

CAPITOL NEIGHBORHOODS, INC.

DOWNTOWN DIALOGUE

CAP RAPS

Summer 2010 a new start for CNI

by Adam Plotkin, President of Capitol Neighborhoods, Inc.



This summer will be one of transition for Capitol Neighborhoods. On June 24 we will hold our annual membership meeting at 7:00pm in the Monona Terrace. This year's guest speaker will be John Norquist, former State Senator and Mayor of Milwaukee. He is now President and CEO of The Congress on the New Urbanism. CNU's mission is to develop an alternative to urban sprawl and the environmental and social problems it creates.

The annual meeting also features elections for district representative seats on the Executive Council. The EC meets the Fourth Tuesday of each month in the State Capitol. Very soon I will send an e-mail with additional information on which seats are up for election. We are also looking for members to serve on, or chair, committees. From development to planning to organizational needs, you can make a valuable contribution to the neighborhood. If you are interested, or just have questions, please contact me at plotkinaj@gmail.com.

After almost two years of nearly constant action, the Edgewater Hotel proposal was approved after an all night public hearing and meeting of the City Council. To many downtown residents, myself included, this was a disappointing outcome to a disturbing process. After two years of misrepresentations and distortions, a majority of the city council bought in to over-inflated job estimates, misstated revenue projections, and distorted public access claims.

Mansion Hill Historic District neighbors were dedicated to preserving the historic nature of Mansion Hill by emphasizing existing law and structures and highlighting how the proposal was not compatible with Mansion Hill. In the end, nearly every existing ordinance, guideline, or practice was pushed aside.

Regardless of support or not for the proposal itself, the decision to award \$16 million in taxpayer financing to a luxury hotel developer was extraordinarily unpopular. The narrow support on the council is a good indication that without the hundreds of thousands of dollars spent by the developer on lobbying city officials, this project would have required private financing instead of a handout from the taxpayers. The argument that public access to the lake is increased is refuted by initial documents that already show that the public will have full access less than half the weekends of the year.

Where do we go from here? There are options, however limited, for the neighborhood to have input or direction on the project. But the even greater impact is on the future of historic districts and the development process in Madison. Already action is underway to weaken the Landmarks Ordinance and Commission which were created in the 1960's to protect historic districts. Others are working on ways to weaken ordinances that govern existing historic districts in Madison. And, despite claims that the Edgewater wouldn't be a precedent, there are already proposals for



Cap Raps Continued on page 7

June-July, 2010, Volume 16, Number 3

Dane County's Crown Jewels Shine in the Summertime

By: Dane County Executive Kathleen Falk

Those of us who have called Dane County our home for many years have long known the many treasures that make our home such a great place to live.

Not far from the hustle and bustle of downtown Madison, 2,500 farms are nestled in the countryside, there's gorgeous rolling landscape, and fish-filled waterways. There are hundreds of miles of bike paths and hiking trails.



Rest, relaxation, and quality time with our families are only minutes away. We're working hard to keep improving the places

that make our quality of life so high.

Our county parks host everything from campers and hikers to swimmers and disc-golfers. To make an online park reservation or see a listing of the county's parks and their many features visit: www.countyofdane.com/lwrp/parks

This summer we're opening a historic swimming area and beach at the newly restored Stewart Lake near Mount Horeb. Staff and volunteers have been busy improving our first county park — this treasure tucked along County Highway JG first opened in 1935.

A new group campground is opening at McCarthy Park near Sun Prairie. A new shelter, made from trees harvested from the property, is being built at Scheidegger Forest near Verona. Planning is underway to add a disc-golf course and dog park at Lake Farm Park south of Monona.

A bike trail along Koshkonong Creek linking Cambridge and Rockdale is in the final stages of construction and the important Ice Age Junction bike trail in Verona connecting the Military Ridge State Trail to Highway PD is nearing completion as well.

Dane County was one of only three places in the entire state recently awarded a prestigious honor for the work we've done together to pro-

tect our lakes and water quality. And we're doing more.

We're breaking ground this summer on the first manure digester in the country that will be used by several farms and take phosphorus out of manure. Phosphorus runs into our lakes and is the biggest reason our blue waters turn green.

Whether it's taking in a sunset after a long day, wetting a line in hopes of a big catch, or sitting and sharing a laugh with friends and family across a picnic table, Dane County's crown jewels are ready to shine this summer. Come on out and relax! ❖

1940s Style Hangar Dance, Fun for All Ages!

