



"The Lighthouse Village"

Village Resident Guide



Updated 2025

Contact Information

Village Office

(including Water Utility and Municipal Court)
215 E. Four Mile Rd., Racine, WI 53402
Phone: 262-639-3524 / Fax: 262-639-5727
E-mail: info@windpoint.org / Web: windpoint.org

Wind Point Police Department

4725 Lighthouse Dr., Racine, WI 53402
For Emergencies dial 9-1-1
Non-emergency phone: 262-886-2300
E-mail: police@windpoint.org

Village Hall (Meetings and Municipal Court)

4725 Lighthouse Dr., Racine, WI 53402

Public Works Garage

215 E. Four Mile Rd., Racine, WI 53402
Phone: 262-639-3560

Johns Disposal

107 Highway U, Whitewater, WI 53190
Phone: 262-473-4700 / Web: johnsdisposal.com

Caledonia Fire/EMS

6900 Nicholson Road, Caledonia, Wisconsin 53108
For emergencies dial 9-1-1
Non-emergency dispatch phone: 262-886-2300
E-mail: cfidsec@caledoniawifd.com

Caledonia Sewer Utility

333 4 1/2 Mile Rd., Caledonia, WI 53402
Phone: 262-681-3900

*Aerial photograph on the cover courtesy of WisconsinAerial.com.
Village Resident Guide designed and written by Village Office staff.*

Elected Representatives

Alison McCulloch- Village President

Term 2025-2027

Email: a.mcculloch@windpoint.org

Phone Number: 262-752-1076

Committee Member of:

Chair of Plan Commission

Chair of Board of Health

Member of Personnel, Finance, Insurance

Member of Parks, Recreation, Facilities, and Lighthouse

Member of Board of Review

Trustee James Westfall

Term 2025-2027

Email: j.westfall@windpoint.org

Phone Number: 414-218-3749

Committee Member of:

Member of Public Safety Committee

Member of Communications and Community Relations

Member of Board of Review

Member of Board of Health

Trustee Linda Johnson

Term 2025-2027

Email: l.johnson@windpoint.org

Phone Number: 262-488-3322

Committee Member of:

Chair of Parks, Recreation, Facilities, and Lighthouse

Member of Communication and Community Relations

Member of Board of Review

Member of Board of Health

Trustee Charlie Manning

Term 2025-2027

Email: c.manning@windpoint.org

Phone Number: 262-994-2134

Committee Member of:

Chair of Communication and Community Relations

Member of Parks, Recreation, Facilities, and Lighthouse

Member of Board of Review

Member of Board of Health

Trustee Herb Beighley

Term 2023-2025

Email: h.beighley@windpoint.org

Phone Number: 262-497-1487

Committee Member of:

Chair of Public Works, Utility, Environment

Member of Public Safety Committee

Member of Board of Review

Member of Board of Health

Trustee Robert Loppnow

Term 2024-2026

Email: r.loppnow@windpoint.org

Phone Number: 262-822-0058

Committee Member of:

Chair of Personnel, Finance, Insurance

Chair of Architectural Review Board

Member of Public Works, Utility, Environment

Member of Board of Review

Member of Board of Health

Trustee Carmen Gaspero

Term 2024-2026

Email: c.gaspero@windpoint.org

Phone Number: 262-583-2684

Committee Member of:

Chair of Public Safety Committee

Member of Architectural Review Board

Member of Plan Commission

Member of Public Works, Utility, Environment

Member of Board of Review

Member of Board of Health

Honorable Georgia Herrera

Municipal Judge

Term 2024-2027

262-639-5621

Village Staff

Travis Wells
Administrator/Clerk-Treasurer
262-639-3524 t.wells@windpoint.org

Tommy Sharrett
Chief of Police
262-639-3022 police@windpoint.org

Scott Rewolinski
Public Works Supervisor
262-639-3560 s.rewolinski@windpoint.org

Monica Hernandez
Deputy Clerk-Treasurer
262-639-3524 m.hernandez@windpoint.org

Tom Beard III
Public Works Assistant
262-639-3560 t.beard@windpoint.org

April Cruz
Court Clerk
262-639-3524 courtclerk@windpoint.org

Sam Albright and Andrew Surges
Lighthouse Keepers
262-639-3777 lhkeeper@windpoint.org

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Welcome to Wind Point!

With a nationally recognized school, iconic lighthouse, fascinating people, and unique architecture, Wind Point is more than a convenient suburb of Racine and Milwaukee. You'll find a diverse mix of families, professionals, and senior residents all enjoying a safe, connected lifestyle where neighbors care about their neighborhood and look out for one another.



Our Village Resident Guide was created to provide our residents with important information, in one convenient handbook. If you have questions that are not answered here, our website has more comprehensive information, and you can always contact our Village Office staff.

The information contained in this guide is intended for general information purposes only. It is designed as an abbreviated guide and may not contain the most up-to-date or complete information about a particular topic or service. If you reside in a homeowner's association refer to your homeowner association covenants, rules, and bylaws which may be more restrictive than Village ordinances in certain areas.

For more information about Village services, visit the Village website at windpoint.org or contact the Village Office at 262-639-3524 or email info@windpoint.org.



