



Location
2912 Waunona Way

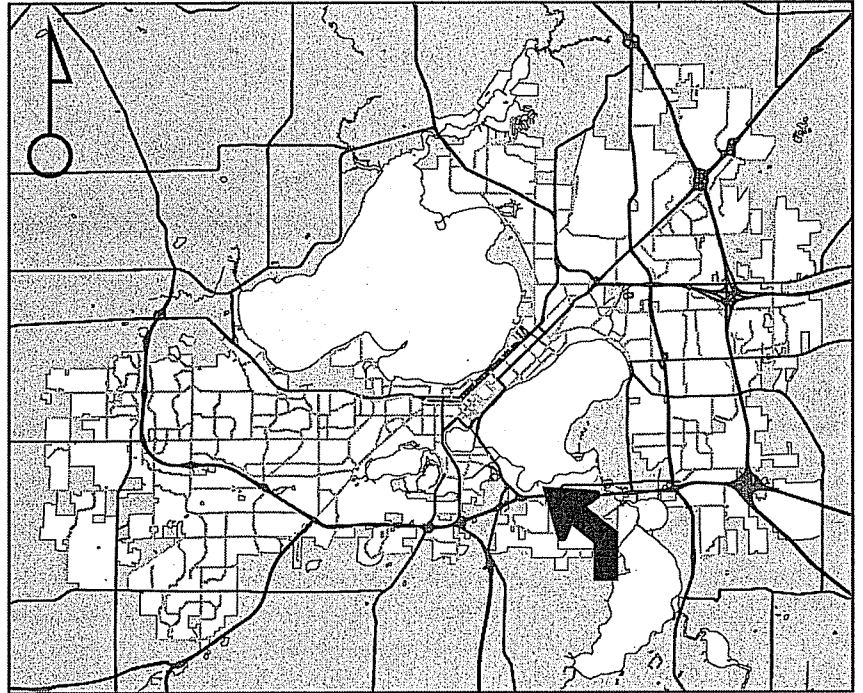
Project Name
Zauft Residence

Applicant
Bruce and Karen Zauft/
Bob Bouril – Bouril Design Studio

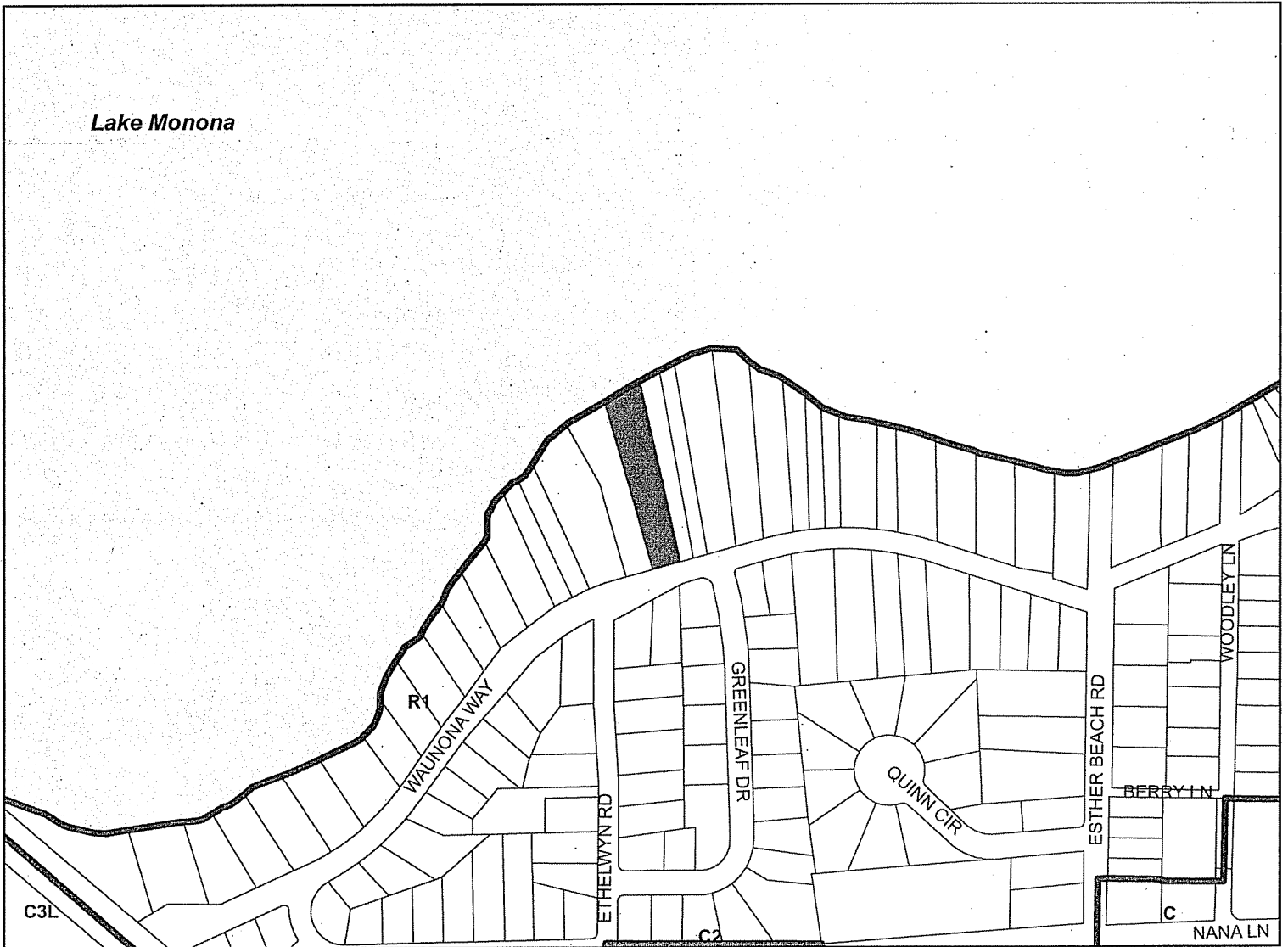
Existing Use
Single Family Residence

Proposed Use
Revised Site Plan for Single Family
Home with Detached Garage on a
Waterfront Lot

Public Hearing Date
Plan Commission
19 February 2007



For Questions Contact: Tim Parks at: 261-9632 or tparks@cityofmadison.com or City Planning at 266-4635





10

LAND USE APPLICATION

Madison Plan Commission

215 Martin Luther King Jr. Blvd; Room LL-100
 PO Box 2985; Madison, Wisconsin 53701-2985
 Phone: 608.266.4635 | Facsimile: 608.267.8739

- The following information is required for all applications for Plan Commission review.
- Please read all pages of the application completely and fill in all required fields.
- This application form may also be completed online at www.cityofmadison.com/planning/plan.html
- All zoning application packages should be filed directly with the Zoning Administrator's desk.
- All applications will be reviewed against the applicable standards found in the City Ordinances to determine if the project can be approved.

FOR OFFICE USE ONLY:

Amt. Paid \$550.⁰⁰ Receipt No. 77829
 Date Received 1-10-07
 Received By KAV
 Parcel No. 0710-302-0119-0
 Aldermanic District 14-Tim Bruer
 GQ EXIST CU, Flood Plain, Wetland.
 Zoning District R-1
For Complete Submittal
 Application Letter of Intent
 IDUP N/A Legal Descript.
 Plan Sets _____ Zoning Text N/A
 Alder Notification _____ Waiver _____
 Ngrhd. Assn Not. _____ Waiver _____
 Date Sign Issued _____

1. Project Address: 2912 WAUNONA WAY Project Area in Acres: 0.83

Project Title (if any): 2 AFT. RESIDENCE

2. This is an application for: (check at least one)

Zoning Map Amendment (check only ONE box below for rezoning and fill in the blanks accordingly)

Rezoning from _____ to _____ Rezoning from _____ to PUD/PCD-SIP

Rezoning from _____ to PUD/PCD-GDP Rezoning from PUD/PCD-GDP to PUD/PCD-SIP

Conditional Use Demolition Permit Other Requests (Specify): _____

3. Applicant, Agent & Property Owner Information:

Applicant's Name: BRUCE & KAREN ZAUF Company: _____
 Street Address: 5510 ETHELWYN RD. City/State: MADISON, WI Zip: 53713
 Telephone: (1221-7887) Fax: () Email: BRUCE@ORGANIZEDSPACES.BIZ

Project Contact Person: BOB BOUML Company: BOUML DESIGN STUDIO
 Street Address: 6602 GRAND TERN PLAZA City/State: MADISON, WI Zip: 53719
 Telephone: (1833-3400) Fax: (1833-3408) Email: BOBB@BOUMLDESIGN.COM

Property Owner (if not applicant): APPLICANT
 Street Address: _____ City/State: _____ Zip: _____

4. Project Information:

Provide a general description of the project and all proposed uses of the site:
REMOVAL OF THE EXISTING HOUSE & DETACHED GARAGE FOR
CONSTRUCTION OF A NEW HOUSE & DETACHED GARAGE.

