



City of Fitchburg  
 Planning/Zoning Department  
 5520 Lacy Road  
 Fitchburg, WI 53711  
 (608-270-4200)

# ARCHITECTURAL & DESIGN REVIEW APPLICATION

**Applicant/Contact Person:** Brett Van Zee

**Address:** 303 Watson Powell Jr Way, Ste 200 **Phone Number of Contact Person:** 515-633-2941

**City, State, Zip Code:** Des Moines, IA 50309 **Email of Contact Person:** brettv@invisionarch.com

**Project Address:** 5505 Nobel Drive, Fitchburg WI 53711 **Lot:** 25 **Subdivision:** Techlands

**Project Type:**  Multi-Family  Commercial  Industrial  Other  
 New  Addition

**Impervious Surface Ratio (ISR):** 53.4% @ (City Standard: maximum 65% ISR)  
Full Buildout

All items listed below must be included with the application to be considered complete. If an item is not included with the application, the applicant must provide in writing the basis for not including it. Building and site plans submitted to the Fitchburg Plan Commission for architectural and design review shall contain the following information:

**Site Data:**

- 1. Lot or property dimensions.
- 2. Orientation (to north).
- 3. Adjacent highways, roads, drive, etc.
- 4. Existing natural features (rivers, ponds, wetlands).
- 5. Existing buildings and/or improvements.
- 6. Existing and proposed site drainage.
- 7. Utility plans, including main/lateral sizes and existing fire hydrants on site or within 300 feet of the site
- 8. ISR shall be indicated on all plans.
- 9. Stormwater management plans and details, including grading plan.
- 10. Lighting plan in footcandles and light fixture cut sheets.

**Building:**

- 1. Building size, configuration and orientation.
- 2. Distance from lot lines.
- 3. Distance from other buildings, improvements and natural features.
- 4. Location of well, septic tank, drainfield, etc. (if applicable)
- 5. Additional proposed additions or new structures, including trash/recycling enclosure(s).
- 6. Construction type (wood frame, structural steel, etc.).
- 7. Foundation type (full basement, slab on grade, etc.).
- 8. Number of levels.
- 9. Siding/exterior covering type, color, texture, etc.
- 10. Roof type (gable, hip, shed, flat, etc.) and pitch.
- 11. Roofing material type, color, texture, etc.
- 12. Exterior door and window location, size, type, etc.
- 13. Fire protection sprinklers or fire alarm systems.

**Ingress, Egress, Parking:**

- 1. Location of highway and road access points.
- 2. Location, size, configuration of drivers and walks.
- 3. Number, size, location of parking spaces.
- 4. Location of handicapped parking and accessible building entrances.
- 5. Bicycle rack(s).

**Landscaping:**

- 1. Location, species, size of existing trees, shrubs, and plantings.
- 2. Location, species, size of proposed plantings.
- 3. Location and size of all paved, seeded/sodded and gravelled areas.
- 4. Location of all retaining walls, fences, berms and other landscape features.

**\*It is highly recommended that an applicant hold at least one neighborhood meeting prior to submitting an ADR application to identify any concerns or issues of surrounding residents.**

The preceding information is considered to be the minimum information for submission, and the City may require additional information for its review. Any interpretations provided by city officials as the result of submitting the attached information are based on the submitted plans, and any plan changes, may affect the interpretations.

It is the responsibility of the owner/applicant to insure compliance with all local and state requirements. The below signed applicant acknowledges the above information and hereby submits the attached information for the City's Architectural and Design Review Process.

Signed: B. Omer Date: 06.08.2020  
 Applicant or Authorized Agent

**\*\*\* Application shall be accompanied by one (1) sets of full-size plans, two (2) sets no larger than 11"x17", and one (1) pdf document of the complete submittal to [planning@fitchburgwi.gov](mailto:planning@fitchburgwi.gov). Applications are due at least 4 weeks prior to the desired Plan Commission Meeting. The time frame assumes a complete set of plans is provided, and if it is not provided the Plan Commission date will be adjusted.**

**FOR CITY USE ONLY**

Date Received: 6/23/20 Plan Commission Date: 7/24/20

Comments:  
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# TRANSMITTAL

<b>PROJECT</b>	MSN Data Center – Phase 4	<b>PROJECT #</b>	17058
<b>OWNER</b>	OneNeck IT Solutions	<b>DATE</b>	06.11.2020

**TO** City of Fitchburg Planning / Zoning Department  
5520 Lacy Road  
Fitchburg, WI 53711

**VIA** Email

<b>ITEMS</b>	No.	Description
	1	ADR Application
	2	PDF Drawings

## MESSAGE

INVISION is submitting the attached Architectural & Design Review Application on the OneNeck Data Center project. This project was previously submitted, reviewed and approved in early 2018 and again in 2019 but construction did not start within the 1 year period that the approval is valid. INVISION is submitting the application and previously approved drawings and support information for review and approval. There have been no modifications to the plans or elevations from the previous submittal.

