

**CAPITOL NEIGHBORHOODS, INC.**

**MINUTES of Executive Council Meeting Held October 28, 2014**

MEMBERS PRESENT: Vercauteren (President), Queensland, Mohs, Fabick, Ingebritson, Cooper, Plotkin, Ostlind, Kamps, Warman, Skrentny, Mayer, O'Brien and Ald. Verveer.

GUESTS PRESENT: Madison Police Lt. Donahue, Adam Brabender.

- I. MEETING CALLED TO ORDER by Vercauteren. There was no quorum at the outset.
- II. DOWNTOWN POLICE REPORT. Lt. Donahue reports that preparations are underway for Halloween on Friday and "Freakfest" on Saturday. There will be extra police staffing on the special events team for both nights. Also, there will be increased staffing with police "strike teams" in surrounding student neighborhoods. Dane County Sheriff's deputies will assist Sat. night. UW police will not be needed this year.

The Downtown Safety Initiative Team will operate until mid-December. The large crowds this summer, mainly in the University Ave./Frances St./State St. areas required more DTSI officers. Crowds have decreased as the weather becomes cooler.

Lt. Donahue thanked CNI for its letter supporting the budget item to add more neighborhood officers. She said Chief Koval greatly appreciated the letter. Verveer added that it appears there is support on the council for the additional officers. Donahue announced there will be a new State St. officer, Jessica McClay, beginning next year. Also starting next year, the CPT will be working 3:00 to 11:00 p.m. shifts, and to bar time on weekends, to enable them to attend community events early, and provide more coverage later.

[There is now a quorum]

- III. MINUTES of September EC meeting (with minor changes submitted by Zellers) are APPROVED; on MOTION by Mohs, SECOND by Kamps.

- IV. TREASURER'S REPORT. Plotkin reports a bank balance of \$13,263.45; consisting of \$4,534.16 in checking, and \$8,729.29 in CDs.

- V. OLD BUSINESS

**CNI Holiday Party.** Vercauteren reports a location has not yet been selected. An invitation will be sent out when one is selected.

**Mayoral Candidate Forum.** This will take place January 29, 2015, 6:30 p.m., at the Concourse Hotel. Send any suggestions for the event's format to Vercauteren.

**CNI City Budget Position Statement.** Vercauteren reports that this statement, supporting funds for five more neighborhood officers, was well received (see "Safety Report" above). Verveer added that

there are six co-sponsors (including himself) to the budget amendment for five additional neighborhood officers. The number of officers could increase to seven if the city is willing to add levy money.

## VI. DISTRICT REPORTS

**James Madison Park.** Queensland reports that more than 60 people attended the Small Cap TIF meeting last weekend – a “good start,” he commented.

Construction continues on E. Johnson St. Two lanes were opened last weekend, but it is now back to one. Verveer reports that the construction, which was to be completed Nov. 1, has now been delayed three weeks. He added that the Library Mall reconstruction in the 700-800 block of State St. is also three weeks behind.

**Mansion Hill.** According to Mohs, bright lighting at the Edgewater is creating problems for nearby residents. He said they are out of compliance with a city lighting ordinance but the Planning Dept. hasn’t done anything about it. The lights were supposed to be off by Oct. 3<sup>rd</sup>. Mohs commented that the success of our neighborhoods depends a lot on details like these and it is no great burden on the Edgewater to fix it.

Ingebritson announced that the Steensland House will be saved and moved nearby to Gorham St. Verveer reports that the move was approved by Landmarks, by Urban Design and last night by the Plan Commission (10/27). The move may occur in December. Landmarks added conditions concerning the historic integrity of the house. Warman suggested that we promote this outcome as the product of positive community action by us. Mohs added that David Molenhoff did a great job for us. Next up is Phase II where Bethel will have to decide what will be built on the parking lot. This is the “gateway” to N. Carroll St., Mohs pointed out, and the first rendition was not in relation to the church and its surroundings. We still have a lot of work to do. Verveer added that the parking lot may remain a surface lot for a couple of years while the church’s discernment process continues.

Mohs reported on the recent celebration to commemorate the improvements to and landscaping at the historic ALANON house, 511 N. Carroll St. Mohs described it as a “joyous occasion” and a “big deal” for Mansion Hill. He added that the manager of the Edgewater attended the event.

