



Division of Transportation System Development  
Real Estate - Southwest Region - Madison  
2101 Wright Street  
Madison, WI 53704-2583

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September 29, 2008

Madison Plan Commission  
215 Martin Luther King Jr. Blvd; Room LL-100  
PO Box 2985  
Madison, WI 53701-2985

RE: Project ID 1206-07-24 Parcel 1  
2014 Allied Drive  
Madison, WI  
WISDOT request to raze this building with other City of Madison razings

City of Madison Plan Commission Members:

The State of Wisconsin Department of Transportation has acquired the above named property as a protective purchase that was in foreclosure. At the time of acquisition, this property was vacant and required no relocations. This site is within the "footprint" of our future USH 18/151/ Beltline expansion project, thus, the state felt it prudent to purchase this property to save tax payer dollars in its "as is" condition. This 2 story, 4-unit apartment building has been gutted down to the frame, as it was repossessed, abandoned, and improperly closed. The building suffered extreme water damage, which resulted in mold growing within the building. The former owner had the building environmentally cleaned.

The State of Wisconsin Department of Transportation is requesting, of the City of Madison, to raze this building, along with other buildings in the area that are slated for demolition by the City of Madison. In order to expedite the razing of this building, the State is submitting an application for demolition to the City of Madison, for the city's approval. Because of paraphernalia and articles that were found inside and for the public safety for the surrounding community, it is important that this building be razed as soon as possible.

With reference to a demo reuse or a recycle plan, the following items can be found inside of the building: plumbing fixtures, electrical conduit, 2 furnaces, a water softener, a hot water heater, an older refuse burner (I believe cast iron), 4 wall air conditioning units, a door, and numerous window frame units that may be able to be recycled or reused. Interior and exterior photos are being included in this packet of materials to the City of Madison.

With reference to the demolition, the following items are requested by WISDOT:

The site razing needs to include:

- The removal of the building and the basement walls and foundation, backfill the exposed openings with sound earth, and a 4" layer of topsoil seeded with an urban grass mix.
- The on premise exterior stairs and sidewalks need to be removed.
- The 4-car asphalt driveway is to be removed. Once the demolition has been completed, WISDOT will remove the driveway apron and install curb and gutter. The driveway apron installation work may be done during WISDOT's 2009 construction season.
- WISDOT will place concrete barriers across the driveway apron within the next 30 days, to prevent the abandonment of vehicles in this parking area. The City of Madison demolition contractor needs to contact Dave Pilon at 516-6453 to coordinate the move of these barriers for demolition and the replacement of these barriers after demolition until such time the curb and gutter are installed by WISDOT.
- The rear yard shrubs are to be removed during demolition per the request of the Madison Police Department.
- The dilapidated rear yard fencing is also to be removed during demolition. Once the demolition has been completed, WISDOT will install new cyclone fencing backing up to the existing USH 18/151 right of way.
- Gas and electric meters have been removed from the building. Water service has also been disconnected to the building.

- The interior plumbing has been drained of all water. The interior sewer lines have not been cleared.
- No Trespassing signs will be erected on this site, hopefully within the next week.
- WISDOT has had an asbestos inspection completed on this site. The asbestos abatement is scheduled to be completed sometime next week. A copy of the asbestos inspection and abatement reports will be forwarded to the City of Madison when WISDOT receives these.

Thank you in advance for your assistance in expediting the razing of this building. Should anyone have any additional questions, please feel free to contact me.

Sincerely,

A handwritten signature in cursive script that reads "Lorraine Winchel". The signature is written in black ink and is positioned above the printed name and title.

Lorraine Winchel  
WISDOT Property Manager – SW Region Madison

Enclosures: Site photos and completed Land Use Application for Demolition Permit