## PAGES TO FOLLOW

**BY** Brett Van Zee, AIA











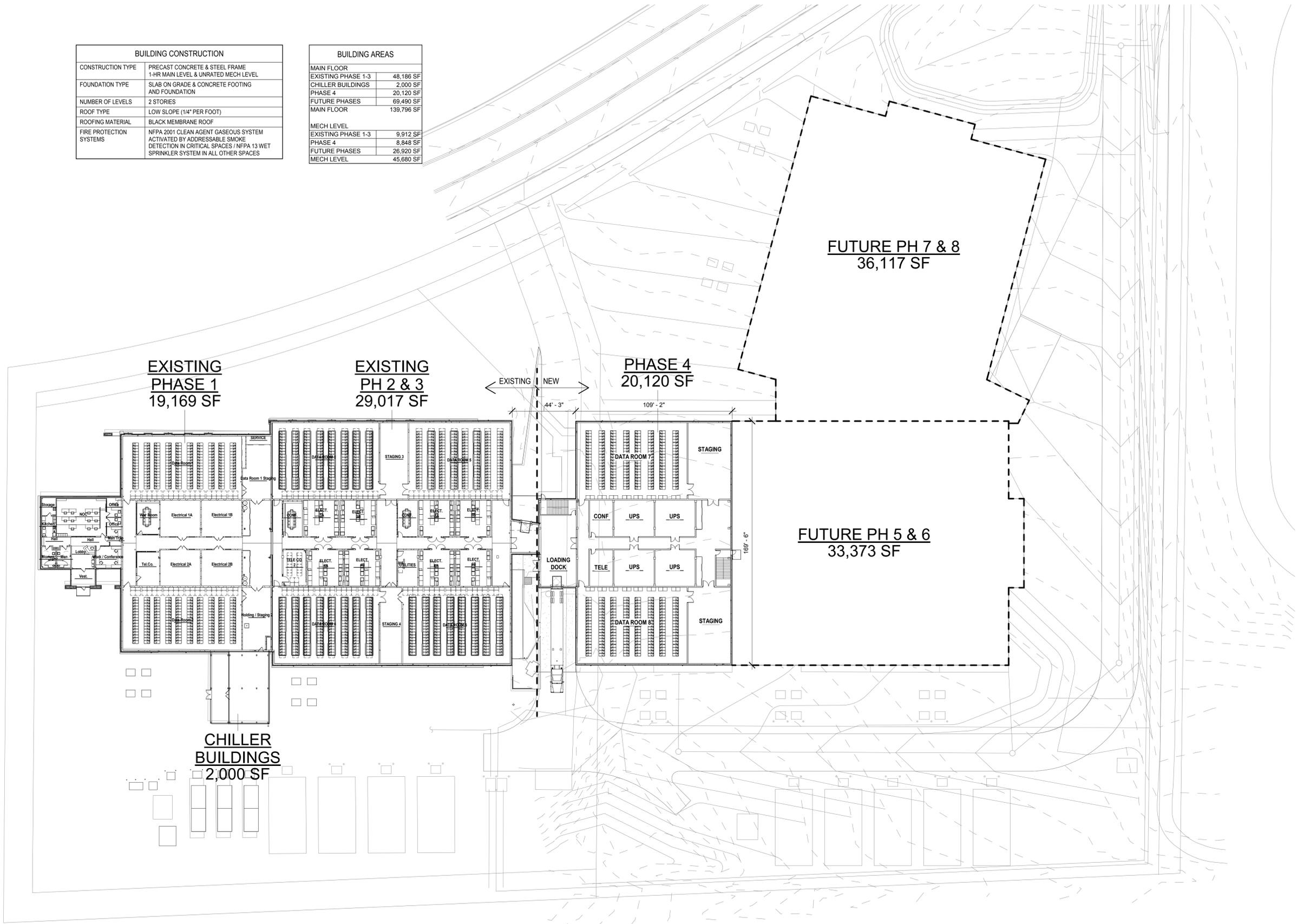






BUILDING CONSTRUCTION	
CONSTRUCTION TYPE	PRECAST CONCRETE & STEEL FRAME 1-HR MAIN LEVEL & UNRATED MECH LEVEL
FOUNDATION TYPE	SLAB ON GRADE & CONCRETE FOOTING AND FOUNDATION
NUMBER OF LEVELS	2 STORIES
ROOF TYPE	LOW SLOPE (1/4" PER FOOT)
ROOFING MATERIAL	BLACK MEMBRANE ROOF
FIRE PROTECTION SYSTEMS	NFPA 2001 CLEAN AGENT GASEOUS SYSTEM ACTIVATED BY ADDRESSABLE SMOKE DETECTION IN CRITICAL SPACES / NFPA 13 WET SPRINKLER SYSTEM IN ALL OTHER SPACES

