



Dudgeon-Monroe Neighborhood Association's  
official herald



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Spring 2007

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[www.dmna.org](http://www.dmna.org)

## Condo Complex Proposed Near Wingra Park

Plans are in the works for a forty nine unit condo complex bordering Wingra Park at the end of Arbor Drive. Area developer Jim Corcoran, working with architect Randy Bruce, proposes to demolish the three older Tudor-style apartment buildings on Arbor Drive, the well house on Knickerbocker and the little building on Monroe St. just west of Michael's Frozen Custard. In its place will be a mixed use complex. Four stories high in the center - 50 feet at roofline - which will terrace down to three stories on the park side. Plans also include a new façade for Papa Phil's restaurant and a new 2-3 story commercial building next door. The project includes 58 underground and 32 surface parking spaces. An interesting additional feature will be a shared vehicle/pedestrian walkway connecting Monroe Street to the park.

The plan provides a range of condo options. The \$800,000 top floor units on the park side would be 2200 sq ft with high end amenities. More than half the units will be more affordable "market rate" units, smaller and built without luxury amenities. The project addresses inclusionary zoning, to include six to eight \$200,000 units as "affordable housing."

For the past several months, the developer has been working very openly with the city and the neighborhood association to fine-tune a plan acceptable to all parties. Alder Ken Golden has already called two neighborhood meetings to discuss this issue.

This development continues the change in the density of the city and will have implications for our neighborhood and the Monroe St. business district. Fortunately,

*continued on page 4*

## Libraries Need Your Help To Truly Blossom

Both our neighborhood libraries, the Monroe Street Branch and the Sequoya Branch, have scheduled projects that will provide much-needed improvements in surroundings and support for our excellent library service.

Library sources say that our neighborhood residents use Monroe and Sequoya branches at about the same rate, and that the major-

ity of residents use both. For the foreseeable future, if we are able to help fund the planned improvements, we will have a wealth of library resources to serve us at both locations.

### THE NEW SEQUOYA

The new library will be constructed just south of its current location in what is newly

*continued on page 6*



## Spring 2007

The Dudgeon-Monroe  
*Hornblower* is published  
four times per year.

The advertising & article  
deadline for the next  
issue is mid-April  
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Judi K-Turkel

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Neighborhood-centered  
story ideas welcome.

Editor:

Audrey Highton  
Ann Clark

# DUDGEON MONROE NEIGHBORHOOD ASSOCIATION

## OFFICERS

### President

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### Vice-President

vacant

### Secretary

vacant

### Treasurer

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## AT-LARGE MEMBERS

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Stark, Sandy	255-4195	sestark@wisc.edu, 2720 Gregory St.

## 2007 COMMITTEES

### Edgewood Woodlands

Bill Barker, 238-1219  
barker@geology.wisc.edu

### History

Daryl Sherman

### Jazz in the Park

Sheri Smith & Jane Riley, co-chairs

### Lake Wingra & Healthy Lawn Team

Kristin Branch  
ajharris@chorus.net.

### Membership Committee

Gretchen Twietmeyer

### Oak Savanna Restoration

Margaret Nelson, 258-9437

### Parks & Gardens Committee

Chair vacant

### Path Committee

Sandy Stark  
Robin Ryan

### Publications Committee

Jane Riley, 238-6824  
webmaster@dmna.org

### Social Committee

Laurie Poast  
lpoast@restainobunbury.com  
Ann McDermott, 233-6273

### Transportation Committee

Chuck Kalish and Ann Clark

### Zoning Committee

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### West Campus Liaison

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### Edgewood Liaison

Shawn Schey  
Daryl Sherman



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# Wingra School Plant Sale

Wingra School will be holding a plant sale this spring as part of our ongoing fundraising efforts. All proceeds will go into the building restoration/renovation fund and will be matched by an anonymous donor.

Herbs will be sold for \$3 per plant in 4 1/2" pots. Basil, rosemary, lavender, chocolate mint, and sage will be available.

Vegetables will be sold for \$2 per plant in 4" pots. Several varieties of tomatoes and sweet and hot peppers will be available; eggplant will be sold in limited quantities.

