

April 1st 2020

Regarding: Letter of intent for the CUP application

To whom this letter may concern;

The purpose of this request is to take a currently occupied building at 4200 Buckeye rd , Madison, WI that was originally designed as a commercial -office/church, and later added a daycare center on the main level both which are currently still functioning within the building. We would like to request a conditional use permit in order to utilize 2 classrooms in the lower level of the building for a school called Sankofa Talented and Gifted . The small private school satellite site would be non - sectarian and would serve students k-4th grade . The school would operate from 8:30am- 2:30 pm Monday through Friday . And the enrollment maximum would be 30 students .

No construction is needed for this particular space to meet building codes or standards

Project Start date: May 1st, 2020

Pick up and drop off arrangements : Students will be dropped off and picked up by parents . The front of the church has a half circle driveway that the church utilizes on Sundays. The back of the church has a large parking lot with ample parking space . The school will reserve 5 parking stalls Monday - Friday. 3 for the teaching staff that will be there working and 2 stalls for visitors .

Signage : The front of the building already holds a sign that indicates multiple building tenants and our agency name would be added to the same sign , with the same format as other tenants.

Proposed Occupancy date August 1st 2020

Proposed opening for business date : September 2nd

Applicant: Jocelyn Joe (Site Director

Property owner: Lex Liberatore

Contact: Jocelyn Joe (Site Director)

Detailed description of the types of business proposed :

The type of business proposed will be a small k-4th non- sectarian private school. The mission of Sankofa Talented and Gifted is to provide an excellent private education that is focused on children developing as an individuals, community members and demonstrating understanding while building connections within a diverse community. We will teach with a hyper focus to honor and validate the values and gifts that our most vulnerable students bring to the classroom. Sankofa Talented and Gifted is a place that will provide twice exceptional students an environment where they can thrive and build on their strengths. We know a one-size-fits-all

approach to education doesn't work. Honoring unique differences is one of our highest values, which we demonstrate by empowering students to foster their innate curiosity, and promoting optimum learning by collaboratively developing a personalized learning program for each student.

The proposed conditional use will work in harmony with the purposes, goals, objectives, policies and standards of the city Madison's Comprehensive plan by offering residents and potential residents an increase to the quality of life Madison Residents by making available an additional educational model for families seeking a smaller environment or an alternative to traditional school that is not religious based. Welcoming a non-sectarian, non-traditional, exemplary, school model to exist in Madison. While educational opportunities are "softer" quality of life factors, they can directly impact whether or not people and companies choose to move here and make this community their home. Competitive Schools and a multitude of opportunities is specifically mentioned in the Comprehensive Plan as a needed variable to increase the quality of life for Madison residents.

The Hours of operation for the business are 8:30am- 2:30 pm there will be staff on site from 7:30 am - 3:30 pm daily for daily preparation and clean up outside of school hours.

Identify access to the property: The property is accessed through a paved driveway half circle driveway located facing Buckeye rd, which is both an entrance and exit to the property.

Number of dwelling units: 1

Number of classrooms: 2 open non traditional classrooms, classrooms are multi age and subject integrated as it is a personalized learning environment

Number of students k-4th 30

Transportation : we will provide (2) 15 passenger vans which makes the possibility of 30 students to receive transportation services from the school however, we anticipate more parents doing drop off and pick up than those that would pay for transportation services.

There are no wetlands, woodlands, floodplain, steep slopes and other environmental features on the property and it is not located in an Extraterritorial Jurisdiction.

The proposed conditional use maintains the the desired consistency of land uses, land use intensities and land use impacts as related to the environment around the subjected property

The proposed conditional use does not result in a substantial or undue, adverse impact on adjacent property, the characteristics of the neighborhood, environmental factors , traffic factors, parking , public improvements, public property or rights- of -way , or matters affecting the public health, safety,or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions and policies of the Comprehensive Plan.

The proposed conditional use is located is an area that will be adequately served by, and will not impose an undue burden on , any of the improvements, facilities, utilities, or services provided by public agencies serving the subject property.

Thank you for your consideration; with warm regards,

Jocelyn Joe
4200 Buckeye rd

Office # 608-618-9977