

Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
07/02/2014	DCPREZ-2014-10745
Public Hearing Date	C.U.P. Number
09/23/2014	DCPCUP-2014-02284

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME BUCHNER REV TR, ALAN	PHONE (with Area Code)	AGENT NAME <input type="checkbox"/>	PHONE (with Area Code)
BILLING ADDRESS (Number & Street) 4003 VINBURN RD		ADDRESS (Number & Street) <input type="checkbox"/>	
(City, State, Zip) DEFOREST, WI 53532		(City, State, Zip)	
E-MAIL ADDRESS alan.buchner@gmail.com		E-MAIL ADDRESS	

ADDRESS/LOCATION 1		ADDRESS/LOCATION 2		ADDRESS/LOCATION 3	
ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP	
4003 VINBURN RD					
TOWNSHIP WINDSOR	SECTION 21	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0910-211-8000-0					

REASON FOR REZONE	CUP DESCRIPTION
ALLOW SANITARY FIXTURES IN FARM ACCESSORY BUILDING	ALLOW SANITARY FIXTURES IN ACCESSORY BUILDING

FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
A-1Ex Exclusive Ag District	A-2 Agriculture District	20	10.126(3)(X)	20

C.S.M REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	INSPECTOR'S INITIALS SSA1	SIGNATURE:(Owner or Agent) BUCHNER REV TR ALAN
Applicant Initials _____	Applicant Initials _____	Applicant Initials _____		PRINT NAME: ALAN BUCHNER
				DATE: 7-6-2014



DANE COUNTY
PLANNING DEVELOPMENT

Zoning Division
Room 116, City-County Building
210 Martin Luther King Jr. Blvd.
Madison, Wisconsin 53703-3342
Phone: (608) 266-4266
Fax: (608) 267-1540

Zoning Change Application

Items that must be submitted with your application:

SEE ATTACH
A, B, C

- **Written Legal Description of the proposed Zoning Boundaries**
Legal description of the land that is proposed to be changed. The description may be a lot in a plat, Certified Survey Map, or an exact metes and bounds description. A separate legal description is required for each zoning district proposed. The description shall include the area in acres or square feet.
- **Scaled Drawing of the location of the proposed Zoning Boundaries**
The drawing shall include the existing and proposed zoning boundaries of the property. All existing buildings shall be shown on the drawing. The drawing shall include the area in acres or square feet.

Owner's Name BUCHNER REV TRUST, ALAN Agent's Name RECEIVED
 Address 4003 VINBURN RD DEFOREST Address _____
 Phone 608-225-2683 Phone _____ JUN 24 2014
 Email Alan.buchner@gmail.com Email _____
 DANE COUNTY PLANNING & DEVELOPMENT

Town: WINDSOR Parcel numbers affected: 0910-211-8000-0
 Section: 01 - 21 Property address or location: 4003 VINBURN RD DEFOREST WI
 Zoning District change: (To / From / # of acres) A1 EXCL AG -> A-2 20 ACRES

Soil classifications of area (percentages) Class I soils: 100 % Class II soils: _____ % Other: _____ %

Narrative: (reason for change, intended land use, size of farm, time schedule)

Separation of buildings from farmland
 Creation of a residential lot
 Compliance for existing structures and/or land uses
 Other:
DESIRE TO OBTAIN CORRECT ZONE CLASS
FOR AG LAND LESS THAN 35 ACRES
AND ALLOW SANITARY FIXTURE IN
ACCESSORY BUILDING WITH APPROVED CUP.

I authorize that I am the owner or have permission to act on behalf of the owner of the property.
 Submitted By: Alan Buchner Date: 6-23-14



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PLANNING DEVELOPMENT

Zoning Division
Room 116, City-County Building
210 Martin Luther King Jr. Blvd.
Madison, Wisconsin 53703-3342
Phone: (608) 266-4266
Fax: (608) 267-1540

Conditional Use Application

Application Fee: \$486 Mineral Extraction: \$1136

Items required to be submitted with application:

- o Written Legal Description of Conditional Use Permit boundaries
- o Scaled drawing of the property showing existing/proposed buildings, setback requirements, driveway, parking area, outside storage areas, location/type of exterior lighting, any natural features, and proposed signs.
- o Scaled map showing neighboring area land uses and zoning districts
- o Written operations plan describing the items listed below (additional items needed for mineral extraction sites)
- o Written statement on how the proposal meets the 6 standards of a Conditional Use