Places, News & Events



Village Website

The latest village news releases and events, as well as information about village services and emergency notifications, can be found on the Village website at windpoint.org

Social Media

In addition to the website, the Village uses Facebook, Instagram, and Twitter to share emergency updates about important items, like brush collections, snow issues, or immediate notices.

E-News and E-Notify

Perhaps the best way to stay up-to-date with Village happenings is by subscribing to Wind Point E-News and E-Notify, a monthly e-mail newsletter and E-Notify system for agenda and other notices. Special announcements are also sent out on occasion with more urgent information. Sign up for E-News or E-Notify at the Village Office or on the Village website at windpoint.org.

Public Meetings

The Village Board's regular meetings are held at 5:00 pm on the second Thursday of each month at the Village Hall (Lighthouse). Standing committees of the Village Board meet as needed to discuss topics in more detail before presenting recommendations to the Village Board.

The Village Board appoints other residents to standing committees, these citizen groups meet on an as-needed basis. All meetings are publicly noticed at least 24 hours prior to the meeting time; notices are published on the bulletin board at the Village Office (215 E. Four Mile) and on the Village website (windpoint.org, under News & Notices).

Elections & Voter Registration

Elections are held at the Village Public Works garage unless otherwise noted. The polls are open from 7 am to 8 pm. Questions regarding voting and elections may be directed to the Clerk's office during regular business hours.

In- Office Absentee Voting runs on weekdays at the Village Office two weeks before an election during normal office hours. No absentee voting or voter registration is permitted on the Monday before an election.

Before you can vote in Wisconsin, you must register. Register in person at the clerk's office or at the polling place on Election Day. You can start the

registration process online at www.myvote.wi.gov. Please keep in mind that there may be delays when registering at the polls on Election Day and voters are highly encouraged to register early. All voters must submit proof of residence with their voter registration.

To be eligible to vote in the state of Wisconsin, a person must:

- Be a citizen of the United States of America.
- Be 18 years of age on or before Election Day.
- Have been a resident of the municipality where he/she intends to vote for a minimum of 28 days prior to Election Day.

The State of Wisconsin requires you to show an acceptable photo ID to vote at your polling place or to cast an in-person absentee ballot at your municipal clerk's office. You will also be required to provide a photocopy of your ID to cast an absentee ballot by mail, with certain exceptions for military and permanent overseas voters and permanent absentee voters. Learn more about photo ID and voting at www.bringitwisconsin.com

Publication

The STROLL Wind Point magazine, produced by N2 Publishing, hosts many public events for Village Residents. Information about events can be found in STROLL Wind Point. The magazine is always looking for articles from citizens! Contact Gary at gary@strollwindpointmagazine.com or phone (262) 994-5380.

Schools

Wind Point is home to The Prairie School, a nationally recognized private school, for children ages 3 to grade 12. In 2018, the school was named "Best



Private High School” and “Best Private K-12 School” in Wisconsin by the website Niche.com.

Wind Point is also located within the Racine Unified public school system. Students in grades K-5 can attend either Olympia Brown or North Park Elementary Schools. Middle School students attend Jerstad Middle School and high school students attend Horlick High School.

Walking and Biking

Another beautiful benefit you enjoy living in Wind Point is the walking and biking opportunities, created by the natural scenery and well-manicured neighborhoods with excellent flowerbeds and high-quality landscaping. With just a little exploring you will discover the walking/biking paths South of 4 Mile Rd, plus the many streets North of 4 Mile that create natural loops to walk.



Home & Environment



Pets

- Dog owners are required by State law to obtain an annual license for any dog more than 5 months of age or within 30 days of acquiring ownership. Licenses may be obtained in person or by mail from the Village Office. A current rabies vaccination certification from the veterinarian must be provided with the license form.
- It is against Village ordinance to allow a dog or cat to run at large anywhere within the Village, unless controlled by the owner. Animals are not allowed in parks or parkways unless on a leash of suitable strength not more than 6 feet in length. No animal shall be tied up and left unattended. It is unlawful for dogs and cats to create a public disturbance, either from continual noise or from dangerous behavior.
- In order to keep the Village, clean for everyone, dog owners are required to pick up after their dogs when walking them. Please remember to bring a scooper, bag, or other method for clean up when walking your pet.

Utilities

Who do I contact to set up electric and gas service?

WE Energies provides Gas and Electric services for the Village. For service information, call 1-800-242-9137.

What do I do if I smell natural gas?

Natural gas is a colorless, odorless gas until the gas company adds mercaptan, a rotten-egg odor to help detect leaks. If you smell natural gas indoors or outdoors or have a natural gas emergency, leave immediately and call WE Energies at 1-800-261-5325 from another location.

Who do I contact about water and sewer utility billing?

Wind Point Water Utility maintains the water and stormwater sewer systems in the Village and bills quarterly on white and red postcards. Payments can be made several different ways – by mail, drop box, in-person, online, or by signing up for automatic ACH payments. For questions regarding your account, contact the Village Office at 262-639-3524.