Orders will be taken in March and April. Plants will be available for pickup on May 18th. If you would like an order form, please contact Carol Hermann at 442-7166 or carol.he@charter.net.

## Glenwood Children's Park

Peter Nause, a local landscape architect, has volunteered to chair the Parks and Gardens Committee. The Glenwood Children's Park is an important historic open-space in our neighborhood. The DMNA Parks and Gardens Committee is in the beginning stages of organizing and examining short and long-term strategies for the use, preservation, and management of this unique park. If you have suggestions or would like to participate in any way, please email glenwoodparkmadi son@yahoo.com. (Questions--Margaret Nelson 258 9437) (Also note the notice of the Garlic Mustard Pull at the Park on April 22 from 1:00 p.m. to 4:00 p.m.)

## Welcome Neighbor!

BLOCK CAPTAINS -- We still do deliver welcome kits to those who have just moved into our neighborhood. Please contact Kathy Engbretsen at 238-1630 or email at arnee@execpc.com with any new addresses, names or phone #s. We provide a phone directory and 2 informative booklets on the history of DNMA among other goodies. We rely on block captains for this information to be delivered in a timely manner and appreciate your willingness to help make new residents feel "connected".



The Hornblower needs volunteer writers curious about the neighborhood with enthusiasm for writing short articles. It's fun and very occasional. Contact Ann Clark, 238-5612.

**Êtes-vous prêts?**  
(Traditional race starter's query)

## Midwest Rowing Championships

Sat., April 21  
6 a.m. - 5 p.m.  
Wingra Park

## Big Ten Rowing Championship

Sat., April 28  
6 a.m. - 5 p.m.  
Vilas Park

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# Condo Complex *continued from front page*

the developer and architect have been very willing to work with the neighborhood to address concerns raised at the neighborhood meetings. Some changes include reducing the overall height of the complex from 60 to 50 feet, increasing the setbacks on Arbor Drive to ten feet, directing traffic from the complex onto Knickerbocker instead of onto the bike/pedestrian path, and incorporating rain gardens and additional landscaping.

The original start date was tentatively set for January 2008 with an 18-month construction time frame. According to a March 2nd email update from Bruce, they continue to refine the project design. They recently met with Friends of Lake Wingra to discuss storm water management plans, and with the City Parks Department to finalize a landscaping plan to provide additional screening from the park. They are

also working with Madison Environmental Co. to possibly relocate the existing apartments, and maximize reuse and recycling of remaining building materials.

Once the designs are complete, Corcoran and Bruce must undergo the city approval process. A variety of city committees including the Urban Design Commission (the board that evaluates the project's architectural merit) and the Plan Commission may mandate further changes. Alder Ken Golden strongly supports the project.

The DMNA does not plan to take a position on the project until a plan is finalized. In the meantime, the DMNA's development committee is keeping close tabs on this project. If you have any questions or concerns, please email Janet Niewold, development committee member at [jniewold@mailbag.com](mailto:jniewold@mailbag.com).

## NEIGHBORHOOD NEWS FLASH: *Monroe Street Commercial District Plan*

**T**his ambitious plan for the Monroe Street commercial districts, funded by the city and prepared by representatives of the Monroe Street Merchants Association and the Dudgeon-Monroe and Vilas Neighborhood Associations with professional assistance, is at press time embarking on a final round of approvals, first at a public neighborhood meeting, then by various city boards and commissions.

The Plan is intended to provide the neighborhoods and the City with a road map to guide future development and redevelopment of the type of business and scale of businesses that will meet the overall goals of the residential and commercial community along Monroe Street. It has gathered a great deal of useful information toward preserving what makes Monroe Street special, enhancing it with complementary uses and activities, and trying to ensure appropriate change in the future.

The Plan is available at Monroe St. and Sequoya Libraries, or online at <http://www.cityofmadison.com/neighborhoods/Monroe%20plan%20jan%202007.pdf> We are sorry that our "Hornblower" publication schedule didn't allow notice of the public meeting, and promise a longer article about it in our next issue.

