

LETTER OF INTENT

Project Address: 1202 Gilbert Road, Madison

Property Owner(s): Stephen & Eleonora Dodds

Builder: Thompson Custom Builders, llc

Contact: John Thompson, Thompson Custom Builders, llc
Ofc: 838-3140
Fax: 838-3137
Cell: 516-1652

Regarding the Land Use Application for the Madison Plan Commission, this is our Letter of Intent.

The single family house that currently stands on the property at 1202 Gilbert Road, is in a state of disrepair. The property has recently been purchased by the current owners, Stephen & Eleonora Dodds. The Dodd's would like to demolish the existing house, and build a new, single family home for themselves on this property.

The home to be built is a 2,500 square foot ranch, with an attached 3 car garage. Stone and cement board will be the primary finishes on the exterior of the home. They intend to place it in approximately the same area that the current home occupies. This will help to save as many of the existing trees as possible. The lot is nearly an acre in size, and therefore will be no issues with setbacks, or request for variances necessary.

We would like to commence construction as soon as possible following the granting of Plan Commission approvals and obtaining the remaining building permits necessary, hopefully this by the end of next month, August, 2009. The construction project would be scheduled to commence immediately following the demolition of the existing structure, so as not to leave an eyesore for the neighborhood to endure. We anticipate construction to be completed for occupancy in Feb. of 2010.

Additionally a few notes on the demolition: Frank Byrne of Habitat for Humanity ReStore will be bringing their crews through the existing house prior to demolition to re-claim anything that could be used again. Then what remains of the house will be torn down, put in containers, and sent to 2nd Season Recycling in Verona. The concrete foundation will be sent out to Homburg's in near Cottage Grove to also be recycled.

We feel the Dodd's new home will be not only be an improvement to the property, but also an asset to Orchard Ridge Neighborhood.

Thank you for your consideration.

John D. Thompson
Thompson Custom Builders, llc