

Robbins Architecture

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Date: May 25, 2016

To,

The Zoning Administrator,
215 Martin Luther King Jr. Blvd.
Madison, WI 53705.

RE: Letter of intent for the Seder Rosen Residence, for land use application.

To whom it may concern,

Below is a letter of intent, with project specifics, informing you of the single family residence proposed at 5628 Lake Mendota Drive, Madison, WI

Project address: 5628 Lake Mendota Drive, Madison, WI 53705.

Existing conditions: Existing 2 story residence, with crawl space below first floor and detached 2 car garage. The owners would like to relocate and donate the existing house to a nonprofit organization. The garage and foundation for the existing residence will be demolished.

Project Description: This is a lakefront development (Conditional use application)

Lot size: 23,167 sf

Zoning District: TR-C1

Single family Residence: 2 stories, 4,100 sf. with a crawl space below first floor.

First floor area: 2,415 sf.

Second floor area: 1,685 sf.

Maximum height of pitched roof: 29'-2"

Detached garage: 1,070 sf 3 car detached garage and a 640 sf. room above garage.

Maximum height of pitched roof: 15'-0" to mid-point of slope.

Lot coverage: 7,960 sf. 34% of lot area is covered by impervious surfaces. This includes the residence, 3 car garage, driveway, front walkway, garage walkway, loose pavers on east side, patio/ terrace on north side of house.

Lot area: 23,167 sf.

Project Schedule:

Commencement: 10/15/16

Completion: 10/15/17

Value of land: \$979,000.

Estimated Project cost: \$1,300,000.

Project Team:

<u>Architect:</u>	Robbins Architecture, 976 Green Bay Rd. Winnetka, IL 60093. P: 847-446-8001 F: 847-446-8005 Email: celeste@robbins-architecture.com anu@robbins-architecture.com www.robbins-architecture.com	<u>Landscape:</u>	Danny Kahrs Yakshi Landscapes and Art PO 1782 Madison, WI 53701 P: 608-209-8608 E-mail: Yakshi1@aol.com
<u>Civil Engineer:</u>	Peter D. Fortlage, P.E. Burse Surveying and Engineering, Inc. (Ph) 608-250-9263, x222 (Fax) 608-250-9266 (Mobile) 608-209-0007 Pfortlage@bse-inc.net	<u>Structural Engineer:</u>	Goodfriend Magruder Structure LLC 53 W Jackson Blvd, Suite 352 Chicago, IL 60604 312.265.2645 Bob Magruder 312.265.2643 direct bmagruder@gmstructure.com www.gmstructure.com

Thank you,

Celeste Robbins

Principal,
Robbins Architecture.