[Queensland chaired the rest of the meeting for Vercauteren, who had to leave early]

**Bassett.** Cooper reports that the Mullins Group intends to renovate the Inn on the Park Hotel. Ostlind added that they have ambitious plans for both the exterior and interior rooms. They intend to include a main entrance on the corner of Main and Carroll Sts. They are considering two options for adding on to the ninth floor. The proposal goes before the UDC Nov. 5. The Mullins Group has been asked to come before the neighborhood afterwards. Construction likely won’t start until Dec. 2015 and will proceed in phases over 6-9 months. Verveer added that the Mullins Group plans to change the name to “The Park Hotel” but it will remain a Best Western. Ostlind noted that the proposal only needs UDC approval, and not Plan Commission approval. Verveer said he suggested that they build onto the surface parking lot on the Square, but they claim it will be too expensive.

Kamps asked for an update on the Anchor Bank proposal. Ostlind reports that it was approved by the Plan Commission. Verveer added that the city council approved re-zoning for the underground parking. He also noted that the developers, Urban Land Interests, will present an SIP for the apartment building on the site of the current parking garage later this year or early next year. He also reports that the Board of Estimates approved \$13.3 million in TIF funds for the project to be paid back within ten years.

**Mifflin West.** Kamps reports that the Hovde project for the AT & T building on W. Wash. is moving forward. Traffic and noise in the district has abated somewhat with the recent topping off of new high-rise apartment buildings. Work on the Dayton St. side of the Domain apt. building is done, but the Broom St. side is still down to one lane. Barriers have, however, been removed and it will soon be two lanes.

According to Kamps, there is a development proposal for 100 Bedford St. but not much information on it yet. Verveer responded that this is the proposal for the property owned by the Boldt Co. on Bedford and Mifflin. A Chicago company has an option to purchase the property and they want to build up to the zoning code height limit. Representatives will attend next week's (11/5) Mifflin district meeting. They no longer plan to build a bus depot on the site, or to have any intermodal component in the project. At present, they intend to build townhouse on N. Bedford, with a stepback to high rises. Landmarks Commission will be part of the review process, according to Verveer.

A representative on behalf of the Les Orosz proposal for 433 W. Johnson ("Johnson Bend") will appear at the Nov. 5 Mifflin district meeting as well. Verveer noted that city staff is concerned about the mechanical parking component of the project. This has been referred to the Nov. 10 Plan Commission meeting.

**First Settlement.** Skrentny reports that the Sept. 26 "Strolling First Settlement" jazz event at Crowley Station and other locations in the district was a "grand success." Over 120 people were on the deck of Crowley Station and the performers were pleased. There were also performances at the Cardinal Bar and Ancora Coffee.

The proposed six-story apartment building at 330 E. Wilson received unanimous UDC approval despite neighborhood concerns about its compatibility with surroundings. It then went before the Plan Commission last night (10/27). The Plan Commission referred it and told the developers to come up with a masonry design more compatible with the surroundings. Skrentny noted that Plan Commission staff had "from day one" encouraged a masonry design sensitive to the surroundings. Skrentny commented that "we were plenty surprised" by the Plan Commission's referral. He has been generally pleased with how the developers have worked with the district steering committee.

[At this point, the meeting continued with the report of Ald. Verveer. O'Brien had to leave early and was unable to continue taking minutes. No further business that required a motion and vote took place thereafter.]

**NEXT EC MEETING:** *Tuesday, November 25, 2014, 5:15 p.m., Central Library, Third Floor.*

AGENDA for Nov. 25 EC Meeting

- I. CALL TO ORDER AND DETERMINATION OF QUORUM (Vercauteren).
- II. REVIEW AND APPROVAL OF OCTOBER EC MINUTES.
- III. TREASURER'S REPORT (Plotkin).
- IV. DOWNTOWN POLICE REPORT.
- V. ACTION ITEMS/NEW BUSINESS:
  - CNI Storage/Office Space;
  - Proposed Changes to Membership/Media/Development Committee;
  - Location for CNI Holiday Party;
  - Other.
- VII. DISTRICT REPORTS: **Mansion Hill, Bassett, Mifflin West, First Settlement, James Madison Park.**
- VIII. ALDERPERSONS' REPORTS.
- IX. PRESIDENT'S REPORT (Vercauteren).
  - Mayoral Candidates Forum;
  - Other.
- X. COMMITTEE REPORTS: **Program (open), Membership/Media/Development (open), Policy (Vercauteren), DROC (Ostlind), Finance (Plotkin), Physical Linkages (Mayer), Garden (open), Education and City Issues Monitoring (open), Judge Doyle Square (Plotkin).**
- XI. ADJOURNMENT.

\*Agenda subject to change by Vercauteren.