

THE VILLAGE OF  
*Maple Bluff*  
NEWSLETTER

MAPLE BLUFF  
SUMMER CAMP KIDS



Photo by Jonah Westrich,  
Isthmus Media Group, LLC



Best Version Media

## QUESTIONS ABOUT THE MAPLE BLUFF RESIDENCES PROPOSAL

**I'M WRITING THIS** just a week after the Plan Commission's Public Hearing regarding the Maple Bluff Residences proposal to build an apartment building on the Roxbury/Sherman parcels. Since then, you might have read a letter from Pat Watson as well as received a survey distributed by another group of neighbors. Both raise questions that deserve an immediate response. So while I'm writing this for publication in the September newsletter, I'm also distributing it to the village email list. First, a brief summary as to where we are in the process regarding the latest proposal:

- After two pre-application conferences with the Plan Commission, Joe McCormick filed a petition for a zoning change of the involved parcels from an "A" Business District to a PUD (Planned Unit Development) District.
- There are two steps in the PUD rezoning process: approval of the GDP (General Development Plan) and if the GDP is approved, approval of the SIP (Specific Implementation Plan). The meeting last week, which also included a required public hearing, was the applicant's presentation of his GDP.
- I urge everyone to read the review of the application prepared by the village's planning consultants, Vierbicher Associates. It, and all other documents and plans related to the project, are accessible via a link under "Village News" on the homepage of the village website.

It was the Plan Commission's opinion that the GDP did not include all the information required by the ordinance for us to recommend or deny the application, so we referred it to a future meeting, should the applicant choose to make the necessary corrections and clarifications. We expect he will.

### WHAT'S THE PUD ORDINANCE-AND ARE WE USING IT CORRECTLY?

The survey (which was not written or sent out by the village) raised other questions. First, what's the purpose of the Planned Unit Development ordinance that we passed in 2007-and are we using it correctly? To answer the question, you need to understand the history behind the PUD ordinance.

- In 2006, we annexed the "triangle" from the town of Burke on the east side of Sherman Ave. Burke had recently decided to dissolve into surrounding municipalities, and if the triangle had not become part of Maple Bluff, it would most likely have been annexed by the city of Madison. Among other reasons, we wanted to have control over the future development of those primarily commercial parcels, as well as total control of Sherman Ave. from Commercial Avenue to Oxford Place.
- Up until that time, the only areas in Maple Bluff that were zoned "A" business districts were the parcels from the former Kirch building north to Roxbury, the Clock Shop and the office building on the corner of Harbort and North Sherman. In the Village's opinion, the "A" zoning codes were too restrictive to invite new, economically feasible development proposals.
- We had two options: we could have completely rewritten the code to be more accommodating to commercial development-or we could have passed a PUD ordinance that allowed us to rezone parcels in the two "A" business district on a case-by-case basis. We chose the latter.

The PUD is great planning tool for the village. Not only does it give us the flexibility to weigh the merits of individual proposals, it gives us much more control over the development should we approve the project for rezoning. And the current proposal is a great example of why we passed the PUD ordinance.

For example-and as the survey correctly notes, the Floor Area Ratio (FAR) of the current proposal exceeds what would be allowed under "A" district zoning. The PUD approval process allows us to deliberate as to whether other aspects of the proposal justify that increase in FAR.

The survey raises another serious question: whether the Plan Commission is interpreting and using the PUD ordinance correctly. Absolutely. And that opinion is shared by our planning consultants, Vierbicher Associates and our village attorney. Since the survey only includes a sentence out of our PUD ordinance, I urge you to read the entire ordinance (it's quite specific and easy to understand). It, too, is included with other project documents on the village website.

### IS A MULTIFAMILY RESIDENCE AN APPROPRIATE LAND USE?

The current application, Pat's letter and the survey also raise that question-and whether the Village should have a broader discussion of appropriate land uses for those specific parcels.

We did that when we put together the Gateway Plan in 2008. Though that plan focused on the annexed triangle, it does refer to the other "A" zoned parcels on the other side of Sherman and includes multifamily and multiuse buildings as acceptable uses (which were already recognized in "A" zoning). The reason the current proposal-and, in fact, all the proposals that have been considered since 2007-have required PUD consideration isn't because they were for apartments, but because they didn't meet specific "A" zoning requirements.