Development Schedule: Commencement SPRING 07 Completion WINTER 07

CONTINUE →

5. Required Submittals:

- Site Plans submitted as follows below and depicts all lot lines; existing, altered, demolished or proposed buildings; parking areas and driveways; sidewalks; location of any new signs; existing and proposed utility locations; building elevations and floor plans; landscaping, and a development schedule describing pertinent project details:
 - Seven (7) copies of a full-sized plan set drawn to a scale of one inch equals 20 feet (collated and folded)
 - Seven (7) copies of the plan set reduced to fit onto 11 inch by 17 inch paper (collated, stapled and folded)
 - One (1) copy of the plan set reduced to fit onto 8 1/2 inch by 11 inch paper
- Letter of Intent: Twelve (12) copies describing this application in detail but not limited to. Including: existing conditions and uses of the property; development schedule for the project; names of persons involved (contractor, architect, landscaper, business manager, etc.); types of businesses; number of employees; hours of operation; square footage or acreage of the site; number of dwelling units; sale or rental price range for dwelling units; gross square footage of building(s); number of parking stalls, etc.
- Legal Description of Property: Lot(s) of record or metes and bounds description prepared by a land surveyor.
- Filing Fee: \$ 550 See the fee schedule on the application cover page. Make checks payable to: City Treasurer.

IN ADDITION, THE FOLLOWING ITEMS MAY ALSO BE REQUIRED WITH YOUR APPLICATION; SEE BELOW:

- For any applications proposing demolition of existing (principal) buildings, photos of the structure(s) to be demolished shall be submitted with your application. Be advised that a Reuse and Recycling Plan approved by the City's Recycling Coordinator is required to be approved by the City prior to issuance of wrecking permits.
- A project proposing ten (10) or more dwelling units may be required to comply with the City's Inclusionary Zoning requirements outlined in Section 28.04 (25) of the Zoning Ordinance. A separate INCLUSIONARY DWELLING UNIT PLAN application detailing the project's conformance with these ordinance requirements shall be submitted concurrently with this application form. Note that some IDUP materials will coincide with the above submittal materials
- A Zoning Text must accompany all Planned Community or Planned Unit Development (PCD/PUD) submittals.

FOR ALL APPLICATIONS: All applicants are required to submit copies of all items submitted in hard copy with their application (including this application form, the letter of intent, complete plan sets and elevations, etc.) as INDIVIDUAL Adobe Acrobat PDF files compiled either on a non-returnable CD to be included with their application materials, or in an e-mail sent to pcapplications@cityofmadison.com. The e-mail shall include the name of the project and applicant. Applicants who are unable to provide the materials electronically should contact the Planning Unit at (608) 266-4635 for assistance.

6. Applicant Declarations:

- Conformance with adopted City plans: Applications shall be in accordance with all adopted City of Madison plans:
 - The site is located within the limits of _____ Plan, which recommends: _____ for this property.

- Pre-application Notification: Section 28.12 of the Zoning Ordinance requires that the applicant notify the district alder and any nearby neighborhood or business associations by mail no later than 30 days prior to filing this request:

→ List below the Alderperson, Neighborhood Association(s), Business Association(s) AND dates you sent the notices:

Tim Bruer, Robert Pfefferkorn

If the alder has granted a waiver to this requirement, please attach any such correspondence to this form.

- Pre-application Meeting with staff: Prior to preparation of this application, the applicant is required to discuss the proposed development and review process with Zoning Counter and Planning Unit staff; note staff persons and date.

Planner Tim Parks Date 02/17/2006 Zoning Staff Matthew Tucker Date 02/17/2006

The signer attests that this form has been completed accurately and all required materials have been submitted:

Printed Name James R. Powell Date 01/10/2007
 Signature [Signature] Relation to Property Owner ARCHITECT

Authorizing Signature of Property Owner [Signature] Date 01/10/2007
BRUCE ZWIFT

01.10.2007

Conditional Use Permit Application – Letter of Intent

The following information summarizes the application for a Conditional Use permit for construction on the property at 2912 Waunona Way.

Construction Schedule

Proposed construction starts: Spring 07 with completion in Winter of 07

Description Of Existing Condition

An Existing House and detached garage building.

Architect

Robert Bouril AIA
Bouril Design Studio, LLC
6602 Grand Teton Plaza, Suite 150
Madison, WI 53719-1010

Landscape Designer

Paul Haffely
Mckay Nursery Company
P.O.Box 185. 750 S. Monroe St.
Waterloo, WI

Occupancy

Single-family residential

Total Gross Square Footage Of Buildings

New House Areas:
Basement unfinished area: 2400 Sq.ft.
First floor finished area: 2400 Sq.ft ✓
Screen Porch & Covered front entry area: 242 Sq.ft
Second floor finished area: 1285 Sq.ft ✓
Deck area: 87 Sq.ft
New Separate Garage Area: 795 Sq.ft

Total Area = 7209 Sq.ft

Square Footage of the site

36,320 Sq. ft

Project Goals

The intent of the project is to remove existing house and detached garage for construction of a new house and detached garage.



01.10.2007

Letter of Legal Description

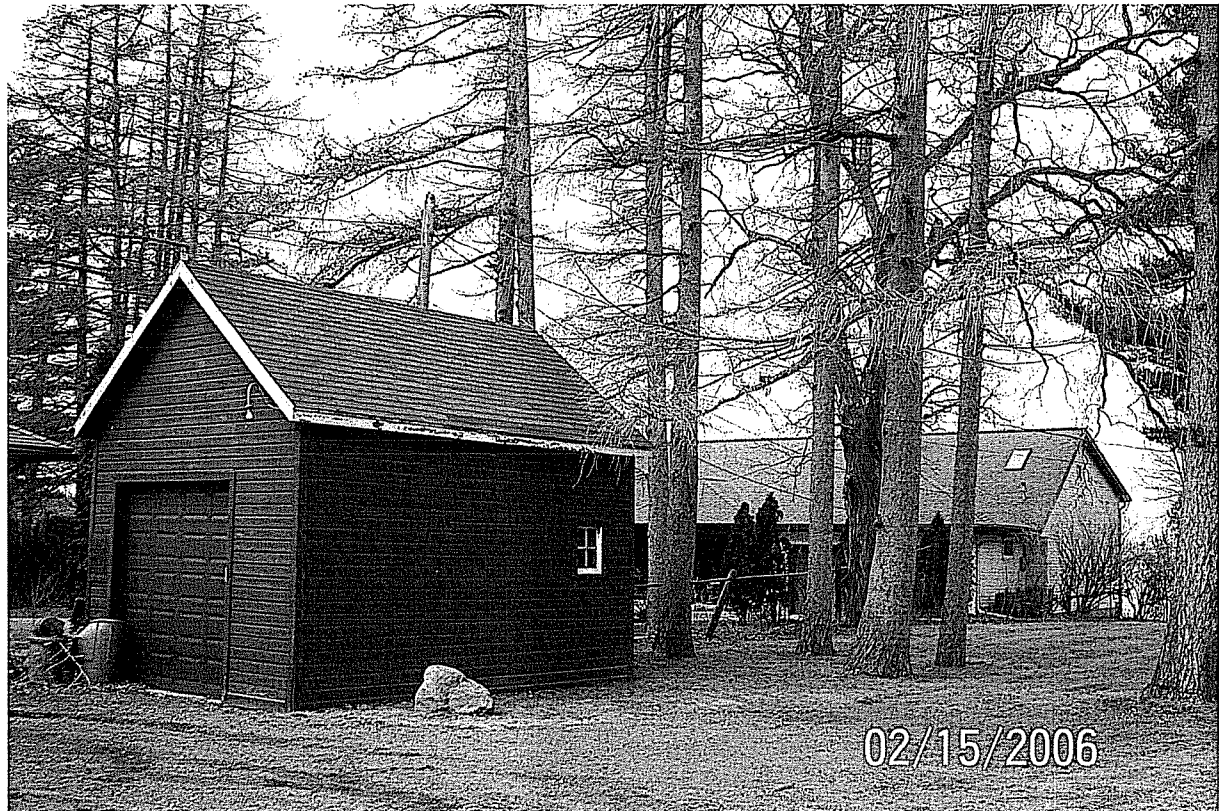
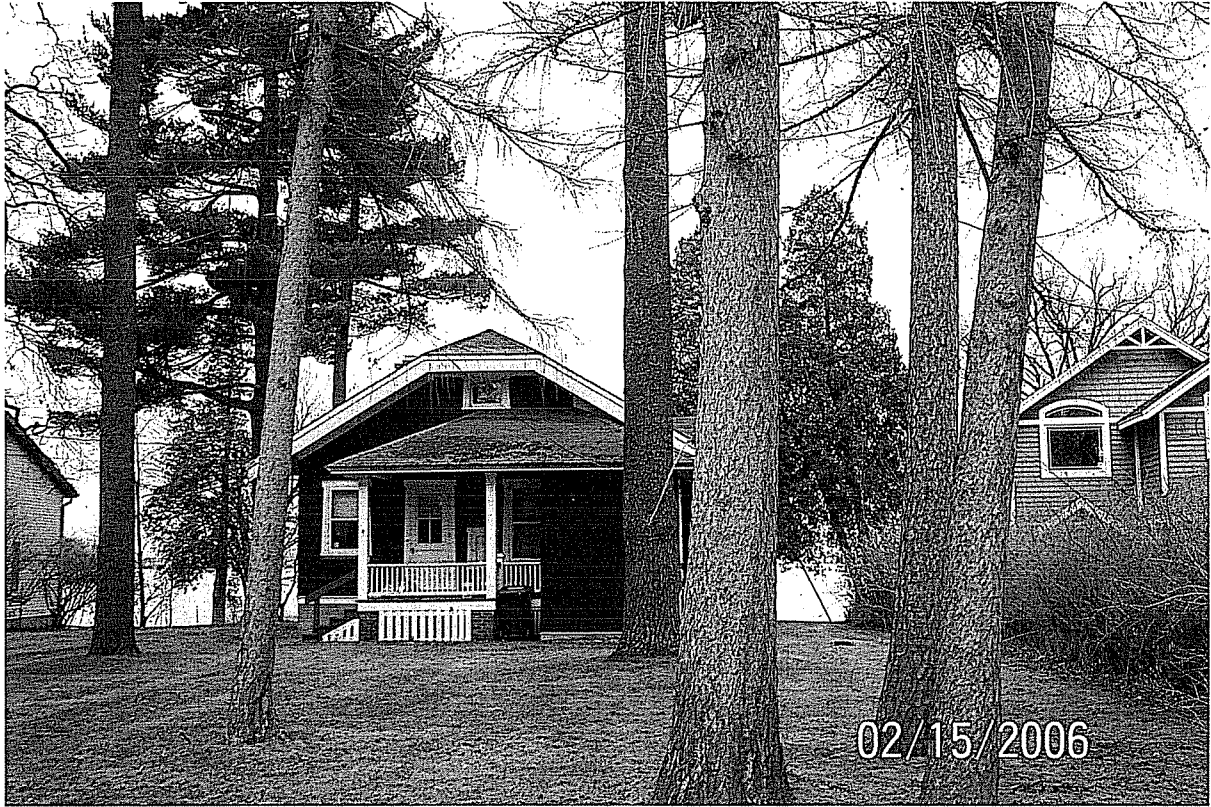
Lot 4, Block2, Ethelwyn Park Lake Monona,
City Of Madison, Dane County, Wisconsin.

