

Thomas Harrigan

From: Village Trustee Patty Kujawa
Sent: Monday, March 7, 2016 10:49 AM
To: David De Angelis; Casey Griffiths
Subject: FW: Proposed Building Project by Wangard

Just wanted you to have a copy of this letter sent to all trustees

Patty Kujawa
Elm Grove Village Trustee

From: Linda Tampa <ltampamd@gmail.com>
Sent: Sunday, March 6, 2016 7:49 PM
To: Village President Neil Palmer; Village Trustee John Domaszek; Village Trustee George Haas; Village Trustee Patty Kujawa; Village Trustee Patrick Kressin; Village Trustee Thomas Michalski; Village Trustee Jack Nelson
Subject: Proposed Building Project by Wangard

Dear Board of Trustees:

The proposal to build 4 unit apartment building at 13400 Watertown Plank has recently been brought to my attention. After reviewing the details of this online, I have to emphatically say that I am not in favor. While I am usually happy to see a decline in property taxes, my tax rate can stay as is, if this is the way Trustees hope to reduce resident tax rates. Building 182 units of rental property on an 8 acre area in the middle of Elm Grove seems like a sure fire way to reduce property values. It just doesn't make sense to reduce taxes at the expense of perhaps reducing property values at the same time.

The developer seems to ask for more than a few variances on our ordinances. With so many restrictions lifted, I think this project would dramatically change the look of Elm Grove--and not for the better. I am fairly certain there are reasons we have ordinances limiting the height of buildings, the number of units allowed over a particular area, and the percentage of hardscape over this same area. I imagine these rules were designed to prevent our charming small town from turning into a city--which would bring all that a city encompasses, including increased population densities, traffic and hardscapes.

My family first moved here in the late 1960s, but had to move away a few years later due to job transition. I remember while growing up, my mother always said she wished we had never moved away from Elm Grove. "It is so unique in that it had a small town feel, yet was near the city and all the amenities of city-life." It's truly the best of both worlds, and I believe this aspect has made it one of the most desirable places to live.

Let's not ruin that now with this proposed construction!

While I am for developing this area, Elm Grove does not need rental properties which would bring short term residents and short term gains. I would like to see more permanent resident condo properties as well as retail space within the confines of our current ordinances developed in this area which ultimately would yield better long term gains for our community.

Sincerely,

Linda Tampa

Elm Grove Resident