Owner BUCHNER REV TRUST ALAN Agent _____
 Address 4003 VINGBORN RD DEFOREST WI 53532 Address _____
 Phone 1000 225-21033 Phone _____
 Email alan.buchner@gmail.com Email _____

Parcel numbers affected: _____ Town: WINDSOR Section: 21
0910 - 211 - 8000 - 0 Property Address: 4003 VINGBORN RD DEFOREST WI

Existing/ Proposed Zoning District : A1 TO A2

o Type of Activity proposed: FARM WORK/REPAIR SHOP

- o Hours of Operation
- o Number of employees
- o Anticipated customers
- o Outside storage
- o Outdoor activities
- o Outdoor lighting
- o Outside loudspeakers
- o Proposed signs
- o Trash removal
- o Six Standards of CUP (see back)



The statements provided are true and provide an accurate depiction of the proposed land use. I authorize that I am the owner or have permission to act on behalf of the owner of the property.
 Submitted By: Alan Buchner Date: 6-18-14

Six Standards of a Conditional Use Permit

Provide an explanation on how the proposed land use will meet all six standards.

1. The establishment, maintenance or operation of the conditional use will not be detrimental to or endanger the public health, safety, comfort or general welfare.

FARM WORK / REPAIR SHOP

EXPAND WORK SHOP - SEE ATTACH.

2. The uses, values and enjoyment of other property in the neighborhood for purposes already permitted shall be in no foreseeable manner substantially impaired or diminished by establishment, maintenance or operation of the conditional use.

REQUEST ZONE CHANGE A1 - A2

NO CHANGE IN PROPERTY USE

3. That the establishment of the conditional use will not impede the normal and orderly development and improvement of the surrounding property for uses permitted in the district.

20 ACRE PARCEL, AG CROP PRODUCTION

4. That adequate utilities, access roads, drainage and other necessary site improvements have been or are being made.

NO ADDITIONAL ACCESS/ENTRIES

5. Adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets.

NO ADDITIONAL TRAFFIC

6. That the conditional use shall conform to all applicable regulations of the district in which it is located.

WINDSOR WILL ALLOW SANITARY FIXTURE
WITH IN A-2 ZONE AND CUP.

068-0910-211-8000-0

Parcel Identifier No.

The North 20 acres of the Northeast 1/4 of the Northeast 1/4 of Section 21, Township 9 North, Range 10 East, in the Town of Windsor, Dane County, Wisconsin.

Existing use of the property is A-1 agricultural crop production, located on a 20 acre parcel in the Windsor Township Dane County Wisconsin.

The property is currently not in compliance with the Dane County zoning as the parcel is less than 35 acres. The requested rezone to A2 will conform to agricultural use on less than 35 acres and allow for a conditional use permit for sanitary fixtures in accessory building.