**April Showers  
Bring May Roofing**



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# Does the DMNA Council Represent YOU?

## *Why does this matter?*

The DMNA has roughly 1200 households within its borders, and about 700 of them pay dues to the NA, but only 25 or 30 people serve as Council officers and committee members, attending neighborhood, city, and county meetings as spokespeople for the neighborhood.

To make your neighborhood association work for you, the association needs you working with us. The more people involved, the less work for each participant--and the better we will be prepared for the inevitable surprises that will face the neighborhood--like new development projects.

It was exciting to see so many neighbors actively attending and voicing their opinions on the proposed development on Arbor Drive/Wingra Park.

We'd love to have that same participation on a whole range of issues as we begin a new cycle in the council's year this April.

Some issues for all of us in the coming year (s):

1. Traffic and safety on Monroe Street
2. Development projects on Monroe Street

3. Preserving parks and lakeshore
4. Keeping local businesses viable
5. The future of the Dudgeon Center and its programs

If you are interested in any of the issues above, or can bring new ones to the council, consider joining our meetings and/or our committees (many of which are no longer staffed). Your participation could be just a few hours a year, or a more intense--and rewarding--involvement.

### **What's in it for you?**

Become more knowledgeable about what is happening in the neighborhood and the larger community. Take advantage of opportunities to participate in city workshops/conferences. Make new friends. Make your voice be heard and help shape the future of the neighborhood instead of letting it happen without you.

Contact Daryl Sherman (238-5106), Ann Clark (238-5612), Sandy Stark (255-4195) or Sherwood Malamud (256-2925) for more information. Or talk to someone you know serving on the council or on a committee. Your neighborhood can be even better, and you can make the difference!

## Announcing 2007 Bikepath Project

There's a new look coming for that often-weeded and planted corner of the SW bike path and Glenway so familiar to Saturday work crews and passersby. This spring and summer we'll be regrading and replanting a professionally designed area of showy perennials and native plants and grasses, with the goal of making this an attractive and healthy stretch of the path and its corridor.

We'll need help planting many flats of plants, keeping them watered/mulched, and--of course--weeding out those pesky invasives to make all this worth our investment. There's plenty to do, but we're figuring out ways to make this easier on all of us, including setting up rain barrels and a system of hoses for watering (no carrying of huge, heavy buckets), and organizing both regularly scheduled work parties and a way for individuals or groups to "do it on your own time."

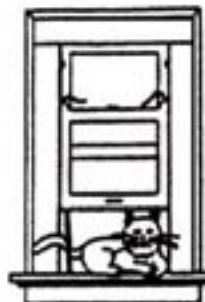
Watch for more announcements of the first organizing meeting and various opportunities to volunteer in all phases of this major project. We'll post in the Hornblower, on the DMNA and Friends of Lake Wingra websites (DMNA.org and lakewingra.org) and on path kiosks.

We're excited about the new look we will unveil in our first

organizing meeting of the year. And we'd like your ideas for how to make this project work, since you're the ones we count on to help.

Your path committee,  
Sandy Stark, chair (sestark@wisc.edu, 255-4195)  
Robin Ryan, musical co-chair  
Steve Glass, naturalist and master crew chief

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## Libraries *continued from front page*

called Sequoya Commons, a planned mixed use condominium and retail complex on the site of the old Midvale Shopping Center. The library will almost double in size to nearly 20,000 sq. ft. to finally provide sufficient space for its services. The city is providing \$4.2 million of the total \$5.1 million project, with private fundraising hopefully providing the additional \$975,000 for furnishings, carpeting and lighting. Private and foundation sources have already pledged more than half the needed amount and the community is being asked to raise the balance.

Preliminary plans show that it will be a fabulous space, with lots of natural light, quiet reading areas, separate space for children's programs and materials (and noise), many more computers, and greatly improved access to the library's 110,000 books, CDs, DVDs, videos, and magazines. Large and small meeting/study rooms will enhance the library's important role as a community center.

