

To: Kephart, Glenn
Subject: RE: Summary of resident issues raised during 12/9/2014 public meeting re: proposed trolley site

On Dec 31, 2014, at 8:37 AM, Kara Nickel <KNickel@stearnsweaver.com> wrote:

Glenn:

My actual notes from the meeting are a little hard to follow because they were written for me. So, I am providing you with this summary of the concerns raised/comments made by residents during the 12/9/2014 meeting.

Concerns/Comments:

- Traffic, especially on Riviera Drive
- Noise
- Aesthetics of the building and site: landscaping, architecture of the building, lighting (do not want it to look industrial). At least one person noted that the current condition of the site is very shabby so a moderate trolley facility along with fire station improvements and new landscaping would dramatically improve the appearance of the site.
- Adverse impact to Bermuda Village and to residences on Riviera Drive (expensive condos and homes). One resident commented that the proposal was "not nice" to the residents of Riviera Drive, and that the fire station was different because it could help residents out someday.
- Trolley facility is "inappropriate" for the proposed location, and City should consider SW 72nd Ave site instead (plenty of office space and trolleys already go there for maintenance)
- Where will water from trolley/fire truck wash bay go? (environmental impact concern)
- Whether there will be adequate on-site parking for all of the employees
- Proposed building (at 2 stories) seems to be a "dramatic overreach"; proposed scaling back the proposed building to one story
- City should consider 30,000 sq. foot parcel at Alterra (near Village of Merrick Park) as it is unused and would serve the circular route of the trolleys
- Financing for the trolley building
- Area is becoming a maintenance site, and residents in vicinity should get a reduction in their property taxes
- Trolleys will get in the way of fire operations
- Consider moving fuel station to be located between trolley facility and fire station as opposed to the corner of the site, which would require fire trucks to cross trolley operations
- Consider angled bays (45 degrees) for trolleys to park
- Guarantee of no further expansion beyond a 1 story trolley facility
- Is this the only discussion about the site, or the first of multiple discussions with the residents?

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