



VILLAGE OF LAKE NEBAGAMON

Type of application:

- | | |
|---|---|
| <input type="checkbox"/> Building Permit – Regular | <input type="checkbox"/> Driveway/Culvert Permit |
| <input type="checkbox"/> Building Permit - Variance | <input type="checkbox"/> Fence Permit |
| <input type="checkbox"/> Conditional Use Permit | <input type="checkbox"/> Sign Permit |
| <input type="checkbox"/> Change in Zoning | <input type="checkbox"/> Wood Burning Furnace (outdoor) |

Permit Process

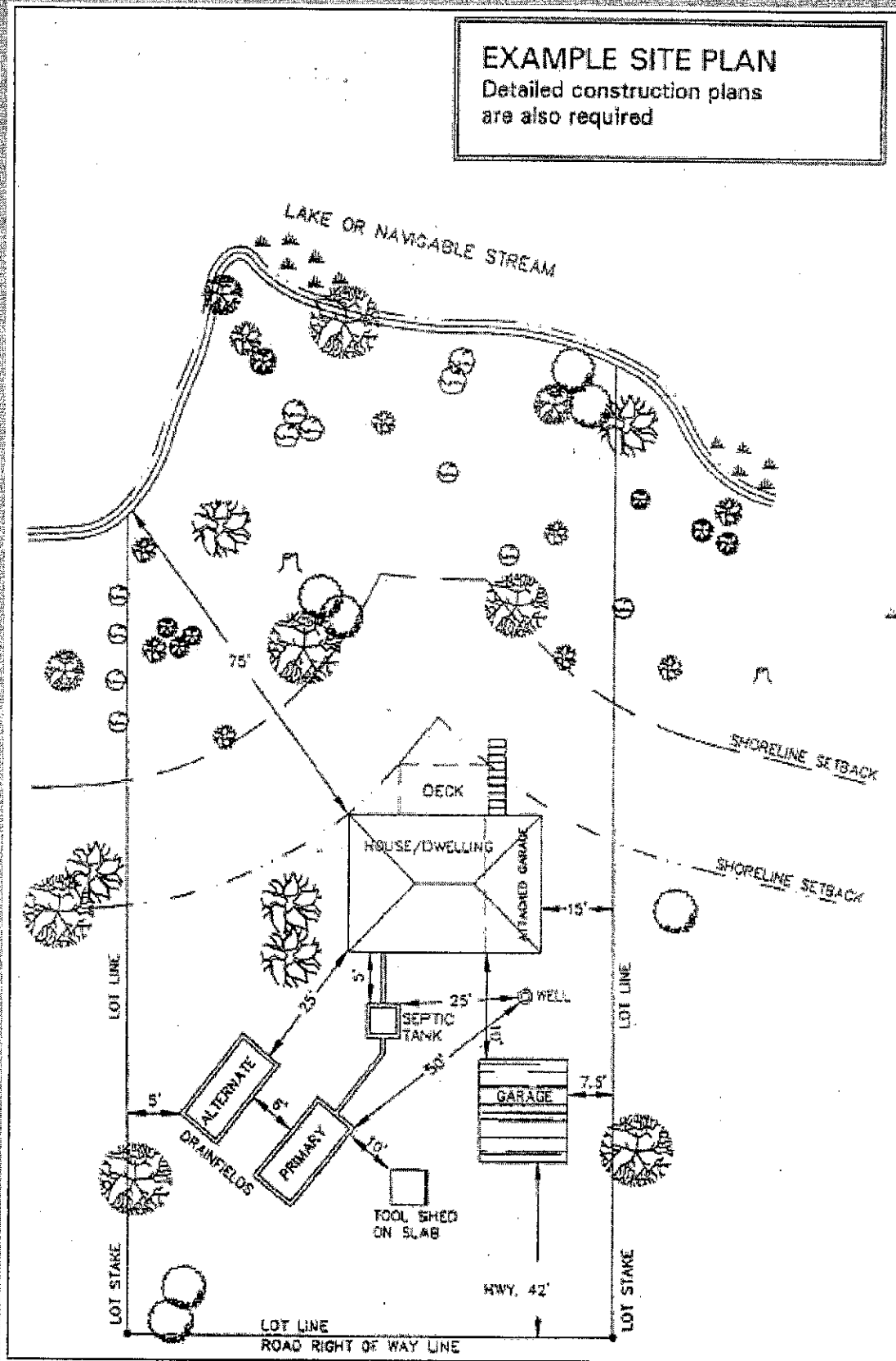
1. Get a permit application at the Village office.
2. Fill out the application completely, including a detailed site plan.
3. Turn application in to the Village office.
4. Zoning Coordinator checks application for completion and if set backs are met.
5. If a nonconforming lot or conditional use application, attend a meeting of the Planning and Zoning Commission to work out conditions or mitigation.
6. If approved by P & Z Commission, pay the permit fee and receive permit. If not approved by the P & Z you may apply for a variance.
7. Fill out a variance form completely and turn into Village office. Attend the set meeting of the Zoning Board of Appeals, for granting of a variance. If granted, pay the permit fee and receive the permit. If not rethink your plans.
8. If application does not meet setbacks, a variance application will be given to property owner to complete and when returned a Zoning Board of Appeals Hearing will be set up.
9. If property is located on lake frontage, a 35 foot buffer from high water mark must be maintained, if removing or relocating trees check with Zoning Coordinator at the Village Office.

FYI – Regular monthly meeting of the Planning & Zoning Commission are held on the 3rd Monday at 6:30 p.m. at the Village Auditorium – downstairs.

