



33 East Main Street
Suite 900
Madison, Wisconsin 53703
608.251.5000
Fax 608.251.9166
www.quarles.com

Attorneys at Law in
Chicago
Indianapolis
Madison
Milwaukee
Minneapolis
Naples
Phoenix
Scottsdale
Tampa
Tucson
Washington, D.C.

Writer's Direct Dial: 608-283-2498
E-Mail: Angel.Helland@quarles.com

June 7, 2019

Madison Plan Commission
City of Madison
126 S. Hamilton Street
Madison, WI 53701-2985

RE: Submittal of Application for Certified Survey Map - Peter and Chelsea Sachs
3285 Nelson Road, Town of Burke, Dane County, Wisconsin

Dear Sir or Madam:

Quarles & Brady LLP represent Peter Sachs and Chelsea Sachs (Sachs). This letter is our Client's letter of intent seeking City of Madison's approval of land division by certified survey map for the Sachs' real property described in the attached **Exhibit 1** (Property) with an address of 3285 Nelson Road. The Property, although in the Town of Burke, lies within the ETJ Zone for the City of Madison. An application for certified survey map and an application for rezone has been submitted to the Town of Burke. The Town of Burke Plan Commission has recommended both matters go before the Town Board for approval at their July 17, 2019 meeting. A rezone application has also been submitted to the County of Dane, and is set to go before the Dane County Zoning Commission at the July 25, 2019 meeting.

The property is currently zoned RR-2 and NR-C. The requested zoning amendment would, if approved, designate all current and future lots as RR-1 and RR-2. As currently proposed on the enclosed certified survey map, Lots 1 and 3 would be zoned RR-2 and Lots 2 and 4 would be zoned RR-1. The zoning map amendment supports our proposed 4-Lot Certified Survey Map (enclosed) to ensure uniform zoning for each future lot. The Certified Survey Map is intended to optimally divide the existing parcel(s) for future sale of residential lots. We acknowledge that the zoning map amendment must be approved before the Certified Survey Map can be approved. This Property consists of 11.850 acres of land.

Very truly yours,

QUARLES & BRADY LLP

Angel M. Helland
Paralegal

Enclosures