Parcel No. 251-0710-302-0119-0

Property Address:

2912 Waunona Way
Madison, WI

See Attached Drawing SW1



ABBREVIATIONS

SECTION OF THE GENERAL CONTRACTOR'S SPECIFICATIONS AND CONDITIONS

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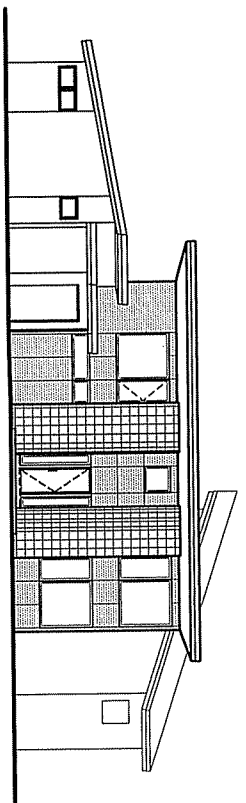
SYMBOL LEGEND

Table with columns: SYMBOL, DESCRIPTION, SYMBOL, DESCRIPTION, SYMBOL, DESCRIPTION, SYMBOL, DESCRIPTION. Contains symbols and their corresponding descriptions for various construction elements.

MATERIAL IDENTIFICATION

Table with columns: SYMBOL, DESCRIPTION. Contains material symbols and their corresponding descriptions.

KAREN & BRUCE ZAUFIT
2912 WAUNONA WAY
MADISON, WI 53713



DRAWING INDEX

Table with columns: ARCHITECTURAL, STRUCTURAL, ELECTRICAL. Contains drawing titles and their corresponding sheet numbers.

THE DESIGN REPRESENTED BY THESE DRAWINGS IS THE PROPERTY OF BOURN DESIGN STUDIO, LLC. THESE DRAWINGS WILL BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, WITHOUT THE WRITTEN CONSENT OF BOURN DESIGN STUDIO, LLC OF MADISON, WISCONSIN.

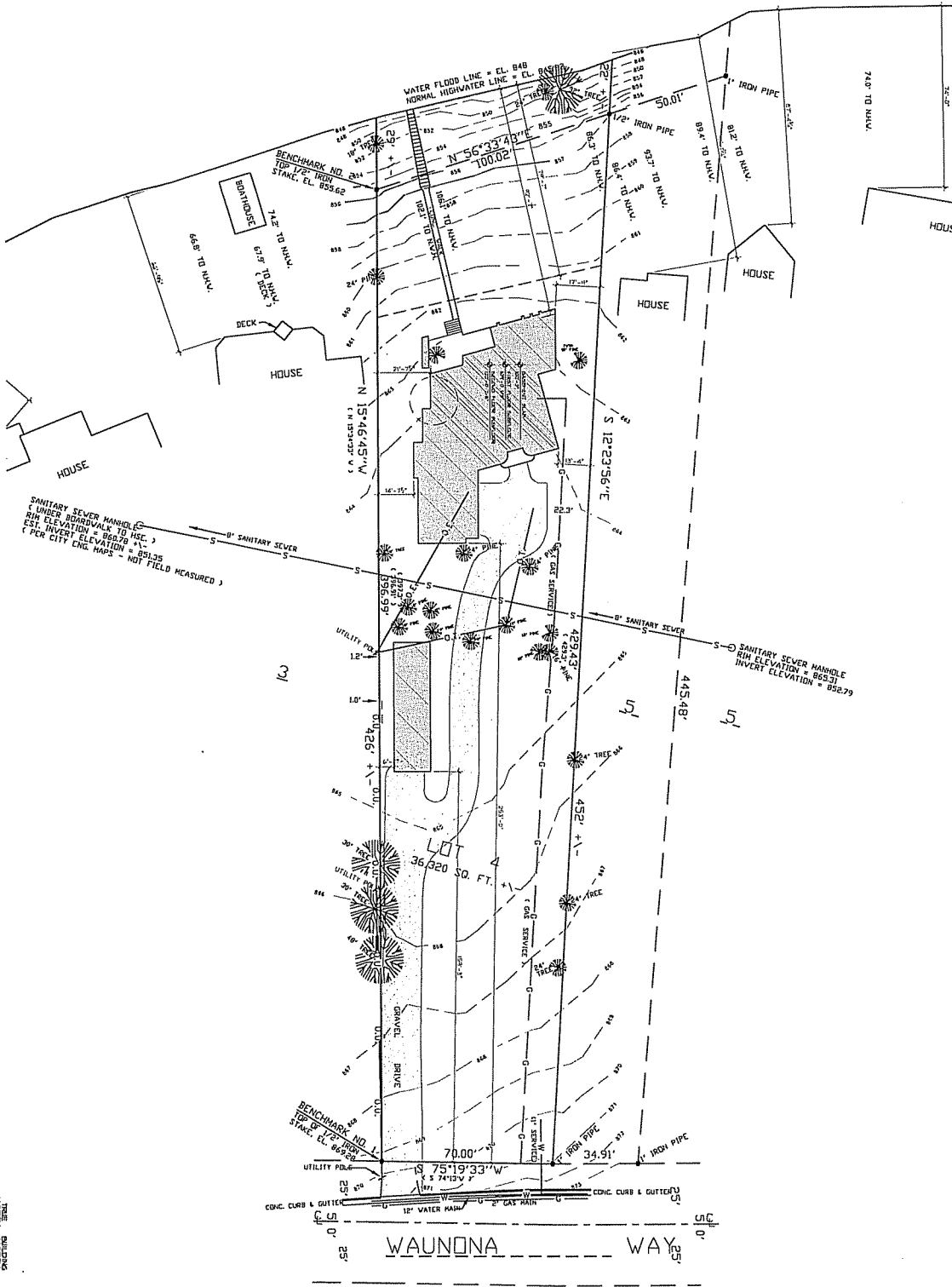
DESIGN DEVELOPMENT

Bourn Design Studio, LLC
architects

A NEW RESIDENCE FOR
KAREN & BRUCE ZAUFIT
2912 WAUNONA WAY
MADISON, WI 53713

Table with columns: NO., DATE, DRAWN BY, CHECKED BY. Contains project metadata.