Caledonia Utility District provides sanitary sewer services to Wind Point residents and bills quarterly. Your sewer utility bill payments, account setup, and questions should be directed to Caledonia Utility District, 262-681-3900

Wells

Although all residents have access to the municipal water system, many homes built before 1966 have a private well on the property. In compliance with the Wisconsin DNR, the Village of Wind Point regulates private wells to ensure they are safe and not a source of contamination to the municipal water system or groundwater.

All private wells located in the Village are required to either be permitted or properly abandoned. If you have a well on your property and are unsure of its status, please contact the Village Office.

- ✓ Well permits are issued by the Village Office and are valid for a five-year period. Each application (including renewals) must be submitted with water test results from a certified laboratory.
- ✓ Alternatively, residents can have their well abandoned by having it capped by a licensed well driller or pump service provider. When the work is completed, the technician should file the DNR abandonment form with the DNR and submit a copy of that form to the Village within 45 days.

Property Maintenance

The Village aims to maintain property values and promote safe, high-quality neighborhoods by enforcing the following property maintenance requirements, among others:

- ✓ Floors, walls, foundations, and roofs are weathertight and kept in good repair.
- ✓ Exteriors maintained by painting or otherwise protected to prevent deterioration.
- ✓ Stairs and porches kept in good repair and free from refuse and debris.
- ✓ Adequate roof drainage kept in good repair to protect the building.
- ✓ Premises graded and maintained by the owner to avoid standing water.
- ✓ No construction/maintenance equipment kept in the street, yard, or public right-of-way except during such time that construction or maintenance activities are in progress.
- ✓ All concrete or asphalt surfaces are maintained in a good state of repair.

Please refer to Appendix A of this booklet for examples of when a permit is required for certain projects.

Lawn Maintenance

Village Code requires lawns to be kept below 12 inches in height. If grass gets above this height, the Village may have the lawn mowed and billed to the property owner. Residents are responsible for maintaining lawns in public right-of-way areas adjacent to their property (see the section on Public Right-of-Way for more information).

Outdoor Burning

Controlled outdoor fires for cooking, ceremonies, and recreation are permitted. Controlled burning of yard waste materials is allowed between the hours of noon and 7 p.m. The fires must be at least 10 feet from the property line and may not burn wet materials, combustible rubbish, garbage, oily substances, asphalt, plastic, rubber products, or other materials that create dense smoke or cause a nuisance. The Village encourages residents to take advantage of the yard waste collection service as an alternative to burning yard waste.

House Numbers

It is critical that in the event of an emergency, crews can easily identify the address of a home. Village ordinances require the display of street addresses "either upon the street front of such premises or in a place near the entrance to the driveway on the mailbox, a tree or a separate post at least forty-six (46) inches off the ground or both, such designated number in such position to be plainly visible." The numbers "shall be of a contrasting color to their background and shall be not less than three (3) inches in height."

Fences

Fences are permitted on the property lines. Please make sure to pull a permit to build a fence on your property. Contact the Village if you have more questions.

Garbage, Recycling, Yard Waste

When is garbage and recycling collected?

Garbage (brown cart) is collected every Monday. Recycling (green cart) is collected every other Monday. If Monday is a holiday, collections take place on Tuesday. With respect to the garbage and recycling carts, the arrows on the cart should point toward the street; handles and wheels face away from the street. Carts should be placed on different sides of the driveway 2 ft. from the street.

What items are accepted in the brown garbage carts?

Mixed trash, plastic wrap, and bags, broken toys, ceramics, light bulbs, bagged garbage and food waste, styrofoam, and other loose trash can be put in the garbage carts. Please bag these items in the brown garbage cart to keep the cart clean. Do not put the following items in the garbage carts: yard waste, recyclables, household hazardous waste, cardboard boxes, construction materials, and electronics.

What items are accepted in the green recycling carts?

Aluminum cans, clean aluminum foil, tin and steel cans, aerosol and empty/dried paint cans, glass bottles and jars, #1-7 plastic, milk cartons, juice boxes, soup cartons, newspaper, magazines, books, mail, school/office paper, brown corrugated cardboard, gray chipboard, brown paper bags, and shredded paper (in clear plastic bag) can be put in the recycling cart. Do not put recycling in plastic bags (except shredded paper). Do not put the following items in the recycling carts: styrofoam of any kind, yard waste, trash, household hazardous waste, construction materials, electronics, and clothing.

How can I arrange a bulk collection and what is accepted?

Bulk collections are scheduled by appointment only. Call Johns Disposal at 262-473-4700 to schedule an appointment before setting out bulk items. Residents may schedule one bulk item collection per month at no charge. Additional bulk item collections are available throughout the month for a charge. Excess garbage and recycling that does not fit in the regular carts is acceptable for a bulk collection. Bulk garbage must be in bags or personal cans. Bulk recycling must be in clear plastic bags. Other acceptable bulk items include furniture, carpeting (no wider than 4 ft. and rolled), large metal items, cardboard (flattened and empty), appliances, tires (2 per home/8 per year), drain oil & antifreeze (sealed in 1–5-gallon containers), humidifiers, dehumidifiers, water softeners, and air conditioners.

How do I dispose of household hazardous waste items?

Household chemicals such as oil-based paint, gasoline, or rust remover can be dropped off at Household Hazardous Waste Collection every third Saturday, from April to October, at 6200 21st St. in Racine. Visit the Village website for a schedule and a full list of disposable materials.

