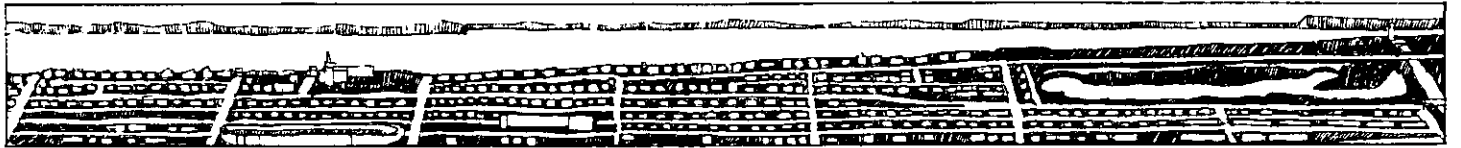




Old Market Place Neighborhood Association



T E N N E Y - L A P H A M N E I G H B O R H O O D A S S O C I A T I O N

Old Market Place Summer Potluck and General Meeting

Mark your calenders now!
There will be General
Meeting of the Old Market
Place Neighborhood
Association at the Collins
House Bed and Breakfast on
Thursday July 21, 1994

6:00 PM
Potluck Smorgasbord

7:00 PM
**OMPNA General
Meeting**

See Agenda on page 17

Newsletters Combine

As you can tell by the banner, the Tenney Lapham Old Market Place Neighborhood Association newsletters have combined. This is the first edition of hopefully many. The merger of the two newsletters has been talked about for a while by both editors, and each respective board.

The two main reasons behind the merger were time and money. For those of you that have not had the pleasure of producing a newsletter, it can be somewhat time consuming ensuring articles are submitted, and deciding what should be published this issue, and what can wait for the next issue. We still have some of the
(continued on next page)

Ice Cream Social

Sunday, July 24th
from 2 -4 PM
Celebrating 100 years of
Madison Parks

Mark your calanders. Beat the summer heat with ice cream, friends, and great conversations. This event is being held in conjunction with the City of Madison's

**Parks' Centennial
Celebration of the
Madison Park and
Pleasure Drive
Association 1894-1994**

Newsletters Combine

(continued from previous page)
 same problems, but we are thinking about publishing the newsletter every two months instead of once a quarter. This would allow the neighborhood to have more timely news more often. It will be a major undertaking, but I feel we are up to it. The merger gives our Elected Officials and writers one contact point and deadline.

The combined newsletter costs approximately \$400 less than the publication of each separate newsletter, and these savings are being passed on to the neighborhoods. We have retained all of our advertisers, and didn't have to raise most of their rates. In fact the advertising has almost paid for the entire publication costs.

The only problem now is what do we call this combined venture. Old Market Place Tenney Lapham Neighborhood Associations Newsletter is a little too long. So we would like to ask you,

the neighborhood to come up with a name and logo for the newsletter. We will have the Neighborhood Associations make the decision at their September General meetings.

Please send your submission by **August 15, 1994 to: Tom Sullivan, 1122 East Gorham St., Madison, WI 53703**

Please let me know if there is something you like to see done with this newsletter in future issues. We are considering doing a Children's Corner if anyone is interested in sending in their child's work (please ensure your child's name and address is included with your submission). A Young Adult's column will be available for anyone between the ages of 12 - 18 for anyone interested in writing about what is happening to them. For more information please contact Tom at the above address.

Thank you in advance while we learn and grow.

1994 TLNA NEIGHBORHOOD COUNCIL

PRESIDENT	Richard Linster	432 Sidney	251-1937
VICE PRESIDENT	Rob Latousek	407 N. Brearly	255-6979
SECRETARY	Lynn Schmidt	1127 E. Gorham	256-1360
TREASURER	Ed Jepsen	445 N. Few	255-2845
BUSINESS	Ellen Zografi	819 E. Johnson	251-2583
EDUCATION	Deb Meyer	1141 Elizabeth	257-2578
HOUSING	Joe Brogan	437 N. Few	257-2010
MEMBERSHIP	Richard Linster	432 Sidney	251-1937
PARKS	Rick Bernstein	309 Norris Court	251-4615
PUBLICITY	Rob Latousek	407 N. Brearly	255-6979
SOCIAL	Anne Katz	419 Jean	256-2958
	Rebecca Bernstein	309 Norris Court	251-4615
TRANSPORTATION	Tom Sullivan	1122 E. Gorham	258-9781
	Tim Olsen	1331 E. Johnson	255-9358
AREA A Rep.	Larry Godding	1325 E. Dayton	255-4168
AREA B Rep.	Dennis Rinzel	941 E. Dayton	255-7189
AREA C Rep.	Ann Rulseh	1217 Elizabeth	257-8695
	Roger Bowden	443 Sidney	258-8666

Madison to Begin Magazine Recycling July 11th

The City of Madison will begin curbside recycling collection for glossy magazines and catalogs on Monday July 11th, 1994. In addition to Magazines, the recycling program will also include collecting brown paper bags.

Madison residents are asked to separate their magazines and catalogs and tie them in bundles 6 inches in height or less. Bundles should be placed next to recycling bags. All recyclables should be placed at the curb separate from regular refuse.

"We are very excited about these new additions to our recycling program," Street Superintendent Roger Goodwin said. "We hope to collect up to 2,000 tons of magazines and catalogs for recycling every year."

Another change in the recycling program

involves the preparation of newspapers.

Madison residents will now be able to put their newspapers in brown paper bags for collection.

"We have had numerous requests from residents who want to put newspapers in brown bags," Goodwin said. "We are happy to finally be able to accommodate their wishes."

Residents who wish to continue to tie their newspapers may continue to do so. Magazines and catalogs should not be put in bags. They must be tied in bundles.

Residents who want to recycle their brown paper bags can tie them in bundles or put them in another paper bag. Paper bags must be kept separate from other products for recycling purposes.

1992 OMPNA Neighborhood Council

PRESIDENT	Ken Frazier	305 N. Livingston	251-8797
VICE PRESIDENT	Patrick Crean	123 N Franklin	256-5998
SECRETARY	Ilse Hecht	141 N. Hancock	283-6000
TREASURER	Rudy Hecht	141 N. Hancock	283-6000
BUSINESS	Phil Hees	645 E. Dayton	256-0304
EDUCATION	Richard Linster	432 Sidney	251-1937
MEMBERSHIP	Richard Linster	432 Sidney	251-1937
PARKS	Julia Gray	741 E. Gorham	251-3849
	Patrick Crean	123 N Franklin	256-5998
TRANSPORTATION	James Gray	741 E. Gorham	251-3849
PUBLICITY	Tom Sullivan	1122 E. Gorham	258-9781

Elected Government Representatives

City Council	David Wallner	419 Jean St	256-2958
County Board	Judith Wilcox	620 E. Dayton St. #10	255-8913
State Assembly	Tammy Baldwin	P.O. Box 8952 (53708)	266-8570
State Senate	Fred Risser	P.O. Box 7882 (53707)	266-1627
U.S. House	Scott Klug	16 N. Carroll #600 (53703)	257-9200
U.S. Senate	Herbert Kohl	14 W. Mifflin #312 (53703)	264-5338 fax 264-5473
	Russ Feingold	8383 Greenway Blvd. Middleton, WI 53562	(608) 828-1200

Anxiety Remains for Many in the Wake of Neighborhood Revaluation

Revaluation is an annual event. The tax assessor mails out an estimate of property value which becomes the basis on which taxes are paid by the property owner. But this year the increases greatly exceeded what was expected, making the arrival of routine tax notices a

disturbing and worrisome event for many individuals, as well as the neighborhood.

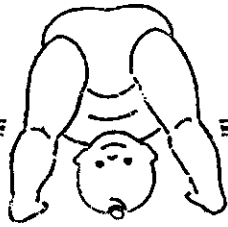
It was a memorable day, unusually warm, pleasant, and inspiring. Many people were out strolling around, or in the park playing with their kids, or in their backyards steadfast in their determination to rake away the last vestiges of winter. It was the kind of day everyone loves - a puppy love for the season to come. The kind of day when embracing a tree seems perfectly appropriate, when picnics are planned, when swimming comes to mind, and, of course, Shakespeare at Spring Green. To be is to be in love- oh but, not Hamlet on this day, it was a Merry Wives of Windsor kind of day, a day when to meet a neighbor satisfies a yearning. And that's what we were all doing when the notices arrived. Surely these circumstances helped dramatize the sense of impending loss that came over us.

Disbelief and incredulity was the first wave of reaction. Very quickly neighbors were gathering in groups vying for an opportunity to tell their story. It soon became apparent that there had not been any sparing of the rod. One could turn in any direction and find someone whose estimate of value seemed even more out of place. "Who would pay this much for this house, let the assessor buy it", were commonly heard exclamatory remarks. At first it seemed very unreal. But when the sun set over Tenney Park that evening,

the reality behind what the revaluation would cost the neighborhood was all too clear and ominous.

