

222 West Gorham Street
Madison, WI 53703
Letter of Intent

To Whom It May Concern:

The business that is located at 222 West Gorham Street was zoned for a bar-restaurant while it was owned and operated as Hopcat. Drew Deuster and I would like to ask for a conditional use for entertainment changing the zoning to a bar-nightclub. Drew and I have owned Red Rock Saloon at 322 West Johnson Street since 2014 and were recently forced to close down due to the landlords selling the property and surrounding properties for a development. We leased the 222 West Gorham space in order to move the business around the corner. The spaces have similar square footage and are close by. Seemingly a perfect solution in order to keep Red Rock Saloon in Madison for years to come. The new square footage is 10,093. We will have business hours of 11am-2am/2:30am daily. The majority of the work being done is cosmetic with the exception of adding the mechanical bull and reshaping the stage for live music. Any other questions, please feel free to contact me at (414) 305-5665.

Sincerely,

Jeffrey Kovacovich

A handwritten signature in black ink, appearing to read 'Jeffrey Kovacovich', with a large, stylized flourish at the end.

Owner/Operator
Red Rock Saloon