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City of West Allis Matter Summary

7525 W. Greenfield Ave.
West Allis, WI 53214

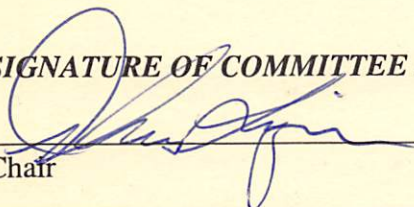
File Number	Title	Status
2008-0702	Communication	In Committee
Communication from Joe and Terri Vento regarding the termination of the Special Use Permit of the Learning Years Daycare Center.		
Introduced: 11/5/2008		Controlling Body: Safety & Development Committee

COMMITTEE RECOMMENDATION

File

ACTION DATE:	MOVER	SECONDER		AYE	NO	PRESENT	EXCUSED
<u>11/5/08</u>			Barczak				
			Czaplewski				
		✓	Kopplin	✓			
			Lajsic	✓			
			Narlock	✓			
			Reinke	✓			
			Roadt				
			Sengstock				
	✓		Vitale	✓			
			Weigel				
TOTAL				<u>5</u>	<u>0</u>		

SIGNATURE OF COMMITTEE MEMBER

 _____
 Chair Vice-Chair Member

COMMON COUNCIL ACTION **PLACE ON FILE**

ACTION DATE:	MOVER	SECONDER		AYE	NO	PRESENT	EXCUSED
<u>NOV 05 2008</u>		✓	Barczak	✓			
			Czaplewski	✓			
			Kopplin	✓			
	✓		Lajsic	✓			
			Narlock	✓			
			Reinke	✓			
			Roadt	✓			
			Sengstock				✓
			Vitale	✓			
			Weigel	✓			
TOTAL				<u>9</u>	<u>-</u>		<u>1</u>

October 21, 2008

Joe & Terri Vento
918 South 60th Street
West Allis, WI 53214
414-643-2470 (wk)

RECEIVED

OCT 24 2008

CITY OF WEST ALLIS
CLERK/TREASURER

Attention: West Allis City Clerk and City Council Members

Re: The termination (special permit use) The Learning Years Daycare Center – 10/21/08
7:00 p.m. City Council Meeting

Please review and pass on the enclosed 3-pager to the members of our City Council at (I signed in and read at the podium) during the City Council meeting on 10/21/08.

Please take special consideration and swift action to assist our needs.

1. Relocate The Learning Years – playground equipment, toys, etc. main playground to another (preferably the east side) of the old Roosevelt School building (or another West Allis site)
2. Fix the cyclone fence adjoining our property starting with the southeast end (do not cover up with wooden fence, do not plant trees or hedges in its place– this will box us in and shade out growth on our property)
3. Maintain a consistent schedule to rake and remove autumn leaves from entire west playground property on a weekly basis October – December (do not wait until springtime!) – also, keep grass and weeds down on all lengths and ends of fenceline

We invite all members of West Allis City Council to come on over...see what we see, hear what we hear, then let us know how you would feel – put yourselves in our shoes! Please, we need to hear from all of you and we need to learn what immediate measures you will take to assist us.



October 21, 2008

Joe & Terri Vento
918 South 60th Street
West Allis, WI 53214
414-643-2470 (wk)

Re: The Learning Years Daycare Center – our concerns

We have been residents of West Allis at the above address for 22 years and made all the home improvements we could possibly afford to do, both inside and outside – turning around what was once just an old, neglected house into a warm, comfortable home. We have raised two children and they were students K-6 at Roosevelt Elementary School. We have worked very hard through the years – making our home our “retreat”, a peaceful sanctuary, something we look forward to enjoy on our vacation weeks off from work or even coming back to after a hard day’s work.

Gone are the days when the children were allowed to play only on the east side of the building. The west side (adjacent to our home) was considered off limits to Roosevelt school-time activities and any ball playing. The front lawn was meticulously manicured by the school/city. The grass was cut and fertilized; there were no weeds, and the autumn leaves were raked and taken away every week.

Well for more than 6 years now, the presence of The Learning Years Daycare Center next door to us has truly turned our heaven into a “hell”. We’ve lost our patience in putting up with all of the daycare noise; our feelings of ownership have diminished since Laura imposed her daycare center just a few feet from our house windows! The piercing screams, shrieks, cries, and reprimanding yells coming from the playground are actually IN OUR HOUSE. We are situated directly on the north side of the cyclone fence, and we are the only residents on the block who are exposed to such annoyances. In addition to the screams, the loudness of three irritating, squeaky swings attached to the jungle gym (which three competitive screamers just love to occupy), is enough to turn our frustrations into rage. Think of nails on a chalkboard times 50!

The back of our house must serve as both the front & the back since we live on 60th Street with no parking allowed on the west side. Yet, we can no longer really enjoy the back of our house at any given time during the day - the way we use to during the good old Roosevelt days. In addition, on weekends the other neighborhood kids /teens come around (screaming, swearing, and throwing/ bashing in toys).

In the past, we have made it clear to Laura and our Alderman exactly how we feel. We do not think our concerns were ever seriously taken into consideration. We were promised a better arrangement, but nothing evolved. We feel she has the run of the neighborhood– does whatever she wants to do and whenever she wants to.