And how we all felt under seige. In tax area 28, estimate of value increases averaging 39% would likely mean \$75 or more per month added to the average tax bill. Did we bring this upon ourselves by working as hard as we have to improve our neighborhood? Is this the beginning of the end of the community we have come to be? Many in our neighborhood will have to struggle to pay the added taxes, and this will materially diminish the

(continued on next page)



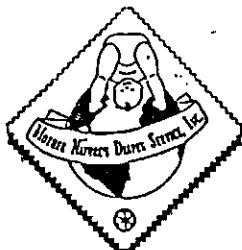
MOTHER NATURE'S DIAPER SERVICE

BEST

For You & Your Baby
and
RIGHT HERE
IN YOUR
NEIGHBORHOOD.

\$15 off your first

month of service and an
additional \$5 off when you
trade in any out-of-state
diaper service hamper!



251-BABY

terry mcCaughey's CAR CARE CENTER

CONVENIENT DOWNTOWN LOCATION

- ★ Convenient Hours ★ 25 Years Service to the Community
- ★ Prompt, Courteous Service
- ★ We fix your car properly the 1st time

OUR MECHANICS ARE:

- ★ ASE Certified
- ★ AAA Approved
- ★ MATC Trained

FOREIGN & DOMESTIC REPAIRS

- ★ Computer Tune-Up ★ Brake Alignment, Mufflers, Shocks
- ★ Radiator Service ★ Air Conditioning ★ Transmission Service ★ Clutches ★ Tires at Wholesale Prices

332 W. Johnson
251-4084

HOURS Mon-Fri 7am-5:45pm
Saturday 9-noon



Housing

(continued from previous page)

quality of life for them. How many of our senior citizens will decide it is time and prudent to leave the empty nest? How many will have to leave? How many families with children will decide it makes more sense to live out of town in a larger house with more land and less expense? How many of us could not afford to buy our house at the price the assessor claims we should be ready and willing to pay. Is it any wonder why on that Saturday we were suddenly feeling under assault from without?

Housing Update

The housing committee seeks your nominee. The annual Swan awards are to be announced at summer picnic. A \$25 gift certificate toward dinner at Ovens of Brittany will be awarded in each of two categories; home improvement and landscaping. If you have a neighbor making an outstanding contribution to our beautiful neighborhood please call Joe Brogan at 257-2010 or Ed Jepsen at 255-2845.

Joe Brogan



HAIR DESIGNS

924 E. Johnson St. Telephone
Madison, WI 53703 (608) 251-2777

SSSSSPEED
Print & Typesetting

Mike McNeil
Owner

630 W. Washington Madison, WI 53703
(608) 257-5846

James Glueck AIA
(608)251-2551

glueck architects
116 North Few Street • Madison, WI 53703

Strandberg Painting
Fine Residential
Commercial

David Strandberg
417 North Few Street
Madison, WI 53703
(608) 255-3966



First United Methodist Preschool and Kindergarten

♥ Where love and learning come together ♥



- ✓ Serving ages 2 - 6
- ✓ Open 7:15 - 5:30
- ✓ School-age summer program
- ✓ Sliding fee scale

- ✓ Music, gymnastics, and computers
- ✓ Full-time or part-time enrollment
- ✓ Drop-off/pick-up parking
- ✓ Ethnically and economically diverse

Ask your neighbors about us: Ann Rulseh & Tom Kasper; Tricia & Roger Bowden; Sandy Darby & Ben Wadler

203 Wisconsin Avenue
1 block from Square, near top of Langdon Street

608-257-1772
Non-denominational; State licensed, DPI-certified, NAEYC-accredited

State Representative's Report

Dear Friends,

Summer has arrived and the spring legislative session may already seem miles away, but I'd like to update you on a couple of important issues that emerged from this heated session.

PROPERTY TAX

RELIEF - The recent sizable property tax assessment increases in our neighborhood once again reminds us of the crying need to reform Wisconsin's school financing system. In the waning days of the spring session, the Legislature pushed through a major initiative aimed at removing one billion dollars of public school spending from the property tax rolls. Currently, public education in Wisconsin costs roughly five billion dollars, three billion of which is raised through property taxes.

As the proposal to shift school funding from the The Legislature voted to determine

by October 1995 how the state can best fund at least two-thirds of the school operating budget. This proposal is the most significant step taken in the twenty years that the Legislature has been battling rising property taxes.

property tax and onto other revenue sources takes shape, I will be focusing my attention on several issues, including: the progressiveness of the new funding sources; educational quality and equity; and the impact of property tax relief proposal on renters. My number one priority is to insist on a fair share of state funding for communities like Madison which historically have received minimum state school aids. At this time the specific impact this proposal will have on individual properties within the Madison Metropolitan School District is unclear.

HEALTH CARE

REFORM - The Wisconsin Legislature failed to enact a single piece of meaningful

health care reform legislation in the 1993-94 session. Much of the blame must be placed at the feet of the anti-abortion lobby; which stalled discussion of health care reform very early in the session and also managed to kill a more modest health insurance reform bill that was neutral on coverage of abortion. The biggest losers in the debate are the 500,000 Wisconsin residents -- half of whom are children -- who have no health insurance.

Health care reform is happening, and I am disappointed that Wisconsin is sitting on the sidelines watching instead of participating in the debate. I



THE COLLINS HOUSE

Bed And Breakfast

Intimate accommodations on Lake Mendota in a restored Prairie School Landmark Inn

255-4230

704 E. Gorham St., Madison



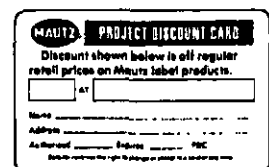
Jackie Stein

HAIR F/X
706 EAST JOHNSON ST.
MADISON, WI 53703
(608) 257-5776



Save 20%

Got a painting project coming up? Get significant savings off retail on quality Mautz label products with our discount card. Ask for details.



MAUTZ PAINT

Factory Store
939 E. Washington Ave.

- Paint - Ladders - Spray Equipment -
- Wallpaper - Window Treatments -

State Representative's Report

am proud to be a co-author of legislation creating a universal, single-payer health care system in Wisconsin. Although this bill failed to be considered by the full Assembly, it advanced out of the Assembly Committee on Health for the first time in legislative history. My vote in support of the single-payer bill was the most important vote that I had an opportunity to cast this session.

The extent of Wisconsin's commitment to health care for the uninsured was to expand eligibility for Healthy Start, the state insurance program for poor pregnant women and young children who do not qualify for welfare. The Assembly's Healthy Start bill expanded eligibility to nearly 200,000 pregnant women and children through age 19 and represented a meaningful down payment on the promise of health care for the uninsured. Senate Republicans refused to consider Assembly Healthy Start proposals. A Senate bill that will extend Healthy Start coverage to approximately 35,000 women, infants and children through age six became law. Unfortunately, it was a far cry from the Assembly's more comprehensive plan.

Even though this session is over, our office is as lively as ever. My staff and I are busy researching and drafting legislation for the 1995-

96 session. Many of the ideas we are pursuing were generated by constituents. I continue to concentrate much of my time on an intense speaking schedule in an attempt to bring state government to the people.

As always, I'm interested in your input. Please feel free to call me at **266-8570**.

I hope you have a wonderful summer--see you at the Ice Cream Social in Tenney Park!

State Representative Tammy Baldwin

KANTON'S ALL KRITTER CARE

Dr. Karin Kanton

Dogs, Cats, Reptiles, Birds, Rodents, Rabbits, Ferrets

600
Williamson St.
255-1047
in the
Gateway Mall

WEAVING WORKSHOP

920 E. Johnson St.
Madison, WI 53703
(608) 255-1066

*Yarns, fibers, reeds, feathers and beads;
Equipment, tools, books and classes
for weaving, knitting, spinning,
basketry and dyeing.*

Hours:
Monday-Saturday 10-6
Sunday 12-4

Over 20 years in the neighborhood!

PIZZA	Each	Extra	White or wh. wheat crust:
SM	\$ 5.25	1.00	0.90
MED	6.60	1.20	1.00
LG	8.25	1.40	1.20
XLG	9.70	1.50	1.30
SANDWICHES			
Super Sub	\$ 3.50	Roast Beef Sub	3.60
Veggie Sub	3.50	Corned Beef Sub	3.60
Turkey Sub	3.60	Meatball or Suasage	3.50
Pastrami Sub	3.70	Meatball or Sausage	
Tuna Sub	3.50	Parmesan (w/cheese)	3.85
DINNERS			
Lasagne (House specialty), meat or veggie			5.65
Luncheon size			3.95
Meatball or Sausage Platter			4.25
Eggplant Parmesan			4.65
Spaghetti with tomato sauce			3.90
Extras: meatballs, sausage, mushrooms			0.95
Garlic Bread			1.35
Super Garlic Bread with sauce & cheese			1.95
SALADS			Dinner Salad
Antipasto	3.85	Chef Salad	3.85

SUPREME PIZZA

"PIZZA WITH A CHOICE"

Hours:
 Sunday thru Thursday 11 AM-11 PM
 Friday & Saturday 11 AM-12 PM
 Counter Service & Carry-out
DELIVERY - 7 DAYS A WEEK, DAY & NIGHT

255-2500
912 E. Johnson

TLNA Coupon \$1.00 exp. 9-30-94

STEERING COMMITTEE WORKS TOWARD 10-YEAR NEIGHBORHOOD PLAN

The Steering Committee for the Tenney-Lapham/Old Market Place (TLM) Neighborhood Planning Project has been meeting at Lapham School every two weeks since the beginning of March. Until the end of May we were fortunate to have the assistance of eighteen graduate students from the UW Dept. of Urban and Regional Planning, who undertook an impressive amount of research on the neighborhood's strengths and weaknesses, opportunities and threats (a SWOT analysis, in their lingo). They also conducted the most detailed survey of neighborhood residents that has been done in at least the last fifteen years. The information that they have been able to gather (as part of their own graded classwork) will be invaluable to the Steering Committee and anyone else interested in assessing the character and potential of the area. We are most grateful for their diligent efforts.

