

**Petykowski, Christopher**

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**From:** Derek Card [info@imperialbuilders.net]  
**Sent:** Tuesday, January 22, 2008 9:59 AM  
**To:** Petykowski, Christopher  
**Subject:** Rankin Raod

Derek Card  
4837 Dream Lane  
Madison, WI 53718  
Ph. 608-290-1147

January 14, 2008

To: Chris Petykowski

Re: Rankin Road Connection

I am opposed to the connection of Rankin Road from Blooming Grove to Madison. It is my understanding this connection is being considered for three main reasons. Number one, there is only one access into April Hills, and consequently, no alternate access in case the current access were blocked during a time of emergency. Number two, it will be temporarily inconvenient for April Hills' residents to use Siggelkow road while it is under construction. Number three, connecting the road promotes neighborhood continuity.

If the need for alternate emergency access exists, a simple and free solution would be to have an emergency access agreement with the person who owns the driveway which goes through from Siggelkow Road to Rankin Road. Otherwise, there are three possible access points through the Secret Places Subdivision. The adjacent lots to some of those access points are undeveloped. If you chose one of the undeveloped locations prospective home buyers would have the choice whether or not they wanted to live adjacent to a road connecting two subdivisions.

Secondly, I don't think I should be permanently inconvenienced by April Hills' traffic, so April Hills' residents can avoid some temporary road construction. My wife and I purposely purchased our lot because Rankin Road was a dead end. We have three young children and had we known there would be through traffic on Rankin, we would have purchased a different lot. The traffic on Rankin Road on the Madison side is currently only two households. Connecting the roads would expose us to traffic from hundreds of households. This would totally change the dynamics of our street from a safety standpoint.

Finally, until both sides of the road are City of Madison, neighborhood continuity is not in Madison resident's best interest. I chose to live in Madison because I did not and do not want to live in an unimproved subdivision. I wanted the improved infrastructure associated with Madison. I wanted curb, gutter, sewer & sidewalk. If Rankin Road is connected, April Hills must install curb, gutter and storm sewer. If you are familiar with the elevations in April Hills and the elevation of the current dead end, you know Madison will be taking on huge amounts of drainage and run-off. I already sweep the gutter several times a year to prevent my storm sewer from silting in. If you are going to make the neighborhoods continuous, then make the infrastructure continuous.

In the event, the City of Madison decides the road must be connected, I would ask three things be included with the connection. Number one: the access points into Secret Places be connected at the same time. If I am not to mind all of April Hills driving past my house for their convenience, then

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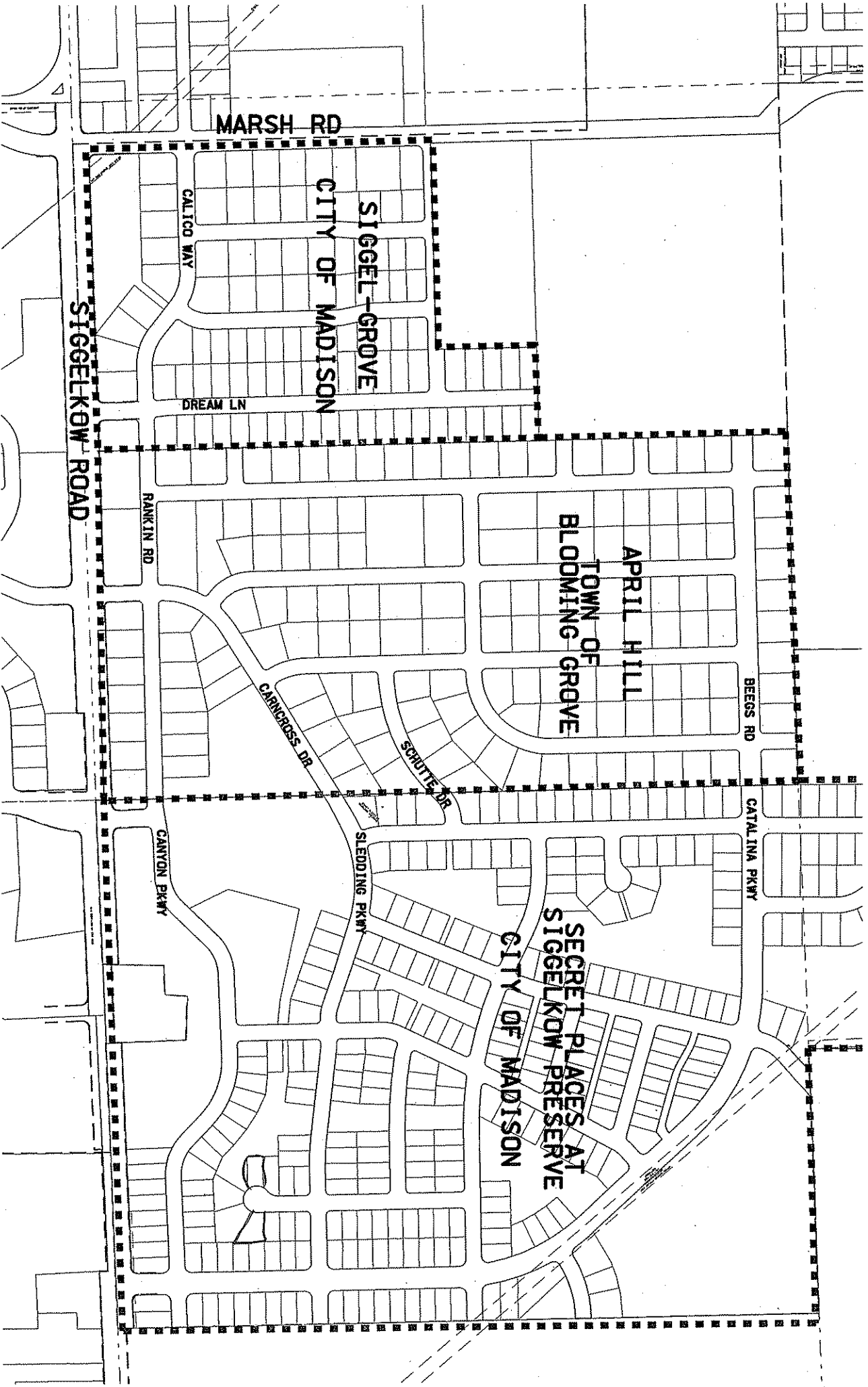
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MARSH RD

SIGELKOW ROAD

SIGEL-GROVE  
CITY OF MADISON

CALICO WAY

DREAM LN

RANKIN RD

APRIL HILL  
TOWN OF  
BLODMING GROVE

CARNAGES DR

SCRITTE DR

BEGS RD

CANYON PKWY

SLEDDING PKWY

SECRET PLACES AT  
SIGELKOW PRESERVE  
CITY OF MADISON

CATALINA PKWY