

From: Dave Fine [<mailto:dave@finetastic.com>]
Sent: Thursday, February 02, 2012 3:41 PM
To: Schiller, Lynn; Coggs, Milele; Kovac, Nik
Subject: Trinitas Property Development

Dear Ms. Schiller, Milele, and Nik,

I am not sure I will be able to attend the next meeting and wanted to provide you with my point of view.

Overall, I see no reason to object to the Trinitas development. I actually look forward to having people around when I pass through that area on my way to Capital since I nearly always walk or bike through this mostly vacant industrial area. In addition, I hope it adds revenue to some of our independent business people. I can't imagine that will not happen. And, if I have the time, I will work on a program that provides volunteer opportunities for some of our NGOs including COA, Meta House, Holton Youth Center, and RNA. If only 10% of the residents decide to become active volunteers, it would be a substantial increase in people power at the selected NGOs.

I have one major caveat. Trinitas must have a parking solution that does not impact the neighborhood. I suppose there is more than one solution and Trinitas seems sensitive to finding a solution for this issue. But without a hard and fast agreement with Trinitas about parking, I would vote against this project.

Finally, I expect there are some design features which will encourage better relationships with the Neighborhood. Things like traffic pattern, placement of activity centers on the property, balconies facing the residential areas, etc. To the extent these can be considered and Trinitas and the Milwaukee Planners can compromise, it would be very helpful for integrating this property with the lowest impact expected.

Thank you for doing what you are doing. This is not easy.

David Fine
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