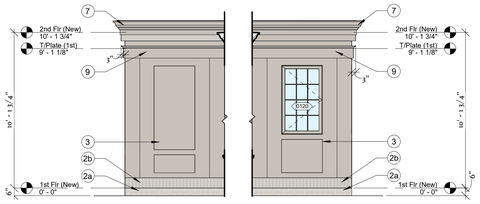
2 East (Rear) Elevation
1/4" = 1'-0"

Window Schedule						
Tag	Window Type	Height	Width	Sill Height	Head Height	Notes
0001	Window-Sliding-Double	4' - 0"	4' - 0"	4' - 0"	8' - 0"	1
0101	Window-Casement-Single	5' - 6"	3' - 4"	2' - 6"	8' - 0"	
0102	Window-Casement-Single	5' - 6"	3' - 4"	2' - 6"	8' - 0"	
0103	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0104	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0105	Window-Casement-Single	3' - 6"	1' - 8"	3' - 6"	7' - 0"	
0106	Window-Casement-Single	3' - 6"	1' - 8"	3' - 6"	7' - 0"	
0107	Window-Casement-Single	3' - 6"	1' - 8"	3' - 6"	7' - 0"	
0108	Window-Casement-Single	3' - 6"	1' - 8"	3' - 6"	7' - 0"	
0109	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0110	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0111	Window-Casement-Single	4' - 6"	3' - 0"	3' - 6"	8' - 0"	
0112	Window-Casement-Single	3' - 6"	1' - 8"	3' - 6"	7' - 0"	
0113	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0114	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0115	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0116	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0117	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0118	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0119	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0120	Window-Casement-Single	4' - 6"	2' - 8"	3' - 6"	8' - 0"	
0121	Window-Casement-Single	5' - 6"	1' - 10"	2' - 6"	8' - 0"	
0122	Window-Casement-Single	5' - 6"	1' - 10"	2' - 6"	8' - 0"	
0123	Window-Casement-Single	5' - 6"	1' - 10"	2' - 6"	8' - 0"	
0124	Window-Casement-Single	5' - 6"	1' - 10"	2' - 6"	8' - 0"	
0125	Window-Casement-Single	5' - 6"	1' - 10"	2' - 6"	8' - 0"	
0126	Window-Casement-Single	5' - 6"	1' - 10"	2' - 6"	8' - 0"	
0127	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0128	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0129	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0130	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0131	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0132	Window-Awning-Single	1' - 10"	1' - 10"	5' - 2"	7' - 0"	
0133	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0134	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0135	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	

Window Schedule						
Tag	Window Type	Height	Width	Sill Height	Head Height	Notes
0136	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	1
0137	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0138	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0139	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0140	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0141	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0142	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0143	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0144	Window-Casement-Single	6' - 0"	2' - 8"	2' - 0"	8' - 0"	
0145	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0146	Window-Casement-Single	5' - 6"	3' - 4"	2' - 6"	8' - 0"	
0147	Window-Casement-Single	5' - 6"	3' - 4"	2' - 6"	8' - 0"	
0148	Window-Casement-Single	5' - 6"	2' - 8"	2' - 6"	8' - 0"	
0201	Window-Casement-Single	4' - 6"	3' - 4"	2' - 6"	7' - 0"	
0202	Window-Casement-Single	4' - 6"	3' - 4"	2' - 6"	7' - 0"	
0203	Window-Casement-Single	4' - 6"	3' - 4"	2' - 6"	7' - 0"	
0204	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0205	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0206	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0207	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0208	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0209	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0210	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0211	Window-Casement-Single	4' - 6"	2' - 6"	2' - 6"	7' - 0"	
0212	Window-Casement-Double	4' - 6"	4' - 0"	2' - 6"	7' - 0"	
0213	Window-Casement-Single	4' - 6"	2' - 6"	2' - 6"	7' - 0"	
0214	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0215	Window-Casement-Single	4' - 6"	3' - 0"	2' - 6"	7' - 0"	
0216	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0217	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0218	Window-Awning-Single	2' - 5"	2' - 5"	4' - 7"	7' - 0"	
0219	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0220	Window-Casement-Single	4' - 6"	2' - 8"	2' - 6"	7' - 0"	
0221	Window-Casement-Single	4' - 6"	3' - 4"	2' - 6"	7' - 0"	
0222	Window-Casement-Single	4' - 6"	3' - 4"	2' - 6"	7' - 0"	
Grand total: 71						