### IS THE GATEWAY PLAN STILL CURRENT AND VALID?

The Plan Commission reviewed the Gateway Plan last fall and recommended to the board that it was still current and valid.

Let me stress, that a multifamily building isn't the only acceptable land use, but to date, the only proposals we've received are for multifamily buildings that exceed "A" zoning. That also suggests that for those parcels at least, a multifamily building is the most economically viable development option. While we all have opinions on what we'd like to see there-whether single family homes, a restaurant, or professional offices-no one has been willing to invest in those options.

Personally, I hope that any proposal we receive, no matter what the land use, will petition for rezoning to a PUD. The Specific Implementation Plan step of the PUD process gives the village much more control as to final quality of the project and assurances that it will fit the character of the Village and provide long-term benefits.

In regard to the current proposal, we'll make sure to immediately post any new documents and scheduled meetings. Though we already had the required Public Hearing per the PUD ordinance, we welcome public comment at any village meeting. And, as always, please feel free to contact me or any member of the Village Board, Plan Commission or staff with your questions or concerns.

### Jim Schuler

Village President

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Contact: Paul Rozeski Phone: 608-239-2944  
Email: paulr@bestversionmedia.com

### HOA SUBMISSION INFORMATION

Are you on the association board for your subdivision? Contact us for information on how you can submit articles, updates, reminders, events and more to the residents. We create customized Homeowners Association sections at no cost to the HOA or the residents.

### FEEDBACK/IDEAS/SUBMISSIONS

Have feedback, ideas or submissions? We are always happy to hear from you! Deadlines for submissions are the 13th of each month. Email your thoughts, ideas, and photos to: [evanderweele@bestversionmedia.com](mailto:evanderweele@bestversionmedia.com)

### IMPORTANT PHONE NUMBERS

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Fire/Rescue Department (non-emergency)....244-3390  
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Police Department (business line)..... 244-1430  
Village Center.....244-3048  
Public Works.....244-3048  
Wisconsin Poison Center (Control).....1800-222-1222  
Recreation.....244-3048

### TIMETABLE OF MAGAZINE DEADLINES

DUE DATE FOR CONTENT	MAGAZINE EDITION
December 13.....	January
January 13.....	February
February 13.....	March
March 13.....	April
April 13.....	May
May 13.....	June
June 13.....	July
July 13.....	August
August 13.....	September
September 13.....	October
October 13.....	November
November 13.....	December

*Magazines usually arrive within the first week of every month, but can vary depending on the post office.*

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# Dear Residents,

Our company has recently decided to move toward a magazine-style publication for Madison's east side neighbors. As a result, this will be the last time we provide the publication as a village newsletter for Maple Bluff; however, as Tim Krueger writes in this issue, the village is looking into alternatives to providing a village newsletter for residents.

The newly formatted magazine will distribute to multiple east-side neighborhoods, expanding our readership. It's a great chance for east side residents to get to know their neighbors, both near and far, who share the common interest of the area.



I will continue to be the content coordinator for the issue. If you have any questions, please feel free to contact me or the publisher.

Best,

*Erin Vander Weele*

Content Coordinator  
[evanderweele@bestversionmedia.com](mailto:evanderweele@bestversionmedia.com)

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**SUMMER IS NEARING ITS END** with fall looming behind ready to take the lead. This is happening all too fast, every year just a little faster than the previous one. If only we could make time stand still...even for a moment. I feel that perhaps we possess this ability; we simply have to enact it. So go engage yourself in something wondrous, create a lasting memory, and you shall have your moment of time standing still.

We are preparing our collection equipment for the demands of the coming fall. The snow removal apparatus will get some attention as well. One season tends to bump into the other without much warning. Everyone knows to separate materials into like piles and place those materials at the streets edge on the terrace for collection. Keep these materials away from obstacles that would delay or prevent collection. By not placing materials in the street we are able to keep those same items out of the storm system that is connected to Lake Mendota.