How do I dispose of yard waste and branches from my yard?

Johns Disposal collects yard waste every other Monday, April through November. If Monday is a holiday, yard waste will be collected on Tuesday. Yard waste must be in brown yard waste bags or in reusable garbage cans no larger than 32 Gallons or 50 Pounds. Also able to accept securely bundled yard waste including brush that is no more than 50lbs or 4ft long or 6in in diameter.

Example of Accepted Branches:



Example of Not Accepted Branches:



Wind Point Public Works collects branches on the second Tuesday of April, June, August, and October. Branches should not exceed 4 inches in diameter; they should be kept at their original length and not cut into shorter pieces. Branches should be placed by the road in small, reasonably uniform piles; piles should not exceed 4 feet in height and 4 feet in width. Pile branches with the cut end toward the road, all in the same direction. Up to 15 minutes will be spent per property. No stickers are required to be placed on branch piles. Please note this service is for tree maintenance (trimming branches), not tree removal. Property owners who have landscapers or other individuals cut down trees on their property are responsible for branch disposal.

Yard waste and branches should be set out no earlier than the Saturday before the collection date, or a special collection may be scheduled and charged to the homeowner.

How do I dispose of electronics?

Many household electronic items are banned from Wisconsin landfills and cannot be put in the trash. Residents may use 2 of their bulk pickups for an electronic item. Call Johns Disposal at 262-473-4700 to schedule an appointment before setting out any item. Additional electronics pickups can be arranged with Johns Disposal at 262-473-4700 for a fee. The DNR also provides a list of electronics collection sites on its website, which include Best Buy, Asset Recyclers, Milwaukee PC, and Goodwill. Call ahead for information. Lithium batteries may be disposed of at Batteries Plus.

How do I dispose of unwanted medicine?

Most unwanted medicine can be properly disposed of using the collection box at the Village Office. Residents are asked to remove all packaging and bring pills

in a clear plastic bag. Sharps or Biohazardous Material will not be accepted. By using the collection box, or another official medication collection site, you can help prevent medications from ending up in area water systems or in the hands of children.

Christmas Tree Collections

The Village picks up Christmas trees left at the edge of the road during the month of January. Please remove lights, ornaments, and other items before placing them out. You do not need to call for pick up.

Property Tax Payments

Property tax bills are typically mailed out by the middle of December of each year. The first installment is due by January 31 and is payable to the Wind Point Treasurer either to the Village Office (by mail, drop-box, or in-person). After January 31, all tax payments are made to Racine County Treasurer. The second installment is due July 31.

Home Businesses

Home businesses are allowed in Wind Point if they are conducted by persons residing as members of the household only, within their place of residence. The business cannot exceed 30% of the area on any floor and no articles can be sold or offered for sale on the premises. Signs are not permitted. No more than one employee can be present on the premises and customers or members of the public cannot come to the premises more frequently than 6 times per day.

Snow Removal

Wind Point Public Works strives to remove snow and ice in an expeditious and orderly manner. During a storm, main streets receive priority and are salted and/or plowed first. Residential streets are started after, and maintained in conjunction with, the main streets. As salt inventory permits, salt is applied to these streets at each intersection and on hills and curves. Plowing is provided to keep these streets passable to normal vehicular traffic. After snow and ice has been removed from streets, Wind Point Public Works plows snow on the paths at Village Green and other certain paths in Wind Point.



Fire Hydrants

Residents are responsible for clearing snow around fire hydrants that are adjacent to their property. If a fire hydrant is lost or buried in the snow, firefighters can lose valuable time trying to locate and dig out the hydrant when they arrive. Clear the snow three feet all around the hydrant so firefighters have enough room to connect a hose.

Mailboxes

It is the responsibility of the property owner to replace a mailbox damaged by snow that was pushed by the plows. Make sure your mailbox is winter-ready by ensuring it is straight, sturdy, and stable and meets US Postal Service installation and maintenance requirements: 41 to 45 inches off the ground, 6 to 8 inches back from the curb or edge of the pavement, buried 24 inches in the ground and able to safely break away if struck by a vehicle.

Wood Chips

Excess wood chips are usually available after each branch collection date (second Tuesday of the month, April through November). Residents may request excess chips by completing the wood chip request form found on the Village website or at the Village Office. The request form will ask for name, address, phone, and a description of where chips should be dumped. Chips will be delivered after collection in the order they were requested (based on availability and time). Chips cannot be picked up from the public works yard.



Public Safety



Public Safety

Fire & Emergency Medical Services

Wind Point contracts with the Caledonia Fire Department to provide Fire & Emergency Medical Services. The nearest station is located at 5045 Chester Ln.

Police Services

The Wind Point Police Department provides part-time, professional police services to residents of the Village of Wind Point and the Village of North Bay. The department operates out of an office located on the lighthouse grounds at 4725 Lighthouse Dr. When an officer is not on duty, the Village is served by the Racine County Sheriff's Department.

