

Madison Plan Commission
215 Martin Luther King Jr. Blvd.
Room LL-100
Madison, WI 53701-2985

July 11, 2006

Re: Conditional Use Permit

This is a letter of intent to construct a small boathouse near the shoreline of our home at 5046 Lake Mendota Drive, Madison, 53705. The boathouse would be used to store light water craft such as a canoe, kayak, windsurfer and perhaps a small sailboat. We would also store the components of our pier in it during the winter. We are planning a 12' x 20' boathouse. The North front face of the boathouse would align with the front of a cottage on the neighboring West side property at 5100 Spring Court, approximately 31 feet from the end of our pier at the lake's normal high water mark. The cottage lies 2.5 feet West of the property line. The West wall of the proposed boathouse would be placed four feet East of the property line. A 9' x 7' garage door would be installed on the North front side of the structure facing the lake. A three foot entrance door and window would be placed on the East side. The back of the structure would be largely obscured by the steep bank of our yard, and the West side obscured by the existing cottage. A three foot wide gravel path would be installed on the East and South sides of the cement slab on which the structure would be built. The vinyl siding and shingles would be selected to match the existing siding and shingles on our house. The existing bank behind the structure would be landscaped with a stone retaining wall. We anticipate contracting with BestBuiltGarages of Madison for the excavation and construction of the boat house. We have yet to decide on a landscaper. We hope the work can begin during the last week of August 2006, and expect that the project can be completed within four weeks. We have discussed the plan with our adjoining neighbors and received their approval. These neighbors include: Chuck Gates and Candy Schrank at 5042 Lake Mendota Drive, Bill and Wendy Margetis at 5050 Lake Mendota Drive, and Mary Margetis at 5100 Spring Court.

Sincerely,



Robert H. Fillingame and Kathy A. Schlingen
5046 Lake Mendota Drive
Madison, WI 53705
(Phone: 238-4067)