BUILDING AREAS	
MAIN FLOOR	
EXISTING PHASE 1-3	48,186 SF
CHILLER BUILDINGS	2,000 SF
PHASE 4	20,120 SF
FUTURE PHASES	69,490 SF
MAIN FLOOR	139,796 SF
MECH LEVEL	
EXISTING PHASE 1-3	9,912 SF
PHASE 4	8,848 SF
FUTURE PHASES	26,920 SF
MECH LEVEL	45,680 SF



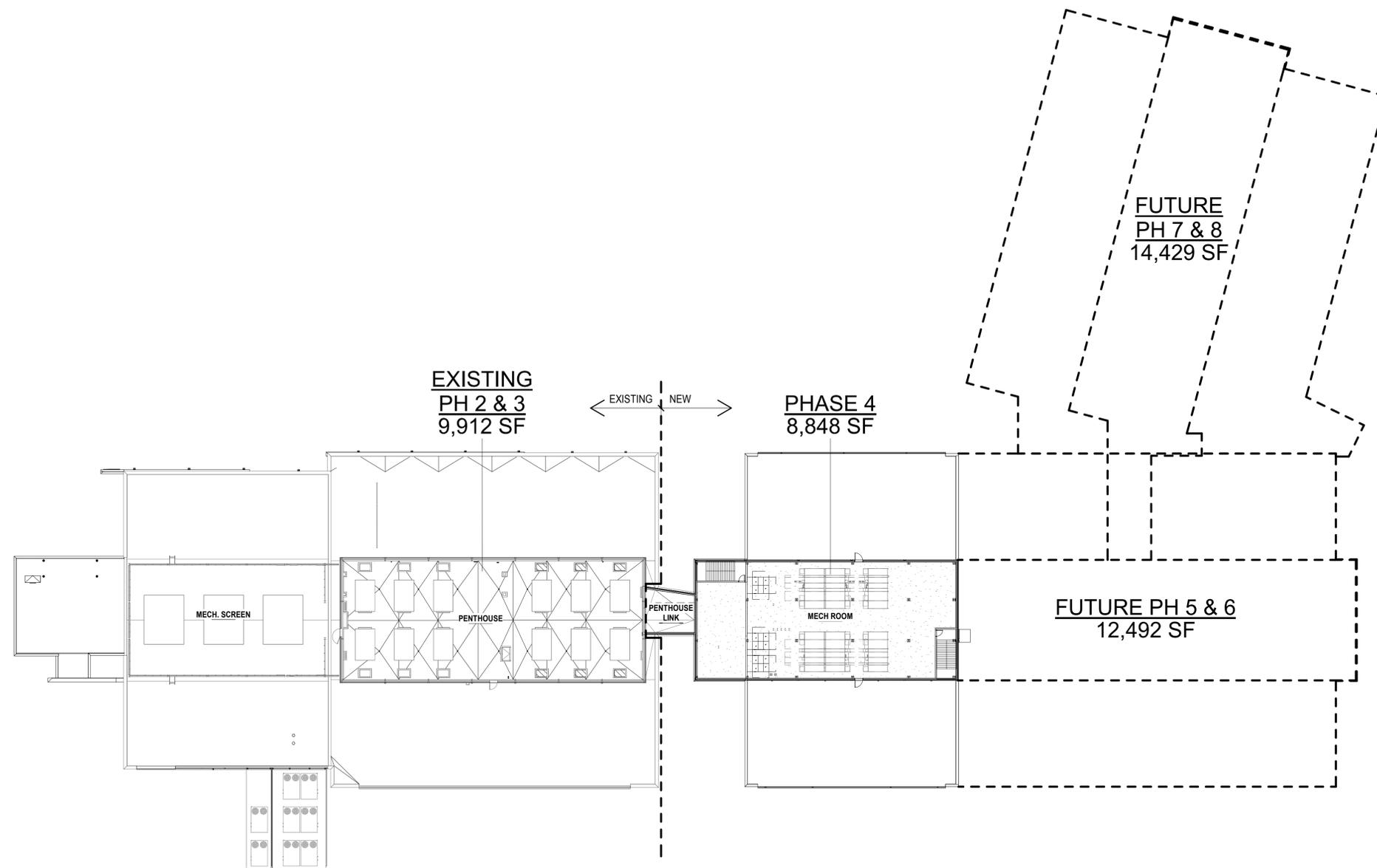
**1** MAIN FLOOR PLAN OVERALL - PHASE 4  
1/32" = 1'-0"

