



Vandewalle & Associates
INCORPORATED

December 17, 2008

Mr. Brad Murphy
City of Madison - Department of Planning & Development
215 Martin Luther King Jr. Blvd.
P.O. Box 2985
Madison, WI 53701-2985

Re: Letter of Intent
Eastlawn Neighborhood: Zoning Application

Dear Mr. Murphy:

On behalf of Homburg Equipment, Inc., we are pleased to submit the Eastlawn Neighborhood R2T, R2Y, Conservancy, and PUD:GDP zoning application. The Eastlawn Neighborhood, built from the framework of the Sprecher Neighborhood Plan, is a mixed residential neighborhood. The following plan, plat, application, and zoning text are submitted for staff, plan commission, and council consideration for zoning approval.

Submittal Contents:

- Zoning Application Document
- Final Plat

Owner & Developer:

Homburg Equipment, Inc.
6106 Milwaukee Street
Madison, WI 53718
608.244.9266
ahomburg@homburginc.com

Mr. Andrew Homburg
Mr. Chris Homburg

Design Team:

Vandewalle & Associates, Inc.
120 East Lakeside Street
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Mr. Chris Landerud
Mr. Brian Munson

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Mr. Bill Suick
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Shaping places, shaping change

Development Information:

The Eastlawn Neighborhood is located on the east side of Madison just south of Milwaukee Street within the Sprecher Neighborhood. (See attached document for precise location maps).

Parcel Information

See attached document

Site Breakdown

For a detailed site breakdown between zoning classifications please refer to the attached neighborhood application.

Development Concept:

See attached document

Project Highlights:

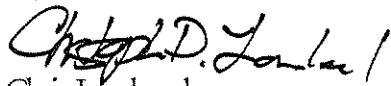
- Varied single-family residential options feature a range of sizes and prices, front porches, recessed or alley loaded garages, reduced setbacks, and strong architectural character
- A range of residential housing options including single-family, duplex, and 4-unit homes
- Integrated network of interconnected streets and carefully placed cross sections, designed to accommodate automotive traffic while remaining focused on the pedestrian level. The plat also, through partnering with the City, creates a mid-block pedestrian connection and bridge across the regional stormwater system.

Project Schedule:

Construction on the Eastlawn Neighborhood will be developed in phases beginning in 2009. The subsequent phases will be developed in response to market demand.

Thank you for your time in reviewing this project.

Sincerely,



Chris Landerud
Project Manager

Cc: Andrew Homburg
Chris Homburg
Bill Suick
Brian Munson
Alder Lauren Chare