1 North (Side) Elevation
1/4" = 1'-0"



4 Rear Patio - Partial South
1/4" = 1'-0"

3 Rear Patio - Partial North
1/4" = 1'-0"

GENERAL WINDOW SCHEDULE NOTES:

1. VERIFY ALL ROUGH OPENING DIMENSIONS WITH SELECTED WINDOW MANUFACTURER. BASIS OF DESIGN WINDOW MFGR: MARVIN ULTIMATE
2. ALL GLASS SHALL BE DOUBLE PANE ARGON INSULATED GLASS UNITS WITH CLEAR LOW-E COATING.
3. PROVIDE TEMPERED/SAFETY GLASS WHERE REQUIRED BY CODE.
4. PRIMARY WINDOWS IN BEDROOMS MUST PROVIDE A MIN. NET CLEAR OPENING OF THE OPERABLE SASH OF 22" HEIGHT BY 20" WIDE. THE NET CLEAR OPENING SHALL NOT BE LESS THAN 4 SF. THE SILL HT. SHALL BE MAX 44" AFF.
5. SEE ELEVATIONS FOR FIXED OR OPERABLE WINDOW DESIGNATIONS.
6. GRIDS/DIVIDED LITES TO BE PROVIDED WHERE SHOWN.

WINDOW SCHEDULE NOTES:

1. FIELD VERIFY ALL OPENING SIZES PRIOR TO ORDERING
2. CONTRACTOR TO CONFIRM ACTUAL ROUGH OPENING SIZES FROM WINDOW ORDER SHEET

WINDOW SCHEDULE KEYED NOTES:

1. EGRESS WINDOW - VERIFY W/ MFGR THAT MINIMUM 20"X24" CLEAR OPENING IS PROVIDED.

ARCHITECT:

KCB
ARCHITECTURE & DESIGN

400 E. Wisconsin Ave. #205
Milwaukee, WI 53202
(414) 261-8956
admin@kcbbuildings.com

INTERIOR DESIGN:

CONTRACTOR:

PROJECT:

New Two Story Residence - North Gray Log Lane - Fox Point

OWNER:

Robert Schafer Construction LLC

PROJECT ADDRESS:

8120 North Gray Log Lane
Fox Point, WI 53217

Drawing Issuance Schedule:

No.	Description	Date
1	ARB Submittal	05/01/2025

NOT FOR CONSTRUCTION

General Notes:

Contractor to field verify all dimensions, levels and datums prior to starting the work. Any discrepancies or omissions shall be reported to the General Contractor and/or Architect.

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Stamp:

WISCONSIN
KEITH C. BARNES
A-11822-5
BROOKLYN,
ARCHITECT

Sheet Title:

