

**2010-2011 COMPREHENSIVE PLAN REVIEW
PRELIMINARY LIST OF POTENTIAL TRACK 2 AMENDMENTS**

**AMENDMENT REQUESTED BY MSP REAL ESTATE INC.
SUNSET VILLAGE / HOYT PARK AREA [LOCATOR MAP 9]**

LIST OF COMMENTS RECEIVED:

DATE

Cheri Swenson

6-21-11

Tony Klink

6-27-11

Gail Mc Nutt

7-25-11

Susan Werther

7-28-11

8-29-11

From: Cheri Swenson [mailto:waswenson@uwalumni.com]

Sent: Tuesday, June 21, 2011 9:52 AM

To: Murphy, Brad

Subject: Mt. Olive Church

Hello Brad: Regarding Mt. Olive Church. We have a neighbor who has been a State of Wisconsin Attorney for over Thirty years. I asked him why aren't you at the Neighborhood meetings. His reply " A 125 Bed Nursing Facility is completely out of context with the existing housing ,This will NEVER get through the Zoning Board ". An opinion is only as good as the information it is based on & I trust our Lawyer friend's opinion more than some of our other neighbors. I pray he is right. If you can share any of your insight with me, please do so. Four houses have sold in the last year around this church and the neighbors are sick, yelling at each other, making life pretty bad for all of us. We've lived here for thirty-one years & Mt. Olive has been our worst neighbor. They don't care about the integrity of our neighborhood & the people who live in it, they've shown that in spades, just money \$.Thank you. Bill Swenson

From: Tony Klink
Sent: Monday, June 27, 2011 1:59 PM
To: Schmidt, Chris; Murphy, Brad; Jana2z@sbcglobal.net
Subject: opposed to rezoning our neighborhood

Hello Brad, Chris, and Janice,

I wanted to let you all know that as with last year, I am still opposed to rezoning the Mount Olive site. Please let me know what else I can do to ensure that our neighborhood remains a low density housing site. Thank you.

Peace, Tony

Dr. Tony Klink 314
Westmorland Blvd. Madison,
WI 53795

From: Gail McNutt [mailto:gailmcnutt8@gmail.com]
Sent: Monday, July 25, 2011 7:38 PM
To: Martin, Al **Subject:** Mineral Point / Re-zoning

Dear Sirs:

I have recently relocated to Madison, having accepted a position as Associate Chief of Staff at a local hospital. I purchased a home in Westmorland, attracted by the diverse neighborhood, small scale homes and sense of history.

It has come to my attention that Mt Olive Church has an accepted offer to purchase contingent on rezoning to allow the construction of a three story 100 unit assisted living facility.

I have spent most of my professional life caring for the elderly and disenfranchised; I am certainly aware of the need for assisted living facilities. I would however, point out that a planned structure of this size is entirely out of character and proportion to this old well established residential neighborhood. The traffic involved with this number of residents and employees will have a significant negative impact on quality of life in the neighborhood. Of course this is traffic covering all three shifts, not just business hours. A business venture of this size will bring many people into the neighborhood who have no commitment to the area, raising safety questions also.

I strongly urge you to stop any rezoning of Westmorland. The current low density zoning needs to remain in force offering opportunities for that property to schools, churches and the norm small housing. Westmorland is an outstanding example of a stable historic Madison neighborhood, commercial development is likely to be quite harmful. Based on my review of the zoning laws, I will plan to attend the general notice meetings.

Gail McNutt MD 4025 Mineral
Point Road

From: Susan Werther
Sent: Thursday, July 28, 2011 9:29 AM
To: Waidelich, Michael
Subject: Mt. Olive property

Dear Mr. Waidelich,

I just received your email, forwarded by Alex Saloutos, about delaying discussion on the future of the Mt. Olive site until the Neighborhood Planning committee meets in September. I heartily concur, and just for the record I am sending you my views below.

Many thanks, Susan Werther

As a resident of the Sunset Hills/Reservoir Park neighborhood, I would like to voice my concerns about the proposed senior housing project for the old Mt. Olive Church site. I have attended many meetings, both this year (re: MSP), and last (re: Stone House), and after much consideration, feel that I must express my opposition to this latest proposal.

Although a small senior housing unit would be a welcome addition to the area, the density of this project is way out of proportion with the rest of the neighborhood. Further, permission to build would necessitate changes in the zoning code, which could set a precedent for similar sites in the area.

Perhaps most importantly, the people who live adjacent to the church are vehemently opposed to the project, as I would be in their place. I would not want a building of that size looming over my property, with all of the consequent noise from increased traffic, air conditioners, garbage collection, delivery vans and visitors. Considering the opposition from those directly effected, I don't think it would be wise, or fair to proceed. People originally moved to this neighborhood because they enjoy low-density housing, the abundance of parks and green spaces, the quiet, and a sense of community. I think these preferences should be respected and preserved.

Finally, the neighborhood planning group is hiring an adviser to explore this and other issues relevant to the area, and I think it would be premature for any decisions to be made about the MPS proposal before this process has been completed.

Thank you for your consideration.

Susan Werther 139 Glenway St. Madison,