

From: Joe Ryan <president@madwest.org>
Sent: Monday, April 13, 2020 4:57 PM
To: Planning <planning@cityofmadison.com>
Cc: Harrington-McKinney, Barbara <district1@cityofmadison.com>
Subject: Plan Commission 4/13/20 Written Comments

Greetings Plan Commission Members-

The Madison West Neighborhood Association (MWNA), which boundaries encompasses the following agenda items:

- 59131 - 7050 Watts Road
- 59635 - 8110-8134 Mid Town Road / 1833-1859 Waldorf

The MWNA is asking that the two large scale building projects (listed above), be reviewed by additional committees, such as the Sustainability Committee and ask they present a sustainability report on these projects. These are large scale projects in our area and will have lasting impacts on sustainability throughout the neighborhood and City.

Growth is good, but we also want to make sure that growth is sustainable, beautiful and a treasure for our neighborhood, district and city.

Thanks
Joseph Ryan

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From: David Handowski <davidhandowski@yahoo.com>

Sent: Monday, April 13, 2020 6:35 PM

To: Planning <planning@cityofmadison.com>

Cc: Joe Ryan <president@madwest.org>; Harrington-McKinney, Barbara <district1@cityofmadison.com>

Subject: Plan Commission 4/13 written comments, Agenda items 3, 8 (Midtown Rd/Waldorf Rd development)

On behalf of the Madison West Neighborhood Association I would like to comment on the above agenda items relative to the High Point Raymond Neighborhood Development Plan. Responses can be cc'ed to those on copy here including District 1 Alder and Joseph Ryan (President Madison West Neighborhood Association).

Thank you for the opportunity to comment.

The Madison West Neighborhood Association (MWNA) understands that over time the area within the NDP will be developed according to the baselines established within the plan. The MWNA would like to request the following:

1. Ongoing communication, publication, and update of Tables 3 (Land Uses) and Table 4 (Dwelling Units) of the NDP

The intent of this request is to understand how the baselines for land uses and dwelling units established in the NDP are being tracked as construction projects are proposed and completed. This will provide the neighborhood association a means of mapping past/future development to the commitment made in the NDP and thus allow us to better provide commentary regarding the size and types of developments being proposed.

We are not asking to update the NDP but to provide supplemental information to the neighborhood. I envision that tables are updated with version control as each development is completed. This could be accommodated by simply adding a couple of columns to these tables to reflect most recent construction. I would be happy to speak to someone on this.

2. Understand the assumption set (of both City Planning and developers) regarding parking spaces per unit. Availability of parking has been an issue for residents as new developments are completed. In the Revised Letter of Intent 3/6/2020 Urbanworks provided detail regarding structured and surface parking from which a basic ratio can be determined.

This particular issue is more for City Planning on how parking assumptions are made and vetted. Is there a standard assumption regarding how many cars per type of unit are projected? Are these consistent from development to development? Given residents have complained about lack/difficulty of parking, understanding of the ratios will provide a means for the MWNA or neighbors to hold property management accountable for managing parking for their units.

Thank you.

David Handowski