

April 2, 2014

City of Madison
Attn: Tim Parks
215 Martin Luther King Jr. Blvd
Madison, WI 53701

Re: Letter of Intent
Project Name: Hawks Valley
2052 Woods Road.
Madison, WI

Dear Tim,

This Letter of Intent is being submitted for the consideration and approval of the Preliminary and Final Plat of Hawks Valley as well as a Zoning Map Amendment and Demolition Permit.

Project Team:

Owner: Watermark JT, LLC
c/o Tony Heinrichs
702 N. High Point Road, Suite 200
Madison, WI 53717

Engineer/Surveyor: D'Onofrio, Kottke & Associates, Inc.
7530 Westward Way
Madison, WI 53717

Introduction:

The subject site is located in the southwest quadrant at the intersection of Woods Road and Midtown Road, directly across the street to the south from Hawk's Landing. The plat was originally submitted and approved in 2010. Six acres of additional lands have been included with this plat submittal.

Site and Property Characteristics:

There is currently a single family home and barn located on the site. Both buildings will be demolished with this project.

Land Use:

The project consists of 99 single-family lots. The proposed zoning is TR-C2. Outlot 1 is dedicated to the public for storm water management. The park (OL 2) is 2.05 acres. The park dedication requirement will be met with this dedication and a fee.

Submittals:

We are submitting the following documents for City review:

1. Letter of Intent - 12 copies
2. Subdivision Application Form
3. Preliminary Plat - 18 copies
4. Final Plat - 16 copies
5. 60 Year Report of Title - 2 copies
6. \$5300 plat review fee
7. Land Use Application
8. Rezoning Map & Description
9. \$2850 Rezone fee
10. \$600 Demolition Permit fee.

Thank you for your consideration.



Kevin J. Pape, RLS, PE
D'Onofrio Kottke and Associates, Inc

cc: Tony Heinrichs

FN: 13-07-115