LAKE MONONA
 (LAKE MONONA LAKE LEVEL READING 845.95 ON AUGUST 12, 2004)



① NEW SITE PLAN
 SCALE: 1" = 20'-0"



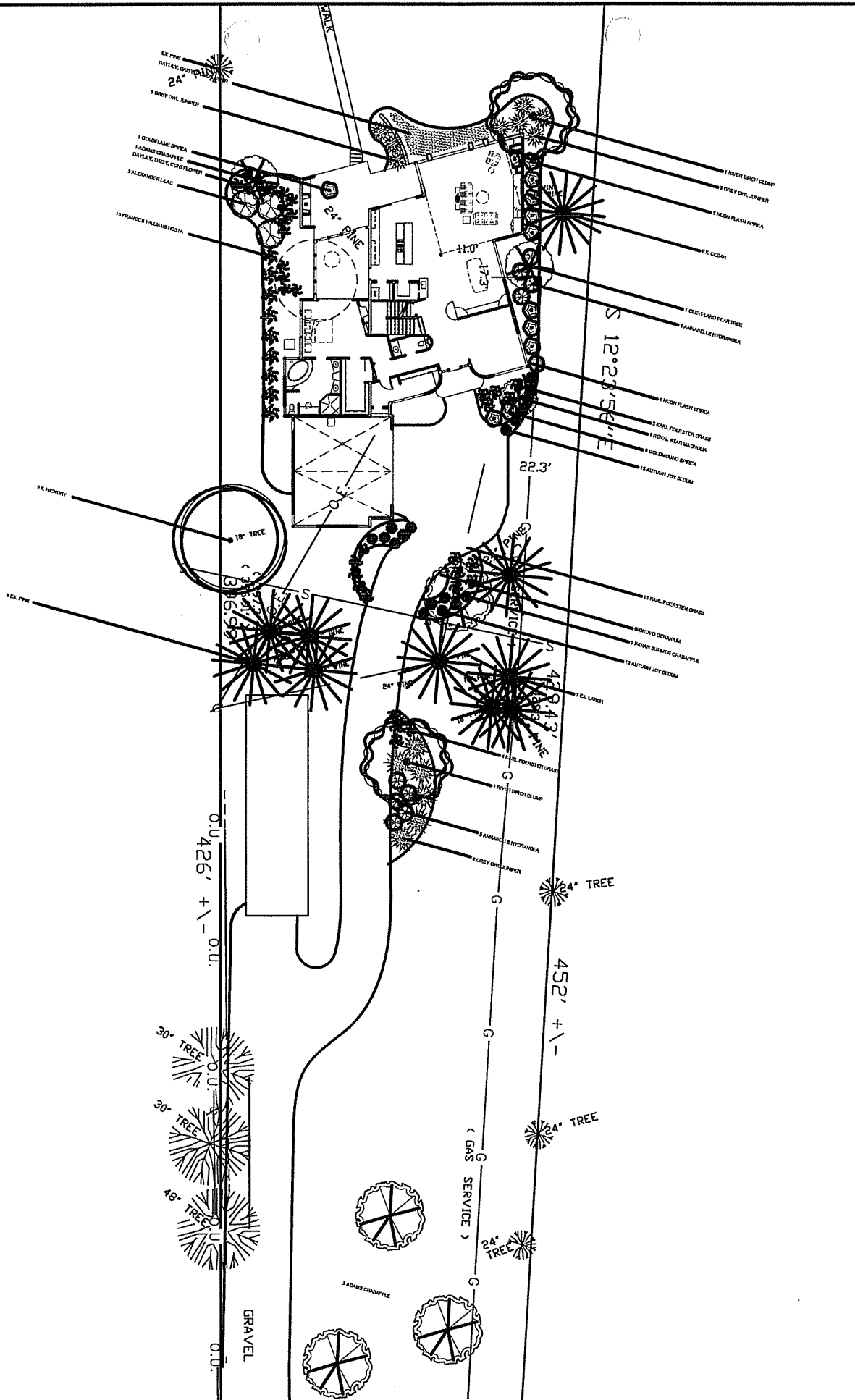
PROJECT NO.	DATE	DESIGN BY	SCALE
843	08/07/07	SW	1" = 20'-0"

A NEW RESIDENCE FOR:
KAREN & BRUCE ZAUF
 2912 WAUNONA WAY
 MADISON, WI, 53713

Bouril Design Studio, LLC
 architects
 8022 Grand Island Plaza, #175, Madison, WI 53718-1191
 Phone: (608) 623-2027 Fax: (608) 623-2068
 Email: bouril@bouril-design.com

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LANDSCAPE SITE PLAN



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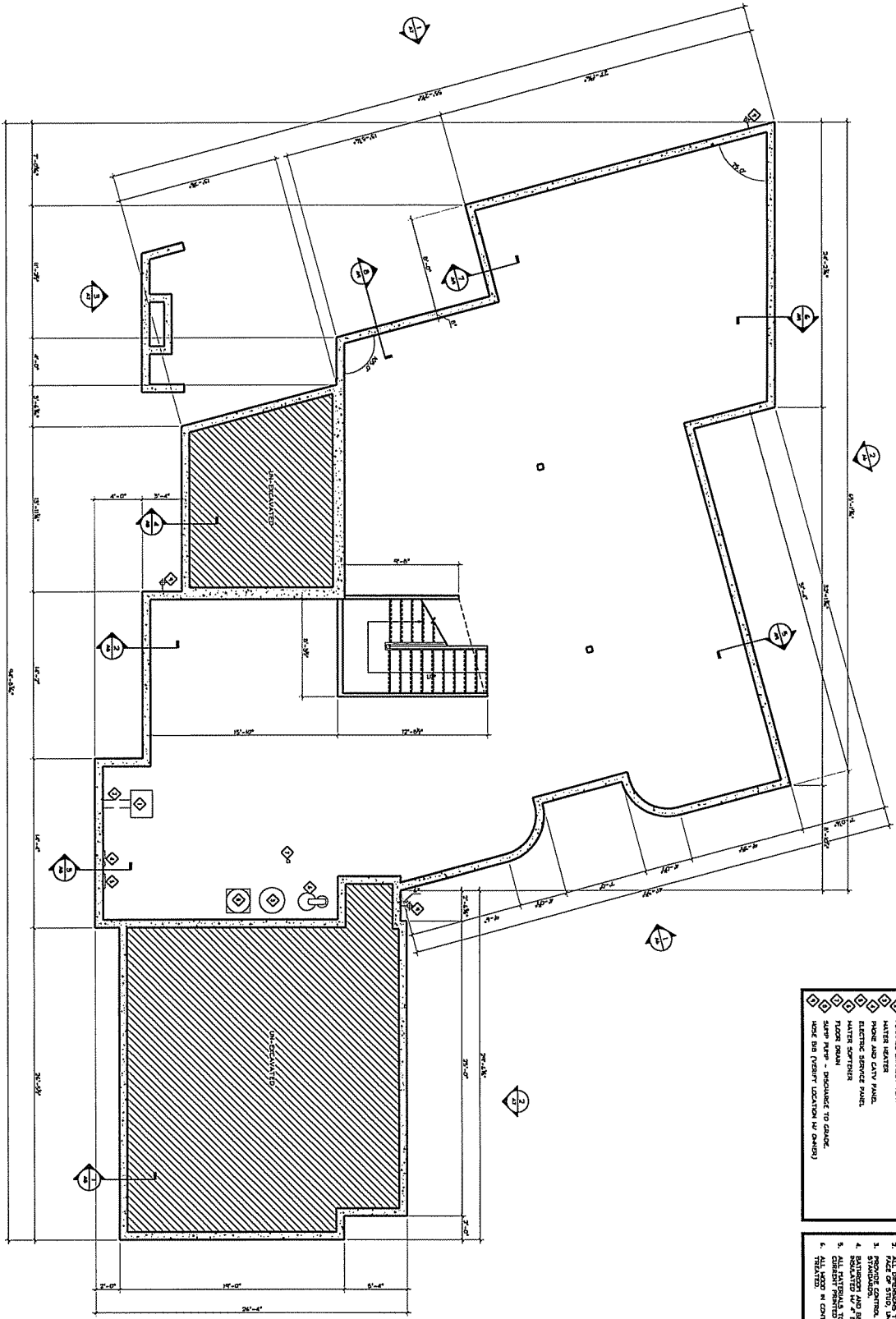
A NEW RESIDENCE FOR:
KAREN & BRUCE ZAUF
 2917 WALNUT WAT
 MADISON, WI, 53713

