

June 6, 2017  
Mark Opitz  
Assistant Planning Director/Zoning Administrator  
City of Middleton  
7426 Hubbard Avenue  
Middleton, WI 53562

Dear Mr. Opitz,

We are writing in regards to our recent submittal to the City of Middleton Planning Commission for Stagecoach Trail Apartments, a proposed 48-unit workforce housing development located at 6620 Century Ave. On May 26, 2017 we submitted a formal proposal and narrative for Stagecoach Trail Apartments along with architectural elevations and stormwater management plan, as well as professional civil engineering, lighting, landscaping, soils, wetlands, and tree inventory reports.

This will be the fourth project Jacob Klein is developing in the City of Middleton and we understand that the zoning process typically starts with GIP (General Implementation Plan) review and approval, then progresses to SIP (Specific Implementation Plan) review and approval. Please refer to pages 1-13 of our recent submittal for a detailed project proposal that addresses the criteria for consideration of the GIP which includes a specific architectural plan, unit mix, and site plan, as well as justifies the positive social and economic impacts of the project on the surrounding community.

We write to request that the City review the May 26 Stagecoach Trail Apartments project proposal and associated reports for concurrent GIP and SIP approval. The included professional reports additionally indicate that the project is sufficiently elaborated and at a high stage of readiness to proceed. Concurrent GIP/SIP approval will allow us to deliver this project to the community sooner than would otherwise be possible, fulfilling goals outlined in the Allen Boulevard and TIF #5 Plans.

We thank you very much for your time in reviewing our proposal for Stagecoach Trail Apartments hope that it will be possible to pursue a concurrent GIP/SIP review for this project. Please feel free to contact me with any comments or questions about the proposed project.

Sincerely,



Jacob T. Klein