Groundbreaking for the new branch will take place this spring with completion expected in the spring or summer of 2008. The Sequoya Branch Library has been at its current site since 1960. It is the busiest branch library in Wisconsin and in the top ten even when compared with municipal libraries in the state. In 2005, more than 400,000 visitors checked out 915,000 books and other library materials. Nearly 8,000 people attend library programs at Sequoya each year.

Call Capital Campaign Committee member and DMNA resident Russ Whitesel, 233-5046, for more information. If you would like to help with a donation, read on.

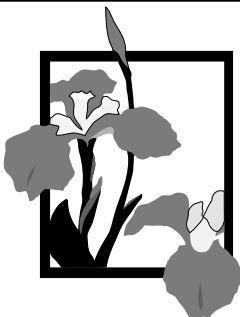
### MONROE STREET FACELIFT

At the same time, Monroe Street Branch Library, the other home-away-from-home for DMNA residents, is hoping to make needed improvements that will exceed their remodeling budget. These enhancements are of necessity a far cry from Sequoya's new building, but the wish list that has emerged from facelift planning includes additional seating, new computer workstations, replacement shelving, painting interior walls, a more efficient service desk, and new signs.

Contact Jane Roughen of the library staff at 663-6363 for more information

### HOW TO DONATE TO EITHER OR BOTH

Donation checks for either project should be made out to the Madison Public Library Foundation and sent to 201 W. Mifflin St., Madison, 53703. Note the name of the branch. For small donations to Sequoya, the "Moola for the Move" box on Sequoya's checkout counter is a good alternative. Special pins and "support sequoia" green bracelets are also available for purchase (\$1) there --every little bit helps!



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# Drive 25: Keep our Streets Safe

## *Transportation Committee Works to Slow Down Traffic*

The DMNA Transportation Committee is planning several events this year to remind drivers on Monroe Street and other neighborhood streets to drive the speed limit. Sticking to the 25 mph or 30 mph limit helps to preserve the neighborhood feel, and makes our long Monroe Street thoroughfare feel less like a racetrack. Driving the speed limit also helps pedestrians at the many crossing locations along the street, both those with red flags and without. As our neighborhood becomes more densely populated, with new condos at both ends of Monroe, the need for pedestrians to be able to cross the street with ease will become even important.

In late April and again in mid-September the DMNA Transportation Committee will have a speed board set up for a day on Monroe Street to show drivers how fast they are driving. The City of Madison will accompany this with stepped up enforcement. A day or two after each of these actions, the committee will put up the yard signs reminding people to slow down and "Drive 25."

If you would like to help with either of these actions, contact committee member Paul Nilsen at 238-6035. Or if you

have an idea for an action on your street or in your part of the neighborhood, let us know, or come to a DMNA Transportation Committee meeting and tell us about it. Meetings are held the first Wednesday of each month, in the Dudgeon School Commons room at 7:00 pm.

Written by Barb Samuel, [barbara.samuel@dot.state.wi.us](mailto:barbara.samuel@dot.state.wi.us) if you have questions--she's also in the DMNA Directory



## 2007 Neighborhood street reconstruction projects

After a major flurry of street and bridge projects in 2006, the only street project planned for our neighborhood this year is Edgewood Drive, also known as the Park and Pleasure Drive. With the end of through traffic the project will be asphalt resurfacing only, maintaining some of its irregular margins while shooting for a 14 foot average width. This should allow a car and truck to pass each other without widening the present drive. According to City Engineering, it is planned for late in the construction season, preserving our spring wildflower and birding walks in this space.

## Time to Clean up Monroe Street: Use the Red Flags!

Spring Cleaning time again. Time to remind drivers to yield to pedestrians on Monroe Street. We must keep at it--walking and using the flags--or drivers will fall comfortably back into their old ways of ignoring pedestrians. And even if you don't think you personally need a flag, please use them to train drivers to stop for the most vulnerable among us. It gets drivers in the habit of stopping, and slows them down if they must frequently stop for pedestrians.

