

Comments and Questions of John Lipa, 399 150th Avenue, Unit 117, Madeira Beach, FL33708 as an Affected Party to the proposed Maderia Beach Public Works Building at 503 150th Avenue, Madeira Bach, FL 33708 (09-31-15-00000-140-0300)

Thank you for the opportunity to present comments and questions regarding this project which the city considers a major site plan review. I thank the planners for sharing their plans in a neighborly, albeit legal way.

I am speaking not only as an individual affected party but also as president of Madeira Cove Condominium Association. Madeira Cove Condominium Association is comprised of sixty residential units.

We realize the City Building Department would like a more spacious and modern building. My concerns and those of my neighbors at Madeira Cove are as follows:

150th Avenue, besides being a major entrance and exit road in Madeira Beach, is also a residential community with five condominium associations with hundreds of residents and guests. Most, if not all, of these condominiums are within the Affected Party geographic range. Why does this facility need to be on 150th Avenue?

How will this building and associated parking lot compliment the character of a residential community and provide a positive first impression of Madeira Beach for the thousands of visitors to Madeira Beach and the barrier island communities?

How much additional traffic will this add to an already heavily traveled road?

What traffic control devices will FDOT implement for truck and employees' personal vehicles to enter or exit 503 150th Avenue and avoid traffic back and unsafe conditions up on 150th Avenue for those of us who live there?

What will be the operational hours of the Buildings Department?

How will the city contain sounds of back up alarms on trucks so as not to disrupt our rightful peaceful use of our property, especially in early morning?

Where will the sanitation and recycling trucks parked?

When sanitation trucks need to be serviced, how will the smell and debris be contained, especially if they have to be washed or flushed out, so as not to attract coyotes, rats, etc. and be offense to the nearby neighbors and residents and visitors who may visit whatever the city plans for the former Holten property.

We have, and our neighborhood has experienced an increase in rats since the hurricanes that severely damaged and destroyed homes, rendering many homes vacant or uninhabitable. Our neighbors on East Madeira Way have reported a significant increase in the rat population. We at Madeira Cove have also experienced an increase and we have taken costly steps to deal with the problem. We do not want more rats in the neighborhood. My neighbors have small dogs. They are afraid to walk their dogs in the evening due to coyotes in the area. Please do not create an environment that attracts coyotes. What will the city do to not attract coyotes and rats?