Exterior Elevations

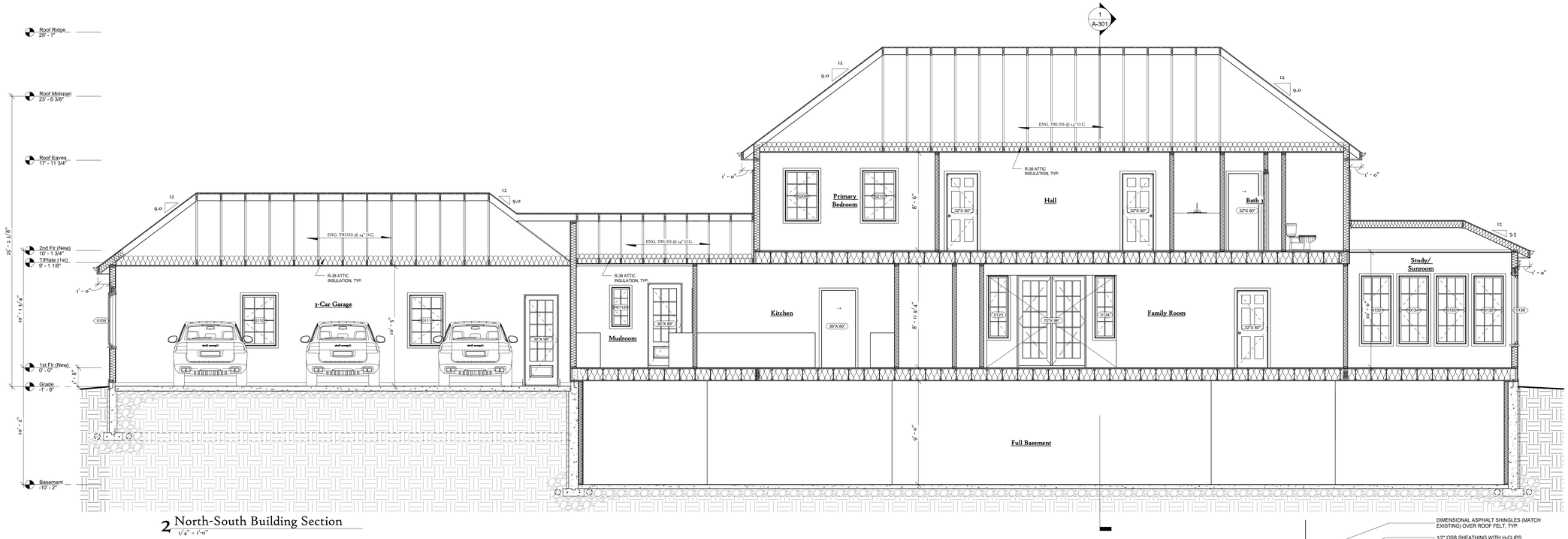
Scale 1/4" = 1'-0"

Date 2/5/2025

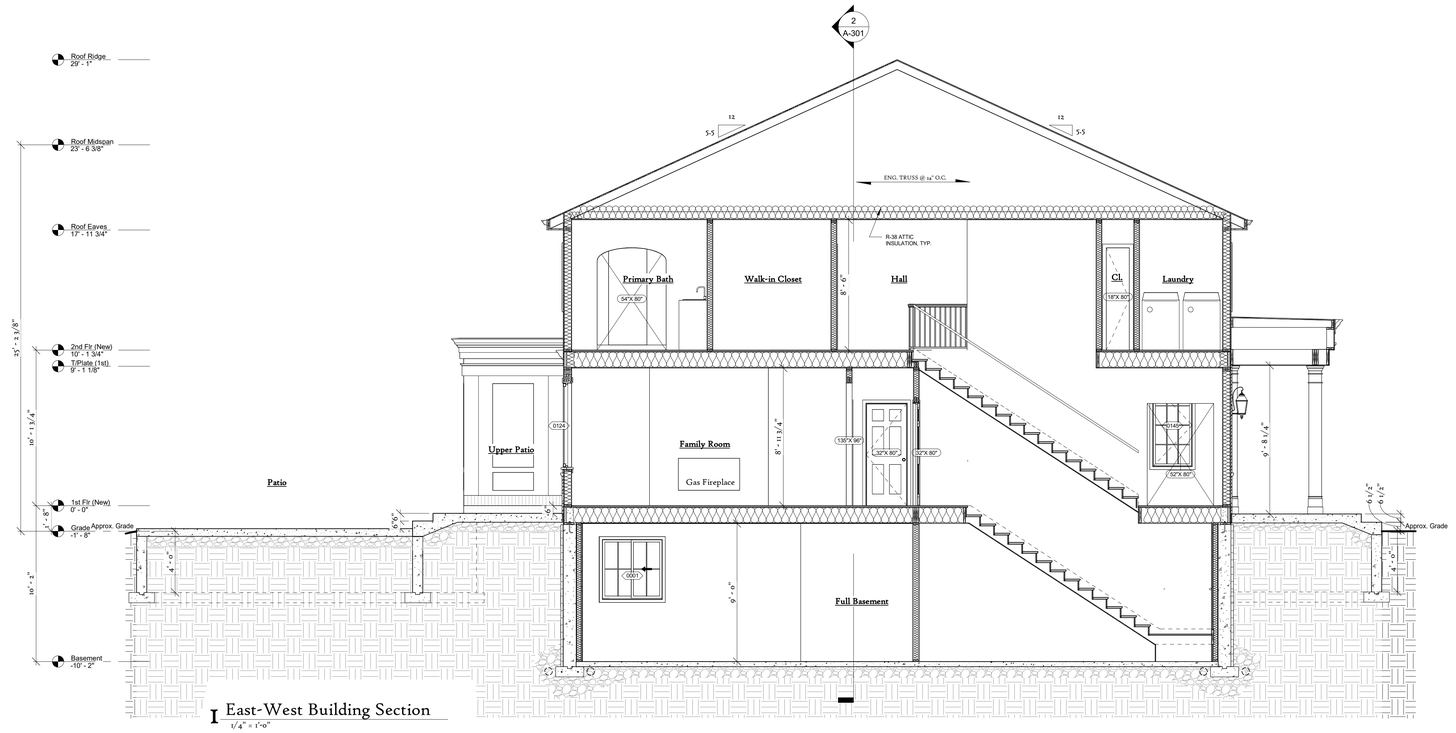
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A-202