**PRELIMINARY NOT FOR CONSTRUCTION**

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SHEET RESPONSIBILITY: Author



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1 MECHANICAL FLOOR PLAN OVERALL - PHASE 4  
 1/32" = 1'-0"

**PRELIMINARY NOT FOR CONSTRUCTION**

OneNeck IT Solutions  
**MSN DATA CENTER - PHASE 4**  
 5505 NOBEL DRIVE  
 FITCHBURG, WI 53711

PROJECT NO:  
 17058

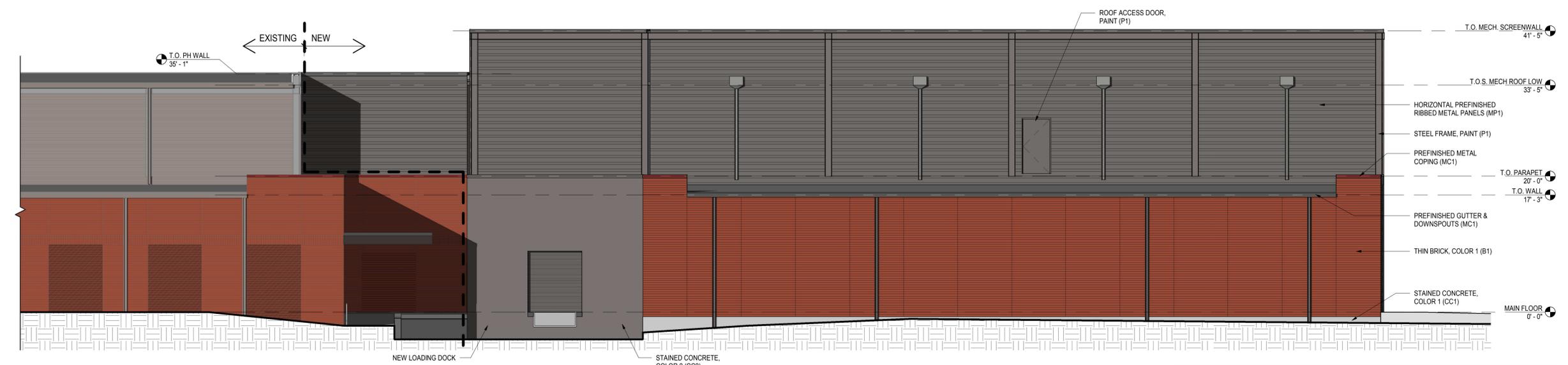
DATE:  
 12.21.2017

SHEET SET:  
 ARCHITECTURAL &  
 DESIGN REVIEW

SHEET NAME:  
 MECHANICAL FLOOR  
 PLAN - PHASE 4

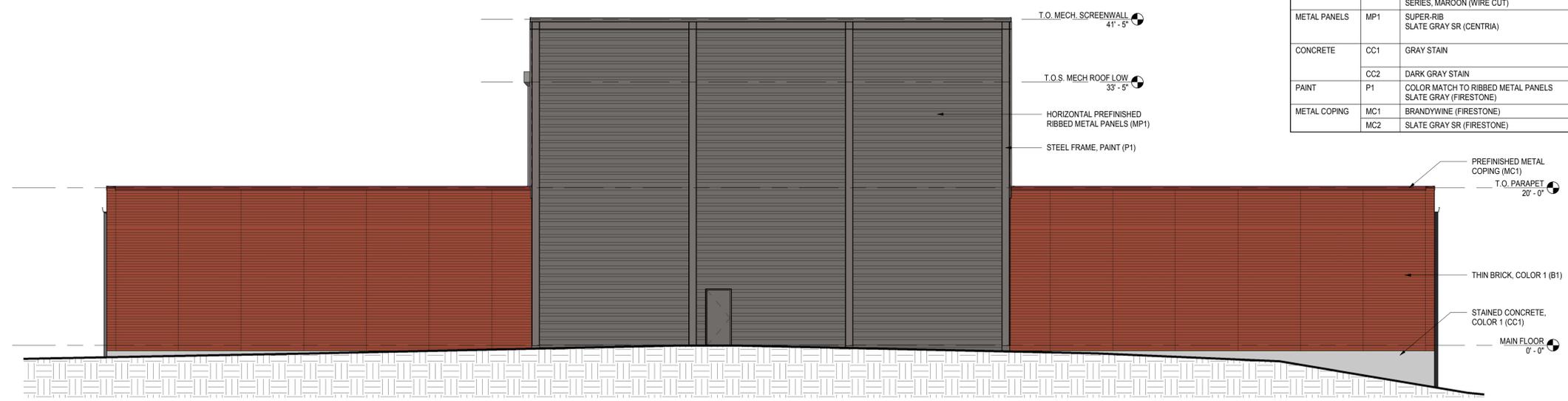
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**SDA1.20**

