

Thomas Harrigan

From: Village President Neil Palmer
Sent: Wednesday, November 16, 2016 9:57 AM
To: Thomas Harrigan
Subject: FW: Reminders Development

Tom,
Please post to web file.

From: Ellen <ellensue74@yahoo.com>
Sent: Tuesday, November 15, 2016 1:14 PM
To: Village Trustee George Haas; Jan Schoenecker; Stew Elliott; John Galanis; marleehansen@yahoo.com; marthakendler@northwesternmutual.com; kleinjo@gmail.com; Pete Moegenburg; Rebekah Schaefer; Village President Neil Palmer; Village Trustee John Domaszek; Village Trustee Patty Kujawa; Village Trustee Patrick Kressin; Village Trustee Thomas Michalski; Village Trustee Katy Cornell
Cc: Dan Laubusch
Subject: Reminders Development

Dear Village President Palmer, Village Board Members, and Building Board Members:

We want to express our opinion and concerns regarding the proposed Wangard development on the Reinder's property as well as the biased article in the Milwaukee Journal Sentinel.

We have lived in the Village of Elm Grove for 10 years. We chose to move back to our hometown of Elm Grove for it's peaceful, unique, quaint and family friendly community. We specifically didn't choose Brookfield or Wauwatosa as we believe there's something unique in Elm Grove - large lots with a variety of style of single family homes with a charming downtown. This is a community that treasures this "feel" and simply what makes Elm Grove, "Elm Grove." If you ask almost any Elm Grove resident they say the same, Elm Grove is UNIQUE. With the proposal of the Walmart-style development of a massive housing project you are violating the core of Elm Grove and taking away the uniqueness.

We can't help but think of our experience four years ago with the Building Board of Elm Grove when we tore down the existing home on our lot and rebuilt our new house. The process was exhausting and took almost a year of tweaking plans to appease the Building Board and the guidelines of the Village of Elm Grove. However, we were thankful that our Village has such stringent rules and regulations on building. Frankly, that is what has preserved our Village. Where are these stringent rules and regulations with this gigantic development of apartments? It is impossible to think that if an individual family proposed to build an excessively large home on a tiny piece of property while ALSO asking that the right of way be granted to include Village land that such a request would be approved or even considered.

The land that is to be developed is a small but core piece to our Village. The developement should not be a take "whatever you can get" mentality. The proposal includes a HUGE amount of housing on a very small piece of property. Please remember the average amount of people per square acre in our Village. This must be considered first and foremost. The proposal is TOO BIG and TOO DENSE! The

developer and land owner are clearly looking for a maximum profit rather than what is best for our Village. This would drastically change the feel of our Village.

Please do not succumb to what has been proposed (or appease by scaling back a mere 20 units from the drawings.) This would be a major error that will impact the Village and property values moving forward. People desire Elm Grove for it's large lots and unique homes and lack of apartment complexes. If they are seeking rental properties our neighboring communities (Brookfield, New Berlin and Wauwatosa) offer this. There's many developments that will be built close to Elm Grove in the next year. Keep Elm Grove, "Elm Grove!"

Trustees, you do not have to just accept what has been proposed. We understand that change will likely happen and the property will need to be developed. This does not mean it has to be a massive apartment complex that will look out of place in our downtown. We are not opposed to a development that offers retail stores and/or condominiums, and even expanding the Village Park. Let's keep our focus and efforts united to keep Elm Grove peaceful, unique, quaint and charming.

I do hope that the Village and media coverage hears what the majority of residents of the Village Elm Grove desire and not what a few leaders and primarily the developer and land owner want.

Sincerely,

Daniel & Ellen Laubusch

**1000 San Jose Drive
Elm Grove**