Many of you were at the public presentation of their final report held in the Lapham School auditorium on May 17. There was an excellent turnout of neighbors who added their own unique questions and concerns to those that had been revealed by the students' survey and research. We are hoping to be able to make copies of the students' final printed report (260 pages of charts, maps, lists, and descriptive analysis!) available to anyone who is seriously

interested in reading it. Please contact one of the committee members (see list below) or the Planning Dept. office (266-4635) about this.

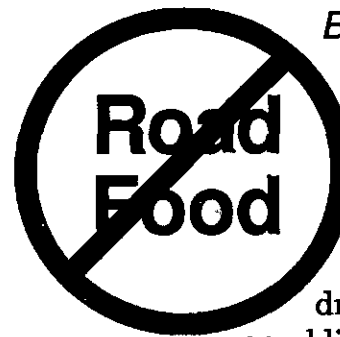
(continued on the next page)

Neighborhood Steering Committee Members

Bernstein, Rick	309 Norris Ct.	251-4615
Browder, Teena	855 E. Johnson	256-3620
Crossley, Alan	459 Sidney	255-2706
Henning, Mary	623 E. Dayton	255-2066
Holland, Gigi	1117 Sherman	251-8586
Ingebritson, Fran	305 N. Livingston	251-8797
Jepsen, Ed	445 N. Few	255-2845
Kroencke, Ward	831 Prospect Pl.	251-7628
Latousek, Rob	407 N. Brearly	255-6979
Mullin, Doug	1750 Fordem	244-2817
Tweed, Diana	1015 E. Johnson	251-4470

Facilitator:

Stroick, Jule Dept. of Planning 267-8744



Boycott Road Food.

Stop in at Willy Street Co-op before you leave on your summer adventure and load up on fresh and dried fruits, sparkling natural beverages, delicious cheeses, bulk snacks and trail mix, tasty carrots, freshly ground peanut butter... choose from a whole storeful of the finest food in the world.



1974-1994

*Celebrating 20 Years of Business
in the Cooperative Tradition*

Williamson Street Grocery Cooperative

■ 1202 Williamson St. ■ Madison
■ 251-6776 ■ Open 8-9 Daily

Fyfe's

Corner Bistro

1344 E. Washington Avenue
Madison, Wisconsin 53703
(608) 251-8700

Lunch 11:00-1:30 M-F
Dinner 5:30-10:00 Daily
Bar Opens 4pm M-F
 5pm Sat-Sun
Happy Hour 4:00-6:00 M-F

TLM Steering Committee

The Steering Committee is always interested in getting as much constructive input as possible from area residents during this year-long process. We have spent much of the first three months deciding on the priority issues to be researched by the students and now further investigated by ourselves and city staff over the next few months. We have set up a plan to spend one month each (two meetings) addressing our top four issues (Housing, Transportation, Parks, Social Services). In an attempt to make it easier for more people around the area to attend our meetings, we will also be moving our meeting place every month (see schedule below). The primary purpose of this planning process is the development of a long-range (10-year) Neighborhood Plan, which will document the needs and desires of the neighborhood as determined by its residents. This plan can then be used as a crucial reference for the city and any other entities which are making plans of their own which might involve or affect the neighborhood.

A secondary purpose for the committee will be to make recommendations to the city's Community Development Block Grant (CDBG) Commission concerning which of those needs stated in the completed Neighborhood Plan (and deemed eligible under federal CDBG guidelines) could be best fulfilled by the federal funds which the commission is entrusted with disbursing. The amount of money which will be available to spend is currently estimated at \$140,000 over a two-year period.

We will make further reports here in the newsletter as our work progresses. In the meantime, please come and join us in the process! Meetings are informal and very informative.

Rob Latousek

Upcoming Steering Committee Meeting Topics

Topic: Housing

Place: Livery, 200 N. Blount

June 14 (Tue.), June 29 (Wed.)

Topic: Social Services

Place: Camelot Apts., 1614 Fordem

July 13 (Wed.), July 25 (Mon.)

Topic: Parks & Open Space

Place: Christ Presbyterian, 944 E. Gorham

Aug. 9 (Tue.), Aug. 23 (Tue.)

Topic: Transportation

Place: Lapham School, 1045 E. Dayton

Sep. 7 (Wed.), Sep. 19 (Mon.)

*All meetings run from
7:00 to 9:00 pm.*

If you need an interpreter, material in alternate formats, or other accommodations to access this service, activity, or program, please contact the Dept. of Planning & Dev. (266-4635 or TDD 266-4747). We would appreciate it if you contact us 48 hours prior to the meeting so that proper arrangements can be made.

Funding for the Tenney-Lapham/Old Market Place Planning Project is provided by the City of Madison Dept. of Planning and Development, Community Development Block Grant, and the U.S. Dept. of Housing and Urban Development.



SUMMER TIME IS
FUN TIME. SO HAVE
SOME SUMMER FUN WITH
YOUR HAIR AT

MARI JAYNE'S

408 E. WASHINGTON AVE.
255-5197



**Now
Open!**

**8am-11pm
Daily**

Thai Center Foods
453 W. Gilman

**DINE IN • CARRY OUT • DELIVERY
GROCERY • CLASSES • CATERING**

Madison's Newest & Best Thai Food

Living in the "Model City"

"The main physical features, however, that win and hold the attention are not these hills and rolling ground, but the large and truly beautiful lakes, directly on and between which, occupying a narrow neck of land, Madison is situated."

John Nolan

Recently my friend and neighbor Betty Jones gave me a perfect copy of John Nolan's book, **MADISON: A MODEL CITY**, from her father's library. Published in 1911 by the Madison Parks and Pleasure Drives Association, this slim volume is a classic work in the field of city planning. I treasure the book as a special gift from a friend, as an artifact of Madison's history, and because it offers a vision of our city that remains valid today.

It is the only intact copy I've ever examined, and features many fine black and white photos and several beautiful maps. Typically, when you do come across a copy, the maps and several pictures have been "giletteed" by heedless and selfish folk.

John Nolan was the foremost city and town planner of his time. During his career, the Nolan Office of Cambridge, Massachusetts, completed over 400 projects, including plans for 50 cities and 27 new towns. Although his design for Madison was one of his earliest major projects, his reputation was already such that he was hired to do a comprehensive city plan in 1910 by a committee made up of Madison's leading citizens of the time. Today, that list of family names reads like a directory of Madison parks and streets. By contrast, Madison's current civic leaders seem to be unwilling to take advice from anyone, especially an "outsider" or a "genius." Witness

the response of Madison and Middleton officials when Marshall Erdman had the nerve to bring in Andres Duany, one the leading community planners of our time, to design his Middleton Hills project.

Madison ignored some of Nolan's key recommendations back in 1911, but those which were accepted gave our city some the character and aesthetic features that we most admire. He envisioned the causeway that was named for him to be an extension of park space that would surround and approach the state Capital rather than a four lane road, but it is still the most beautiful entryway to the city's center. He designed Tenney Park, a masterpiece of landscape architecture which is still studied by his profession.

Most striking of all his insights is the emphasis that he gave to the importance of Madison as a residential city. To his mind, the residential quality of our city was at least as important as its role as the Capital and University City. In this regard, he separated himself from his fellow designers of the same period who were part of what was then called the "City Beautiful Movement." City beautification, as they conceived it, tended to concentrate on civic projects of monumental scale not unlike the Convention Center. Foremost among John Nolan's values was to design a city that was fit for living.

When you think about it, the residential vision for a city on the Madison isthmus is the only one that makes sense. Unlike San Francisco, which is also located on a problematic though beautiful landscape, Madison does not

(continued on page 14)



Allegro Piano Service


TUNING • REGULATION • REPAIR
MARTHA KILGOUR 256-3230
332 MARSTON AVE. MADISON WI 53703



BRIARPATCH

512 E. Washington Ave.
Madison, WI 53703

(608) 251-1126



TEEN/FAMILY COUNSELING CENTER

Crisis Intervention • Individual and Family Counseling
• Emergency Shelter Care for Youth •

TLNA President's Report

Dear Neighbors;

This is the first joint issue of the Tenney/Lapham and Old Market Place Neighborhood Association newsletters, and as such I believe it is a first step in the creation in a greater sense of unity in our immediate area, and in the Isthmus and downtown as well. In the past when we have chosen to act in a unified manner through vehicles such as the Isthmus Neighborhood Council or the Central Area Neighborhood Planning Council we have been able to present a strong front on initiatives that paid off in school reopenings, infrastructure improvement and comprehensive planning. We recognize that while there are differences in adjacent neighborhoods and even within our own neighborhood, it is the common thread that is stronger and the one that draws us closer for mutual benefit.

