

August 26, 2019

Madison Plan Commission
210 Martin Luther King, Jr. Blvd.
Room 201
Madison, WI 53703

SECOND REVISION TO LETTER OF INTENT – Land Use Application
Project: Cox Residence 5454 Lake Mendota Drive

I, Kathleen Cox the homeowner, am seeking approval of a Land Use Application to obtain a Conditional Use Permit and Demolition Permit to remove an existing single-family home and construct a new residence in its place at 5454 Lake Mendota Drive, Madison, WI 53705, in the R1 district. I plan to raze the existing residence and build a new single-family home per the enclosed revised plans. I have worked with Udvari-Solner Design Company, D’Onofrio Kottke and Associates, CGC, Inc. and Landscape Architecture, LLC to develop this comprehensive set of plans.

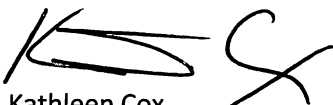
I previously submitted plans for consideration in February 2019 and have an active application open. Based on feedback received on my previous plans, these have been revised to reduce the size of the house and fit within the permitted lakefront setback. I reserve the right to revise the current plans should my lakefront setback change.

The new home design takes into consideration the current architectural integrity of the existing and surrounding homes and will complement the overall aesthetic of the neighborhood. I have notified the Alderperson of District 19, Keith Furman, of my revised plans and provided him with a copy of the plans.

Construction will commence in the winter of 2019 pending approval. The planned home features four bedrooms with 1,628 sq. ft. on the ground floor, 1,938 sq. ft. on the first floor, 2,574 sq. ft. on the second floor, 1,335 sq. ft. in the garage, and 2,520 sq. ft. on the gym floor, with a total of 9,995 sq. ft. of finished and unfinished space. The total lot coverage of the proposed final project (including the existing boathouse and patio under house deck) is 6,481 sq. ft. on the 17,127 sq. ft. lot, which is a 37.8% lot coverage area.

Please review the enclosed documents for further details and feel free to contact me with questions.

Sincerely,


Kathleen Cox
Homeowner

Contact Information

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