Going on vacation? Whether it's for a weekend or an entire month, call our main office number and ask about our free house check services. Visit the Village website to fill out the online form! Our patrol officers will check up on your home while you are gone. Wind Point Police offers vacation house checks for residents who are out of town. The department also provides overnight parking permissions and temporary driveway storage permission for boats and trailers, upon request. For more information on these topics, contact Wind Point Police at 262-639-3022.

Wind Point/North Bay Municipal Court

The Village of Wind Point administers a joint municipal court for the Villages of Wind Point and North Bay. The Municipal Court convenes twice a month at the Village Hall (Lighthouse), located at 4725 Lighthouse Dr.

The Court Clerk holds office hours at the Village Office and may be reached at 262-898-7071 or courtclerk@windpoint.org. Payment for citations may be made in-person, by mail, by Dropbox (at the end of the driveway), or online from the Village website (processing fee applies).

Parking

Village ordinances relating to vehicle storage are designed to maintain a high standard of property value and aesthetics. **Can I store boats, trailers, or other vehicles outdoors?**

Village ordinances are restrictive when it comes to outdoor storage of boats, trailers, and recreational vehicles. Up to one boat (and trailer), utility trailer, camper, camper trailer, or recreational vehicle may be stored outside between April 1 and October 31, and it must be in the rear yard between the side building lines of the house and at least 15 feet from the rear property lines. Snowmobiles may be stored between December 15 to March 15, in the same

location behind the house as described above; no more than two may be stored. If you will need to have a boat, trailer or recreational vehicle in your driveway for a temporary period, a temporary storage permit may be requested from Wind Point Police for a period of up to five days (limited to four times per year, per property).

Can I park my vehicle on the street in Wind Point?

Vehicles may be parked on the street, subject to regulations on parking signs. Overnight on-street parking is prohibited between the hours of 2 a.m. to 6 a.m. Residents or their guests may request overnight parking permission in advance from the Wind Point Police at 262-639-3022.

Other Parking-Related Regulations to Know

Parking of vehicles in the driveway is limited to those actually in use by the residents or for temporary parking for guests. All motor vehicles parked outdoors must be registered with valid (unexpired) license plates. Cars parked outdoors must be on all-weather surfaces, except for vehicles of temporary guests.

Safety

Please take caution when you are walking or biking. Always walk against the traffic to see oncoming cars. Please bike with the traffic. As a motorist in the Village, please be aware that you share most roadways with walkers and bikers.



Parks, Recreation, & Lighthouse



Parks and Recreation Spaces

Besides the Lighthouse, the Village of Wind Point offers other recreation spaces for residents. Village Green is a 6.4-acre park located at 215 E. Four Mile Rd. Onsite facilities include a pavilion, age-specific playground areas, two tennis courts, two pickleball courts, a perimeter pathway (including a wooded section), and picnic tables.



For information about reserving the park grounds or the pavilion, please contact the Village Office. Village parks are open from 6 a.m. to 9 p.m.

Shoop Park Golf Course is a picturesque nine-hole course located at 4510 Lighthouse Dr. on the shore of Lake Michigan. The course abuts the south lawn of the Wind Point Lighthouse and first opened in 1920. Although the park is located within Wind Point, it is owned by the City of Racine, and the course is operated by Green Golf Partners. More information about the course is available at shoopparkgc.com or by calling 262-637-2840.

Lighthouse

The Wind Point Lighthouse and its grounds are maintained by the Village of Wind Point, and the grounds are open to the public year-round from 6 a.m. to 9



p.m. The Lighthouse grounds, including the Village Hall, are available to rent for special events (Village residents receive a discounted rate). Rental information, including prices, is available online at windpointlighthouse.org.

Public lighthouse tower tours occur on select Saturdays and Sundays between the months of June and October. The

cost for public tours is \$6 for children (ages 6-11) and \$12 for adults (ages 12 and over). Private tour options are also available. Information can be found at windpointlighthouse.org or by contacting the Lighthouse Keepers at lkeeper@windpoint.org or 262-639-3777.

Volunteering

Wind Point relies on the participation of community-minded residents to serve on the Village Board and Committees, to work as poll workers on Election Day, and to volunteer at Village events. To learn how you can help, contact the Village Office at 262-639-3524 or the Wind Point Community Club at windpointcommunityclub2024@gmail.com.



Zoning, Land Use, Permits, & Ordinances



Home and Property Improvements

The Village enforces building and zoning codes to protect the safety of residents and to ensure that work meets national, state, and local standards. We strongly encourage homeowners to contact Village staff during the early planning stages of a project to determine the code and permit requirements. Although contractors are usually hired to complete the work, it is ultimately the homeowner's responsibility to ensure that permits are properly obtained prior to starting the work. A double permit fee is assessed for work started without a necessary permit. For a list of projects and permit requirements, see Appendix A near the back of this booklet.

If a dumpster or similar receptacle is needed, keep in mind that they must be kept on all-weather surfaces, if possible, and cannot block any exit doors or fire lanes. Dumpsters and similar receptacles can be kept on the property for a period of no more than 30 consecutive days and a total of 60 days in a calendar year. They must be removed from the property within three business days after the project is completed. Dumpsters must be emptied in a timely fashion to avoid overflow of debris or litter.