Back in April there was a dramatic increase in assessed value (nearly 40%) in a portion of the neighborhood, area 28, the Tenney Park vicinity. TLNA acted to list our concerns, provide information to residents, explain the process and arranged for a public meeting with City officials so that the matter could be more fully discussed. Currently the protests to assessments are coming before the Board of Assessors. We are exploring outreach to seniors, a group that is heavily impacted by the actions of the assessor's office, and we also stand ready to work with and for all residents, homeowners and renters for there will surely be a ripple effect to all. Our goals simply stated are to renew the neighborhood and to keep our diversity and affordability.

I spoke recently with David Phillips, Executive Director of Downtown Madison Inc. That group has been working on proposals for beautification of East Washington Avenue. He

has secured the participation of the Munz Corporation to restore the planted beds on the median between Blair and Franklin Streets. With this "demo" area in hand, he proposes to go to other businesses and get them to take "ownership" of other sections of East Washington. What is being asked of neighbors and their organizations in the area is an indication that we are willing to do the general pick up type of maintenance on a monthly/as needed basis. I have talked with my fellow neighborhood presidents and they agree that this can be a very positive partnership and we are looking for volunteers to move this idea along. If you are interested please contact me.

I mention in closing that TLM Steering Committee planning efforts continue (see article on page 8) and I hope to see you at our annual Ice Cream Social July 24th.



Richard Linster, President of TLNA

FUTONS FRAMES COVERS

 **Affordable
Futons**

Hours: M-F 11-6, Sat. 10-5, Sun 12-4
824 E. Johnson St. • 258-9888

BURNIE'S ROCK SHOP

 
• JEWELRY • FOSSILS
• LAPIDARY • MINERAL
• SETTINGS • SPECIMENS
• GEMSTONES

**901 E. JOHNSON
251-2601**

 **WOODEN
Newports** 
FURNISHINGS

Quality hardwood furniture
Handcrafted to order

1257 E. Johnson 251-2441

Alder's Report

CITY BUDGET NEWS - City staff, the Mayor's office and the Common Council will discuss 1995 budget priorities during the next month, prior to the fall budget review process. If you have suggestions for improving city services or neighborhood infrastructure like streets, give me a call as soon as possible. I'll pass on your ideas during the budget process and try to see that they're taken into account.

OUT ON THE STREETS - These hot summer days provide me with time to hit the streets to talk to constituents and to see how the district looks up close. I'll tour the district with City Engineer Larry Nelson, an annual event, to check over the condition of streets, curbs and gutters, sidewalks, bridges and bike paths. Following this tour, we'll develop a priority list for future infrastructure improvements. Our older neighborhoods need and deserve special attention to keep them from becoming run-down.

In addition, I'll be out walking much of the district, to deliver this newsletter and to check out the condition of our residential housing stock and commercial properties. If I find properties that need exterior maintenance, yard clean-up, etc., I'll contact the Building Inspection Division. From there, it's up to our inspectors to make the final determination on code violations. In most cases property owners are given a reasonable time period to make repairs.

I'll also be contacting Capt. Luis Yudice and Capt. Jeff Frye of the Police Dept. to set up a ride-along with officers. These outings each summer provide me with important information on crime problems and potential trouble spots within our neighborhoods.

TENNEY TAXES - Following a well-attended neighborhood meeting and a review period, I'm pleased to report that many homes within the Tenney-Lapham neighborhood have been reassessed downward. I've received a preliminary report on the review process by the Assessor's Office, and many homeowners have seen significant decreases in their assessments. This of course will mean smaller tax increases next year than we had anticipated. I had received many calls and letters following the initial assessment notification, especially from the elderly and those on fixed incomes who were worried about being able to stay in their homes.

My personal thanks to Richard Linster of

TLNA and Harriet Wieboldt of the Assessor's Office for facilitating discussions, and to residents who voiced their opinion.

VOLUNTEERS, TAKE A BOW!! - Sometimes it's easy to forget that "Government" isn't just a small group of "elites" made up of mayors, alderpeople, etc. Much of the work that gets done is taken on by citizens who volunteer their time to serve on city committees and boards, neighborhood associations, and other civic groups. So hats off to :

* Rick and Rebecca Bernstein, who organized the Tenney Park and Yahara shoreline clean-up this spring. And thanks to the dozens of parents, kids and other souls who helped out, including local businesses who donated refreshments for the cause. The park looked great after the hours of hand-to-hand combat with garbage, lagoon weeds and pop cans.

Rick is also organizing a fund-raising drive to help purchase additional playground equipment for Reynolds Field. My wife and I will be making a donation to this worthwhile initiative, and I hope you'll do the same. For each dollar raised, the city's People for Parks fund will match your donation. Give Rick a call.

* Ann Rulseh, the newest member of the Library Board. Ann is a member of two book clubs, and a library lover from way back. She'll do a fine job at representing our neighborhoods on this important committee.

* Margaret McMurray, who was reappointed to a term on the Police and Fire Commission. Margaret has long been a leader for women's issues in Wisconsin, and should become a leader on the PFC.

* Audrey Martino, who was reappointed to a 3-year term on the Day Care Advisory Board.

* And a special thanks to the Old Market and Tenney residents who have been putting in long hours this spring and summer to develop a neighborhood plan. Jule Stroick of the Planning Unit has also done a fine job at keeping the meetings running smoothly. And let's recognize the University students and Prof. Michael Wiseman of the Urban and Regional Planning Workshop, who worked for months on a neighborhood plan to help guide the Steering Committee during its deliberations.

BIKERS, TAKE NOTE - A new bike
(continued on the next page)

Alder's Report

(continued from previous page)
advocacy group, the Bicycle Transportation Alliance of Dane County, has been making its presence felt in Dane County while lobbying for better bike facilities and programs. Contact Heather Putnam or Lisa Goodman at 233-8569 if you're interested in getting a copy of the group's newsletter, *The SPOKE-N WORD*.

The organization is doing good work and merits the support of bike fans and commuters alike.

DEMETRAL FIELD UPDATE---I'll be meeting this summer with Ald. Dorothy Borchart and City Engineering staff to discuss landfill remediation efforts at Demetral. Negotiations continue with the DNR and other jurisdictions to determine what measures are needed to prevent methane gas build-up and ground water pollution. My prediction at this stage is that it will be a long and costly process to get our older landfills up to state code. Give me a call if you'd like further information.

FORESTRY FINISHES TREE PROJECT---With the planting of 35 new terrace trees this spring, the Forestry crews have finished the last phase of a street tree replanting program throughout the 2nd District. I initiated this effort six years ago, and since then we've seen almost 1,000 new trees planted along neighborhood residential streets and along E. Washington Ave. Congratulations to Ken Burke, Mike Martinelli and Brian Meiller of the Parks Dept. for their years of hard work and patience on this effort to green up our streets.

Yes, I did receive a small handful of complaints over the years from property owners who didn't want trees planted on their terraces. But let's all keep in mind the following facts from a recent brochure of the International Society of Arboriculture:

- * Over one million acres of forest are lost each year because of urban growth.

- * Of every four city trees that die or are removed around the U.S., only one is replaced.

- * Trees supply the oxygen in the air we need to breathe, and keep our air supply fresh by absorbing carbon dioxide.

- * Trees lower air temperatures: cut down noise pollution by acting as sound barriers: provide shade and shelter, thus reducing yearly

heating and cooling costs by millions of dollars: and of course, they provide needed food and shelter for wildlife of all kinds.

There's nothing wrong with being a tree hugger. And please, get those hoses out this summer.

NORTH SHERMAN AVE. PLAN---Important discussions are underway this summer about the future of N. Sherman Ave. The key question: Should the current 4-lane roadway be changed to add bike lanes and a new 3-lane configuration that would have two wide curb lanes plus a middle lane servicing two-way left turns?

Biking on N. Sherman Ave. has always been difficult, for commuters to the Downtown and the University and for children trying to get to schools, to Warner Park or to the shopping centers. Following public meetings, the Transportation Commission and the City Council will make the final decision on which alternative to follow. Although the 3-lane plan with bike lanes might slow up commuters a bit, it seems worth the price. A positive spin-off for the Tenney and Old Market neighborhoods is that fewer cars might consider using Sherman Ave. and the Johnson/Gorham corridor into the city with the 3-lane option.

THE PLEASURE OF PARKS---This summer the city will be celebrating the 100th anniversary of the Madison Park and Pleasure Drive Association with a series of events in city parks. The association originated in 1894 as a citizen organization that promoted the vision for a city-wide park system. And today Madison has a parks system that is the envy of many cities around the country.