In the very beginning, when this business was originally conceptualized, why weren’t we (my family and I) primarily contacted via phone call or a private meeting to discuss the facts of the exact plans – the playground equipment placement and the exact placement of the main play area in relation to our home? Years ago, when Laura was voted in to take over the old Roosevelt School building, we had no idea she would erect her playground equipment practically on top of our house! We were under the impression that all would be build up on the other sides of the Roosevelt building. Did anyone ever consider the close proximity of numerous children and employees screaming less than 10 ft from our property? How can anyone dismiss the fact that WE LIVE HERE!!! What a thoughtless, disrespectful, and foolish decision of all business parties involved in the establishment of The Learning Years so close out our property! We are extremely uncomfortable with that, and since we’ve lost whatever is left of our patience. A messy, noisy, screaming, daycare business does not belong butt up against any residential property...how could this ludicrous idea ever have been acceptable in the first place?

The presence of her daycare center has created such a tremendous negative effect upon us, so this month we have put our home on the market. This nonsensical business decision has made us feel forced to sell. The proximity and loudness of The Learning Years Daycare Center is the primary reason for our decision to move.

We need West Allis City Council to know that our personal (residential) concerns should be just as important as those of their own should.

Action: Here is a list of things we feel Laura must complete – these issues have been brought to her attention in the past – we have had no action, only words as of this day:

Remove jungle gym along with other playground equip to the east end of the school building – the loudness of a numerous kids screaming at the top of their lungs is too close to our house – this move will also eliminate the problem of kids tossing toys and balls over the cyclone fence and onto our property – *called alderman*

Fix the cyclone fence adjacent to our property – starting with east end (where the stop signs are attached) – Laura, or one of her employees ran into it with snowplow years ago – it was damaged / bent forward 2+ ft to the west – fence parts scattered around – *called alderman*

Rake all leaves (falling from her three large maple trees) and remove off premises – maintain consistent weekly schedule; we have been doing all of this extra labor this for her for the past 6 years! – the leaves fall– no one rakes & removes – strong winter winds blow all leaves over and through the cyclone fencing adjacent to property – we spend weeks raking and removing them in the Fall; and the same again with the remainder leaves in the Spring – this has gone on long enough – we are not willing to do her job! The leaves must be removed – not shredded or mulched – that blows over to our property, too! – *called alderman*

Control weeds and mow high playground grasses – not just once every year – *called alderman*

What we have done and / or observed so far:

- Apprehended 3 children throwing stones and breaking school big windows – *called police*
- Witnessed kids on top of short maintenance bldg roof – throwing rocks, stones at everyone and littering alley – *called police*
- Witnessed 3 auto accidents – one bashed right through west fence onto grassy hill – one hit post and fence (on west end – coming off 60th Street then directly onto property – missed the steel reinforcements) – one auto was abandoned on The Learning Years' premises for one year (abandoned car owned by Laura's mother) – a transient claimed it, trashed the car, harassed kids, then put in neutral until the car rolled to far south corner of fence – *called police for all 3 incidents*
- Witnessed kids throwing toys and hitting baseballs, playground balls, and toys over the fence and onto our property – whether this is accidentally or intentionally, it doesn't matter – the toys still land on our property (on one occasion we had as many as a dozen playground toys our own grass and in our landscaping); their have been many other times when we've seen many other toys on our property – one was also a kiddy bicycle; and on another occasion, a large plastic playground toy piece (a part of the main piece from the playground)!
- Dirty diapers have landed on our property – in our yard and behind our vehicles; snot rags, butt wipes, half eaten candy and wrappers, pieces of styrofoam cups, paper plates - thrown over or blown over by the winds also land onto our property (this is a weekly occurrence)

- Witnessed teens smoking cigs & MJ joints, and drinking on playground / property; and on one occasion, saw one teen staggering then throwing up on the playground equipment
- Witnessed teens climbing to the highest level of jungle gym - screaming and swearing (recently past 10pm)
- Witnessed kids throwing playground balls / Frisbees over the fence and into 60th Street traffic (extremely hazardous - I witnessed and heard the screeches of the cars suddenly breaking to avoid these toys in traffic)
- Drunks coming out of corner bars, staggering around then falling asleep on our properties
- Dogs urinating and defecating on daycare property
- Other wild animals – skunks, possum, raccoon, & coyote passing through

Other past negative issues – now fixed

- Overflow of dumpsters – bags – diapers – the smells were horribly overwhelming!! – *called alderman*
- Broken / up heaved asphalt on north side of bldg – *called alderman*

*** During this long period of time, while these messes were not being corrected, we had to complain to the alderman numerous times until we were finally assured that something positive was going to be done about these issues. ***

Solutions:

1. Relocate the entire play area to the opposite part of the school building
2. Relocate her business to another site in W.A. (vacant school)

In Closing: with traffic passing in front of the daycare center and speeding far beyond the set speed limit, it makes the current location of The Learning Years Daycare Center an unsafe, unprotected, inappropriate place for children to be playing in the first place – we've witnessed many traffic violators and I do not see any reduced speed limit signs designating children present.

VENTO

918 So. 60th

WESTALLIS, WI 53214

**West Allis City Clerk/City Council
7525 W. Greenfield Avenue
West Allis, WI 53214**

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