Yes, you need to relearn crossing techniques to use the flags effectively. Your body language must be assertive, your foot off the curb, your flag up diagonally in front of you for maximum visibility. Move out in front of any parked cars to make and keep eye contact with the first car with time to

stop (about 5 car lengths unless extraordinary speed or bad weather). Never step into the actual path of a car until you are certain it is going to stop. Use the stopped car as shelter while you cross its lane, and just repeat the process for the next lane.



And don't forget to wave a thank you when drivers stop for you; let's reestablish an atmosphere of courtesy and appreciation in the shared space of the street. The DMNA thanks Pasqual's Southwestern Deli, Victor Allen's Coffee & Tea, Neuhauser's Pharmacy, Ancora Coffee Roasters, Marge & John Jacoby, Jennifer Schrag, and Matt & Ann Joyce, along with the residents of Pickford who have minded our flags all these years. Let them know you appreciate it!



**Spring 2007**

# Help Tame Neighborhood Cars With Yard Signs!

The DMNA Transportation Committee is as usual scheduling a variety of "Small Actions" on neighborhood streets this year to remind drivers to slow down and to yield to pedestrians. These will probably include putting out yard signs asking drivers to slow down, watch for pedestrians, and yield to them in the crosswalk.

Because a city ordinance prevents us from placing signs on the terrace between the sidewalk and the street, we need to briefly put yard signs say-

ing "Slow Down, Watch for Kids!" on residents' lawns close to the sidewalk. Because they stand on slender wires, they will do no damage to your lawn. We ask any neighborhood resident who does NOT want signs in his/her yard to call 238-5612 so we can put you on our "don't put them here" list. Thanks for helping, everyone else! Also, please call the above number if you want to help in other ways, or if you have questions about the program.

## Keep Your Eyes Open...

Please note that there have been a number of burglaries in the Regent and Dudgeon-Monroe neighborhoods. In a number of the incidents the suspect entered through an unlocked door/garage. I am asking that you keep an eye out for suspicious activity in your respective neighborhoods and to lock your doors. If you think you see suspicious activity in your area but are unsure if you should call the police, please call 911. It is better for

us to come out and check to make sure that everything is ok at this time rather than us getting dispatched to take a burglary report after the fact. Feel free to call me if you have any questions. *Thank you.* From Jim Wheeler, Captain of Police South District, 825 Hughes Pl, Madison, WI 53713 ph: 608 266-5938 fax: 608 266-4453. Officer Kipp Hartman is also our liaison officer for the South District Police in 2007.

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# The Trader Joe Story

As our neighborhood worked to find a grocery alternative when Ken Kopps unexpectedly closed, we became aware of a Trader Joe cult. When the first Midwestern store opened in Chicago several years ago, we learned that euphoric convoys of Madisonians regularly headed to Chicago to fill their carts to overflowing, returning with precious cargo. They couldn't stop talking about it.

Now that it's newly established right here in our neighborhood (the founder's description of their clientele as "well-educated, well-traveled, and underpaid" fits us to a T), it seems time to provide some backstory, especially since it is the first national chain on Monroe Street.

Trader Joe's was founded in California in the '60's when the 7-Eleven chain threatened Joe Coulombe's convenience store business. In 1993 the chain spread to other states, currently 285 stores in 23 states, from coast to coast, and still growing. Trader Joe's marches to a different drummer than the mega-store competition. Our store is the typical 10,000 sq. ft space with about 4,000 items on the shelves, offbeat with its Polynesian theme and international flavor and displaying an unbalanced, rapidly changing and often exotic stock.

The chain buys about 80% of its products directly from producers, saving enough to provide "epicurean bargains." Choosing products to carry is the province of The Tasting Panel whose members travel about looking for and helping

to develop products in just the right form for the stores. The products that survive the selection process but don't pull their weight at the store are whisked away, never to return. They are continuously replaced by new contenders, so there are always new products to tempt the foodies.

Products carried are not entirely uniform throughout the stores. The California publicist says they try to buy locally for items like bread that don't travel well. Buyers are working on that for the new Madison store..