One of the special events will be sailboat races and refreshments at Burrows Park, on Saturday, July 23, from 1-4 p.m. And on Sunday afternoon on July 24 an ice cream social and historic walking tour of Tenney Park will take place. Games, photo displays and period music will round out the afternoon. It should be a grand event for families with children, so check it out. And it's all free for the enjoyment. Contact Linda Lopeman (267-8667) for further information.

Ald. David Wallner

Living in the "Model City"

(continued from page 10)
 have a natural harbor and, therefore, a compelling economic reason for founding a nearby city. Neither is the isthmus an essential thoroughfare for commerce. Indeed, if the accommodation of heavy traffic is the primary purpose of this urban center, then the Madison isthmus was one of the dumbest imaginable places to lay the foundation for the city.

Somewhere along the way, the value of maintaining the residential quality of the downtown and isthmus neighborhoods faded from the consciousness of Madison's political leaders and city officials. Very recently, some of them have been quoted in the daily newspapers saying in astounded tones, like it was something they just discovered, that people may actually want to live downtown. Imagine that! Folks might like living on a "narrow neck of land

between two truly beautiful lakes," within easy reach of the State Capital and University.


John Nolan saw long ago that one of the best reasons for building this city is that the isthmus is a beautiful place to call home. Once this vision is lost, then the decline of the downtown neighborhoods is certain. Nolan rightly reminds us in his recommendations "to consider methods of improving the housing of people of small means." That is certainly the common responsibility of the entire city including our neighborhoods. But the social responsibilities of the city cannot be isolated in the isthmus neighborhoods and a few other vulnerable communities. The concept of a "fair share" will have to be incorporated into the Madison planning process if there is to be any hope of achieving John Nolan's vision of a "Model City."

Ken Frazier

LET SLEEPING DOGS LIE
 Call the veterinarians that make

HOUSECALLS

DR. DEB SCHROEDER

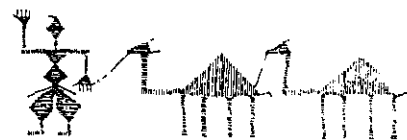


CITYWIDE PET CLINIC

255-2977

THE BLUE BEAD

819 E. JOHNSON ST. 251-2583
 STORE HOURS: MTWF 10-6 Th 10-8 S 10-5 Su 12-4



"A CROSSROADS OF HISTORY, CULTURE & CRAFT"

CORK 'N BOTTLE

10% Discount on 6 or more bottles of wine. Mix or match


Liquor Store and Alternative Think Tank

Over 30 Years on East Johnson Street
 Featuring a Wide Selection of Imported & Domestic Wines, Liqueurs, Beers, Ideas, Opinions & Employees
 855 E. Johnson St. 256-3620

WHOLE EARTH


• a worker run collective •

Herbs & Spices
 Natural Foods
 Produce
 Books



9 - 8 M - F
 9 - 6 Sat & Sun

817 E. Johnson 608-256-8828



Marango Carpet Update

Professional Carpet Cleaning
 Commercial, Residential

Dave Wilsher
 608-258-9004
 1217 Jenifer Street
 Madison, WI 53703

The County Supervisor's Report

Last time I wrote the Supervisor's column I was complaining about the snow; what a change. The temperature outside is almost as hot as some of the recent issues with the County Board. I mentioned previously that the Planning and Economic Development Department was progressing smoothly. Well, I guess I was too optimistic.

The Planning Structure Committee of the County Board presented an Implementation Plan to the full Board however certain Supervisors who are not interested in seeing a Planning Department implemented or who are not interested in seeing a Planning Department implemented that has any influence from the Executive Branch of the County, are delaying the implementation. A resolution has been approved by the Board which would replace the Implementation Plan submitted by the Planning Structure Committee. This action essentially renames the Department of Land Regulation and Records to turn it into the planning department, but it does not address the planning needs of the county on a comprehensive basis. I expect we will be working on a compromise over the next few months and hopefully we will have a broad based Planning and Economic Development Department in place by this fall.


Land Use issues remain hot as well. County Board meetings will continue to be long and

contentious until we have a better set of criteria to use in making decisions on those zoning requests that deviate from town plans or that agree with town plans but are bad land use policy. One of the issues a planning department could address, with input from the towns, is an acceptable set of criteria for use in making zoning decisions.

I will serve on the Health and Human Needs committee this year as well as the Long Term Support Committee. Human Services issues have always been of great interest to me and we will have our work cut out for us this year. With increasing needs and decreasing resources, the budget process this year will prove to be a painful one. I am also serving on the Commission on Aging and I am looking forward to serving with this group of energetic and issue oriented folks.

I am eager to hear of your concerns as we head into the budget process. Unfortunately the Public Hearing on the budget comes long after the process has begun and if I have some indication what your concerns are I can address them during the budget process itself. Please contact me at 255-8913 and let me know what your concerns are.

Judy Wilcox



Mildred's
SANDWICH SHOP

OPEN
11-10
DAILY

Beers:
Imported
Domestic

Homemade Soups
Salads Sandwichs carryouts

outdoor seating

827 E. JOHNSON ST. 4 255-2460

COUPON 10% discount on
custom framing

Valid until August 31, 1994

Positive Images Gallery
Art, Custom Framing, Games & Books for Children

708 E. Johnson Street
Madison, WI 53703
6 blocks from the Square

Tuesday-Friday 11-6 p.m.
Saturday 10-5 p.m.
Sunday & Monday Closed

255-0277

Member of Professional Picture Framers Association
Member of Wisconsin Picture Framers Association

A Letter From Yahara House

Yahara House will soon be moving its offices to 802 E. Gorham. We look forward to our move because both the building and neighborhood are great places to be.

The historic Kayser House is well suited to our program because the primary mission of Yahara House is to assist people in developing self confidence and a sense of self-worth while living in the community. Employees who have worked in the Kayser House speak of the wonderful warmth and dignity associated with that space. As Frank Lloyd Wright said "...if you make men and women proud of their environment and happy to be where they are and give them some dignity and pride in their environment, it all comes out for the good where the product is concerned."

The neighborhood can be proud of Yahara House as well. Yahara House is a nationally recognized program that assists people with mental illness find acceptance and employment in our Dane County communities. Yahara House staff and members work together to run the various departments that comprise our offices. People served by Yahara House are called "members" to encourage their sense of ownership. By working here as volunteers, members gain self-confidence, and are more likely to be successful in undertaking opportunities for paid employment in the community.

The people at Yahara House are special in their efforts to recover from mental illness but they are not different in other regards. You will find a range of values, personalities, and behaviors, as in the rest of society. Members of Yahara House are proud of our new building and expect to be good neighbors and a good custodians of the historic property.

We are optimistic about good neighborly relations, because we believe that familiarity will overcome concerns. If you would like to know more about Yahara House, or would like information about things that you hear, please call me at 257-7757. If you already know about Yahara House and wish to become a Friend of Yahara House, please give a donation to make the building accessible to people with physical disabilities. Send your contributions to the **Friends of Yahara House, 148 E. Johnson, Madison, WI, 53703.** Special thanks to all of you who have already given your support.

Roger Backes, Manager of Yahara House

Tenney Lapham Old Market Place Newsletter



Argus 4 Lunch

Try our reviewed & approved sandwiches & salads.



Wisconsin State Journal
Diner's Scorecard

August 18, 1991

ARGUS

FOOD & SPIRITS

123 E. Main Street
one block off the Capitol Square

Lunch is Served from

11 am - 3 pm

Dinner

Thursday, Friday,
and Saturday Evenings

**Buy One Get One
Free*with This Coupon
Until August 31, 1994**

* Food Item must be of the
same or lesser value

Adolph Kayser Mansion Update

The lawsuit filed by neighbors regarding the zoning issues surrounding the Adolph Kayser Mansion at 802 E. Gorham will go to trial in early December of 1994.

In mid-March, neighbors proposed a settlement that dealt with our concerns about density, parking and neighborhood use changes that Yahara House will cause to the neighborhood. [See insert "Controversy Surrounds Purchase of Adolph Kayser Mansion" for background information]

Neighbors believe that Yahara House is not a business or professional office, as they claim, but will function primarily as a skill training and vocational training center. Secondary functions include food service, mental health day treatment and job placement center. A business and professional office use has significantly less adverse impact upon a residential neighborhood than a program like Yahara House.

The major points of the settlement offer proposed by neighbors were:

- (1) Yahara House shall establish regular weekday business hours and serve clients only during these regular business hours, e.g. 8:00 a.m. to 5:30 p.m. Monday through Friday.
- (2) Yahara House shall operate its restaurant and cafeteria facilities, skill training and vocational training facilities, mental health

daycare and job placement facilities only during regular business hours and not on weekends or holidays.

(3) Yahara House shall limit the number of clients it serves on a daily basis to 85 members and adopt procedures to accomplish this goal (this is approximately three times the number of people who currently use the building.)