Bouril Design Studio, LLC
 architects

1025 Owen Sound Plaza, #216, Madison, WI 53716-1201
 Phone: (608) 833-3200 Fax: (608) 833-3400
 Email: info@bouril.com

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KEY NOTES - GARAGE FLOOR

- 1. FINISH GARAGE FLOOR
- 2. FINISH EXISTING FLOOR AND CEILING
- 3. FINISH EXISTING WALLS AND CEILING
- 4. FINISH EXISTING ELECTRICAL SERVICE PANEL
- 5. FINISH EXISTING WATER SERVICE
- 6. FINISH EXISTING FLOOR DRAIN
- 7. FINISH EXISTING SUMP PUMP - RELOCATE TO GARAGE
- 8. FINISH EXISTING (SEE LOCATION IN OTHERS)

GENERAL NOTES - GARAGE FLOOR

- 1. SEE SHEET 10 FOR STRUCTURAL, MECHANICAL, ELECTRICAL AND PLUMBING NOTES
- 2. ALL PERMISSIBLE 10% FILL OR CONCRETE SHALL BE TO FINISH GRADE
- 3. FINISH GARAGE FLOOR SHALL BE FINISHED WITH 4" MINIMUM CONCRETE SLAB PER ACI 308.3R-08
- 4. ALL FINISHES TO BE PERMITTED PER MANUFACTURER'S INSTRUCTIONS
- 5. ALL WORK IN CONTACT WITH CONCRETE TO BE PROTECTED FROM DAMAGE

AREA CALCULATIONS
UNFINISHED AREA = 2400 SQ. FT.

BASEMENT FLOOR PLAN



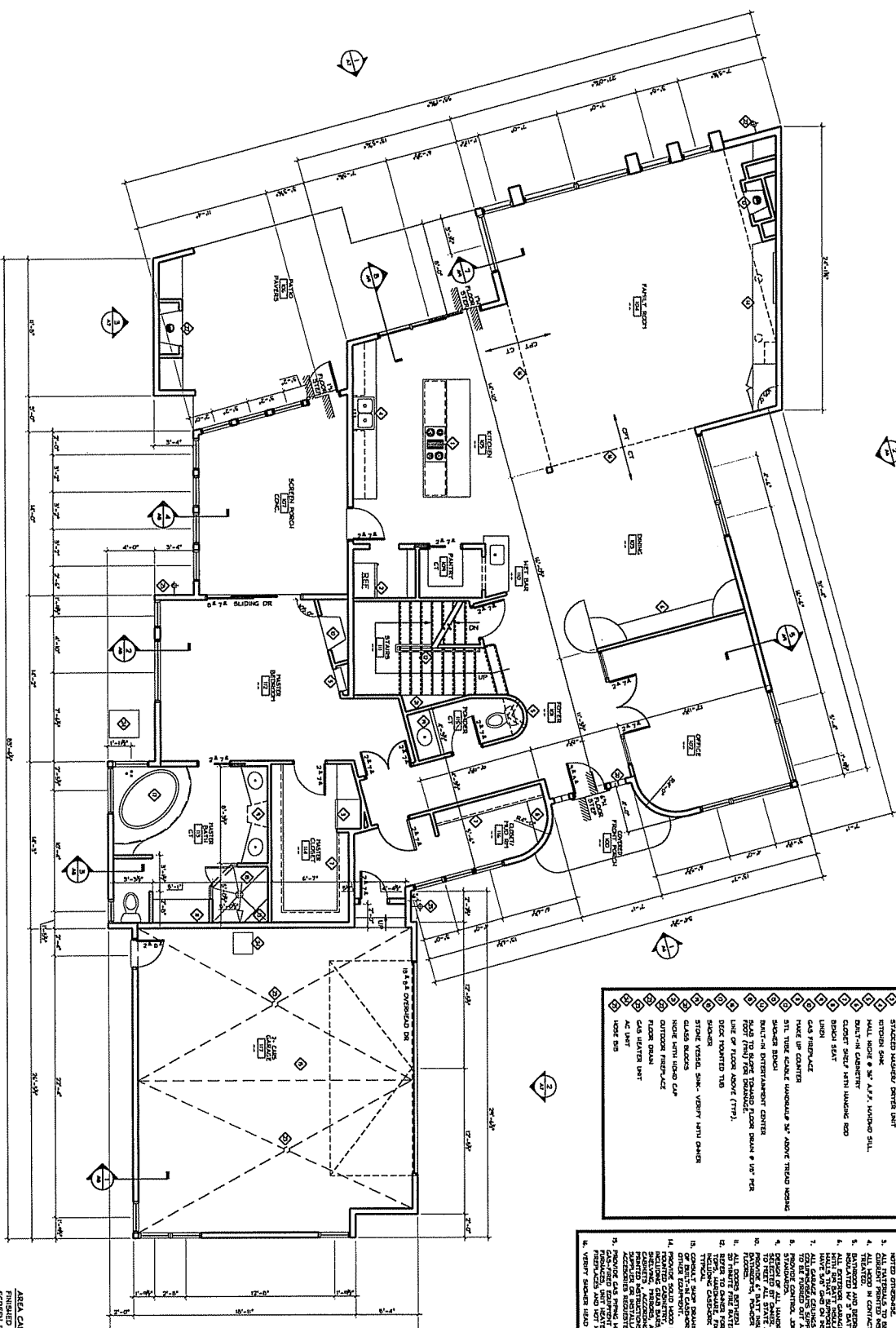
DATE	OWNER	PROJECT NO.	DATE
01/11/18	KAREN & BRUCE ZAUF	18-001	01/11/18
DESIGNED BY	CHK'D BY	DATE	DATE
J. B. BA	J. B. BA	01/11/18	01/11/18

A NEW RESIDENCE FOR:
KAREN & BRUCE ZAUF
7912 WALNUT WAY
MADISON, WI, 53713

Bouril Design Studio, LLC
2022 Grand Falls Plaza, #100 Madison, WI 53718-1101
Phone: (608) 654-3000 Fax: (608) 654-3000
Email: info@bourilstudio.com

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- KEY NOTES - FIRST FLOOR**
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- GENERAL NOTES - FIRST FLOOR**
1. SEE SHEET 11 FOR SYMBOLS, DIMENSIONS, MATERIALS AND FINISHES.
 2. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.
 3. ALL MATERIALS TO BE INSTALLED PER MANUFACTURER'S INSTRUCTIONS.
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AREA CALCULATIONS:

FINISHED AREA	2400 SQ. FT.
SCREENED PORCH AREA	207 SQ. FT.
CORDED ENTRY	50 SQ. FT.
PATIO	50 SQ. FT.

FIRST FLOOR PLAN

PROJECT NO.
014-17-01

DATE
08/08/17

DRAWN BY
J.A. BA

SCALE
1/8" = 1'-0"

2

PROJECT NO.
014-17-01

DATE
08/08/17

DRAWN BY
J.A. BA

SCALE
1/8" = 1'-0"

