

Bassett Neighborhood District Monthly Meeting
7:00 p.m., 13 August 2007
Meriter Retirement Small Dining Room
333 W. Main St.

Attending: Office Mark Allen, Jonathan Cooper, Vince Jenkins (minutes), David Knuti, Rosemary Lee, Lance McGrath (guest), Stef Moritz, Paula Oeler, Mark Olinger (guest), Pete Ostlind (chair), Alder Mike Verveer.

1. **Meeting called to order at 7:00 p.m.**
2. **Introductions**
3. **Approval of minutes:** June minutes approved. July minutes approved with corrections. Both will be filed at Jo's Tazzina.
4. **Report of Community Police Officer Mark Allen:**
 - a. The police have been occupied with the Kelly Nolan murder investigation.
 - b. Police are working with the proprietors of the U-haul agency at W. Washington and Bedford to erect "No trespassing" signs to provide legal notification and a basis for action against trespassers (specifically the homeless who regularly congregate there).
 - c. Law Park: drinking and other illegal activity at Law has lessened but has risen at Brittingham Park resulting from displacement of homeless from both the U-Haul business and Law Park.
 - d. Grace Shelter's Porch Light is one place homeless can go at night, but they may not stay there in the daytime.
 - e. Officer Allen mentioned the police department's downtown safety initiative on Friday nights. Officers may be in cruisers on Friday night, 17 Aug. Friday patrolling may continue into the fall.
5. **Small cap TIF (Mark Olinger):** The City has prepared a draft of a program to implement a TIF program to support conversion of existing rental housing stock (1-3 units) to owner-occupied or owner-occupied in combination with rental. M. Olinger, Director of Planning and Development, provided an informal presentation of the draft [copy attached with minutes hard copy on file at Jo's]. The program would provide an interest free forgivable 10 year loan of up to 15% of the purchase cost with a maximum of \$60,000 to assist homeowners with the conversion of a rental property to owner occupied. The program may be administered by Joe Gramacki in the city TIF unit or by the Home Improvement office. Alder Verveer will introduce the draft at Common Council on 4 Sept., the Board of Estimates will see it on 10 Sept. and back to the Council on 17 Sept.

6. **451 W. Wilson/315 S. Bassett development proposal** (Lance McGrath): Proposal to replace these two existing buildings, assessed together at \$940,000, with a 3-4 story apartment house with forty 1- and 2-bedroom units and 50 parking stalls on two levels (Bassett is steeply graded there). Top floor stepped back with a total height (ca. 50 ft.), comparable to 4th Ward Lofts on W. Doty. Building setbacks: 20 ft. on Wilson, 8-9 ft. behind the sidewalk on Bassett, 10_ ft. from the east property border. Target market is young professionals, empty-nesters. McGrath hopes to start construction in June 2008, finish in a year, have full occupancy by August 2009.

The neighborhood plan recommends a density for apartments of 40-60 units/acre rather than the 120 proposed. That is the only disparity from the plan brought up at the meeting.

7. **Neighborhood fliers** (S. Moritz): Moritz asked for volunteers to help distribute informational fliers and police fliers to new residents in Bassett, outlining city guidelines concerning alcohol use, bicycles, litter, noise, trash and recycling collection, snow removal from sidewalks, and police and fire contacts.
8. **Development projects status report** (J. Cooper): The developers for the proposed Hyatt Hotel on the Capitol West development block held a neighborhood informational meeting on Wed., 8 Aug., at Meriter's Grand Hall. Most of those at tonight's neighborhood meeting were there, and little new has developed since then. Concern was expressed about traffic and noise from the hotel guests and the use of the terrace for a drop-off area.
9. **New Minute takers**: Paula Oeler and Dave Knuti volunteered to share minute-taking duties beginning at the September 2007 Bassett Neighborhood meeting. Thanks to Paula and Dave!
10. **Alder's report** (M. Verveer):
 - a. Several tree issues-- A large elm tree at University and Gorham is endangered by Dutch elm disease. Verveer wants to intercede for its conservation.
 - b. The contractor for the recent Mifflin St. reconstruction project failed to adequately protect some trees on the street and the engineering design has impacted others. A total of 22 trees are endangered and will likely have to be removed. Verveer hopes to get a certified arborist's evaluation in hopes of preventing their removal. Cooperation between City Forestry and City Engineering needs to improve, as should Forestry involvement in street improvement when the work entailed threatens established trees.
 - c. Re-construction of S. Bedford is underway, putting utilities (MG&E, Charter) underground and re-surfacing the street. As reported in the July minutes, the present 100-year-old storm pipe runs under the large trees on the west side of

S. Bedford. Engineering claims the trees must be removed to effect replacement. Verveer has temporarily stopped the removal, suggesting that TIF funds should fund re-location of the pipe without destroying the trees.

- d. Neighborhood trees removed or destroyed will be replaced with more mature trees which are more resistant to the vandalism which as damaged many new trees. But Forestry understaffing combined with tight budgets probably will preclude such measures.
 - e. Railroad quiet zones construction is “on schedule”; however, Federal approval may take a long time. It is hoped that construction will be complete by Oct. 2007 for rail crossings on: N. Shore Drive at Broom, W. Washington, W. Main, W. Doty, S. Bedford at W. Wilson, the Bassett Pedestrian Path, N. Shore Dr. at the Southwest Path, and possibly Lakeside at John Nolan Dr.
 - f. Thursday (trash pick-up day) street sweeping is proposed as part of the next capital budget. The mayor’s budget may include funds for more sweeping machines.
9. **Other items brought forward by residents:** Discussion on closing the Bassett distribution list server, i.e. limiting access to bona fide neighborhood residents, to protect against junk mail, which has outweighed legitimate e-mail on the list recently. Bassett’s is the only open list in Capitol Neighborhoods. Closing it would not restrict legitimate use. A motion to close the list passed. P. Ostlind will implement the measure.

Jo’s Tazzina liquor license application goes before the Alcohol Licensing Review Commission (ALRC) on Wed., 15 Aug. at 5:30. The application is for service of beer and wine. Jo’s will maintain its current business schedule, so late hours are not a concern.

10. **Adjourned at 9:10.**

Next meeting: 10 September at Meriter Retirement, 333 W. Main St.

Respectfully submitted,
Vince Jenkins