(4) Yahara House shall provide its employees with bus passes, ride share information, etc., and encourage its employees and clients to use mass transportation. Yahara House shall not seek parking stickers for its employees or clients from the City of Madison for on-street parking in the neighborhood.

Despite the fact that a deed restriction limits the use of the building to business and professional offices and single family homes, neighbors were willing to accommodate Yahara House if they would just act like a business or professional office.

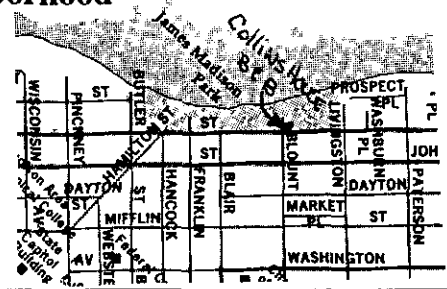
Neighbors believed that acceptance of these terms would begin the process of improving the relationship between us and Yahara House.

As it happened, Yahara House and its parent organization, the Mental Health Center of Dane County, didn't bother to respond to the neighbors' offer of settlement.

Fran Ingebritson

Agenda for the Old Market Place Neighborhood Association's General Meeting

- Katherine Rankin, Historic Preservation staffperson, Madison Planning Dept., will discuss the potential for a Local Historic District within our neighborhood. This district would be bounded by the Square, Lake Mendota, Blair Street and East Washington Avenue.
- Update on Reynolds - City land swap.
- * This meeting will be held on the **3rd Thursday in July**



Meter Taxi Airport Limousine Parcel Delivery

24 Hour Service

242-2000

SEWING BY RUTH

11 N. Bassett Street

Madison, Wi. 53703

Phone (608) 255-1541

COMMON WEALTH WORKS WITH YOUTH

Common Wealth Development, Inc., a non-profit Williamson/Marquette neighborhood organization, runs the Youth-Business Mentoring Program (YBMP). The YBMP was established in August 1991 to provide at-risk youth with a sense of direction and a belief in themselves as productive community members. In partnership with local businesses, youth learn employment skills, job placement and career exploration.

Abby Coble, a former VISTA volunteer, established the program's basic structure with the help of a steering committee of professionals committed to youth development. The program is funded by ACTION/VISTA, the City of Madison and local agencies.

Youth, ages 14, 15, and 16, are recruited into the program through school officials at Georgia O'Keefe Middle School, East High School, Malcolm Shabazz High School and SAPAR (School Age Parenting). Participants come from Williamson/Marquette, Tenney Lapham, Webb-Darbo/Rethke and Atwood neighborhoods. Seventy or more youth have gone through the program since its inception.

The success of the YBMP can be attributed to cooperation by businesses, schools, parents and youth participants. "It is not the money. It is how much I learn from knowing what to do," said a youth participant.

The process of the YBMP is simple. The youth starts out by filling out an application form. Next, they attend an after-school, five-day pre-employment training session. After a successful training, the youth interviews for their placement. Preparation for this, and subsequent experiences, is what makes the training an important aspect of the YBMP.

The youth can work up to 12 hours a week. Local banks, newspaper offices, retail stores and restaurants are but a few of the jobs. At each job site, an adult mentor works with the youth, helping with concerns or questions. The program runs two four month sessions, one in fall

and one in the spring. In summer, Common Wealth works with the Wilmar Neighborhood Center on a Youth Employment Program. At the end of each session, many youth are retained by their initial employers as permanent part-time employees. If the youth wishes to seek another job, Common Wealth will help them find one.

During weekly group meetings, participants visit local businesses and listen to guest speakers discussing a wide variety of employment possibilities. Common Wealth provides the youth with ongoing, continuous support and guidance through the duration of their job placement. Past surveys indicate positive response from parents, businesses, school officials and the youth. "The program is good. I have liked all the kids...they proved to be capable. We have had a positive experience with them. The [YBMP] idea is great," says Kathy Bailey, Administrative Director of the Isthmus Newspaper.

If you know of a youth or business that wants to participate, call Common Wealth Development, Inc. at 256-3527 and ask for Carol Petrucci or Abu-Hassan Koroma, staff of the Common Wealth Development Youth Business Mentoring Program

Abu-Hassan Koroma

RANDALL HOPKINS AND
PATRICIA CROCKER INC.

*New
Summer Hours!*

ART & ANTIQUE GALLERY

807 EAST JOHNSON STREET
MADISON, WISCONSIN 53703
608-255-6222

Tuesday through
Saturday 12-5

FINE ART

ANTIQUES

ACCESSORIES



308 East Washington
Madison, Wisconsin 53703

251-0317

BROWN'S AUTO
306 South Ingersoll
Madison, WI 53703
Phone 256-1401

SOME FASCINATING FACTS & FIGURES

Extracted from the Final Report of the UW Urban & Regional Planning Workshop on the Tenney-Lapham/Old Market Place Neighborhood Area (Census Tract 18)

Neighborhood "S.W.O.T." Analysis:

Strengths: ambiance, public infrastructure, neighborhood organizations, housing quality, population diversity.

Weaknesses: location, low quality of some rental housing, shortage of housing suitable to non-student households, environmental concerns including continued eutrophication (lake weed growth) in Lake Mendota and possible cleanup problems in the railroad corridor along Fordem Avenue.

Opportunities: improvement of East Washington Avenue (now under discussion by a committee of local businesses and government representatives) and East Johnson Street business districts, housing stock improvement and increased homeownership, improved use of Fiore Shopping Center, public use of Yahara River corridor, and development of the Fordem rail corridor.

Threats: projected rapid growth of metropolitan area, enrollment levels at UW, trend toward continued disparity in status and growth of household incomes, projected growth in the number of single-parent households, future development of metropolitan area's transportation networks.

Housing:

- Between 1980 and 1990 owner-occupancy increased substantially (more than 5%) in nine

blocks and decreased substantially in five blocks of Census Tract 18.

- While only 15% of two-unit buildings were owner-occupied in 1990, 55% of the sales of two-unit buildings during 1991-93 were to owner-occupants.

Business:

- Responses on the comprehensive random survey showed a 50/50 split between those who do and those who do not consider parking to be a problem in the East Johnson Street business district.

Transportation:

- The total amount of traffic passing through the Isthmus in 1990 was only 10% higher than in 1970. However, during that same period, traffic in the Johnson-Gorham corridor and on "East Wash" has gone up 30%, while on Sherman it has gone down 40%. In comparison, the west side "screen line" showed a 35% increase during that time.

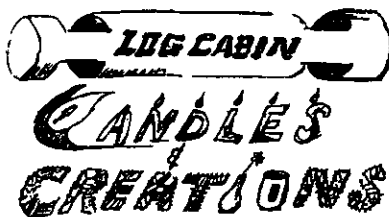
DAVE ZIMMERMAN



PLUMBING • HEATING
AIR CONDITIONING • SHEET METAL

811 E. JOHNSON STREET
MADISON, WISCONSIN 53703

Res. 249-6773
Bus. 256-0265



There's a new store in your neighborhood! Come see us!

We have:

Candles, Jewelry, Incense, and much more.
845 E. Johnson St. 255-9022



SAFARI GALLERY
&
BOUQTIQUE

823 E. Johnson St.
Madison, WI 53703
Telephone: 259-8280

African Fabrics, Clothing, Art,
Sculptures & Hand Crafted
Gifts for All Occasions

NEIGHBORHOOD ENERGY

Utility bills greatly affect housing affordability. We can not undo the huge payments of the past, but we can reduce all future bills.

There are cheap ways to use renewable energy in our neighborhoods: clotheslines, vegetable gardens and solar ovens/cookers. Also opening the lower windows on the windward side of a building and the higher windows on the downwind side, provides better cross-ventilation.

Solar water heating and direct cooling with ground water or lake bottom water can be moderately expensive. Wind generators, sailing yachts, photovoltaic panes, whole house solar space heating, and hydroelectric installation at Tenney Lock and Dam may be very expensive ways of using renewable energy.

There are many ways to reduce both summer and year round utility bills. Compact fluorescent light bulbs cut costs and pollution by seventy percent. Regularly cleaning the filters and outdoor condenser coils of air conditioners and heat pumps improves efficiency and reduces

energy consumption. Muscle and electric powered lawn mowers reduce pollution and fuel spills. Vines, like grapes and morning glory, can provide temporary shade while trees grow to become long term cooling to buildings and outdoor spaces. Closing windows and drapes during the heat of the day while opening them after dark and in early morning can keep the indoor temperature below the outdoor temperature.

Manually starting or programming the timers of our dehumidifiers, ice makers, crock pots, dish and laundry washers to operate between midnight and dawn (the time of lowest electric demand) improves the efficiency of the integrated regional electric grid.

What energy conserving ideas have you learned that you would like to share with the neighbors?