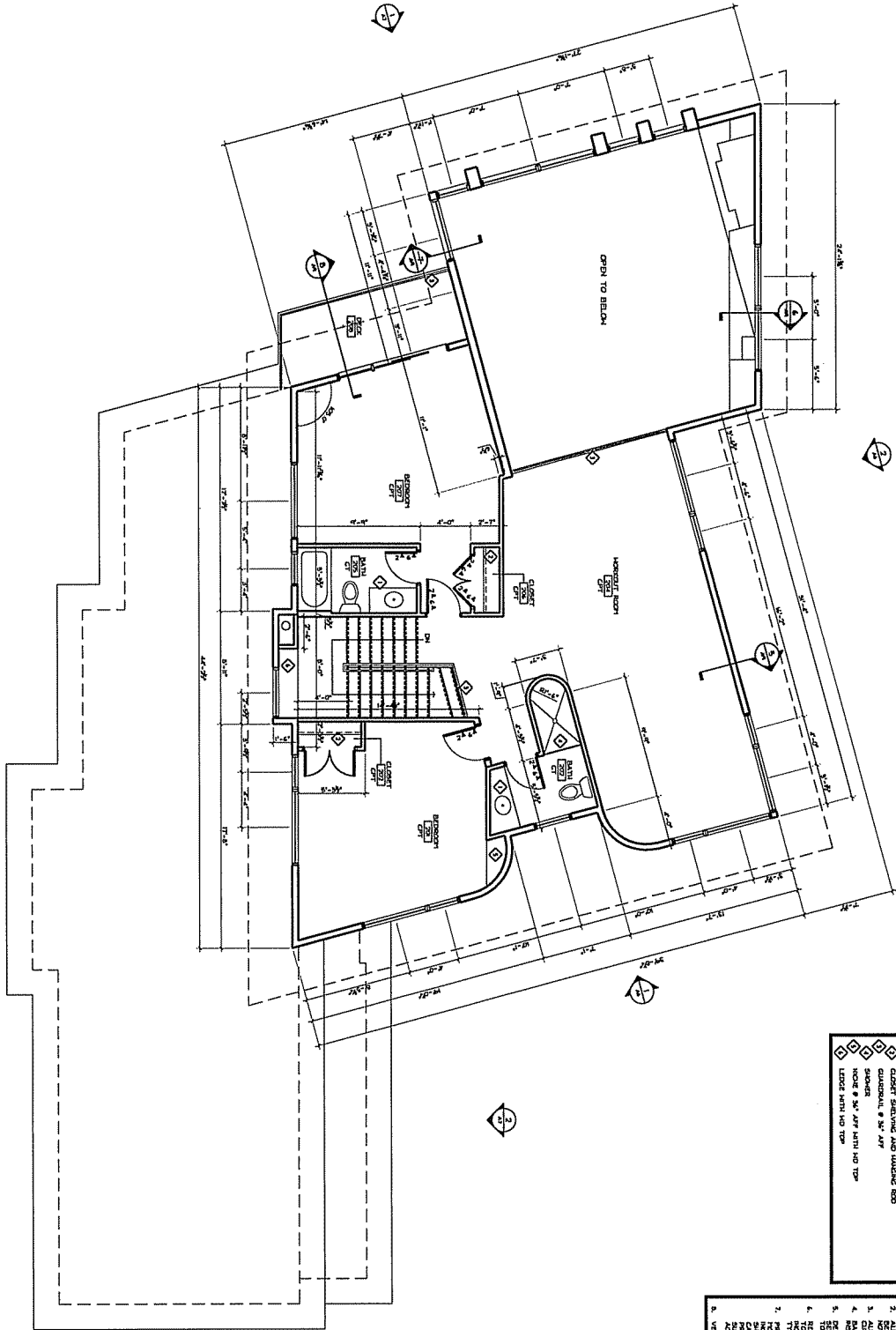
A NEW RESIDENCE FOR:
KAREN & BRUCE ZAUFF
7812 WALNUT WAY
MADISON, WI, 53113

Bouril Design Studio, LLC
architects

1000 N. MICHIGAN AVE. SUITE 1000
ANN ARBOR, MI 48106-1500
TEL: 734.769.1100 FAX: 734.769.1101
WWW.BOURILDDESIGNSTUDIO.COM

DESIGN DEVELOPMENT

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KEY NOTES - SECOND FLOOR

- 1. BUILT-IN CABINET AND COUNTERTOP
- 2. CLOSET BENCHING AND BULKHEAD END
- 3. FINISH FLOOR TO BE 3/4" X 6" X 12" T&G
- 4. FINISH FLOOR TO BE 3/4" X 6" X 12" T&G
- 5. FINISH FLOOR TO BE 3/4" X 6" X 12" T&G
- 6. FINISH FLOOR TO BE 3/4" X 6" X 12" T&G
- 7. FINISH FLOOR TO BE 3/4" X 6" X 12" T&G
- 8. FINISH FLOOR TO BE 3/4" X 6" X 12" T&G
- 9. FINISH FLOOR TO BE 3/4" X 6" X 12" T&G
- 10. FINISH FLOOR TO BE 3/4" X 6" X 12" T&G

GENERAL NOTES - SECOND FLOOR

1. SEE SHEET 1 FOR STRUCTURE, MATERIAL IDENTIFICATION AND DIMENSIONS.
2. ALL FINISHES TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.
3. ALL MATERIALS TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.
4. REFER TO ALL SHEET AND LOCAL BUILDING CODES.
5. PROVIDE SLOPE FOR DRAINAGE AND BULKHEAD END WALLS TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.
6. PROVIDE SLOPE FOR DRAINAGE AND BULKHEAD END WALLS TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.
7. PROVIDE SLOPE FOR DRAINAGE AND BULKHEAD END WALLS TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.
8. PROVIDE SLOPE FOR DRAINAGE AND BULKHEAD END WALLS TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.
9. PROVIDE SLOPE FOR DRAINAGE AND BULKHEAD END WALLS TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.
10. PROVIDE SLOPE FOR DRAINAGE AND BULKHEAD END WALLS TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.

AREA CALCULATIONS:
 FINISHED AREA * 1095 SQ. FT.
 DEC * 87 SQ. FT.
 OPEN TO BELOW * 523 SQ. FT.

① SECOND FLOOR PLAN



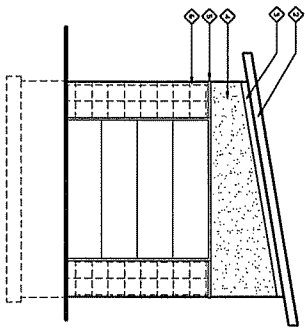
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		08/07/17	104

A NEW RESIDENCE FOR:
KAREN & BRUCE ZAUFF
 2812 WALNUT WAY
 MADISON, WI, 53713

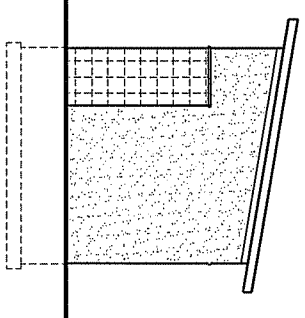


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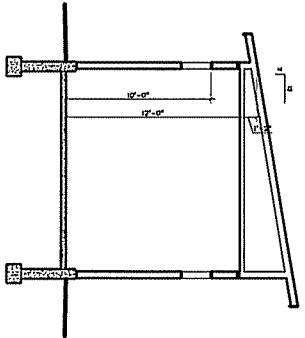
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1 SOUTH ELEVATION

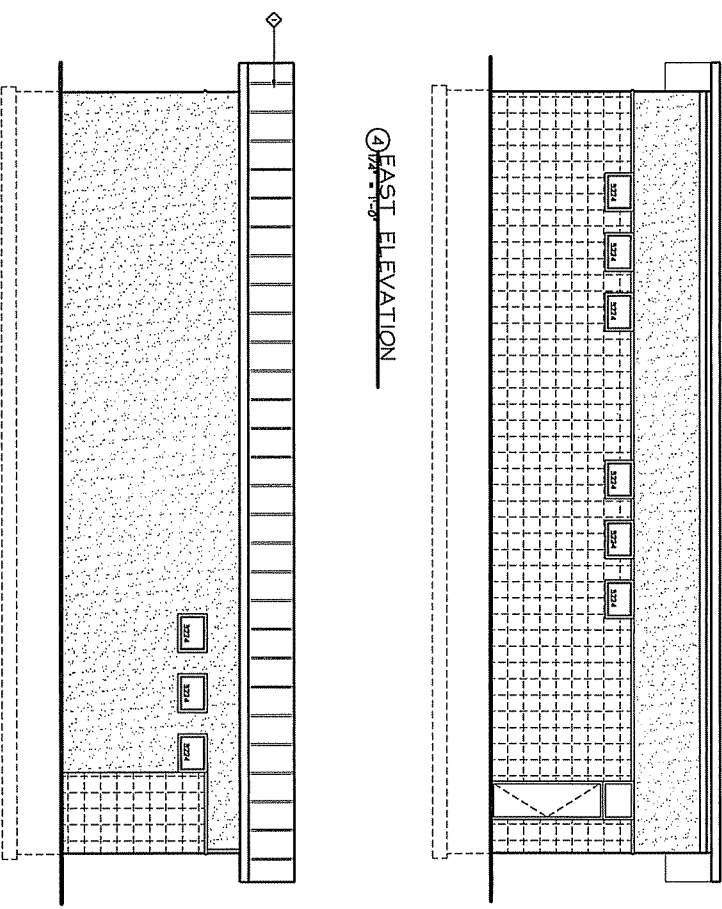


2 NORTH ELEVATION



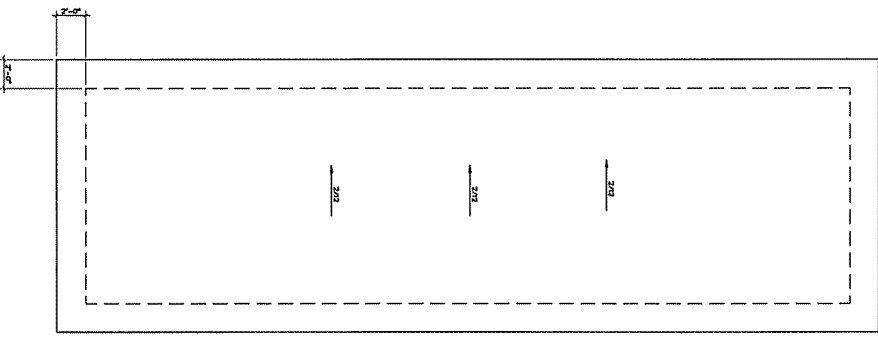
3 SECTION

- GARAGE FLOOR PLAN KEY NOTES**
- 1 SLOPE GARAGE SLAB TO FLOOR DRAIN
 - 2 GAS HEATER UNIT
- GARAGE ELEVATION KEY NOTES**
- 1 STANDING SEAM METAL ROOFING
 - 2 1/4" X 6" X 8" RAGOLA BOARD
 - 3 1/4" X 6" FINN BOARD
 - 4 2 1/4" X 6" STONE CAP
 - 5 TILES