Re-live the 1940s era by attending the Hangar Dance on Saturday, July 31, from 7:00 pm-10:30 pm, featuring big band music performed by Ladies Must Swing, a jazz band consisting of 19 energetic dames. Vintage wear is encouraged and there will be prizes for the best-dressed couple and best dancers. The ladies will be performing 1940s tunes all night long - enjoy *Don't Sit Under the Apple Tree*, *Seems Like Old Times*, *Leap Frog*, *In the Mood* and much more.

Benefits to the Community

Food and beverages proceeds will benefit the Community Action Coalition (cacscw.org), a local organization committed to reducing poverty in Dane, Jefferson, and Waukesha Counties. They will be serving local beer and dinner catered by Cranberry Creek, so come hungry! A portion of the door proceeds will benefit The Badger Honor Flight, a local non-profit that ensures WWII and terminally ill veterans from any war have the opportunity to see the memorials erected in their honor.

Cost for this retro occasion

Tickets are \$15 in advance and \$17 at the door. Purchase your tickets now and mark your calendar! Tickets may be purchased in advance at Drums-n-Moore in Madison, 6033 Monona Drive or by contacting June Dalton at "ladiesmustswing@yahoo.com" or 698-8944. ❖



The Most Satisfying News: Recovery

By: Rep. Mark Pocan

As I write this, session has officially ended and the governor is in the midst of signing stacks of bills we passed in the Legislature into law.

The satisfaction at this point in the process does not come from the fact that we passed around 400 bills that were sent to the governor's desk.



It's satisfying that so many of these new laws directly impact what is most vital right now – healing the economy and creating jobs. And yet we also had victories improving health care quality and access, strengthening public safety, supporting workers and caring for the environment.

It's satisfying that many laws passed this session targeted long-festering problems like drunk-driving, predatory pay day loans and

big money dominating our state Supreme Court elections.

It's satisfying that while we had to make tough choices and cut spending, this meant that in a time when many families were scraping to get by, we did not raise payroll, sales or income taxes, except on the wealthiest families making more than \$300,000.

It's satisfying that the new laws emphasize fairness and looking out for real people. Because large corporations can no longer exploit loopholes to hide their profits in Las Vegas and avoid paying Wisconsin taxes, individuals and local businesses no longer have to cover that share. Insurance companies can no longer tell parents they won't cover their children's autism treatment or cochlear implants. Puppy mills are finally regulated.

It's satisfying that while other states are slashing programs that help vulnerable citizens many of our changes leave a progressive mark on our state that will outlast the past few years' economic woes.

Many of these successes got lost in the end-of-session noise.

And while that can be frustrating for us as lawmakers, I think it is okay. The reason I'm alright with not having you hear all the good news from the Capitol is that more important positive news *is* getting attention:

Signs of economic upswing are springing up all over our state.

You may have read the *Wisconsin State Journal's* supplement series about "Dane County's comeback from the Great Recession." It cited rising home sales, ve-

hicle sales and even such positive signs as increasing donations to local nonprofits. Even national numbers like consumer confidence and the all-important statistic of unemployment – which is often the very last thing to rebound – are showing positive growth in 2010.

This shows that economic recovery programs – state and federal – are having the desired impact.

And all these signs of success mean we must continue this work because recovery is a bumpy trail that takes time to traverse. Positive data is comforting, but recovery must reach all of us – and it hasn't yet. And I want to fight for a day in the near future when the economy is solid and we have resources to tackle other vital issues we are all passionate about, like public school financing and climate-change legislation.

The closing of 2009-10 Legislative Session means this is my last newsletter submission until after the elections, out of respect for the spirit of election law on distribution of materials to larger groups from my office. However, I appreciated hearing from so many of you who contacted my office this legislative session. And please feel free to contact me this summer about any state issue at rep.pocan@legis.wisconsin.gov. ❖

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Building a Great New Library

by Mayor Dave Cieslewicz

On a nearly unanimous vote the Madison City Council decided recently at my urging to move ahead with a new Central Library on the site of the existing building. This follows a vote last fall to build a new Central Library on a different site.

But it does not mean we are settling for a lesser project. We're adjusting to a new direction and building a library that we can be proud of for generations. I believe a new library on the current site will be just as exciting as the original project.

In fact, there are several advantages to the new project:

- We can get a third more space for less money.
- It can be completed 12 to 24 months sooner than the original project.
- It can be the greenest of buildings because we will be reusing the superstructure of the building.
- It will require less private fundraising than we were counting on for the earlier project.
- It should be more efficient and less expensive to operate because staff can be more efficient on three floors instead of six.