Ron Renkoski
1027 Sherman Ave.
Madison, WI
257-1085



Papendieck's Upholstery

821 E. Johnson St.
Madison, WI 53703
Tel: 255-5404

FOR THE OFFICE, HOME, & RESTAURANT
Greg Papendieck, Owner



Doug Olson/ Realtor®
Producer's Club

Office: 608/241-6666 Home: 608/251-6474

FAX: 608/241-4749 Pager: 608/559-DOUG

4726 East Towne Blvd., Ste. 100 Madison, WI 53704



Jerry Miese
Hair Designer

217 N. Paterson
Madison, Wis. 53703

(608) 251-HAIR

Free
Consultation
Call For
Appointment



SPRUCE TREE MUSIC & REPAIR INC.

New, Used & Vintage
Fretted & Stringed Instruments
Lessons - Records - Accessories

851 E. JOHNSON 255-2254

Park's Update

The good news is that my wife and I finally bought ourselves a home. The bad news is that we will be leaving Tenney-Lapham. Our new home will be in the Marquette neighborhood, our sister to the south, but I am sure we will miss much that we have come to know and love so much. In any case, I will serve out my term as Parks Committee chair and look forward to completing the various projects we have started.

Yes, Earth Day went very well. At least fifty people participated. Many said that this year's attendance was more than in recent memory. Special thanks goes to Larry Godding for involving his local troop of cub scouts and to Jim Dunn for having his students help out as part of their community service. Not only did we give Tenney a good going over, but we mulched many of the park's trees. And to top it all off, Dave Wallner and I raked the lagoon of debris that was clogging the

flow of water. In-kind donations from many local businesses were generous and greatly appreciated. Next time you're in please thank the Blue Bead Trading Co., Whole Earth Foods, Burnie's Rock Shop, the Ovens of Brittany and Victor Allen's coffee.

MARK YOUR CALENDARS

- This July 24th our summer ice cream social will join forces with this year's centennial celebration of the founding of the Madison Park and Pleasure Drive Association. The Association was the private citizen organization that raised the money for many of Madison's best parks, including Tenney Park. Afternoon's events will include a historic walking tour of Tenney Park, as well as music and ice cream.

THE BATTLE OF THE BUDGET GOES ON - This year TLNA made infrastructure improvements at Tenney Park a top priority in our budget request. This included rehabilitation of the concrete

arched Marston Bridge, as well as the rehab of the stone veneer covering the lagoon outlet. As of this May these items remained in the budget as passed by the Parks Commission. From here the budget goes to the Mayor's office, so if you support these park improvement please write Mayor Soglin directly. The more support we generate the better chance we have of these items surviving the next round of cuts.

REYNOLDS FIELD PLAY EQUIPMENT - Work on the new play equipment is scheduled to start in the next month and should be complete by September. The City appropriated \$10,000, but half of that total amount has to go towards ground preparation in order to keep the equipment safe. Letters with TLNA letterhead will soon be sent to local businesses to solicit private donations in hopes of augmenting what has already been planned. Additional play items range in price from \$400 to over \$3000, so we are also asking neighborhood residents to give what they can. Keep in mind that any money we can raise will be matched dollar for dollar by the "People for Parks" program. Please make your checks out to the Tenney Lapham Corporation and be sure to include a note that the money should go towards to the Reynolds Field Play Equipment.

Rick Bernstien

Neighbors of all ages lend a hand moving mulch during Earth Day events at Tenney Park



Summer In Old Market Place

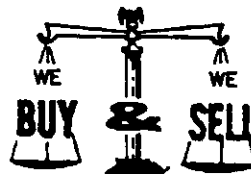


J&J Gray have gone gardening for the summer. Feel free to stop by the garden and help pull weeds or give suggestions as to what should be planted in it. The Garden is a very beautiful place to watch the sun set.

Enjoy the Old Market Place Neighborhood Association's potluck, every second Thursday of each month.



Liz Endres at the Mad Hatter ball game enjoying her favorite past time.



Office 257-3954

701 E. Washington Ave.
MADISON, WIS. 53703

Shop ANTIQUE
New • Used



MARK W. RIDER, G.R.I.
Wisconsin Certified Residential Appraiser

RIDER REALTY CO.
415 E. Washington Avenue
Madison, WI 53703-2875

PHONE:
Office: (608) 257-1487
Res.: (608) 241-3077

GOODYEAR

GOODYEAR AUTO SERVICE CENTER
THE GOODYEAR TIRE & RUBBER COMPANY
608 E. WASHINGTON AVE.
MADISON, WI 53703
(608) 257-4727

The Season of Transportation

As many of you know, now is the season for construction. It is very apparent in the Ingersoll and Brearly Street areas which are in desperate need of repair. Repairs are not the only thing going on in the transportation area. Since Tim Olsen and I took over as chairs of the Transportation Committee, we have busy evaluating what we can do to make our neighborhood a safer place. We are looking at a few options to make both neighborhoods safer. We have tried to be constructive and creative in solving speeding and safety problems. Looking at the lighting to adding new stop signs or the removal of certain sections of roadway, the results have been enlightening as well as frustrating.

First there is a project that I believe needs some attention. Unfortunately the public hearings on this project will have been held in June. North Sherman Avenue is to be reconstructed this summer from Fordem Avenue to the railroad tracks just north of Oxford Place in the Village of Maple Bluff. The Madison Department of Transportation is proposing to

remark the lane lines as a three-lane roadway instead of the current four lane configuration (see figure 1). This remarking would extend past the reconstruction area all the way north to Windom Way (Warner Park).

The reconfiguration of the lines is intended to provide additional room for bicyclists and for right turning vehicles turning onto and off North Sherman Avenue. It also will increase the ease of access for left-turning vehicles by providing a turn lane for them. These improvements are expected to reduce the crash rate on this segment of roadway. Some of the disadvantages will be a slightly higher travel time for through traffic during the peak hours of traffic and the need to remove all of the on-street parking (currently 6 pm to 7 am).

This is a project that I feel we, as a district of the city, need to support. This project will allow us and our children to travel safely to Warner Park by bicycle. Plus it may reduce the influx of traffic onto the Gorham/Johanson corridor.

Traffic on the Johnson/Gorham corridor has increased over the last few years (figure 2). What else is new? The speed seems to be increasing!

In a recent letter to the Madison Department (continued on the next page)