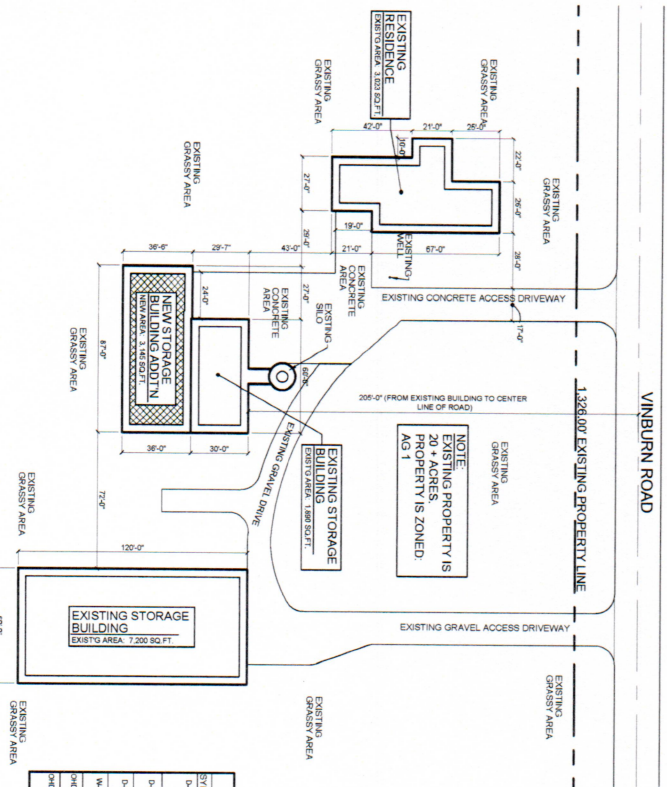
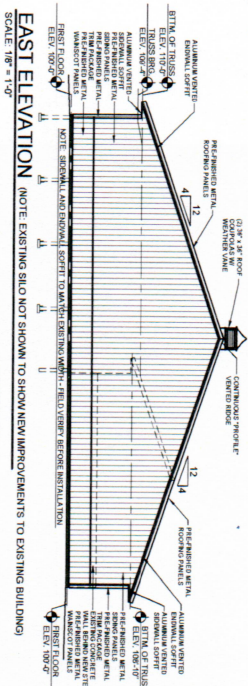
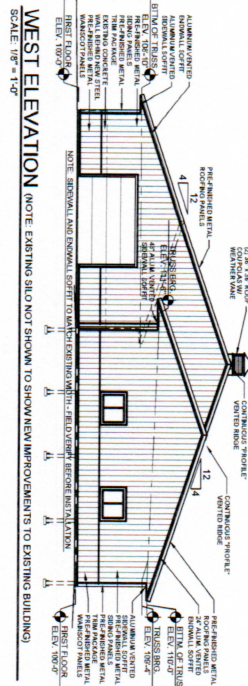
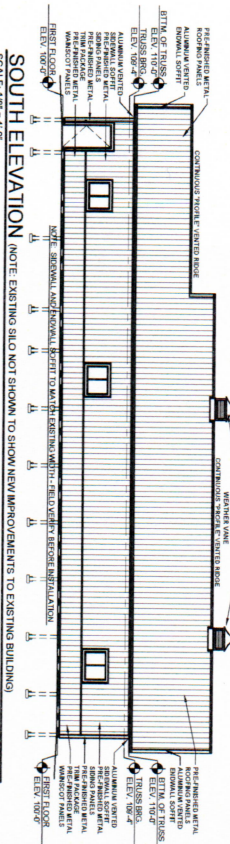
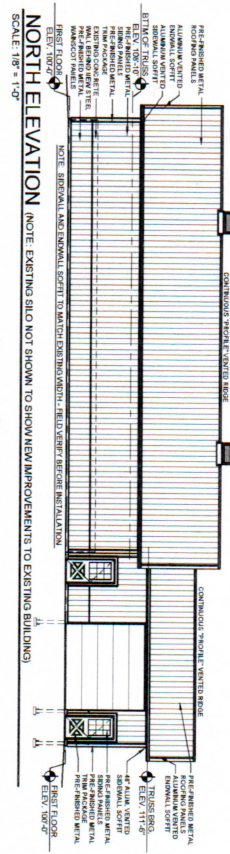
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068-0910-211-8000-0

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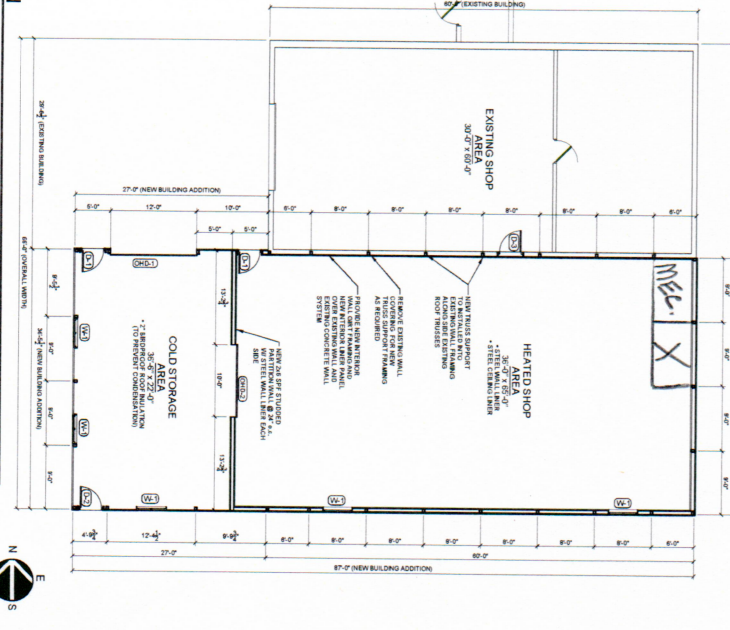
*Alan Buchner
4003 Vinburn Rd
De Forest, WI*



