



Office of the Common Council

Ald. Larry Palm, District 15

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Dear Neighbor:

In 2006, Agrium, Inc., of Canada, purchased and closed the Royster-Clark fertilizer plant. At this time, there are no specific redevelopment proposals for the Royster-Clark property. Potential redevelopment of this 26-acre property - which could take many years - presents our neighborhood with opportunities and challenges.

The 1977 Madison Land Use Plan and the 2006 City of Madison Comprehensive Plan recommend that if the Royster-Clark site becomes available for redevelopment, then alternative residential and mixed-use development would be more appropriate than reusing this large site for a similar heavy industrial activity. State agencies continue to oversee groundwater monitoring and environmental clean-up of the site. Local and statewide economics will play a vital role in determining the property's potential reuse.

Neighborhood residents and I have been meeting monthly for more than a year to discuss the future of the Royster-Clark property. Our two adjoining neighborhoods—Eastmorland and Lake Edge—won grant funding to hire a consultant to conduct a market feasibility study for the site. This work is underway and is coinciding with efforts by the City of Madison Planning Division, which is working with neighborhood residents to create a special area plan for a larger segment of Cottage Grove Road to guide future redevelopment.

The timing of our neighborhood planning is perfect, and your participation and feedback is very valuable! As a first step, I have enclosed a survey to help the neighborhood representatives and me gather information about what neighbors would like to see happen on the Royster-Clark site in the future. By completing this survey, you can have an impact on the future of this site. I will share the survey results with our neighborhood associations and the City of Madison Planning Division staff.

For your convenience, you can deliver your survey to a drop box at Pinney Branch Library, 204 Cottage Grove Road (the drop box is on a counter just inside the entrance), or place it in a stamped envelope and mail it to the following address:

Eastmorland Community Association
Attn: Royster-Clark Survey
P.O. Box 14584
Madison, WI 53708

If you would like additional copies of this survey for other residents in your household, copies are available next to the drop box at Pinney Library. The deadline for submitting completed surveys is Monday, March 10, but earlier submissions will be appreciated. Thank you for your participation.

Kathy Soukup, President
Eastmorland Community Association

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Tim Saterfield, President
Lake Edge Neighborhood Association