

Hello, my name is Nick Foerster, I live on Wildberry Dr. just behind Rockstream Dr. and...

I am strongly opposed to the proposed connecting bridge from the new development to Rockstream Dr. and Ambleside Dr. For my neighbors, friends, and their children who live on Rockstream Dr. and Ambleside Dr. I am very concerned about the safety hazards that this connecting bridge to Maple Grove Drive would create.

This proposed bridge would create a hazardous and dangerous environment to the neighborhood residents due to the exceedingly high volumes of traffic that it would produce. If this proposed connecting bridge is allowed, the residents of Rockstream Dr. and Ambleside Dr. will suffer their street being turned into a major cut through thoroughfare. That means that the streets where my kids ride bikes and play games will be overrun with hundreds and hundreds of cars speeding through just so they can shave 15-25 seconds off their drive time.

I do not believe that the development planning committee understands the dangers and the hazardous impact this proposed bridge would have on these neighborhood streets.

I have already spoken with Alderman Steve King to voice my concern and I believe he underestimates dangers and the negative impact this proposed bridge would have on Rockstream and Ambleside residents.

Let me be perfectly clear... I have no problem with welcoming new residents coming into the neighborhood. I also have no problem with true affordable housing that is designed to actually improve communities and not just congest communities.

What I do have a problem with is taking a street like Rockstream Dr. that was not constructed to handle high volumes of traffic and turning it into main thoroughfare. Let me be clear, Rockstream Dr. and Ambleside Dr. as roads were not constructed to accommodate high elevated volumes of traffic. They are narrow side streets. I have reviewed the original Cross Country neighborhood development plan. And I understand that connecting Rockstream to Maple Grove was part of that plan. And yet, when Rockstream Dr. was constructed it was not constructed as a connector street that can accommodate high traffic volumes. East Pass was constructed as a connector street to accommodate high volumes of traffic. Stonebridge was also constructed to accommodate high volumes of traffic. Rockstream Dr. and Ambleside Dr. are not constructed to accommodate and sustain high volumes of traffic.



(narrow Rockstream Drive facing West to Stonebridge)

Another very dangerous factor that is not being considered is that if this proposed connecting bridge is allowed to proceed as planned it will be the only choke point for those seeking access to Chavez elementary that allows you to completely skip Maple Grove Drive. Trust me, every west Chavez elementary resident is going to speed through these narrow residential streets as they try to frantically drop off and pick up their kids to school on time. The levels of traffic created by the Chavez cut-through will be catastrophic especially to residents of Rockstream Dr.



There is already well documented, known incidents of congestion, illegal parking, blocked driveways, and trespassing on Pima Dr. and Pinelake Dr. due Chavez elementary traffic. The local police already frequently ticket vehicles due to ongoing violations. These are known issues. And keep in mind, Pima Dr. and Pinelake Dr. can only be accessed by Maple Grove.

I have already raised these concerns to Alderman King. Alderman King told me that Rockstream Dr. and Ambleside Dr. have been privileged being dead-end streets for long enough. And he is willing to sacrifice these streets just so commuters (such as himself) can have a short-cut to shave 20 seconds off their drive time.

I am also very concerned about the planning of this development. My wife who volunteers at Chavez Elementary asked school principal Kelly Lawler on Monday February 4th what she knew about the proposed new development next door. And Kelly Lawler told her that she was not contacted by anyone about the development. Let that sink in, no one involved in the 2 years of planning of this new development thought to contact Kelly Lawler (the principle of the school) before they drew up plans for a development that is literally 15 yards from the school.

Those involved in the planning of this new development would have you believe that constructing over 300 living units of densely populated multilevel condominium apartment complexes on just 25 acres of land is about meeting a vital need to provide affordable housing. I for one don't buy that.

Everywhere you turn, another densely populated multilevel condominium apartment complex is being constructed in Madison, Verona, Fitchburg, and the surrounding area. Trust me, these densely populated multilevel condominium apartment complexes are not about affordability. They are about profitability.

Profitability for Fiduciary real estate developers. Fiduciary real estate developers, that charges that over \$1,000 a month for a 580 sq. ft. studio apartment. This is a developer that charges up to \$1,700 a month for a 2 bedroom 1,200 sq. ft. apartment. I would encourage you all to check out the website for the Elan apartments off of Fitchrona and Lacy road to witness what Fiduciary real estate developers considers "affordable housing". I would argue that true affordable housing that actually improves communities is not overpriced, is not congested, and is not poorly planned.

To sum up, the proposed connecting bridge from the new development project to Rockstream Dr. and Ambleside Dr. would create a dangerous and hazardous high volume of traffic for these streets. I am opposed to this proposed connecting bridge. It will wreck these residential streets with traffic. It's bad for the neighborhood.