A proposed project or use on your property may require a zoning permit, a conditional use permit, re-zoning, or a variance. Contact Zoning Administrator Jeffrey Sanders, Community Planning & Consulting LLC at 920.309.0721 or via [email](#) before planning your project.

Landlord Registration

Anyone who rents out a residential unit in Wind Point is required to register as a landlord with the Village. The program requires landlords to submit a registration form along with an initial \$25 registration fee for each rental property. Once submitted, the registration is valid for two years. Forms are available from the Village office or online at windpoint.org. Landlords are required to submit a new registration form within 15 days of any change in contact information.

Public Right-of-Ways

The public right-of-way includes public roads and an area of land between private property and the edge of the road. If you have a drainage ditch and driveway apron they are located within the right-of-way. In Wind Point, the public right-of-way depends on each property line. Call the Department of Public Works for more information.



Public
right-of-
way

Residents are responsible for maintaining the lawn in the right-of-way, but may not have work done in the right-of-way, such as grading, landscaping, or replacing a culvert, without first obtaining a right-of-way permit from the Village. Signs are prohibited from being placed in the right-of-way.

Sheds & Other Accessory Buildings

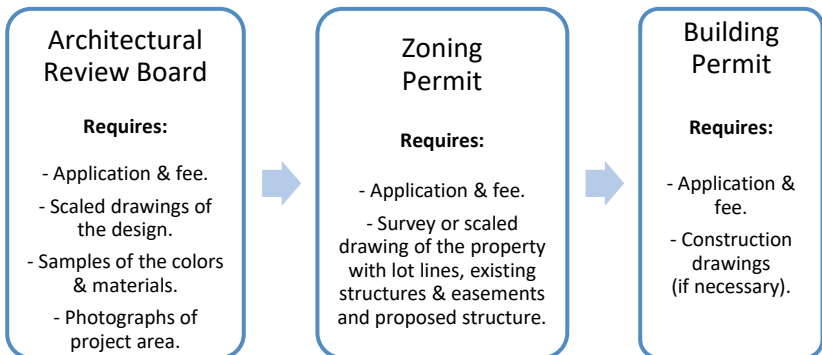
Accessory buildings include sheds, garages, gazebos, swimming pools, and other structures that are detached from the house and are 36 square feet or more in floor area.

Minor structures like play equipment, arbors, and opaque fences are not considered accessory buildings; nor are bird houses, dog houses, or playhouses that are under 36 square feet of floor area.

Accessory building regulations:

- ✓ Up to two detached accessory structures are permitted in the rear and side yards only.
- ✓ Cannot be closer than 10 feet to the principal structure.
- ✓ Cannot exceed 15 feet in height.
- ✓ Cannot occupy more than 20% of the rear yard area.
- ✓ Buildings that are 150 square feet or less of floor area cannot be closer than five feet to any lot line.
- ✓ Buildings that are over 150 square feet in floor area cannot be closer than 15 feet to any lot line.
- ✓ The composite total square feet of all detached accessory structures cannot exceed a maximum of 720 square feet of ground area covered.
- ✓ A concrete slab is required for all new accessory buildings.

Approval Process for New Accessory Buildings



More information about these approval processes can be found in the Appendices section of this handbook. For additional questions, contact the Village Office at 262-639-3524.

Signs

In order to limit visual clutter and preserve the unique character of Wind Point, the Village has regulations relating to the size and location of signage. General information about signs is in the zoning ordinance on the Village website.

For information about signs on business or institutional properties, please contact the Village Office. Please note that billboards, flashing signs, electronic message units, searchlights, or balloons (used for advertising purposes), and roof signs are prohibited in the Village.

Yard Sales

Village ordinances limit rummage/garage sales for each resident to no more than nine calendar days, whether or not consecutive, within any calendar year. Rummage/Garage Sales are allowed between the hours of 8 a.m. and 6 p.m. Signs for rummage/garage sales cannot be placed in the public right-of-way, and they must be removed within seven days of the event.

Examples of When Permits are Needed for Projects

Permits are required for a variety of projects as a process to help protect the safety of residents and to ensure that work meets national, state and local standards. Permits are not required in Wind Point for certain repair work or replacements.

The table below is intended to serve as a guide for when permits are needed for home projects in Wind Point. It is not a comprehensive list and there may be certain conditions within a given project that cause a permit to be required. Note that in certain instances when a Zoning Permit is needed there may also be a Conditional Use Permit requirement. It is best to contact the Village Office or one of the inspectors during the planning phase of the project to determine what permits will be needed.

Project	Permit Required?	Additional Information
Addition to 1 or 2 Story Home	Yes	Architectural Review, Zoning and Building Permits required. May also require Electrical, Plumbing and HVAC Permits.
Air Conditioner	Yes	HVAC and Electrical Permits required for new and replacement units.