SITE PLAN
SCALE: 1" = 30'-0"

FLOOR PLAN
SCALE: 1/8" = 1'-0"

SYMBOL	SERIES	SIZE	ROUGH OPENING	HASPS/CLOSURE	COMMENTS
01-1	ALUMINUM SLIDING	3'-2" x 6'-4"	4'-0" x 6'-6"	SLIDING	ALUMINUM SLIDING - 10/11/12/13/14/15/16/17/18/19/20/21/22/23/24/25/26/27/28/29/30/31/32/33/34/35/36/37/38/39/40/41/42/43/44/45/46/47/48/49/50/51/52/53/54/55/56/57/58/59/60/61/62/63/64/65/66/67/68/69/70/71/72/73/74/75/76/77/78/79/80/81/82/83/84/85/86/87/88/89/90/91/92/93/94/95/96/97/98/99/100
02-1	ALUMINUM SLIDING	3'-2" x 6'-4"	4'-0" x 6'-6"	SLIDING	ALUMINUM SLIDING - 10/11/12/13/14/15/16/17/18/19/20/21/22/23/24/25/26/27/28/29/30/31/32/33/34/35/36/37/38/39/40/41/42/43/44/45/46/47/48/49/50/51/52/53/54/55/56/57/58/59/60/61/62/63/64/65/66/67/68/69/70/71/72/73/74/75/76/77/78/79/80/81/82/83/84/85/86/87/88/89/90/91/92/93/94/95/96/97/98/99/100
03-1	ALUMINUM SLIDING	3'-2" x 6'-4"	4'-0" x 6'-6"	SLIDING	ALUMINUM SLIDING - 10/11/12/13/14/15/16/17/18/19/20/21/22/23/24/25/26/27/28/29/30/31/32/33/34/35/36/37/38/39/40/41/42/43/44/45/46/47/48/49/50/51/52/53/54/55/56/57/58/59/60/61/62/63/64/65/66/67/68/69/70/71/72/73/74/75/76/77/78/79/80/81/82/83/84/85/86/87/88/89/90/91/92/93/94/95/96/97/98/99/100
04-1	ALUMINUM SLIDING	3'-2" x 6'-4"	4'-0" x 6'-6"	SLIDING	ALUMINUM SLIDING - 10/11/12/13/14/15/16/17/18/19/20/21/22/23/24/25/26/27/28/29/30/31/32/33/34/35/36/37/38/39/40/41/42/43/44/45/46/47/48/49/50/51/52/53/54/55/56/57/58/59/60/61/62/63/64/65/66/67/68/69/70/71/72/73/74/75/76/77/78/79/80/81/82/83/84/85/86/87/88/89/90/91/92/93/94/95/96/97/98/99/100
05-1	ALUMINUM SLIDING	3'-2" x 6'-4"	4'-0" x 6'-6"	SLIDING	ALUMINUM SLIDING - 10/11/12/13/14/15/16/17/18/19/20/21/22/23/24/25/26/27/28/29/30/31/32/33/34/35/36/37/38/39/40/41/42/43/44/45/46/47/48/49/50/51/52/53/54/55/56/57/58/59/60/61/62/63/64/65/66/67/68/69/70/71/72/73/74/75/76/77/78/79/80/81/82/83/84/85/86/87/88/89/90/91/92/93/94/95/96/97/98/99/100
06-1	ALUMINUM SLIDING	3'-2" x 6'-4"	4'-0" x 6'-6"	SLIDING	ALUMINUM SLIDING - 10/11/12/13/14/15/16/17/18/19/20/21/22/23/24/25/26/27/28/29/30/31/32/33/34/35/36/37/38/39/40/41/42/43/44/45/46/47/48/49/50/51/52/53/54/55/56/57/58/59/60/61/62/63/64/65/66/67/68/69/70/71/72/73/74/75/76/77/78/79/80/81/82/83/84/85/86/87/88/89/90/91/92/93/94/95/96/97/98/99/100
07-1	ALUMINUM SLIDING	3'-2" x 6'-4"	4'-0" x 6'-6"	SLIDING	ALUMINUM SLIDING - 10/11/12/13/14/15/16/17/18/19/20/21/22/23/24/25/26/27/28/29/30/31/32/33/34/35/36/37/38/39/40/41/42/43/44/45/46/47/48/49/50/51/52/53/54/55/56/57/58/59/60/61/62/63/64/65/66/67/68/69/70/71/72/73/74/75/76/77/78/79/80/81/82/83/84/85/86/87/88/89/90/91/92/93/94/95/96/97/98/99/100
08-1	ALUMINUM SLIDING	3'-2" x 6'-4"	4'-0" x 6'-6"	SLIDING	ALUMINUM SLIDING - 10/11/12/13/14/15/16/17/18/19/20/21/22/23/24/25/26/27/28/29/30/31/32/33/34/35/36/37/38/39/40/41/42/43/44/45/46/47/48/49/50/51/52/53/54/55/56/57/58/59/60/61/62/63/64/65/66/67/68/69/70/71/72/73/74/75/76/77/78/79/80/81/82/83/84/85/86/87/88/89/90/91/92/93/94/95/96/97/98/99/100
09-1	ALUMINUM SLIDING	3'-2" x 6'-4"	4'-0" x 6'-6"	SLIDING	ALUMINUM SLIDING - 10/11/12/13/14/15/16/17/18/19/20/21/22/23/24/25/26/27/28/29/30/31/32/33/34/35/36/37/38/39/40/41/42/43/44/45/46/47/48/49/50/51/52/53/54/55/56/57/58/59/60/61/62/63/64/65/66/67/68/69/70/71/72/73/74/75/76/77/78/79/80/81/82/83/84/85/86/87/88/89/90/91/92/93/94/95/96/97/98/99/100
10-1	ALUMINUM SLIDING	3'-2" x 6'-4"	4'-0" x 6'-6"	SLIDING	ALUMINUM SLIDING - 10/11/12/13/14/15/16/17/18/19/20/21/22/23/24/25/26/27/28/29/30/31/32/33/34/35/36/37/38/39/40/41/42/43/44/45/46/47/48/49/50/51/52/53/54/55/56/57/58/59/60/61/62/63/64/65/66/67/68/69/70/71/72/73/74/75/76/77/78/79/80/81/82/83/84/85/86/87/88/89/90/91/92/93/94/95/96/97/98/99/100