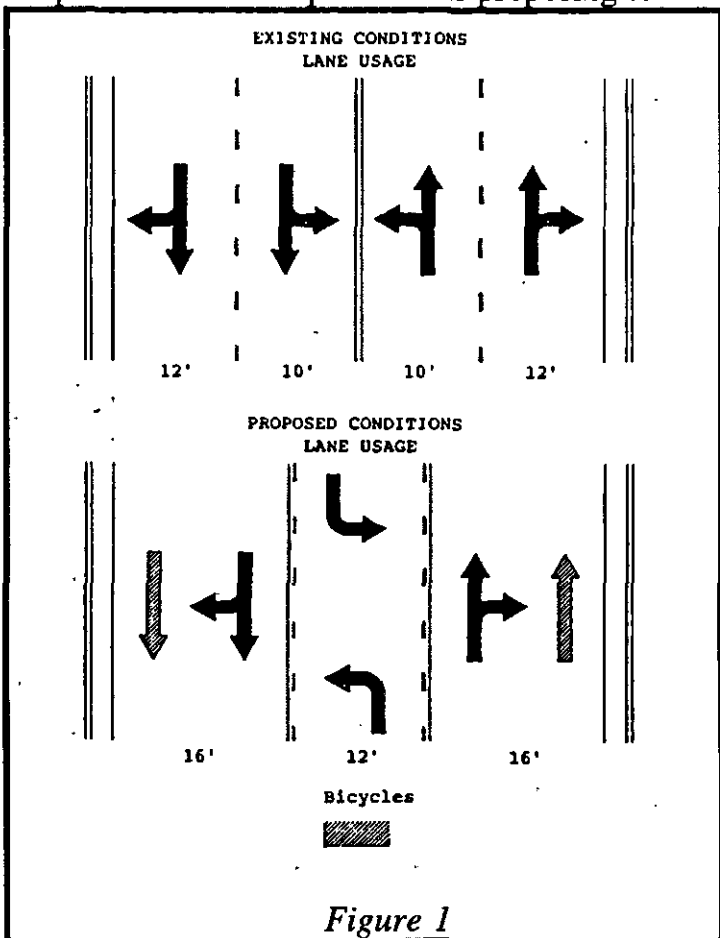


Figure 1

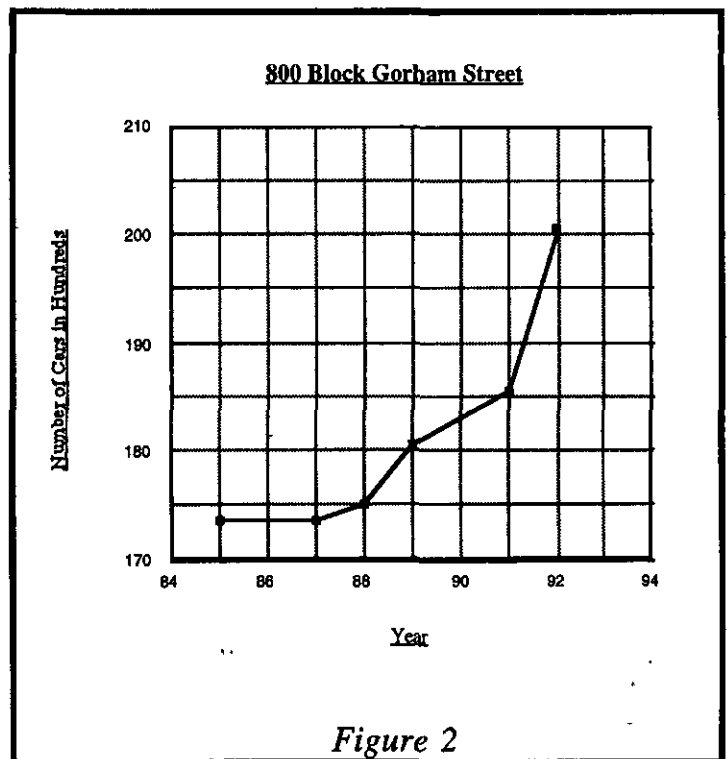


Figure 2

The Season of Transportation

(continued from previous page.)
of Transportation, we wrote, "We are allconcerned with traffic safety within the isthmus, and we in the Tenney-Lapham Neighborhood have discussed this situation in the past. ... We feel that in order to help improve the safety in the Johnson / Gorham Street corridor we need to maintain a 25 mph speed limit. Currently, the lights are timed for approximately 30 mph. The reason stated for this is because of the flow during rush hour traffic. We feel that a two hour time frame to move as many cars through the neighborhood as quickly as possible is not a good reason to endanger our families." We went on to ask that two things be accomplished.

1. The Tenney-Lapham Neighborhood Association is requesting that the timing of the traffic lights on the Johnson/Gorham Street corridor from Wisconsin Avenue to First Street be changed to enforce the legal speed limit of 25 mph for all vehicles.

2. The Tenney-Lapham Neighborhood Association is requesting when the lights on the Johnson/Gorham corridor are changed to the flashing mode at night, that they all flash red rather than flashing yellow along Johnson and Gorham.

The Department of Transportation had agreed to these provision although nothing has been done yet. We feel that in order to get these provisions implemented we as a neighborhood need to show our support for these simple solutions. There is one more step that we have not presented yet. This step would be to have the timing of the lights in the corridor set to cycle red-yellow-green from 6 am to 7 pm. After 7 pm all the lights would flash red creating stopping situations every two blocks. The only disadvantage we can see to this will be that a special event (e.g., Football Saturday) would cause a back up possibly stopping traffic. However, there is no telling that if the red-yellow-green cycle was left in place if the back up would be any less. It may be a trade off that I know that I wouldn't mind making since I could not get out of my driveway on a Football Saturday last season. It is something to consider.

A letter was sent to the Village of Maple Bluff to have the "No Right Turn" sign replaced. There still isn't any word back on this subject.

There may be an alternative that we may want to propose. If we removed the entrance of Sherman Avenue onto North Sherman Ave. and redirect the traffic flow onto McGuire Street, we would gain some green space. Maple Bluff could rework their entrance and the City of Madison would control the access onto McGuire Street. The problem with these plans is the entire area is outside our Aldermanic District.

There is one more area of attention on which Tim and I would like some input. We would like to have the City of Madison erect a three way stop at Sherman and Baldwin. The idea of stopping the traffic at Baldwin is to slow down the traffic before it enters the Tenney Park area. This hopefully would provide a safer road for our children to cross. The other area in the park that has our attention is Thornton Avenue. We would like to remove the outlet of Thornton Ave onto Johnson Street, but keeping the existing roadway from Sherman to the tennis court's parking lot. This would accomplish two things. It would make the bridge area on Johnson Street safer, and it would allow speed bumps to be installed slowing down traffic through the park.

Mark your calendars - The week of July 25th is going to be **Civil Obedience Week (COW)**. Starting after the Ice Cream Social, we would like to see everyone drive the posted speed limit of 25. Volunteers are need to form two car teams to drive through the neighborhood (from First Street to Wisconsin Avenue) side by side at 25 MPH. The second facet of COW will involve parking. Everyone (Old Market Place, and Tenney/Lapham) should park on the street (**where is it legal to do so**) for as long as possible. Double check to make sure you have not parked your car in a two hour zone. A volunteer should be coming around to have you sign a pledge sheet. If you do not see or hear from someone please contact Tim or myself for more information.

Please let Alderman Dave Wallner, Warren Somerfeld, Tim Olsen, or myself know how you feel on these or any other transportation projects.

Tim and I would like to thank all of our neighbors, friends, and anyone else who put up with our ranting and raving about an issue most people know all too well. And for your support in Civil Obedience Week and beyond.

Tom Sullivan

Controversy Surrounds Purchase of Adolph Kayser Mansion



In May of 1993 my neighbors and I learned that Yahara House, a psychiatric rehabilitation program for people with mental illness, had an accepted offer to purchase 802 E. Gorham. Yahara House is a good program and a well-run program and is providing a necessary and important service in the Madison community.

On July 22, 1993, several neighbors challenged the Zoning Administrator's determination that the functions of Yahara House constitute an office. We took this action for the following reason:

- The programs at Yahara House are a mix of vocational rehabilitation training, job training, clubhouse and adult care. The functions of Yahara House do not conform at all to anyone's notion of what an office is.

After the July 1993 hearing we learned that:

- Yahara House is registered with the Secretary of State as a Mental Health Day Treatment Facility.
- If Yahara House were an office with an accessory food service, it would be

required to have a food and drink license which it does not have.

Neighbors were also concerned about the increased density and impact that Yahara House would have on our neighborhood. Hiebing has 35 employees with approximately 20 parking spaces. The parking overflow from Hiebing already spills out into the neighborhood in all directions.

Yahara House currently has 18 staff people and 75 members coming on a daily basis. Yahara House will almost double its square footage if it moves its programs into 802 E. Gorham. Neighbors believe that the potential exists, indeed is inevitable, that Yahara House will serve 160 people on a daily basis which is approximately five times the current level of the Hiebing Group. In addition, Yahara House is open on the **weekends and all holidays**. Yahara House fund raising literature states: "The dining room should be able to accommodate 90 members per day, and even larger numbers on holidays."

At the July hearing before the Zoning Board of Appeals, we were startled to learn that permitted uses in the Office/Residential (OR) District include:

1. Any use permitted in the R6 District
2. Hotels and motels, including, but not limited to accessory uses such as restaurants, gift shops, drug stores, valet shops, beauty shops, and barbershops.
3. Officer, business and professional, including but not limited to accessory used such as restaurants, gift shops,

(continued on back)

(continued from other side)

drug stores, valet shops, beauty shops and barbershops.

We were told that the property had been rezoned from R5 to OR in 1986. The more we thought about it, the more inconceivable it was that such an amendment to the zoning map would have occurred in a totally residential neighborhood. We knew that our neighbors and the neighborhood association would never have supported such a zoning change. In addition, the "spot zoning" of a single lot for the financial gain of the seller and/or buyer is illegal in Wisconsin.

We dug into the files of the Planning Department and Plan Commission meetings. Our instincts were right--802 E. Gorham wasn't zoned Office/Residential. In 1986, it was rezoned Office/Residential (OR) with a deed restriction that limited the use to offices, business and professional, and single family homes.

It now became clear that the Zoning Board of Appeals had based its July 1993 decision on false information.

- City zoning staff and Alderman David Wallner failed to inform the Zoning Board that the property was zoned Office/Residential with a deed restriction limiting the use of the building to "Offices, business and professional, and single family homes." The Board was led to believe that hotels and motels with their assortment of accessory uses and any use permitted in the R6 District was permitted at 802 E. Gorham. As a result, the Board refused to consider neighbors' concerns of impact and density.
- Zoning staff had denied that there was a zoning designation for "training

centers" when directly questioned by Board members. "Educational or training centers" is, in fact, a category found in the Madison Zoning Code.

The law requires that a deed restriction be filed. Neither the Koritzinsky Law Firm (seller) nor the Hiebing Group (buyer) filed it.

After the deed restriction was found, zoning staff determined that "offices, business and professional" included all the accessory uses, such as restaurant, drugstore, etc. This decision was appealed by neighbors on November 18, 1993. Again we lost--despite the clear language expressing the intent of the deed restriction found in the only contemporaneous document that exists (Planning Dept. Staff Report, May 14, 1986):

"Staff is very concerned, however, with the potential side effects of going to O.R.; i.e., R6 density and bulk regulations, the additional principal and accessory uses allowed, etc....If the Plan Commission, after hearing from the neighborhood and alderperson, wishes to support the rezoning to accommodate the new owner/occupant in the existing building, staff would recommend a deed restriction to retain the residential character and to avoid the O.R. side effects."

Neighbors filed a lawsuit in Dane County Circuit Court because we want a fair hearing of all the facts related to the rezoning of 802 E. Gorham in 1986 and we believe that the actions of the Zoning staff merit review.

Fran Ingebritson

Paid for by: Kayser Mansion
Zoning Defense Fund