Alteration/Remodel of 1 or 2 Story Home	Yes	Building Permit required. May also require Architectural Review (exterior), Electrical, Plumbing and HVAC Permits.
Alternative Energy Systems (solar, wind, etc.)	Yes	Architectural Review, Zoning and Electrical Permits required. May also require Building Permit.
Cabinetry/Countertops	No	
Carpeting/Flooring	No	
Cellular Telephone Antenna & Other Transmitters (like outdoor TV Antenna)	Maybe	Zoning and Electrical Permits may be required. Contact zoning administrator.
Chimneys – New	Yes	Building Permit required.
Chimneys – Repairs	Maybe	Contact building inspector.
Deck – New	Yes	Zoning and Building Permits required.
Deck – Repairs	Yes	Building Permit required, except for when replacing deck board only.
Demolition	Yes	Building Permit required.
Dishwasher – New or Replacement	Yes	New and replacement dishwashers require Plumbing and Electrical Permits; repairs do not.
Dog Houses, Bird Houses and Other Structures Under 36 sq. ft. of Floor Area	No	
Door – Interior or Exterior	Maybe	Building Permit is required for new doors and replacement doors if changing the size of the opening.
Driveway – New or Replacement	Yes	Right-of-Way Permit required; repairs or sealing do not require permit.
Ductwork	Yes	HVAC Permit required.
Electrical – New	Yes	Electrical Permit required for installation of new wiring, switches, receptacles, services, fixtures and certain appliances.
Electrical – Repairs	Maybe	Electrical Permit not required for minor repairs and maintenance to switches, receptacles and fixtures costing less than \$500 for parts and labor.
Erosion Control and Grading	Yes	Zoning Permit may be required for earth moving activities within shoreland zoning district.

Foundation Repairs	Yes	Building Permit required.
Fireplace	Yes	Building Permit required for new; repairs may not require permit.
Furnace, Boiler, Heat Pump	Yes	HVAC and Electrical Permits required.
Garage, Sheds and Other New Structures (over 36 sq. ft. of floor area)	Yes	Architectural Review, Zoning and Building Permits required. Concrete slab required for all accessory buildings.
Garbage Disposal – New or Replacement	Yes	Plumbing and Electrical Permits required; repairs do not require permit.
Light Fixtures	Yes	Electrical Permit required for installation of new fixtures; no permit required for replacement of lamps.
Masonry Repair/Pointing	No	
Plumbing – New	Yes	Plumbing Permit required for new piping and related fixtures/appliances.
Plumbing – Repairs	Maybe	Plumbing Permit required for removing and replacing any concealed trap, drainpipe, water, soil, waste or vent pipe.
Pool or Hot Tub	Yes	Building, Plumbing and Electrical Permits required. Zoning Permit required for pools.
Porch – New	Yes	Building Permit required. Architectural Review and Zoning Permit may be required.
Portable Devices (i.e. washing machines, electric refrigerators or similar devices not permanently wired).	No	However, Electrical Permit is required for proper approved wiring together with approved receptacle and plug.
Retaining Walls	Yes	Building Permit required.
Roof – New or Replacement	Yes	Building Permit required; repairs under 100 sq. ft. do not require a permit.
Sewer – Sanitary or Storm	Yes	New connections and piping require Plumbing Permits. Contact Caledonia Utility Districts for sanitary sewer connections.
Siding – New or Replacement	Yes	Building Permit required.
Sinks – New or Replacement	Yes	Plumbing Permit required.

Toilet (Water Closet)	Maybe	Plumbing Permit required for new toilet; permit not required for removal and reinstallation, providing it does not involve the replacement or rearrangement of valves, pipes or fixtures.
Water Heater – New or replacement	Yes	Plumbing and Electrical Permits required.
Windows	Maybe	Building Permit required for new windows and replacement windows if changing the size of the opening.

Permit fee amounts are listed on the respective application forms and on the Village Fee Schedule. The fees are doubled for permits obtained after work has started; work conducted without permits is subject to forfeiture. Download permit applications from the Village website or pick up copies at the Village Office.

Architectural Review Board

Architectural Review Board (ARB) approval is required for new structures or modifications to at least 20% of the face of an existing structure before a Building or Zoning permit is issued. The table in Appendix A lists examples of when ARB approval is necessary.

The ARB exists to review and approve exterior aesthetics and architectural suitability for proposed construction and remodeling within the Village of Wind Point. The purpose of this review and approval is to help maintain high quality standards, enhance property values, present a positive and inviting community image, and to foster good relations among neighbors and residents. The ARB is concerned with both the view of construction that may be seen from Village streets and the rear view of construction that is seen by neighbors.

ARB review is not required for replacement of architectural components with like or substantially similar components as well as roof repairs and replacements.

Architectural Character and Style

- A wide variety of designs, details and styles are welcome from classical/traditional to contemporary/modern design.
- Design continuity is encouraged for all faces of the residence, additions, garage and outbuildings. The ARB will also consider the design of other proposed or existing items on the subject property, including out-buildings, decks, gazebos, enclosures, fencing and gates, outdoor fireplaces or furnaces and other items.
- Roof slope should extend the continuity of the home.

Exterior Materials

- Natural and traditional building materials are encouraged.
- Colors generally are approved that range from white and neutral colors to earth tones.
- Extreme contrasts or startling colors are discouraged.
- High quality materials, doors, windows, shingles, etc. are encouraged where possible and where consistent with surrounding development.

Site Development

- Landscape planning, design and execution should integrate the site and the facilities and be compatible with surrounding development.
- Site development may also be subject to zoning requirements and subdivision requirements.

The Following are Exceptions.

