

Bauer & Raether Builders, Inc.

4801 Tradewinds Parkway, Suite 200 Madison, WI 53718 www.bauer-raether.com

Phone: 608-222-8941 Fax: 608-222-0862

March 5, 2008

City of Madison Plan Commission 215 Martin Luther King Jr. Blvd Room LL-100 Madison, WI 53701-2985

Ladies and Gentlemen:

We are hereby submitting an application for conditional use for 4802 Tradewinds Parkway, as allowed in Section 28.10(4)(d)32 of the Madison General Ordinances to make hotels a conditional use in the M1 District, which I have attached a copy of.

This property is currently vacant land fully improved. This application for conditional use is located in the Tradewinds Business Centre, which is Zone M-1. The property is Lot 3 of Tradewinds Business Centre Plat, Dane County, Wisconsin, is 94,356 square feet and is abutting a limited access State Highway 12 and 18.

The owner will be:

Beltline Hotel Partners, LLC

1602 West Beltline Highway

Madison, WI 53713

Owner Rep is Kevin Wilson

The General Contractor is:

Bauer & Raether Builders, Inc.

4801 Tradewinds Parkway, Suite 200

Madison, WI 53718

The Architect is:

Dimension IV - Madison, LLC

6515 Grand Teton Plaza, Suite 120

Madison, WI 53719

The building will be:

47,356 square feet

Parking stalls will be approximately:

100

Sincerely

Dennis Bauer

President

Bauer & Raether Builders, Inc.