But the most important point to remember is that

this will not be a remodeling, renovation or rebuilding of the current library. It will be a brand new building on the same site. The only parts we will reuse are the floor plates and pillars of the current building.

I have said often that we needed to take advantage of this moment in history to get this project done. We'll never get lower construction prices and workers need the jobs now. I'm pleased the Council and the community will not miss this opportunity to change direction and build a great new library, one that a city that values learning above all else deserves. ❖

Hi Everyone, (regarding the Bassett Clean Up Day)

I wanted to send out a quick update and thanks to everyone who was able to help out with the clean up today. We successfully cleared over a truckload of garbage from our neighborhood (photos attached). The consensus was that each year we see less trash that needs to be picked up, so I'll jump to the conclusion that there is a strong correlation between our efforts and these improvements of the neighborhood.

Special thanks again to 8 Seasons Grille, Delta Properties, Community Car via Jonathan Cooper and all the volunteers that make this possible.

Thanks again,

Brendan McGrath

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Forward Theater Announces Its Second Season “Finding the Words”

by Gwen Rice, Director of Communications

Madison WI - After an exciting inaugural year, Forward Theater Company has announced its second season, which includes a regional premiere, a festival of new work, and a wonderful mix of comedy and drama, in historical and contemporary settings. The breathtaking line-up of three plays and a monologue festival explores language and relationships. Characters struggle to “find the words” to express themselves, whether those words are revelations whispered for the first time, hilarious turns of phrase, passionate oaths of love, or seas of sentences assembled and reassembled to create an epic story.

“We’re extremely excited about the season we’ve chosen,” said Jennifer Uphoff Gray, Forward Theater Artistic Director. “The advisory company worked hard over the past year to read a wide range of plays and recommend the perfect mix of smart, witty, poignant, and funny pieces. There’s something surprising and wonderful in store for everyone this year.”

Forward’s offerings begin with Sarah Ruhl’s *In the Next Room or the vibrator play*, a finalist for the 2010 Pulitzer Prize and a critically acclaimed piece that played Lincoln Center earlier this year. The company will then present *Going to St. Ives*, by Lee Blessing. An intensely personal story woven within a contemporary political play, it is a tour-de-force for two actresses. Finally Forward will bring the golden age of Hollywood to life with *Moonlight and Magnolias*, a mad-cap comedy about the trials and tribulations of writing the film script for *Gone With the Wind*. In addition to these mainstage plays, Forward will also host a monologue festival featuring work from playwrights across the country, all musing on “The Love that Changed My Life.”

Presenting these stories on stage will be a mix of talented southern Wisconsin artists, some familiar faces and some new to Forward Theater Company. Colleen Burns, Leia Espericueta, Richard Ganoung, Michael Herold and Karen Moeller will return to fill key roles this season, along with Madison favorite and UW alum Carrie Coon.

Board president Jane Elder commented, “This season Forward is taking a bold leap. Thanks to the generosity of the community and the enthusiasm of area audiences, the company is able to expand its dramatic offerings for season two, with three distinct and compelling multi-week productions at Overture Center. We’re also offering subscriptions for the three-play series. At only \$75 for all three plays, we’re anticipating a great response.”

“It’s just amazing,” said Celia Klehr, Forward’s Managing Director. “We’ve received so much support over the last year. We’re thrilled that there is such an appetite for locally produced professional theater in Madison.”

Forward Theater’s three-play subscription packages go on sale May 3 through the company’s web site, www.forwardtheater.com. For more information, please call (608) 433-9243. ❖

Letter to the Editor

Dear neighborhood leader:

I am the volunteer coordinator at South Madison Coalition of the Elderly. Our mission is support of older adults so that they can remain independent in their homes. We serve people in the downtown area as well as in 53713 and 53715 zip codes and so we would especially welcome volunteers from the same. With summer almost here we are especially in need of volunteers to help with lawn care and volunteers to do indoor home chores while the UW students who usually serve are away on summer break.

At this time we especially need help with people who live in the apartments at 333 W Dayton and 110 S Henry.

What is the best way for me to invite people from your neighborhood to be involved? The above projects are appropriate for individuals, families with children 10 years old and older, or several neighbors could adopt a senior together.

I would love to hear from you. Having been involved in neighborhood organizing myself, I know that it is the generous people like you who know the people who are willing and able to help.