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**3** SHADED - SOUTH ELEVATION1  
1/8" = 1'-0"

EXTERIOR FINISH SCHEDULE			
MATERIAL	TYPE	DESCRIPTION	COMMENTS
BRICK	B1	THIN BRICK TO MATCH - GLEN-GERY CLASSIC SERIES, MAROON (WIRE CUT)	WARM RED - MAIN FIELD COLOR
METAL PANELS	MP1	SUPER-RIB SLATE GRAY SR (CENTRIA)	PREFINISHED RIBBED METAL PANELS ON MECHANICAL STORY. VERIFY COLOR MATCH W/ FIRESTONE SLATE GRAY
CONCRETE	CC1	GRAY STAIN	CONCRETE FOUNDATIONS & COLONNADE INFILL PANELS
	CC2	DARK GRAY STAIN	CONCRETE WALL PANELS
PAINT	P1	COLOR MATCH TO RIBBED METAL PANELS SLATE GRAY (FIRESTONE)	MISC. STEEL LINTELS, & STEEL FRAMING
METAL COPING	MC1	BRANDYWINE (FIRESTONE)	COPING AT BRICK B1
	MC2	SLATE GRAY SR (FIRESTONE)	COPING AT RIBBED METAL PANEL MP1



**2** SHADED - EAST ELEVATION  
1/8" = 1'-0"



**1** SHADED - NORTH ELEVATION  
1/8" = 1'-0"

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EXTERIOR FINISH SCHEDULE			
MATERIAL	TYPE	DESCRIPTION	COMMENTS
BRICK	B1	THIN BRICK TO MATCH - GLEN-GERY CLASSIC SERIES, MAROON (WIRE CUT)	WARM RED - MAIN FIELD COLOR
METAL PANELS	MP1	SUPER-RIB SLATE GRAY SR (CENTRIA)	PREFINISHED RIBBED METAL PANELS ON MECHANICAL STORY, VERIFY COLOR MATCH W/ FIRESTONE SLATE GRAY
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METAL COPING	MC1	BRANDYWINE (FIRESTONE)	COPING AT BRICK B1
	MC2	SLATE GRAY SR (FIRESTONE)	COPING AT RIBBED METAL PANEL MP1



**CONFIDENTIAL**  
PROPRIETARY PROPERTY OF  
ONENECK IT SOLUTIONS

REVISIONS:  
Description Date

OWNER SIGN-OFF:  
DATE NAME

OneNeck IT Solutions  
**MSN DATA CENTER - PHASE 4**  
5505 NOBEL DRIVE  
FITCHBURG, WI 53711

PROJECT NO:  
17058  
DATE:  
12.21.2017  
SHEET SET:  
ARCHITECTURAL &  
DESIGN REVIEW

SHEET NAME:  
EXTERIOR PERSPECTIVES

SHEET:  
**SDA2.01**

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EXTERIOR FINISH SCHEDULE			
MATERIAL	TYPE	DESCRIPTION	COMMENTS
BRICK	B1	THIN BRICK TO MATCH - GLEN-GERY CLASSIC SERIES, MAROON (WIRE CUT)	WARM RED - MAIN FIELD COLOR
METAL PANELS	MP1	SUPER-RIB SLATE GRAY SR (CENTRIA)	PREFINISHED RIBBED METAL PANELS ON MECHANICAL STORY, VERIFY COLOR MATCH W/ FIRESTONE SLATE GRAY
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	MC2	SLATE GRAY SR (FIRESTONE)	COPING AT RIBBED METAL PANEL MP1



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REVISIONS:  
Description Date

OWNER SIGN-OFF:  
DATE NAME

OneNeck IT Solutions  
**MSN DATA CENTER - PHASE 4**

5505 NOBEL DRIVE  
FITCHBURG, WI 53711

PROJECT NO:  
17058

DATE:  
12.21.2017

SHEET SET:  
ARCHITECTURAL &  
DESIGN REVIEW

SHEET NAME:  
EXTERIOR PERSPECTIVES

SHEET:  
**SDA2.02**

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