

May 24, 2006

Plan Commission
c/o Dept. Planning & Development
City of Madison
215 Martin Luther King Jr. Blvd.
Madison, WI 53703

Engineers

Surveyors

Planners

Architects

*Landscape
Architects*

Re: Letter of Intent
2508 Stoughton Road
Conditional Use Permit

Dear Mr. Murphy:

The following is submitted along with the plans, application form and application fees for Plan Commission review and approval.

Schoepp Motors Inc. owns the property and building located on 2508 Stoughton Road in Madison, Wisconsin. It is our understanding that the property is currently zoned for commercial (C2) use and the building is occupied by tenant businesses that require a Conditional Use Permit. The tenants businesses consist of an accounting firm and an auto repair shop. The adjacent properties to the north and south are current commercial uses and the properties to the west are residential. A full legal description can be found in attached the plan set.

The proposed work consists of re-striping the parking lot to accommodate the required parking stalls. There is no proposed work on the building.

The property statistics are as follows:

Lot Area – 19,132 s.f.
Building Coverage – 3570 s.f.
Usable Open Space – 1600 s.f.
Pavement Coverage – 9017 s.f.
Total Impervious Area – 12,587 s.f.
Vehicle Parking – 17 stalls
Bicycle Parking – 2 stalls

Please call either myself or Attorney Ron Trachtenberg for further information.

Sincerely,



Matt M. Collins, P.E.
President

MMC:jat