Joan Duerst

duerst@smcelder.com
Volunteer Coordinator
128 E. Olin Suite 110
Madison, WI 53713
251-8405 Ex. 18
Fax:251-9028

Gardening Green with Liza Lightfoot

by Liza Lightfoot, President and Landscape Architect, Avant Gardening and Landscaping

It seems like everywhere you turn, "Green" is the message. You may be a bit weary of hearing "green," but we ALL need to act now.

How can we adapt our gardening practices to reduce our emissions?

Reduce the use of gas powered garden equipment to minimize use of fossil fuels

- ◆ Use hand tools such as the Diamond and colloidal hoes with long ergonomic handles (easier on your back, too)
- ◆ Abandon the power hedge trimmer, and sharpen your hand trimmers (also excellent exercise for the upper arms!)
- ◆ Decrease the amount of lawn and create a prairie or mass planting of native, easy care perennials and grasses. This creates a safe haven for beneficial insects, birds, butterflies and bees.

Did you know that one hour of pollution from a mower is equivalent to about 340 miles driven by car?

Eliminate the use of synthetic fertilizers and pesticides

- ◆ Smother garden weeds with rubber roofing (It's heavy enough to stay in place during high winds. No staking required)
- ◆ Cultivate to only 3" depth or use no till method
- ◆ Mulch, mulch, mulch
- ◆ Plant cover crops on bare ground
- ◆ Aerate and overseed lawns, use all organic fertilizer

Conserve water

- ◆ Trap rainwater in barrels and use to water gardens
- ◆ Water plants below the leaves; use soaker hoses and drip irrigation
- ◆ Check that hose connections are not leaking
- ◆ Select plants that resist drought
- ◆ Accept that your lawn will go dormant during droughts.

It will come back with the rain.

Also consider **indirect use of fuel**. What amount of fuel does it take to produce and transport the products you use? Ask where your products come from and choose businesses that support local products. Buy garden plants from local nurseries who grow their own stock and use organic methods. Carefully choose restaurants featuring area farm products.

Better yet, grow your own food! It's healthy, nutritious, delicious and fun! With careful planning, you can feed yourself year round with the fruits of your labor. If gardening isn't your game, support a CSA (Community Supported Agriculture) or a food co-op that offers locally grown, organic produce. And, don't forget the farmer's market! ❖



There are many Arboretum Events during the summer months. For information, please call 608-263-7888, or check the website at uwarboretum.org. Here is your chance to get involved with the Arboretum and also get some exercise.

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Cap Raps Continued from page 1

8-12 story buildings elsewhere in the downtown. Some of those already have expressed an interest in obtaining taxpayer financing as well.

In this newsletter you will find an article by Kitty Rankin, (page 15), former Preservation Planner for the City of Madison, with more information on the Edgewater from the viewpoint of someone with a keen knowledge of the history of Madison buildings and the laws that protect them. On that note, after being vacant for the last 18 months, a new Preservation Planner will be starting work soon. While this is good news for historic preservation going forward, I fear the damage has already been done.

My final thoughts on the Edgewater are forward looking. First, the work of members of the Mansion Hill Steering Committee and others from downtown and the rest of the city, give me comfort that even in the face of adversity, neighbors still help neighbors. Second, and perhaps ominously, the Edgewater is only the start of a drastic shift in the way the city does business with development and the way citizens are allowed to participate in the governmental process.

I look forward with a hopeful eye toward the future of CNi and the city that we all call home. This will take work and input from everyone, but I know now that it can be done. ❖

HospiceCare Inc. offers many Question-and-Answer Seminars during July. If you are interested in getting involved with them, please contact Carrie Glantz, HospiceCare public aff. at (608) 327-7202

For example on Tuesday, July 13, HospiceCare offers "Spiritual Needs and Questions at the End of Life". Participants will learn how to address spiritual questions and concerns for the dying and find out about spiritual preparation at the end of life.



**Donate Blood at the
American Red Cross
Beach Days Blood Drives**

Blood donations can drop during the summer when many blood donors are vacationing, however, the need for blood doesn't take a vacation. The need is constant.