We are seeing a trend that I would like to address and ask your help to make a simple adjustment. It is readily apparent that there are a number of residents that only place their trash cans out for collection on the week of recycle pick-up. What this does is place a higher volume of trash to be collected every other week. Ideally, if everyone would allow us to collect their rubbish every week to even out the load on any given day of collection, this would also keep to a minimum the chance that a waste container can turn rank and be infested by insects. Sorry, that probably sounds disgusting. It is when witnessed in person. So PLEASE allow us to collect your trash each and every week, and keep the lids on during the week to keep rain water out of your trash receptacle. As your trash collection provider, we thank you!

To keep the sanitary sewer system flowing and working properly, timely maintenance is imperative. Some portions of the system require additional attention from time to time. This could be due to the volume of waste water or other characteristics such as a flat flow line or a change of direction. Everybody is happy when the system is flowing right, and just the opposite when not. There is an item that some newer homes have that could be warranted to be installed in older homes as well. That is a check valve in the sewer lateral past all of the drain features of the house but before the sewer lateral leaves the house. This would likely be near the basement wall pointing toward the sewer main out in the street or sewer easement. This type of valve provides protection from sewer back up from the main sewer and is fairly easy to be installed by a plumber. They do require timely maintenance to allow for proper operation. I would recommend that you contact a plumber you are comfortable with and discuss the advantages of having such a device. This holds true for those who have experienced a back-up sewer condition

As always, if you have questions or concerns, please give us a call.

**Tom Schroeder, Public Works Director**  
244-3048 ext. 120  
tschroeder@villageofmaplebluff.com

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**RECENTLY**, I was contacted by Best Version Media, the company that prints and distributes our newsletter. I was informed that they would soon be changing the format of our newsletter. In short, instead of having our own village-based publication, they are moving to a magazine style of periodical with a much wider distribution. Unfortunately, that format does not meet the needs for our Village Newsletter. Village staff is reviewing alternatives and fully intends to continue with a village only publication. It will likely look different, but it will continue to focus on village related matters, issues, topics and news. Look for this change as early as next month.

Elsewhere in this newsletter, you will find the article of Village President Jim Schuler. Many of you may have received his article via email distribution in mid-August. I encourage you to take time to read that article. The Village Plan Commission is reviewing a development proposal for the Roxbury/Sherman intersection that includes a zoning district change to the Planned Unit Development (PUD) zoning. There have been questions about the PUD applicability for this development. I can assure you that the reason the PUD ordinance was adopted was to give the village all the authority it needed when projects like this were presented. The PUD provides maximum control by the village over any development. Please get in touch with me if you have more questions about the PUD or the development proposal.

Many of you are aware that the MBCC has been given the go ahead to begin construction on the project for renovation of their pool and the clubhouse. We anticipate this work to begin in the weeks after Labor Day and will continue through much of winter. Initial work you can expect to see is removal of the existing pool and supporting structures. Although the village is not directly involved in this project, we will be working with the club's contractor to make sure safety and access are maintained. Don't be surprised to find that the Lakewood entrance/driveway is not accessible. Many residents walk along that path, so you may have to find alternatives. Respect the signage you see as heavy equipment and materials are moved around the site. The MBCC intends to remain open during construction.

Just as the work begins at the MBCC, work has already begun at 601 N Sherman Avenue. Remediation of the buildings in preparation for razing is already taking place. It is possible the buildings could be taken down by the time this newsletter reaches your home. Similar to the MBCC project, please work around the construction and follow any signage that impacts your travels.

**Tim Krueger**  
 Village Administrator/Police Chief  
 tjkrueger@villageofmaplebluff.org  
 244-3048 ext. 111

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**MARK YOUR CALENDARS:**

**BEACH PARK CONCERTS**

Saturday, September 12th 5pm-7pm

**CANOE/KAYAK/PADDLEBOARD PROGRAMS**

The Canoe/Kayak/Paddleboard program will continue until the end of September. Remember that you must sign the equipment out using the Village's Google Calendar.

**FALL PROGRAMS**

**Archery**

Tuesdays 9/14-10/26  
Time: 4:30pm-5:30pm  
Location: Gym  
Fee: \$43

Age: 8+  
Learn how to shoot crossbows and compound bows while playing fun games. The last two weeks will be a competitive session with scores kept for prizes.

