

From: Rich Zietko [<mailto:rzietko@yahoo.com>]
Sent: Tuesday, April 15, 2014 5:50 PM
To: Planning
Subject: Tiny Houses response

Hello Division Members:

I live in the Emerson East Neighborhood. I am sending this to you for consideration in the development of the Tiny Houses Project. It is written as a response to my neighborhood association. As it confronts some premises and it is also the last day for submission, I would like to bring my beliefs to your attention. Here are my thoughts. Thanks for considering my points.

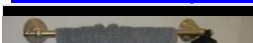
Howdy All: Sorry for my prolonged absence but have been dealing w/ some health issues. Spring is coming and I'll take it as an opportunity for growth. In reading the memo I have formed some conclusions and have perspective to share. Most concerns seem to be under the assumption that people will be boisterous w/ car camping going on intermittently. We should be embracing this opportunity to make history and demonstrate the "Wisconsin Idea" is alive and well. We can live up to and act on our reputation of a progressive city and provide a partnership to empower our people - friends, strangers, and family - to rise above the oppression of a system that in the name of "not enough profit" casts off the resources needed by our people to simply live. The premises which have fostered the growth of Tiny Houses can be the foundation to make our homes more friendly to our world.

For those concerned about deprecated house values, you can collectively organize and negotiate w/ mortgage companies/banks to share some of the loss (if it happens) by increasing the value of your equity (if have not completed payments/gained ownership from MC/Banks) to account for differences in home value. If you have paid off the mortgage and in fact own your home the brokers can pay the difference between original price and deprecated price based on the percentage once you sell the house. So before I address specific concerns of the memo I'd like to conclude my narrative saying, I think the concerns are built with the perspective of failure. We need to have faith in its success and the willpower to achieve it.

Concerns by number:

3) Composting toilets can save water and produce soil enrichers that can be used from home gardens to community farms to public works (parks, highway medians, rail corridors, wetland amelioration projects and former brownfield sites) to private landscaping. There are variables to consider for implementation. Basically type of toilet (solar, no water, electric fan system), how installed (contained entirely indoors or having a mixed indoor/outdoor component to utilize solar energy), rate of emptying (which will address concerns of smells - though I find Oscar Meyer smells that drift down this area are accepted as part of the neighborhood), where product goes, how transported, and cost of services (can be monetary or in-kind). This is a link to a good description of the essence of composting toilets. it provides a nice series of comments that can be additionally enlightening or correcting of misperceptions - both pro and con.

[Does a Composting Toilet Stink Up Your House?](#)



Does a Composting Toilet Stink Up Your

House?

Subtitle: After three years of living with one, I can tell you the answer Images: Building Science Ten years ago I was building a green home. It had passive s...

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Preview
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The use of composting toilets can create a partnership between the city and residents by having city vehicles pick up the finished product and bring it to the public space that needs this to improve soil quality and productivity. A nice "win, win" situation that can allow for any profits to be set aside for a public fund for other similar projects. The use of gray can be applied as well as using alternative energy(both passive and active solar, small-scale wind, and yet to be discovered technologies that can have minimal impact on the planet). Hopefully more conventional homes can be designed similarly.

4) Workshop hours should be flexible and reflect the times that people can attend. It seems wasteful to insist on business hours when people have to work/care give (and w/ single parent families having to be concerned w/ both) resulting in low numbers. If a larger number of people can attend a workshop at either end of the timeframe (say 6:30 AM and 7:00 PM)it will ensure the workshop is successful.

5) Tiny Houses not allowed on streets. Would these not be considered motorhomes/RVs? Apply the same statues for these or address by classifying and clarifying determination of vehicle type through statute formation.

6) Noise levels. Same as above - equal application of already existing laws. (Is this a pattern of intolerance and prohibitive thinking?)

7) Reverting back to mixed use zoning. How would this happen? Sounds like hedging a bet because of fear of failure.

As I have stated I have been out of touch so I am assuming that there are plans by the Tiny House group to address these concerns. A strong proactive policy should account for the future concerns that may occur during the development process. Let's be good parents and do what we can to help this project mature during its formative years!

Rich

Sincerely,

Rich Zietko