June 29 - "Beach Days Kick Off Blood Drive"
Sheraton Hotel, 706 John Nolen Dr - Noon-6 pm
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and
June 30 - July 3 at:
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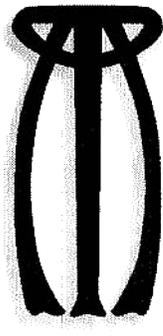
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News from Madison Public Library

by Liz Amundson

The Art of Schomer Lichtner and Ruth Grotenrath at Central Library

The Kohler Foundation recently completed a major gift of art to Madison Public Library, consisting of paintings by Wisconsin artists Schomer Lichtner and Ruth Grotenrath. The couple began their prolific careers as WPA muralists. Lichtner may best be remembered for the whimsical ballerinas and cows that fascinated him in later years, while Grotenrath luminously depicted items found in her home or garden. Karin Wolf, Madison Arts Program Administrator, assisted with the acquisition, and the Madison Arts Commission generously funded museum/archival framing of the twenty-three paintings. The collection will be first shown in Madison at the Central Library, 201 W. Mifflin St., May 5 through June 30.

Job Assistance at the Central and Branch Libraries

Madison Public Library applied for and received a \$15,590 federal LSTA (Library Services and Technology Act) grant for 2010 to expand job assistance training sessions at the Central Library and extend them to library branches.

This assistance includes one-on-one help with resumes, cover letters, improving your computer skills and signing up for email. Classes offered will include interviewing, managing email and more. See upcoming classes and individual job assistance sessions online at www.madisonpubliclibrary.org/jobs

Porchlight's Community Read—

The Soloist: a Lost Dream, an Unlikely Friendship, and the Redemptive Power of Music by Steve Lopez

When L.A. Times journalist Lopez encounters Nathaniel Ayers playing Beethoven on a battered violin beside a shopping cart of belongings, he knows it's a newspaper column, at least. When he learns Ayers is a classically trained musician who left Juilliard in 1972 due to his schizophrenia, Lopez wants to know more—and perhaps to help.

Recommended by Porchlight, Inc., the Madison organization that provides housing and support services to the homeless and mentally ill in our community, *The Soloist* accurately describes the situation of many individuals in our area and across the country—and the complexity involved in helping them.

Central Library will host a **book discussion of *The Soloist* on Wednesday July 14th at 7 p.m.** There are also many copies of the book and accompanying locally oriented discussion guides in our Book Discussion Kit collection. To request a kit for your private book group to use, call 266-6300.

Summer Reading Club and Activities Promote Reading

Preschoolers through teens are invited to join the Summer Reading Club in person at any Madison Public Library location or online at www.madisonpubliclibrary.org/youth. Registration begins June 1st and continues throughout the summer for this self-paced reading club.

By tracking hours or books read (or listened to), kids can earn free prizes like event tickets, pizza and books. Two drawings for teens entering 7th through 12th grades will award four readers an HD Flip video camera and another four readers an EdVest \$250 college scholarship.

The Summer Reading Club is a free city-wide program that encourages kids to continue practicing important reading skills. By reading as few as five books over summer break, a child can retain or sharpen skills learned over an entire school year. Club participants pursue their own reading choices and interests and earn prizes while retaining vital reading skills.

In addition to the Summer Reading Club, all nine Madison Public Library locations will offer numerous free interactive art, drama, music and literature-based classes around the "Make a Splash- Read" theme.

See all events for children, teens and families at www.madisonpubliclibrary.org/youth OR www.madisonpubliclibrary.org/teen ❖

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Meet Your Neighbor, John Sheehan

by Stan Kaufman

John Sheehan moved to Madison to attend the University of Wisconsin. He has BA, MS, and MFA degrees. He is an artist, and has received a Wisconsin Arts Board grant, and has exhibited widely. For twenty-six years he was associated with MASCO Art Supplies and Framing. He closed MASCO recently and is currently employed by the University Bookstore, where he continues exercising his framing skills. He is very happy there, where he is treated as a member of the team. John is married to Mary Sheehan, who works at the UW. She is a yoga instructor on the side. John and Mary have a son who works as a real estate agent in New York on swanky Park Avenue. John and Mary lived on Langdon Street when they met years ago, and they recently moved back to Langdon Street, where they have a condo in the only owner-occupied house on Langdon. They enjoy the cultural opportunities of downtown living. They are regular patrons of symphonic concerts at the Overture Center. They attend the Wisconsin Union Theater as well. Their plans are to continue life as usual. John would like to make more time to do his art creation. ❖



John and Mary Sheehan



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Madison Masonic Center

News

by Ryan Helgeson

Madison Masonic Center - Collector Plate Cinema Series presents the 1960 classic film, **NORTH TO ALASKA** starring John Wayne, on Sunday, June 13th at 1 PM. Admission is \$3.

