

Letter of Intent

From: McFadden & Company
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Madison, Wisconsin 53703
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To: City of Madison DPCED
215 Martin Luther King Jr. Blvd
Madison, Wisconsin 53701

Date: May 16, 2022

Project: Zoning Map Amendment for Busse's @ 2005 N Sherman Ave

Busse's occupies a building that dates back to the early 1900's when it originally served as a country store and saloon and has operated largely unchanged as a neighborhood tavern since the lifting of prohibition.

The area immediately to the north is zoned NMX as are the other commercial properties lining both sides of Sherman going further northward while the residential properties to the south, east and west classified TR-C4.

We ask that the zoning map be amended for property located at 2005 N Sherman from the current TR-C4 to the more appropriate NMX. This would allow Busse's to operate as a permitted use.

There are three new bike stalls but no automobile parking on site. Attached please find parking stall reduction application.

Area:

Lot	7,242 SF
Building	1,165 SF

Legal Description:

McKenna Park, Block 2, N1/2 of Lots 1, 2 & 3

Capacity: 49

Owner:

Ben Altschul
2005 N Sherman, LLC
P. O. Box 3124
Madison, WI 53704