It claims to have a strong health food emphasis (lots of organic produce and products free of preservatives and artificial colors and flavors), but its fresh food is typically wrapped in plastic. These products serve an approach called "speed scratch cooking," in which vegetables and fruits are pre-cut, and sauces and other shortcuts abound, all appealing to the time-pressed cook.

According to the press, Trader Joe's has positioned itself as David to Whole Food's Goliath, but this writer notes that we are indeed dealing with a national chain which won't let its managers talk even to a neighborhood newsletter writer without the approval of a Californian.

Many thanks to the "New York Times", especially for the list below. You might use it to help you begin sampling Trader Joe's best if you are having difficulty choosing from the dazzling array.

## The Ten Most Popular Products At Trader Joe's Nationally:

Charles Shaw Wines ("Three-Buck Chuck" these days)

Mandarin Orange Chicken

Nuts About Antioxidants Trek Mix

Lite shredded 3 Cheese Blend

Extra virgin Olive Oil

Trader Darwin's High Potency Chewable Multiple Vitamin & Mineral Formula Dietary Supplements

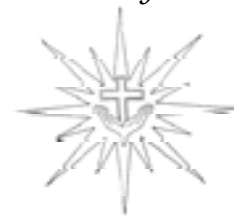
Crumbled Gorgonzola Cheese

Dark Chocolate Covered Espresso Beans

Trade Giotto's Pizza 4 Formaggi

Cheese & Green Chili Tamales (in corn husks)

### *Glenwood Moravian Community Church*



Good Friday service (April 6) at noon  
Easter services (April 8) - 7:30 and 9:30  
worship; 8:30 Breakfast

Join our weekly meditation group  
from 10-11:30 am every Weds

Call the church office for information  
on youth events

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**Spring 2007**

## Mark the Date!



**2007 Jazz in the Park  
Wingra Park  
Saturday, June 16th**

Please consider joining our local merchants & the DMNA who generously support this neighborhood tradition by making a small donation to help defray costs.

Remember, your contribution is tax deductible!

Please make checks payable to:  
Dudgeon-Monroe  
Neighborhood Association

Mail your contribution to: Jane  
Riley, 3004 Monroe Street, Madison, WI 53711

To volunteer to help with the event send an email to Sherry Smith at [smith-ohare@sbcglobal.net](mailto:smith-ohare@sbcglobal.net).

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# Development Brings Parking And Traffic Problems

These first four months of Trader Joe's tenure have produced their share of traffic and parking problems, some at least attributable to the confusion of shoppers figuring out the new system. A very successful Trader Joe's has stretched the capacity of streets and above ground parking in the area. As the condos above are gradually occupied, traffic will increase further.

Trader Joe's has added sandwich board signs to help their shoppers find the underground parking entrance, although directing drivers to its 39 spaces remains a challenge. There have been complaints about

tight entrances for both Monroe Commons lots, and turning vehicles using the ground level public parking blocking Monroe Street traffic.

Merchants believe that the refuge island at Harrison (requested by DMNA's Transportation Committee), along with the red crosswalk flags there, have brought improved compliance with the state "yield to pedestrians" law.

The closed grocery loading dock, which was supposed to swallow delivery semis and their flattened boxes, hasn't yet worked. Trucks are instead blocking the W. Lawn sidewalk and street, with an unpopular cardboard-dumpster decor.

The city will be collecting additional traffic data over the summer to see whether/how patterns have changed. The DMNA Transportation Committee too will be monitoring the situation along, presumably, with our new Alderman.

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# Neighborhood SERVICES Directory

We encourage others, whether mowing lawns, shoveling snow, tutoring kids or fixing gardens to make submissions to the HB editor at [achighton@yahoo.com](mailto:achighton@yahoo.com), Subject: dmna svcs directory.

All neighbors who are members of the dmna association are eligible.

**THINK SPRING!** Occasional lawn mower needed for small yard. Price negotiable. Call 442-7456 evenings.

**Morning Meditation** anyone? A group meets at Glenwood Moravian Community Church on Wednesdays from 10:00 to 11:30 a.m.. You are welcome to join. Call the church 233-8709 for more information.



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