

Jacob Morrison  
1933 Keyes Ave.  
Madison, WI 53711

**Letter of Intent re: proposed ADU project @1933 Keyes Ave.**

To Whom it may Concern,

We are proposing to demolish our existing 2 car (detached) garage. The garage has structural issues and is no longer weather tight (or able to be made so) and is in need of replacement.

We are proposing to build a new single car garage with some extra storage space (a “1 ½” car garage). The new garage would be a slightly smaller footprint than the current (374sf, down from the existing 409sf). We are also proposing to move it further back from the street than it currently sits (aprox. 5’ further back).

As part of the new construction we would like to incorporate an Accessory Dwelling Unit over the garage and are asking for conditional approval to do so.

All other parts of the project (setbacks, size, etc) fall within the zoning restrictions as laid out and we are not asking for any variances.

The finishes of the new garage mostly match the existing house, with one section of it being a slightly different wood finish that would be complementary to the existing house.

Within our neighborhood are several other ADU projects that have been built or have been approved recently that are of similar, or larger, size than ours – specifically located at:

*1901 West Lawn Ave*

*1934 West Lawn Ave (currently being applied for)*

*2376 West Lawn Ave*

*2356 West Lawn Ave*

*2154 West Lawn Ave*

*2114 West Lawn Ave*

Sincerely,

Jacob Morrison