

Madison Plan Commission
210 Martin Luther King, Jr. Blvd.
Room 201
Madison, WI 53703

January 4th, 2019

LETTER OF INTENT – Land Use Application
Project: Cox Residence 5454 Lake Mendota Drive

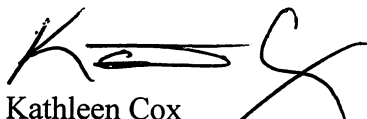
I, Kathleen Cox the homeowner, am seeking approval of a Land Use Application to obtain a Conditional Use Permit and a Demolition Permit to remove an existing single-family home and construct a new residence in its place at 5454 Lake Mendota Drive, Madison, WI 53705, in the R1 district. I plan to raze the existing residence and build a new single-family home per the enclosed plans. I have worked with Udvari-Solner Design Company, D’Onofrio Kottke and Associates, and Landscape Architecture, LLC to develop this comprehensive set of plans.

The new home design takes into consideration the current architectural integrity of the existing and surrounding homes and will complement the overall aesthetic of the neighborhood. I have notified the Alderperson of District 19, Keith Furman, and the Spring Harbor Neighborhood Association, and provided them with a copy of the plans.

Construction will commence in the spring of 2019, pending approval. The planned home features four bedrooms and 4,534 square feet above ground with a total of 6,976 sq. ft. finished space. The total lot coverage of the proposed final project (including the existing boathouse) is 6,928 square feet on the 17,127 square foot lot, which is a 40.45% lot coverage area. A variance will not be required for the project as the proposed design meets all setback requirements.

Please review the enclosed documents for further details and feel free to contact me with questions.

Sincerely,



Kathleen Cox
Homeowner

Contact Information

Kathleen Cox, Homeowner, (608) 848-8422

Mark Udvari-Solner, *Udvari-Solner Design Company*, (608) 233-1480

Ron Klaas, D’Onofrio Kottke & Associates, (608) 833-7530

January 6, 2019

Kathy Cox
5454 Lake Mendota Drive
Madison, WI. 53705

Dear Kathy,

I have an activity with one of my kids on the night of the neighborhood association meeting so I won't be able to attend. I am supportive of your proposal and would like to express that. Please feel free to use this letter to show my support.

You have verbally described your desire to remove your current home next door to me at 5454 Lake Mendota Drive. I appreciate you contacting me recently to see if I would be free to see your plans. It was nice to go over your plans last Saturday.

I like the design and support what what your proposing.

Respectfully,

Andrew Russell
5450 Lake Mendota Drive
Madison, WI. 53705