After striking gold in Alaska, George Pratt (Stewart Granger) sends partner Sam McCord (John Wayne) to Seattle to bring back his fiancée. Finding that George's girl had already married another man, Sam brings back a prostitute, Michelle "Angel" (Capucine) as a substitute.

There is a misunderstanding on the trip back: she thinks Sam wants her for himself and begins to fall in love with him. George is rejected by the girl, although his younger brother, Billy (Fabian) is very interested. Meanwhile, con-man Frankie Canon (Ernie Kovacs) tries to steal their gold claim.

North to Alaska is a fast-moving, two fisted, rousingly funny western directed by Henry Hathaway and stars John Wayne and Stewart Granger. The film script is based on the play *Birthday Gift* by Ladislav Fodor. The film features Johnny Horton's hit song of the same name. Distributed by 20th Century Fox; 1960; color; sound; 132 minutes.

Madison Masonic Center is located two blocks North of the Capitol, on the corner of Wisconsin and East Johnson streets. Many parking options are available close by. The Center and is also located on Madison City METRO Transit routes.

Built in 1925, the Madison Masonic Center continues to house the activities of Freemasonry and is also available to the community as a resource for events and meetings. Additionally, it houses an 800+ seat auditorium featuring a Wangerin pipe organ (1925, Opus 387). It is one of two, original (and working) pipe organs in the building. Free, guided tours of the building will be offered after the film.

The Madison Masonic Center is an official state and local landmark and is listed on the National Register of Historic Places.

For more information about the building or the movie series, please visit: www.madisonmasoniccenter.org

Collector Plate Cinema is a fundraiser for Madison Masonic Center Foundation. ❖

by Ryan Helgeson

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*Madison Magazine's 2008 Reader Poll

The Hyatt Place Hotel In Downtown Madison

By Lynn Phelps



There has been a lot of talk about the Edgewater proposal in the papers during the past year, and it isn't over yet. However, we DO have a new hotel, erected without much fuss in the second block of West Washington. The Bassett District of Capitol Neighborhoods provided a Steering Committee to help the developers with the details, in a satisfactory effort to make the building "downtown resident friendly".

I recently chatted with Mark J. Neubauer, the general manager regarding the hotel. Mark and his wife have lived in Madison for 17 years. He has managed several Madison Hotels, although none of the ones downtown. His wife is the Administrator of the Financial Education Center, UW Extension. They have a grown son and daughter. They are avid skiers, and Mark is a fisherman (good for Madison) with a trophy musky caught in Lake Monona.

Mark actually works for Lodgeworks, an organization headquartered in Wichita, Kansas. They operate the Hyatt Brand as well as other hotel chains. There are 151 rooms, with a choice of king size or two queen sized beds plus a sitting area with a full size sofa which can be converted into a bed. Both wired and wireless internet opportunities are available throughout the hotel.

Rather than having a desk clerk, a bar tender and a cook, they use "gallery hosts" to make one's stay more of a homelike atmosphere. The gallery hosts check you in, help you to your room if necessary, cook you up a pizza or hamburger, and get you a glass of wine or a beer. They perform all sorts of activities to make you feel at home, although they don't "tuck you in at night"!

They also have a license to sell mixed drinks. They do not have a restaurant, but do serve free breakfasts to their guests and also have a small snack bar which is accessible to the general public.

Although the general economy is still rather stagnant and hotels tend to feel a recession first (a sort of "canary in the coal mine") the downtown Madison hotel business has been doing well. The Hyatt Place had its first "sold out" on Memorial weekend.

Mark told me that they have plans to give discounts for folks living downtown. Certainly nothing wrong with that!! ❖

Pictures are of Mark Neubauer, general manager (above) and Rodney Jenkins and Jessica Butler, gallery hosts (to the right)



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New Downtown Enterprise, "Downtown Dollar"

by Carrie Scherpelz

I was in the market for a roll of packing tape when I spotted the green awning on West Mifflin: "Downtown Dollar". Good news! A new downtown business that may have what I need, I thought. Walking through the door into the tidy store, I was greeted by a friendly clerk wearing a Capitol Centre Market shirt. As I chatted with her, I discovered that Downtown Dollar was owned and operated by Capitol Centre Market and had in fact opened quite some time ago in September 2009.