- Unique and special architectural building designs; themes, textures, materials, colors or styles may be considered.
- Exceptions are considered if they are well-planned and designed, incorporate continuity of design and enhance the Village image without distracting from neighboring development.

Application Requirements

- a. Completed ARB Application and Application Fee.
- b. Scale drawing of all exterior elevations showing the design and appearance of the building or structure as proposed to be constructed or altered, including colors and textures of materials or samples. Please include photographs that represent the project intent and the surrounding area. Incomplete applications will not be processed.
- c. Submit to: Wind Point Village Office 215 E. Four Mile Rd. Racine, WI 53402

Review Process

After an application is received, an ARB meeting will be scheduled with the Architectural Review Board. The applicant or a designee must be present at the meeting. The ARB will review the proposed project and make a determination based on the various criteria listed above.

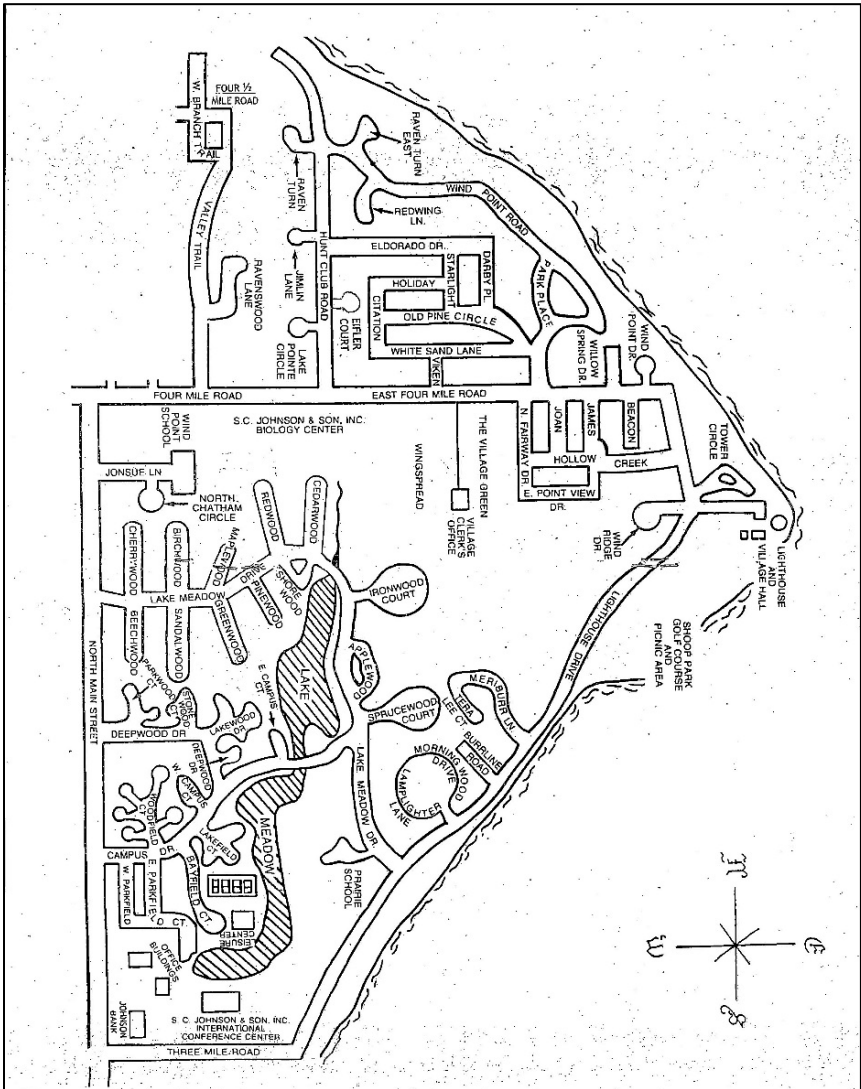
Right-of-Way Permits

A Right-of-Way permit is required for: driveway resurfacing; work within the ditch, shoulder or apron; street opening; new or replacement culverts. Permit applications require review by the public works supervisor and/or village engineer. Depending on the work, there is a permit fee and/or deposit. Contact the Village Office for more information.

Zoning Information

The Wind Point Zoning Code regulates the development and use of land in the Village. A proposed project or activity may require a zoning permit, a conditional use permit, or a variance in order to comply with the Zoning Code. Contact Jeffrey Sanders of Community Planning and Consulting at 920-309-0721 before planning your project.

Village Map



Wind Point is bordered by Highway G in the Village of Caledonia on the west, Four Mile Rd. and Lake Michigan on the north and east, and Three Mile Rd. on the south.

Stay Current with Village Matters

Any information not in this packet can be found on the Village of Wind Point Website, including departments and other up-to-date information.

E-News and E-Notify Monthly Newsletter

Sign up at windpoint.org

Village Website

www.windpoint.org

Social Media Sites

facebook.com/windpointwi

twitter.com/windpointwi

Instagram.com/villageofwindpointwi

Public Notice Posting Locations

Village Office – 215 E. Four Mile Rd.

Village Website- www.windpoint.org



Village of Wind Point

215 E. Four Mile Rd.

Racine, WI 53402

262-639-3524