

**SPRING HARBOR NEIGHBORHOOD ASSOCIATION  
BOARD MEETING  
7:00 P.M. Tuesday, June 13, 2017  
Dale Heights Church**

Approved Minutes

Introduction and Roll Call

Board members in attendance: Aaron Crandall, Giovanna Jeffries, Joan Martin, Janet Loewi, Bill Fitzpatrick, Jussi Snellman, Stan Fuka, Kim McBride, Mary Beth Dunning; Barb Schultz-Becker

Others in attendance: Stewart Ellison (Camelot Dr.), Fran Beach (Brody Dr.), Andy Russell (5450 Lake Mendota Drive), Linda Layman (Lake Mendota Dr.), Roy Christianson (Lake Mendota Dr.); Mark Clear; Faith Fitzpatrick (Spring Court); Doug Hursh (Potter Lawson)

Meeting Minutes Approval

Bill made a motion to approve the May meeting minutes, Giovanna seconded. Approved by voice vote.

Announcements

- The Friends of Merrill Spring (FMS) will hold a Summer Solstice event on 6/14. Kim added that FMS is working on having an informational kiosk installed by the spring and will be asking for a contribution from the neighborhood association
- Aaron reminded everyone that the Indian Hills Gathering will be on June 25 in Indian Hills Park, 2-5pm
- Faith said that Perkins Restaurant will be remodeling in about a year
- The first Indian Hills Garden Club garage sale was considered a success.

Guest: Doug Hursh, Potter Lawson—University Crossing

Plans for building #5 in University Crossing along Whitney Way were presented:

- Modification of GDP, SIP to make one floor of offices (smaller offices—no retail at beginning).
- 3 levels of apartments (48 units), shared parking with existing mixed use building
- Addressed design, sustainability, site plan, floor plan, building materials, questions about height (5 ft taller than building around), setback (a little less than on University Avenue).
- Parking: 65 surface spots, 337 in structured parking, 466 total.
- Timeline: plan to break ground in Spring 2018.
- Kim commented on the lack of architectural detail, specifically the flatness of roof and the recessed balconies and asked about design options to break up the façade.
- Jussi asked who be living in the apartments. The unit will be smaller so singles or couples and there are no low income requirements.
- Faith asked if there were any lessons learned from first stage about green building and sustainability. Energy use codes are stronger than 4-5 yrs ago. Mechanicals more efficient and smaller. LED lights are more common. There was a question about solar use with costs coming down; none planned.
- Faith asked about the use of road salt. Working with UW Health regarding salt application, patient safety, when to salt, when to plow. UW Health, as a business, is setting the standard by not applying more than needed. No solar pavement will be used.
- Herman commented that the design and construction of the current biofiltration basin is a star example in the city.
- Janet asked about the possibility of a restaurant. Has not been worked out.
- Aaron asked about the occupancy rate of the current building, The apartments are filled and survey shows there is a need for more units.

There will be a public general information meeting at 7p.m., on Thursday, 6/22 at the Potter Lawson office in University Crossing. Mark says a postcard notification will be mailed out to area residents.

### 5450 Lake Mendota Drive

Property owner Andy Russell was at the meeting to announce that he had just purchased the property with plans to tear down the existing house and build a 2600-2800 sq ft. solar, efficient, two-story home. He has met with the City and will return with plans.

### Traffic Calming on Lake Mendota Drive—Jussi Snellman

Jussi described the need for traffic calming at the intersection of Spring Court, Lake Mendota Drive and Minoqua Crescent. Options are a 4 way stop option or speed bumps, which would require signatures from the neighbors. There was a brief discussion about extending the sidewalk from Minoqua Crescent along the park. Faith asked Mark about temporary measures; Mark said they could be a portable speed sign or slow down for kids signage. A speed hump placed between the boat launch and Norman Way was suggested. Aaron brought up the potential use of Impact Fee District fees to build the sidewalk (University Crossing pays into this fund).

Barb mentioned that the countdown lights for crossing University Avenue at Capitol Avenue are not in sync. Aaron says there is a way to report that on the City's web site.

### 4<sup>th</sup> of July Events

Mary Beth reviewed planning for the neighborhood parade and picnic. The park has been reserved through Madison Parks for the neighborhood association's use on July 4<sup>th</sup> from approximately 9AM-3PM, and we are using the neighborhood association's one free use of the park so the fee is waived (no application was necessary, all arranged by email).

### City Alder Report

- Mark reported that 1123 Merrill Spring Road has requested approval to subdivide the lot (called land division) and build a separate house on the new property.
- 5646 LMD is reworking plans to add a garage and the approval process starting over except for the variance
- Herman asked when the new street into Hill Farms state property will be completed; Mark said in September.
- Mark briefly described the federally-funded Adaptive Signaling Project, which coordinates light changing and adapts to traffic volume, on University Avenue from Allen Blvd. to University Bay Dr.

### Herman Felstehausen—Development Committee Plans

Herman proposed reorganizing the structure of planning and development committee. (See discussion items below). He suggested a working group of seven people. These representatives will be spaced out along Lake Mendota Drive. [Herman had all of the committee members present at the meeting introduce themselves.] Herman said the committee does more than monitor development projects and are considered a resource for home owners and neighbors. Herman asked that the formal committee become part of meeting and a committee report be a standing agenda item and report at every meeting. This proposal moved, seconded and approved by vote. Jussi, since he is on the Board, will be the liaison.

Herman asked how best to communicate with neighbors about project, about how to get the word out to community. Aaron will write something to send out to the listserve and post on the Web site and Facebook.

### Planning and Development Work Group Discussion Notes (from Herman Felstehausen)

- a. We recommend that Roy Christianson, Stewart Ellison, Nancy Ellison, Faith Fitzpatrick, Linda Layman, Jussi Snellman, and Herman Felstehausen be designated by the board as the Planning & Development Work Group.
- b. It would be helpful if a member of the board would provide liaison with the group in order to maintain a list of projects and project status.

- c. Every month the agenda should provide a space for Planning & Development Reports.
- d. Information and communication with neighbors most affected by new projects is a constant concern. Who should be in charge of posting and distributing project information? Discuss options.
- e. Currently announcements of new applications goes mainly to Aaron and Herman. We recommend they go to the entire work group: Roy, Stewart, Faith, Linda, Jussi and Herman.
- f. The neighborhood lacks well-crafted handouts expressing its interest in water quality, rain gardens/bioswales, stately trees, compatible setbacks, hazards of building in waterlogged soils, and giving attention to roof lines and lake vistas. Architects and builders usually welcome receiving such information when projects are planned, and acknowledge that it affects their decisions. We need writers and editors to help.

Mark commented that using the term working group implied that the group was temporary. There was a brief discussion about other names for the group.

#### Old Business

Revising SHNA by-laws, in progress

Next meeting: Barb would like to discuss signage and budget for the Labor Day Jazz in Park concert. *The event will require submitting a park use application and paying a fee.*

Meeting adjourned—8:50PM

Minutes submitted by Mary Beth Dunning