ITEM	DESCRIPTION	COLOR
ROOF STEEL	WANSKOT STEEL	WHITE
WALL STEEL	WANSKOT STEEL	BARN RED
SLIDING DOOR STEEL	WANSKOT STEEL	BARN RED
RAKE GABLE FASCIA	WANSKOT STEEL	WHITE
BUILDING TRIM COLOR	WANSKOT 2-TIM	WHITE
SLIDING DOOR RAILS	WANSKOT 2-TIM	N/A
BUILDING SOFFIT	WANSKOT 2-TIM	WHITE
WALKDOOR & WINDOWS	WANSKOT 2-TIM	WHITE
OVERHEAD DOORS	WANSKOT 2-TIM	WHITE
PORCH CEILING STEEL	WANSKOT 2-TIM	N/A

APPROVED PLANS	DATE	PROJECT: NEW STORAGE BUILDING ADDITION
BUILDING OWNER	DATE	OWNER: ALAN BUCHNER DEFOREST, WISCONSIN
DESIGNER	DATE	
CONTRACT NUMBER	DATE	
DATE: FEB. 10, 2014		
PROJECT: #13358		

M.P.B. BUILDERS, INC.
654 EAST OSHKOSH STREET
RIPON, WISCONSIN 54971
(920) 748 - 2601 (800) 782 - 9632



NOTE: THESE PLANS HAVE BEEN PROVIDED BY THE CLIENT AND ARE NOT TO BE USED FOR CONSTRUCTION WITHOUT THE CLIENT'S WRITTEN PERMISSION. THE CLIENT IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR VERIFYING THE ACCURACY OF ALL INFORMATION PROVIDED TO THE ARCHITECT. THE ARCHITECT SHALL NOT BE RESPONSIBLE FOR ANY ERRORS OR OMISSIONS IN THESE PLANS OR FOR ANY CONSTRUCTION TO ALL APPLICABLE STATE AND LOCAL AND OTHER CODE REQUIREMENTS.