To: Mayor Don Merkes

From: Ruby Williquette (1242 Fieldview Drive) and Barbara Elmer (1250 Fieldview)

Subject - Development of Property to C3 Commercial/ Business Lots 7-0001-02 to 7-0001-18

Dear Sir,

Ruby Williquette, Bridgette Osorio and I recently attended a Menasha Council Meeting to propose the re-zoning of the land behind us to a C3 - Business/ Commercial Property. This is follow up to the meeting after finding that the proposal includes the opportunity for bars, restaurants and gas stations to be considered for the Lots. We would respectfully request that you reconsider this decision and explore the opportunity for Residential (Single Family) property based on the following reasons:

1. Residential Property taxes would guarantee a return on investment for the City. Residential homes have been successful in this area and new construction seems to sell very well in our neighborhood. The existing businesses to the north have buildings (businesses) that have not been completed and have never been used. We already have 2 mini malls to the west that have never been filled or have been occupied then went out of business i.e. the Hallmark, Beat Niq's, NASCAR Clothing.

2. Does the city really need any additonal bars, restaurants or gas stations? There are already 3 gas stations and 4 bars / restaurants (Waverly, Stone Toad, Wiseguy's and BJ Clancy's) within a 2 mile area on Oneida street. The noise from Stone Toad Bar is loud and sometimes unbearable on the weekends already.

3. Many of the residents are loyal, dedicated residents to the City of Menasha who have simply wanted to improve their life by moving from downtown to nicer residential area. I relocated from 6th street and main reason was noise from Central Paper and the train.

4. Allowing buildings in the height of 45 feet would completely block the view from our homes to the west.

5. What will be the impact C3 businesses for resale of our properties and value of our homes? Can we be assured that the property will not go down based on businesses vs. homes being positioned in those lots?

We would not object to the medical facilities as an alternative but strongly discourage any additonal restaurants, bars or gas stations.

Please consider that if it was your backyard what businesses would be acceptable for you and your family. As a 26 year Army veteran of 2 wars, I selected Menasha for my residence based on its low crime, nice neighborhood , great neighbors and a friendly community.

Pending your decision and if the plan is to move forward to C3 development we would like you to consider a plan that would include a tree line/ landscape that would act as a sound barrier. We would also request 50 feet of land leading up the ditch not be used for building, parking or trash.dumpsters etc.

Please contact me with any questions or concerns at barb.elmer@voith.com or barbara.elmer@us.army.mil cell 920-574-7407 or 920-968-4824. Ruby can be reached at ruby@printedproductions.com. We would be happy to meet with you to discuss any key points from the above memorandum.

Sincerely,

Barbara J Elmer

Ruby Williquette and Barbara J .Elmer