**Dodgeball**

Mondays 9/14-10/26  
Time: 5:45pm-6:45pm  
Location: Gym  
Fee: \$33  
Age: 7+

During this course a variety of Dodgeball games will be played. All participants will need to wear tennis shoes.

**Explore the Outdoors**

Fridays 9/18-10/23  
Time: 4:30pm-5:30pm  
Location: Warren Dailey Cabin  
Fee: \$33  
Age: 6+

Participants will learn about nature while participating in nature based games, crafts and activities.

**Volleyball**

Fridays 9/18-10/23  
Time: 5:45-6:45  
Location: Gym  
Fee: \$33  
Age: 8+

Learn how to bump, spike and dig while playing volleyball games. New teams will be created weekly.

**Pickleball**

Each Thursday beginning 9/10 the Gym will be set up and staffed for Open Pickleball play. The gym will remain set up from 5pm-8pm. To participate, you may purchase a 10 time drop-in punch card for \$30, or you can pay as you come for \$4.00/time. The Village has all of the equipment for Pickleball, but if you have your own feel free to bring it.

**Flag Football Programs**

Look and play like the pros with Maple Bluff Recreation. All participants will learn basic skills in football such as running plays, throwing, catching and defending. All participants will receive an NFL replica jersey and their own set of flags. Participants are required to wear tennis shoes and mouth guards. All sessions are 4:30-5:30pm.

**Pre-K and Kindergarten**

Dates: Thursdays 9/17-10/29

Fee: \$58

Location: Johnson Park

**1st & 2nd Grade**

Dates: Tuesdays 9/15-10/27

Fee: \$58

Location: Johnson Park

**3rd-5th Grade**

Dates: Wednesdays 9/16-10/28

Fee: \$58

Location: Johnson Park

**6th-8th Grade**

Dates: Mondays 9/14-10/26

Fee: \$58

Location: Johnson Park

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Village of Maple Bluff Recreation Director | 608-244-3048





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**VILLAGE WIDE REVALUATION**

**THE ASSESSORS** have completed field work for the revaluation. Notices for properties that had a change in assessment were mailed mid-August. Open Book was held on August 31st, however property owners can still contact the assessor to discuss their assessment if they have questions.

Board of Review will be held September 29th beginning at 6:30pm. This is an opportunity for property owners, who are unable to come to agreement with the assessor on their assessment, to have their case heard by a court like system. Property owners are required to notify the village clerk, Sarah Danz, a minimum of 48 hours before the Board of Review convenes if they wish to appear. An objection form will also need to be completed. Objection forms and a property assessment appeal guide are available at the Village Center, 18 Oxford Place.

Contact Information: Associated Appraisal 1-800-721-4157 / Village Clerk, Sarah Danz 244-3048.

**Sarah Danz**  
Clerk/Treasurer  
sdanz@villageofmaplebluff.com  
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**THE MAPLE BLUFF FIRE RESCUE DEPARTMENT REMINDS VILLAGE RESIDENTS: HEAR THE BEEP WHERE YOU SLEEP. EVERY BEDROOM NEEDS A WORKING SMOKE ALARM!**

**LOCATION MATTERS** when it comes to your smoke alarm. That’s the message behind this year’s Fire Prevention Week campaign, “Hear the Beep Where You Sleep. Every Bedroom Needs a Working Smoke Alarm!”

Along with firefighters and safety advocates nationwide, the Maple Bluff Fire Rescue Department is joining forces with the nonprofit National Fire Protection Association (NFPA) during Fire Prevention Week, October 4-10, to remind local residents about the importance of having working smoke alarms in every bedroom, outside each sleeping area, and on every level of the home, including the basement.

In a fire, seconds count. Half of home fire deaths result from fires reported at night between 11 p.m. and 7 a.m. when most people are asleep. Home smoke alarms can alert people to a fire before it spreads, giving everyone enough time to get out.