ZONING SCHEDULE -- DIMENSIONAL REQUIREMENTS (Retyped 7/28/09)

	R-1	R-2	R-3	RR-1	A-1	I-1	F-1	C-1	C-2
Building Height Limit	35'	35'	35'	35'	35'	60'	35'	35'	35'
Required Lot Area (Acres or Feet) (2)									
a) Within Shorelands	No Sewer 30,000	No Sewer 5 Acres	No Sewer 5 Acres	No Sewer 30,000(3)	-	-	10 Acres	No Sewer 20,000	No Sewer 5,800
b) Outside Shorelands	Sewer 12,500	Sewer 5 Acres	Sewer 5,000(2)	Sewer 30,000	40 acres	-	10 Acres	Sewer 20,000	Sewer 5,800
c) Shoreline Lots	Sewer 30,000	Sewer 5 Acres	Sewer 5,000(2)	Sewer 30,000	-	-	10 Acres	Sewer 20,000	Sewer 5,800
Minimum Lot Width (feet)									
a) Within Shorelands	150	150	150	150	-	-	300	100	50
b) Outside Shorelands	100	150	150	150	-	-	300	100	50
c) Shoreline Lots	150	150	150	150	-	-	300	150	50
Yards Required (feet)									
Front Side	30	30	30	30	100	-	30	10	5
Principal Building	10	10	20	10	20	20	5	10	5(5)
Accessory Building	10	10	30	10	20	20	40	5	5(5)
Rear (18) with Alley	40	40	100	40	100	40	40	20	20
Accessory	10	-	-	-	-	-	-	-	-
Building Floor Area (Ft2)									
3 or more bedrooms	1,000	900	700	700	900	-	700	700	700
2 bedrooms	900	800	600	600	800	2000	600	600	600
1 bedroom	800	700	500	500	700	-	500	600	600
Mobile Home Floor Area (Ft2)									
3 or more bedrooms	-	700	-	-	700	-	-	700	-
2 bedrooms	-	600	-	-	600	-	-	600	-
1 bedroom	-	500	-	-	500	-	-	600	-

1. Unless specified elsewhere in this ordinance or on the official zoning map, the dimensional requirements of this schedule shall apply to the respective listed districts. Requirements for the W-1: Resource Conservation, Sp-1: Shoreland Protection, and PUD: Planned Unit Development are contained in Section 3.0: Zoning Districts Code.
2. Minimum for one-family dwellings; add 2,000 square feet for each additional unit over one.
3. Plus any additional area required by Wisconsin Administrative Code, Section 65.03.
4. No lot shall be created with a length to width ratio greater than three to one.
5. For C-2 building may be constructed on the property line if a firewall is included.
 - A. Building closer than 10 feet to property line must have a firewall. (State code)



Example site plan provided by Langlade County, WI.

**ZONING AND BUILDING SCHEDULED FEES
FOR THE VILLAGE OF LAKE NEBAGAMON**

Commercial/Industrial (state approved plans)	\$400.00
Residences (New homes 1& 2 family)	\$200.00
Garages & Accessory Buildings	\$ 75.00
Shed/Boathouse/Gazebos & Additions or Alterations to existing buildings	\$ 75.00
Sign Permit	\$ 25.00
Fence Permit	\$ 25.00
Conditional Use Permit (Hobby Farm)	\$100.00
Non-Conforming Use Permit	\$100.00
Variances (include Board of Appeals)	\$300.00
Special Meetings-3 rd Monday (Over and above Regular cost)	\$300.00

**FAILURE TO OBTAIN PERMIT BEFORE STARTING WILL RESULT IN
DOUBLE PERMIT FEE OR CITATION!!**

CHAPTER 7

BUILDING REGULATIONS

- §7.01 Uniform Dwelling Code
- §7.02 Flammable Liquids
- §7.03 Fire District Regulations
- §7.04 Penalties
- §7.05 Energy Conservation Code

§7.01 UNIFORM DWELLING CODE

- A. Authority These regulations are adopted under the authority granted by Wis. Stat. § 101:65.
- B. Purpose The purpose of this ordinance is to promote the general health, safety, and welfare and to maintain required local uniformity with the administrative and technical requirements of the Wisconsin Uniform Dwelling Code.
- C. Scope The scope of this ordinance includes the construction and inspection of one and two family dwellings and habitable additions or accessory buildings or attached garages. It does not include boat houses, gazebos or detached garages, they are covered in another section.
- D. Wisconsin Uniform Dwelling Code Adopted The Wisconsin Uniform Dwelling code, chs. comm 20-25 of the Wisconsin Administrative Code, and all amendments thereto, is adopted and incorporated by reference and shall apply to all buildings within the scope of this ordinance.
- E. Building Inspector There is hereby created the position of Building Inspector, (contracted) who shall administer and enforce this ordinance and shall be certified by the Division of Safety and Buildings, as specified by Wis. Stat. § 101.66(2), in the category of Uniform Dwelling Code Construction Inspector. Additionally, this or other assistant inspectors shall possess the certification categories of UDC, HVAC, UDC Electrical, and UDC Plumbing.
- F. Building Permit Fee The building permit fees shall be submitted by contracted inspector and approved by the Village Board.
- G. Penalties The enforcement of this section and all other laws and ordinances relating to building shall be by means of the withholding of building permits, imposition of forfeitures and injunctive action. Forfeitures shall be not less than \$25 nor more than \$1000 for each day of noncompliance.