"I don't know how I missed it," I said. "To avoid the hassle of driving and to support the local economy, I run my errands on foot and make as many purchases as I can in my neighborhood." The clerk said that she suspected many others did not know the store existed. So as I purchased my \$1 roll of packing tape, I told her I would spread the word.

I called Mitch Eveland, manager of Capitol Centre Market, to get the scoop for the CNI newsletter. He said that the store was opened in response to many requests from shoppers at the Market. They were looking for household items that could not be stocked there due to lack of space. Many residents of Capitol Centre have limited budgets and limited transportation options so they appreciate being able to buy things like greeting cards (2 for \$1!) right downstairs.

"This winter," he said, "we sold LOTS of thermal socks, hats, scarves, and mittens to those on lower incomes. Also, we were able to get bulk discounts on winter clothing items and make donations to non-profits

working with folks in need."

"At the same time," he added, "we have a real mix of customers, including people who work downtown and enjoy the convenience of running errands on their lunch hour. We take requests from customers and do our best to stock what they ask for."

Mitch mentioned that he began to see a need for items that did not fit in the \$1 category. In response, Downtown Dollar widened its selection recently to include affordable products priced up to \$5.

At Downtown Dollar, you can get a lot for your money: A bucket, a screwdriver, or a juice pitcher for \$1. A bath towel for \$3. A dish drainer for \$4. Sunglasses for \$1. White glue: 2 for \$1. Or you can get ten pencils, fifty #10 envelopes, or a gift bag for \$1.

What do you need today? ❖

Plan to attend the monthly meetings of your Executive Council. Learn what's going on in CNI. The meetings are held on the fourth Tuesday of each month at 5:15 pm in the Capitol Building, Room 415 NW. Please call for confirmation of time and date: 329-1949



Become a part of Capitol Neighborhoods!

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email address: _____

- Regular Membership: \$20.00
- Additional Household Members: \$10.00
- Business Membership: \$100.00
- Associate Members: \$20.00
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I would like to give more!

- Friends of the Neighborhood: \$50.00
- Something else: \$ _____

Capitol Neighborhoods, on occasion, has made its mailing list available, commercially, to those we feel assist the neighborhood. However, we're concerned about your wishes as our member. If you do not want these mailings, check this box:

Please mail your completed membership form and payment to:
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P.O. Box 2613, Madison, WI 53701-2613

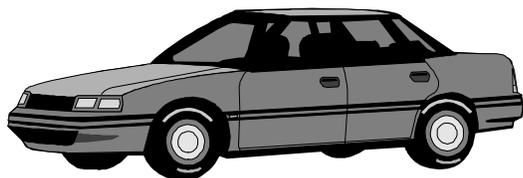
Capitol Neighborhoods is a 501(c)(3) organization. Membership fees are tax deductible

A Smarter, Greener, Transportation Solution

by Sasha Byaliv

Community Car is a carsharing organization that provides cars by the hour for individuals, families and businesses. Members share access to a fleet of hybrid-electric and high gas mileage vehicles located in reserved parking spots throughout Madison. Becoming a Community Car member will provide you and your family with a variety of benefits and make your lifestyle more "green." Carsharing provides reduced traffic congestion, alleviates parking demand, and encourages people to utilize alternative transport by providing on-demand cars for occasional needs. Members have access to all 18 vehicles with rates ranging from \$3 - \$9.75 per hour, gas and insurance included. Community Car provides an economic alternative to the high cost of individual car ownership. With a variety of cars including hybrids, minivans, a Mini Cooper convertible and a pick-up truck, Community Car can be used for a variety of purposes: running errands, attending appointments, using the 7-passenger minivan to pick up friends and relatives from the airport, as well as going on business trips across town or to Milwaukee.

Join Community Car online at www.communitycar.com or by phone at 608.204.0000. Questions? Feel free to contact John Ribolzi, Vice President, at john.ribolzi@communitycar.com. ❖



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Note to Madison Alders from Kitty Rankin.

I am writing because I cannot attend your meetings on Monday and Tuesday (I got bitten by the wrong kind of tick and am temporarily ill). I will not repeat what I said to you last December when I urged you to not overturn the Landmarks Commission's decision. I would like you to please just take another look at the appeal language in the Landmarks Commission ordinance. The ordinance is clearly worded and limits you to deciding on a short list of things. While the Edgewater project has some benefits to the City (I would argue not nearly enough), the ordinance language does not allow you to use that as a basis for overturning the Landmarks Commission's decision.

