

**HUMPHREY & HARDENBERGH, INC.**

903 EAST LAKE STREET • WAYZATA • MINNESOTA 55391  
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WAYZATA TOWN SQUARE  
JUNE 23 1976

Nancy Berneking  
Wayzata Planning Commission  
188 Circle A Drive  
Wayzata Minnesota 55391

Re Doug Peterson's proposed condominium at last night's meeting

1. Had Shaughnessy told us early on that next month is expiration of Peterson's original permit for variance allowing giant 5 1/2 story monolith I would not have needed to state my opinion that 3 separate 8 story units are preferable to one monolith three quarters as high.
2. After the meeting talking with several of those present, to my surprise I found no one remembers that it seems only yesterday, which of course may now actually be over twenty years ago, we were loudly asking this block become the Town Square. Last night people were receptive to the idea.
3. So this note suggests in writing to your commission that the Town Square idea be resurrected. Just how I know not. Starting with costs. Some time past I know generous donors gave Wayzata tennis court facilities. Perhaps donors would again help beautify our town. Or rough figures indicate that @ \$40/year over the next twenty years we Wayzata businesses and residents could pay for bonding or assessment.
4. Hopefully few would resent buying this land from Doug, they alas thinking the city a sucker for buying him out and getting him off his money hook, now that his high rise proposal has been rejected.
5. Instead I feel such a golden opportunity will never again arise for Wayzata to acquire in one fell swoop the whole block in exact center of town squarely facing 7 miles down the lake. And surely if not now, in good time the values of 3 blocks fronting on this square would rise to equal value of this one block.

What can I do to help you promote this happy solution for last night's problem?

  
Collis Hardenbergh

CH:fl