According to the latest NFPA research, working smoke alarms cut the chance of dying in a fire in half. Meanwhile, three out of five fire deaths resulted from fires in homes with no smoke alarms or no working smoke alarms.

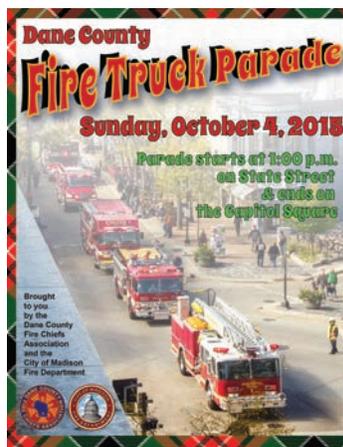
**This year’s Fire Prevention Week campaign includes the following smoke alarm messages:**

- Install smoke alarms in every bedroom, outside each separate sleeping area and on every level of the home, including the basement.
- Interconnect all smoke alarms throughout the home. This way, when one sounds, they all do.
- Test alarms at least monthly by pushing the test button.
- Replace all smoke alarms when they are 10 years old or sooner if they don’t respond properly.
- Make sure everyone in the home knows the sound of the smoke alarm and understands what to do when they hear it.
- If the smoke alarm sounds, get outside and stay out side. Go to your outside meeting place.
- Call the fire department from outside the home.

The Maple Bluff Fire Rescue Department will be hosting our annual Fire Prevention Open House on Saturday, October 10, 2015 from 10am-2pm to promote “Hear the Beep Where You Sleep. Every Bedroom Needs a Working Smoke Alarm!”

To find out more about our Fire Prevention Open House please visit our website: [www.mapleblufffire.com](http://www.mapleblufffire.com). To learn more about smoke alarms and “Hear the Beep Where You Sleep. Every Bedroom Needs a Working Smoke Alarm!” visit NFPA’s Web site at [www.firepreventionweek.org](http://www.firepreventionweek.org) and [www.sparky.org/fpw](http://www.sparky.org/fpw).

**Kristopher Loy**  
**Fire Chief**  
[kloy@villageofmaplebluff.com](mailto:kloy@villageofmaplebluff.com)  
 608-244-3390



# SEPTEMBER 2015

SAT. SEPT. 12 & OCT. 3

## Madison Brewery Bike Tour

@ Machinery Row Bicycles

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Time: 10:30am-3pm

Cost: \$45 BYO bike or \$68 with bike

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[www.hopheadtours.com](http://www.hopheadtours.com)

FRI., SEPT. 18

## Corey Hart and The Madpolecats

@Overture Center for the Arts

The winners of Overture's first talent search, selected by our star-studded panel of judges, were soulful singer/songwriter Corey Mathew Hart of Blue Mounds and "rastabilly skunkgrass" band, The Madpolecats, from Fall River. Come celebrate local talent and catch these future stars on their way up!

Time: 8pm

Cost: \$12

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

FRI. & SAT., SEPT. 18 & 19

## Madison World Music Festival

@Wisconsin Union Theater & Willy Street Fair  
Great music from around the globe is free to the public for two days with the 12th Annual Madison World Music Festival. Artists performing music from Niger, South Korea, Algeria, Cuba, Ethiopia and Georgia are set to transport audiences to new worlds. The festival has a unique selection of music for everyone to explore, sample and appreciate.

Time: Visit website for a list of concert times

Cost: Free!

[www.uniontheater.wisc.edu](http://www.uniontheater.wisc.edu)

THURS., SEPT. 24

## Zola Jesus

@Wisconsin Union Theater

Beginning to practice and perform opera at the age of 10, Zola Jesus's training as a singer prepared her for a performance career and the release of five albums of electronic and experimental rock music as an adult. Her distinct sound and exploration of various rock influences produce emotive music and powerful performances full of passion, skill and talent.

Time: 9pm

Cost: Free!

[www.uniontheater.wisc.edu](http://www.uniontheater.wisc.edu)

SAT., SEP 26

## Isthmus Oktoberfest

@Central Park

Isthmus Oktoberfest features 40 Wisconsin-focused brewers for this hip interpretation of the classic German-style fest. Brewers will be joined by local artisan sausage, cheese makers, and specialty shops to provide sample sized portions of their finest creations to guests. Guests can enjoy unlimited sampling in their Isthmus Oktoberfest glassware with an emphasis on seasonal Oktoberfest brews. Musical entertainment, silent disco, and hammerschlagen will round out the festive afternoon.