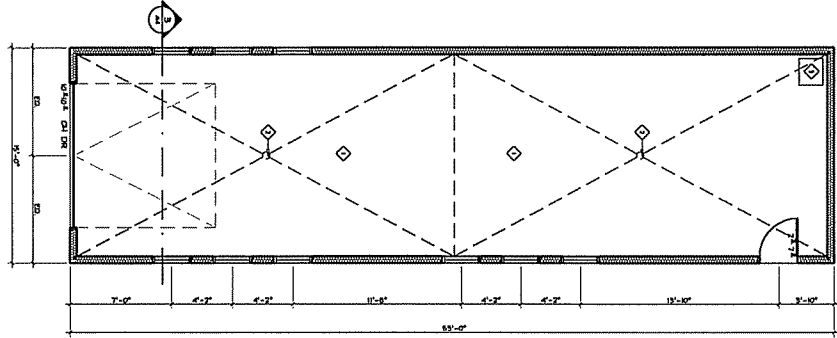


4 EAST ELEVATION

5 WEST ELEVATION



6 GARAGE ROOF PLAN



7 GARAGE FLOOR PLAN

AREA CALCULATIONS
DETACHED GARAGE = 796 SQ. FT.

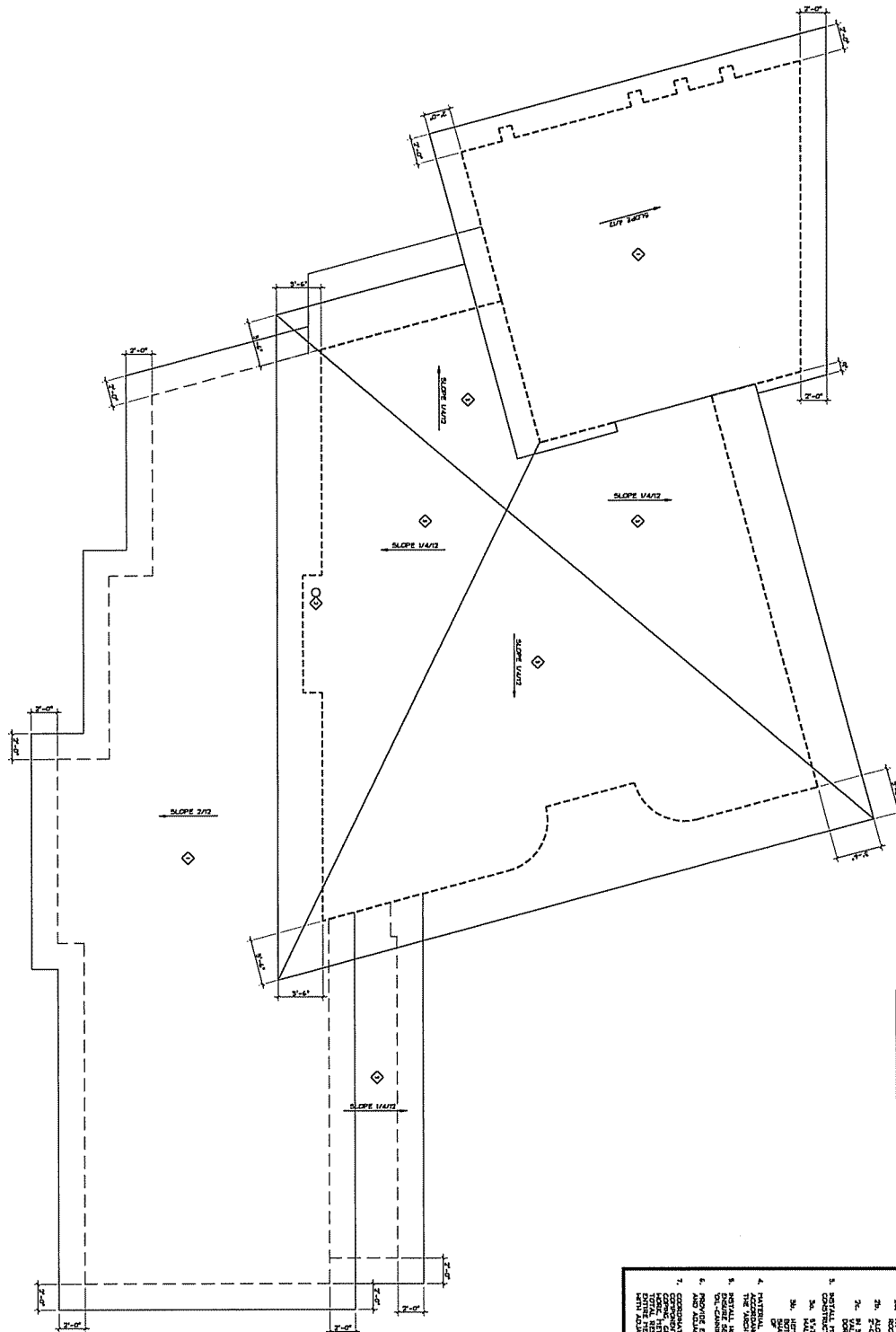
DATE	PROJECT NO.
DESIGNED BY	DATE
SCALE	NO.
4	A

A NEW RESIDENCE FOR:
KAREN & BRUCE ZAUFF
2912 WAUNONA WAY
MADISON, WI, 53713

Bouril Design Studio, LLC
architects
8022 David Taylor Place, #105, Madison, WI 53719-1081
Phone: (608) 623-3426 Fax: (608) 623-3426
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	STANDARD STEEL VERTICAL ROOF FINISHANCE VENT
	FLAT ROOF AREA WITH 1/4\"/>

1 ROOF PLAN



DATE 05/20/2017	PROJECT NO 1704							
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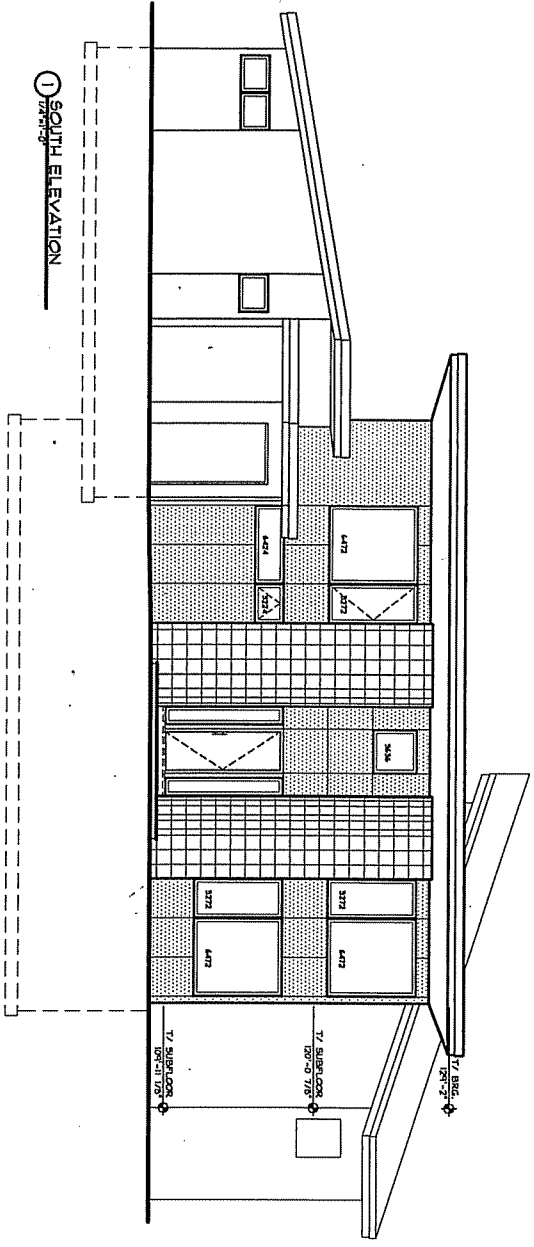
A NEW RESIDENCE FOR:
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 2812 WALNUT HILL WAY
 MADISON, WI, 53713