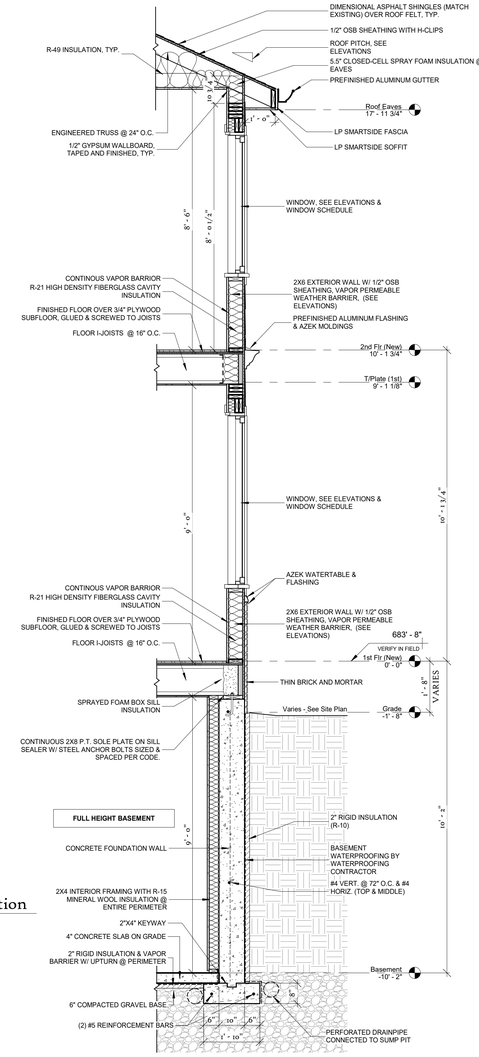
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2 North-South Building Section
1/4" = 1'-0"



1 East-West Building Section
1/4" = 1'-0"



3 Wall Section
1/2" = 1'-0"

ARCHITECT:

KCB
ARCHITECTURE & DESIGN

400 E. Wisconsin Ave. #205
Milwaukee, WI 53202
(414) 261-8956
admin@kcbbuildings.com

INTERIOR DESIGN:

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8120 North Gray Log Lane
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Drawing Issuance Schedule:

No.	Description	Date
1	ARB Submittal	05/01/2025

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Stamp:

WISCONSIN
KEITH C. BARNES
A-11822-5
BROOKLYN, NY
ARCHITECT

Sheet Title:

Building Sections & Wall Section

Scale	As indicated
Date	2/5/2025

Sheet No.

A-301

5/1/2025 12:51:58 PM