Time: 3-7pm

Cost: \$40

[www.isthmusevents.isthmustickets.com](http://www.isthmusevents.isthmustickets.com)

FRI-SUN, SEPT. 25-27

## Madison Symphony Orchestra:

### Tchaikovsky's Fourth

@Overture Center for the Arts

Conductor John DeMain and the Madison Symphony Orchestra (MSO) will open the 2015-2016 season with a powerful program highlighting the talented members of the orchestra. Rising star and MSO principal clarinetist Joseph Morris solos with the orchestra, while the MSO's virtuosic abilities will be on full display in a powerful and monumental work by Tchaikovsky. Ludwig van Beethoven's dynamic Leonore Overture No. 3 will open the concert with heroic flair. Next, Aaron Copland's jazz-infused Clarinet Concerto will showcase the MSO's principal clarinetist Joseph Morris in a striking synthesis of classical and popular music. Topping off the evening will be Peter Ilyich Tchaikovsky's thunderous Symphony No. 4, a veritable titan of the symphonic repertoire.

Times: Fri.: 7:30pm, Sat.: 8pm, Sun.: 2:30pm

Cost: \$16-\$85

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

SUN., SEPT. 27

## Java Jive

@The Brink Lounge

Java Jive, Madison's most relaxed fundraiser, is the Rape Crisis Center's signature fundraising event of the year, featuring a coffee tasting, breakfast, live jazz, silent auction, and raffle with prizes donated by local businesses.

Time: 9am-12:30pm

Cost: Registration is \$30 per person (\$35 at the door).

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

Tues.-Sat., Sept 29-Oct. 3

## World Dairy Expo

@Alliant Energy Center

No dairy event in the world compares to this event, a showcase for elite dairy cattle, cutting edge research and modern technologies. Among the many products, demonstrations, seminars and cattle judging, you can also find some great food, and don't forget to stop at the Purple Cow Gift Shop to buy a dairy souvenir for those at home. It truly is the international meeting place for the dairy industry, so make sure you mark your calendars for this event.

Time: Check website for event schedule

Cost: Ages 12&over: daily: \$10; season: \$30

[www.worlddairyexpo.com](http://www.worlddairyexpo.com)

TUES., OCT. 6

## Joan Armatrading

@Wisconsin Union Theater

The first female artist from the United Kingdom to gain international success and debut on the Billboard Blues chart at number one, and the first female UK artist to be nominated for a Grammy in blues, Joan Armatrading has impressed audiences for over 42 years. Her exploration of jazz, rock, folk and blues has generated a diverse repertoire that she will share as a part of her final, large-scale, solo tour.

Time: 8pm

Cost: \$35-100

[www.uniontheater.wisc.edu](http://www.uniontheater.wisc.edu)

SUN., SEPT. 20 & 27

## Let's Dance, Dance, Dance . . .

@Maple Bluff Community Center in the Gym  
Come experience 21st Century Square Dancing at Westport Squares. It is not what you had in school. If you are looking for a fun healthy activity for yourself or your entire family, modern western square dancing may be for you. When you square dance you exercise your mind, body and your smiles. It's easy to learn, fun to do, and you will meet seven new friends in each square. The event is sponsored by Westport Squares.

Time: 6:30-8:30

Cost: \$6

[www.westportsquares.com](http://www.westportsquares.com)

Facebook: Westport Squares



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## MAPLE BLUFF REAL ESTATE MARKET