Most of you don't know me, but suffice it to say I worked for the City as the historic preservation planner for 30 years. I had a reputation for being fair to all parties, trying to reduce bureaucracy and being customer friendly. I am not the rabid preservationist that some may think, and neither are the members of the public who have served on the Landmarks Commission during that time. The Commission has always been flexible. For example, there have been at least six new development projects in Mansion Hill since the district was established. Older buildings have been demolished and new ones built, buildings of traditional and modern design that blend seamlessly with the older historic mansions in the district.

Now the very foundation of the historic district ordinance is being attacked, and in a back-door manner. In 1997 the City took a careful look at the Landmarks ordinance as part of the Downtown Historic Preservation Plan. It was a time of great controversy but, by working with all parties in good faith to address their concerns, we ended up with a plan that was overwhelmingly adopted by the Common Council. At the same time certain changes were made to the ordinance, supported by the Landmarks Commission, which made the ordinance fairer and stronger, including the addition of the appeal provisions. If the City mothers and fathers think, at this point, that the Landmarks Commission and its ordinance need to be reassessed, that would, no doubt, be welcomed by the Commission. But that is not the kind of careful review that is being undertaken now. Instead the validity and future of the ordinance is being attacked - not by careful discussion but by flipantly discarding time-tested policies and procedures. The Edgewater project violates many provisions and policies of the recently adopted Comprehensive Plan, a list of which I hope staff has provided for your consideration. Of course many other policies and regulations are being overlooked at the same time, including those of TIF policies so recent that their ink is barely dry.

All of this for a massive commercial enterprise to be erected in the heart of an historic residential neighborhood. Promoted by a public relations campaign, aided and abetted by the Wisconsin State Journal and Channel 3, that would better suit the development of a large new sports arena than a hotel in the downtown of a small but vibrant city. Promoted by a hand-picked group of neighborhood property owners who call themselves "the voice of the neighborhood." That fact alone - that the developers formed an alternative neighborhood association as soon as they realized that the neighborhood was unlikely to ever support such a large enterprise in their midst - should give you pause. A project that is such a rotten egg that the proponents took the unprecedented step of creating their own neighborhood association should make you very wary.

But the steamrolling doesn't stop there. For reasons that are unfathomable, City leadership decided from the very beginning to play hard ball with the constituents and push this project through. I have discussed this with many city staff members and they also feel steamrolled. It is not true to say this project is supported by many staffers. It is true to say that many staffers are opposed to this project but will not say so in public. This leadership is the first that ever ordered me to believe what is historic and what isn't. I do not mind if the decision makers do not agree with me. But I do mind when someone tells me what my professional opinions will be. And you should be concerned, too. With a Mayor like this, you will not get the best recommendations from your experts, which is what you pay them for.

As I said in December, the Landmarks Commission ordinance is not broken. There was a time in the 1990s when the Wisconsin State Journal had an unwritten policy of attacking the Landmarks Commission. The WSJ engaged in one-sided reporting and vituperative editorials that were so bad that the editors recited "facts" that were actually contradicted by their own reporting. I believe that in several controversies the Landmarks Commission's side of the story has never been heard. As recently as last week a developer was making false statements in public about his experience at the Landmarks Commission.

If any of you ever want to know "the rest of the story" about a Landmarks Commission issue, please feel free to call or write to me. As we say in the Midwest, the Edgewater project is not all that wonderful. Of course, it would provide good temporary jobs. While jobs and economic development should be near or at the top of our list right now, we should not be deciding land use on the basis of how big a project will be.

Thank you.
Kitty Rankin
608-231-1618

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Capitol Neighborhoods Upcoming Programs.

Thursday, June 24, 2010, 7:00 pm.

Join us at the Annual Meeting of Capitol Neighborhoods, Inc. at the Monona Terrace. There will be lots of lively and informative discussion on topics from the library and the Edgewater to trees and lakes. Come join your neighbors for a fun and information evening. John Norquist, President and CEO of the Congress for New Urbanism, will be the guest speaker. John is one of the nation's premier champions for downtowns. Norquist, former mayor of Milwaukee, oversaw a revision of the city's zoning code and reoriented development around walkable streets and public amenities, such as the city's 3.1 mile Riverwalk. He now leads the national GNU which focuses on restoration of existing urban centers and reconfiguration of sprawling suburbs into real neighborhoods. Annual election of CNI executive council members will also be held.



*The Piper in
front of the
Brocach Irish Pub
on Main Street.
Observed and
'heard' during
Farmer's Market*