Bouril Design Studio, LLC
 architects
 8015 Grand View Plaza, F201, Madison, WI 53718-1081
 Phone: (608) 261-5827 Fax: (608) 261-5846
 Email: kb@bourildesign.com

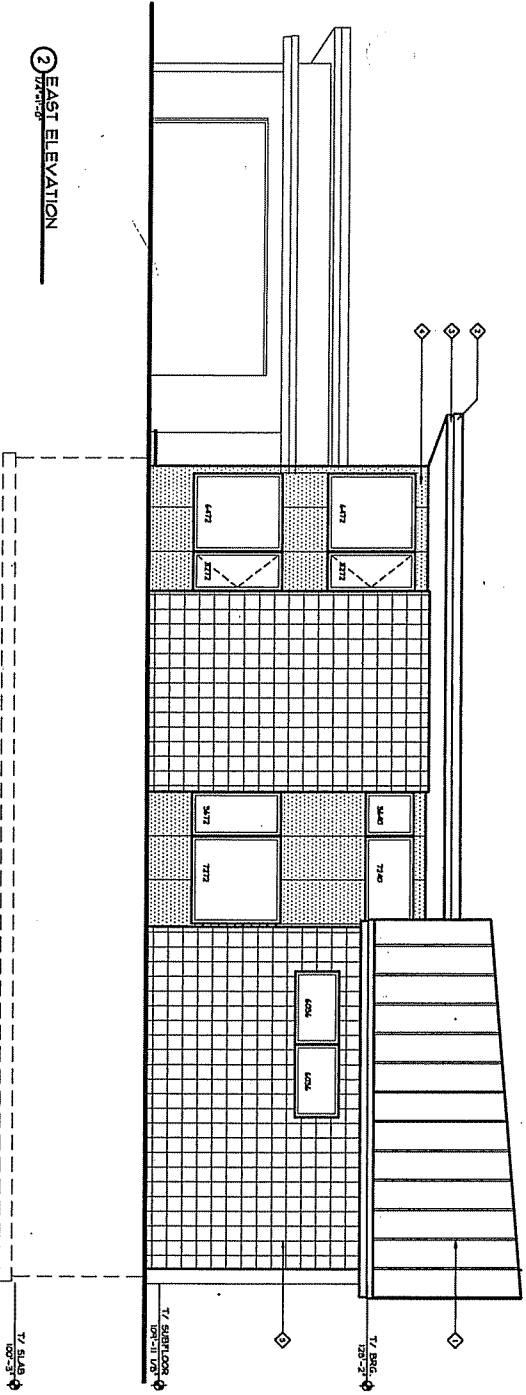
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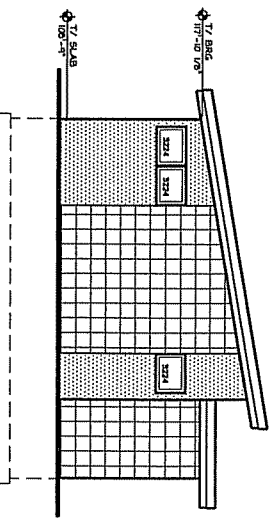
① SOUTH ELEVATION



② EAST ELEVATION



③ PARTIAL SOUTH ELEVATION



- ### ELEVATION GENERAL NOTES
- SEE SHEET T1 FOR SYMBOLS, MATERIAL IDENTIFICATION AND ABBREVIATIONS.
 - ALL MATERIALS TO BE INSTALLED PER MANUFACTURERS CURRENT PRACTICES.
 - REFER TO ROOF PLAN FOR DETAILS OF ROOF OVERLAPS, EAVE OVERLAPS AND FLASHINGS.
 - REFER TO FLOORING & FINISHING PLAN FOR HEIGHT OF FLOORING AND FINISHING.
 - REFER TO ROOF PLAN FOR WINDOW AND DOOR FLASHING, POOR SIZES OR DOOR SCHEDULES REFERENCES ARE ON THE FLOOR PLAN, GENERAL WINDOW SCHEDULE.
 - ALL EXTERIOR MATERIALS & QUANTITIES SHALL BE ASSIGNED & APPROVED TO THE ARCHITECT BY THE GENERAL CONTRACTOR. ALL MATERIALS, FINISHES, SYSTEMS ARE INDICATED TO FIT THE DESIGN OF THE EXTERIOR AND SHALL BE RESPONSIBLE TO MEET ALL STATE AND LOCAL BUILDING CODES.
 - SEE ROOF PLAN FOR GUTTERS AND DOWN SPOUTS INFORMATION.
 - REFER TO SHEET T1 FOR DETAILS OF STRUCTURAL STEEL BEAMS.
 - REFER TO SHEET T1 FOR DETAILS OF STRUCTURAL STEEL BEAMS.
 - REFER TO SHEET T1 FOR DETAILS OF STRUCTURAL STEEL BEAMS.

- ### ELEVATION KEY NOTES
- T/ BRG. BRICK
 - T/ SUPRLOOR STRUCTURAL STEEL BEAMS
 - T/ SLAB CONCRETE SLAB
 - 5 1/2" FC TRIM BOARD
 - EIFS
 - TILES

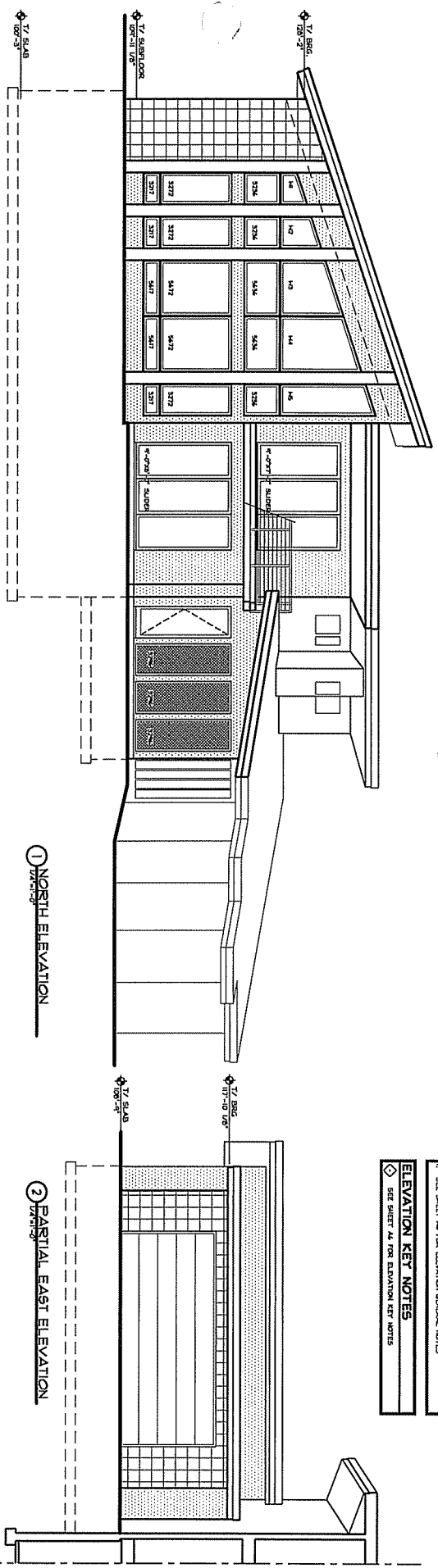
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DESIGN DEVELOPMENT

Bound Design Studio, LLC
 8802 Grand View Plaza, P.O. Box 1140, Madison, WI 53711-1140
 Phone: 608.263.8000 Fax: 608.263.8001
 Email: bound@bounddesignstudio.com

A NEW RESIDENCE FOR:
KAREN & BRUCE ZAUFF
 2912 WALNOLA WAY
 MADISON, WI, 53713

DATE	06/07
PROJECT NO.	0108
CLIENT	KAUF
ARCHITECT	BOUND DESIGN STUDIO, LLC
SCALE	1/4" = 1'-0"
NO.	6



1 NORTH ELEVATION

2 PARTIAL EAST ELEVATION

3 PARTIAL WEST ELEVATION

4 WEST ELEVATION

ELEVATION GENERAL NOTES
 1. SEE SHEET 1A FOR ELEVATION GENERAL NOTES
ELEVATION KEY NOTES
 2. SEE SHEET 1A FOR ELEVATION KEY NOTES

PROJECT NO.
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 CHECKED BY
 TITLE

PROJECT NO. 0000
 DATE 00/00/00
 DRAWN BY
 CHECKED BY
 TITLE

A NEW RESIDENCE FOR:
KAREN & BRUCE ZAUFF
 2912 WAUNONA WAY
 MADISON, WI, 53713

Bouril Design Studio, LLC
 architects
 8002 Old Faxon Road, #100, Madison, WI 53718-1001
 Phone: (608) 833-8333 Fax: (608) 833-8388
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