JULY 6, 2015 - AUGUST 5, 2015

	ADDRESS	BEDS	SQ FT	LIST PRICE	PRICE CHANGE	SOLD PRICE
<b>ACTIVE</b>	330 Kensington Dr	4	2016	\$350,000		
	360 Woodland Cir	3	2391	\$364,000	-\$10,900	
	22 Lakewood Blvd	3	2940	\$368,000		
	620 Farwell Dr (Lot)	-	- - -	\$374,900		
	713 Lakewood Blvd	4	5000	\$495,000		
	822 Charing Cross Rd	4	3322	\$635,000		
	7 Paget Rd	4	4743	\$649,900		
	416 Summit Rd	5	5600	\$1,050,000	+ 51,900	
	45 Cambridge Rd (Lake)	5	4200	\$1,050,000		
	711 Farwell Dr (Lake)	4	2448	\$1,075,000		
	<b>11 Cambridge Rd</b>	<b>5</b>	<b>3813</b>	<b>\$1,200,000</b>	<b>-\$100,000</b>	
	209 Farwell Dr (Lake)	4	4320	\$2,300,000		
	415 Farwell Dr (Lake)	6	6500	\$2,495,000		
	<b>* 403 Farwell Dr (Lake)</b>	<b>5</b>	<b>6208</b>	<b>\$2,500,000</b>		
1077 Farwell Dr (Lake)	6	8984	\$2,750,000			
<b>PENDING</b>	<b>1155 Farwell Dr (Lake)</b>	<b>5</b>	<b>5423</b>	<b>\$2,000,000</b>		
<b>SOLD</b>	808 McBride Rd	2	2027	\$284,900		\$265,000
	<b>318 Kensington Dr</b>	<b>3</b>	<b>2000</b>	<b>\$440,000</b>		<b>\$430,000</b>
	272 Kensington Dr	4	3209	\$459,900		\$445,000
	266 Kensington Dr	4	2562	\$485,000		\$485,000
	<b>909 Farwell Dr</b>	<b>4</b>	<b>4368</b>	<b>\$825,000</b>		<b>\$798,300</b>

\* New Listing **BLUE = Sprinkman Real Estate Transaction** All statistics have been gathered from the SCWMLS and may not include homes sold without a Realtor.

Information is supplied by seller and other third parties and has not been verified. Homes listed on this page are not necessarily listed by the agent sponsoring this section.

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# BOCCE AUCTION WINNERS TOUR LAKEFRONT HOMES

The four Bocce silent auction winners enjoyed a lakefront homes progressive dinner by boat. The \$1,100 donation went to the village parks and recreation. Winners spent approximately an hour at each home, as they were transported by a luxurious 35 foot boat to each lakefront home. The guests and dinner hosts/boat crew alike enjoyed great food, wine and cocktails, and company! The boat Co-Captains were Patrick Riha and David Duchow, with the dinner hosts listed below.

Appetizers: Kristi Mollenhoff, 33 Harbort Drive  
 Entree Surf Course: Sheila and John Young, 523 Farwell Drive  
 Entree Turf Course: Yasmin and Jeff Bradfield, 301 Farwell Drive  
 Dessert: Jen and Chris Hussin, 29 Fuller Drive

Dinner hosts and water escort team:

Kristi Mollenhoff  
 Sheila and John Young  
 Jen and Chris Hussin  
 Yasmin and Jeff Bradfield  
 Dave Duchow  
 Patrick Riha and Kim Shaul

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**CAN YOU WALK?** If so, you can learn to Square Dance! With today's fast paced life style, Square Dancing may seem, you know, old fashioned! For many of us, memories of Square Dancing is what we experienced in school, or it's what Grandma and Grandpa use to do.

Today, Modern 21st Century Square Dancing is full of fun, high energy, and great music! There are numerous health benefits to Modern Square Dancing as well as great social aspects.

- 1.) Dancers briskly walk between 2 1/2 to 5 miles at a typical dance.
- 2.) On average, studies show Square Dancing will add 10 years to your life.
- 3.) Square Dancing is known to protect against dementia
- 4.) Burn Calories. Dancing for 1/2 hour can burn between 200 - 400 calories.
- 5.) Square Dancing is an excellent choice for rehabilitating from surgery.
- 6.) Social Dancing allows you to get great exercise and have fun with others letting you build new friendships.

Square Dancing is also a great value for your money. In today's world of high tech entertainment, Square Dancing seems like a steal! A typical dance cost \$6.00 a person and you get 2 1/2 hours of dancing and socializing. Stop and think were else you can get that kind of value.

