

From: Alison Lindsay Mares <alisonlm620@gmail.com>
Sent: Wednesday, October 12, 2022 1:19 AM
To: Park Commission <pacommission@cityofmadison.com>
Subject: 12 October 2022 Meeting, Agenda Item #21, Legistar #74092

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Please accept the attached for tonight's meeting agenda item number 21.

Thank you.

Alison Lindsay Mares

Dear Members of the Board of Park Commissioners:

Ref: 12 October 2022 Meeting, Agenda Item #21, Legistar #74092

I strongly object to the proposal to swap land at the corner of Wheeler Road and Hwy CV for land that abuts Larry Lane and Dennis Drive. Both these lots are on the north side of Madison. My reason for objecting to the proposal are three-fold:

1. Without any doubt, cutting into the field at Wheeler and Hwy CV (aka 1904 Wheeler Road) is a violation of the terms laid out for acquiring this land in 2018. In advance of that purchase, these were the comments made by Eric Knepp, Madison Parks Superintendent, and Jan Axelson, Chair of Friends of Cherokee Marsh:

“The land would serve as a buffer to the marsh,” said Parks Superintendent Eric Knepp. “The land became available for purchase from Cherokee Park Inc., which has sold many acres of the marshland to the city in the past,” Knepp said, adding that it “would be an important purchase to prevent future development from affecting the hydrology of the area.”

While only a small portion of the proposed land purchase includes wetland, the remaining area keeps runoff into the marsh controlled and promotes the integrity of the marsh’s borders. “It’s a very sensitive area, and that’s why we work so hard to protect it,” Knepp said.

“Wildlife in the area would also benefit from the purchase,” said Friends of Cherokee Marsh President Jan Axelson. “Animals that are native to the wetlands often rely on uphill lands,” she said.

“We see it as a possible access point to Cherokee Marsh Park,” Knepp said.

If Mansion Realty is now willing to part with the land between Larry Lane and Dennis Drive, I would request that Madison Parks enter into negotiations to acquire this land without ceding any part of the field at Wheeler and Hwy CV.

2. This location is directly adjacent to the 65-decibel contour projecting noise levels from F-35 fighter jets due to arrive next spring. Noise from the current F-16s is deafening; the F-35s will be even worse and located at the end of the runway (as this land is), the noise will be terrible.
3. Without any plans for resolving the abominable traffic problems at the corner of Wheeler and Hwy CV, no development at this corner should be considered. Commuters from Dane, Waunakee, and Middleton now race along Wheeler and CV to get to American Parkway; commuters from DeForest, Sun Prairie, Beaver Dam, and Columbus now race along CV and Wheeler to get to Middleton or downtown Madison. Recent approval of the Raemisch Farm development will only make the traffic worse. Hwy CV is in terrible shape and this corner is a death trap in the making, with drivers constantly take risks trying to jump into the traffic stream. We need a roundabout at this corner and until one is installed no development ought to even be considered.

Thank you.
Alison Lindsay Mares
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