OK so you're interested right? Where can I see what this is all about? The good news is that Westport Squares, a local Square Dance club here is Madison, WI offers free introductory dances to let you try Modern Square Dancing to see if you like it. Two upcoming free dances will be

held at Maple Bluff Community Center, 18 Oxford Place, Madison, WI on September 20th and 27th. The two free dances start at 6:30pm and run till 8:30pm. All are welcomed to come and experience Modern Square Dancing.

For those interested in learning Modern Square Dancing, Westport will also hold 13 weeks of "Fast Track" lessons designed to get you up and dancing quickly. Lessons will start October 4th at the Maple Bluff Community Center and run from 6:30pm to 8:30pm. Children are welcome to attend but must have a genuine interest in learning to dance. Lesson fees are \$6 for adults and \$3 for children.

Want to know more about the free dances or lessons? Call Eldon or Virginia at 608-244-3694. You can also visit Westport Squares website at [www.westportsquares.com](http://www.westportsquares.com) and use the "Contact us" for more information. Westport Squares is also on Facebook! Visit [www.facebook.com/WestportSquares](http://www.facebook.com/WestportSquares).

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**Dog Care:** Looking to swap "dog boarding" with a neighbor. We have a medium to large size bulldog that is very friendly, but strong and rambunctious. Do you have a dog you would like to swap "boarding"/care with us? We have a fenced yard and like to take dog walks around Maple Bluff. If our dogs get along, we could care for your dog in our home if you go away for a weekend, or vice versa. In other words, trade dog care services (no funds exchanged). Call Chris or Glenn at 298-7141.

**Piano Lessons:** I'm Katie Wall, a college student looking to teach summer piano lessons to children of all skill levels. I have 14 years piano experience and six years experience working with kids. A weekly lesson time will be arranged to fit your schedule. Call 608-333-6553.

**Nanny:** Hi, I'm Kerry McCarthy, age 20 and currently a sophomore at the University of Wisconsin-Oshkosh. I am Red Cross certified and have been a camp counselor at Camp-Ya-Gotta-Wanna for the past five years. I am looking to nanny this summer and would be available June 1 through mid August (dates can be discussed). I was a member of the Maple Bluff swim team until 2013 and can help with getting the kids to swim lessons or swim team practice. Please contact me at 608-772-9521 so that we can discuss how I might be of help to your family. References can be provided.

**Fashion Purge:** Fashionista must clear space for clear conscience. This is an ideal opportunity for someone who wants to start a resale shop. A multitude of styles, including vintage, in good condition. \$2,000 takes it all. Call 608-257-3223.

**NEW!** 13 year-old twins available for babysitting. Have recently taken the Red Cross babysitting course. Two for the price of one! Call 608-241-9256.

Around this time of year, residents in your neighborhood may be looking for trust-worthy, friendly, familiar faces to help them out. We invite you to post your talents and abilities to the Youth Classifieds section of your neighborhood newsletter to advertise yourself and the jobs you are willing to help out with.

It's a great way to give to your community and neighborhood, as well as earn a little extra spending money. So when you're not playing in the parks, on vacation, or hanging out with your friends, consider some of following ways in which you can help your neighbors:

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# Maple Bluff Bulletin Board



**Fun!  
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**21<sup>st</sup> Century Square Dancing,  
It's Not What You Learned in School!**

**FREE INTRODUCTORY DANCES  
SUNDAY SEP 20<sup>TH</sup> & 27<sup>TH</sup>  
JOIN US AT 6:30 TO 8:30 PM  
AT MAPLE BLUFF COMMUNITY  
CENTER 18 OXFORD PLACE**

*Quotes Overheard at an Intro Dance*

"Love the exercise for mind & body and love the people in class and at the dances. It's a blast!"

As one newer dancer said to us, "This is not at all what I expected. This is precision movement to great music."

"This was not my old junior high school kind of square dancing. This was something full of much more spirit, much more joy, much more kindness."

"I must say that Square Dancing is nothing that ever crossed my mind. I would never have thought of it in a million years. Yet here I am loving it. Go figure."

Your host is **Tom Nickel**  
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