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May 9, 2006

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

Re: Danisco, Inc.
Rezoning and Demolition Permit Application
Letter of Intent

Dear Plan Commission:

Danisco, Inc. is applying for rezoning of parcels located at 5101, 5105, 5109, 5113, and 5117 Femrite Drive and 3314 and 3318 Agriculture Drive. The properties are all zoned Commercial 3. Danisco requests that the properties be rezoned Manufacturing 1. This rezoning has been reviewed with the Department of Planning and Development Planning Unit and conforms to the City's comprehensive plan. Rezoning of these properties will provide potential future expansion of the Danisco manufacturing facility. A drawing illustrating the location of these properties is enclosed. The properties to be considered for rezoning are labeled 1 through 7 on the Danisco Plat.

In addition to rezoning, Danisco, Inc. requests permit for demolition of houses, garages, and driveways at 5101, 5105, 5109, 5113, and 5117 Femrite Drive and 3318 Agriculture Drive. There are six houses that currently occupy these parcels. These properties are owned by Danisco, Inc. and the houses are currently vacant. House inspections were completed in July 2005 to assess the condition and repair costs needed at each of the properties. These inspections were completed by National Property Inspection. It was the inspector's assessment that there would be considerable expense to provide the needed repairs to the properties. Given the age, condition, and repair status, relocation of the structures is not considered realistic. A copy of the inspections and summary letter is enclosed. Photographs of the properties are provided with this application.

The City of Madison Recycling Coordinator, George Dreckmann, has been contacted, and a recycling plan is being developed for the demolition of these properties. If approved, demolition of the houses will commence in August 2006 once a demolition permit is obtained. Demolition and restoration should be completed within one month. Strand Associates has prepared the demolition drawings and associated specifications. To date, a contractor for demolition and restoration has not been chosen.

Danisco intends to remove the houses and garages, fill in the foundations, and seed the disturbed portions of the properties. The lots contain a number of trees and shrubs that will be preserved to the greatest extent possible. The properties will be kept as green



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space areas for the near future. Long-term plans may include expansion of the Dansico plant on these properties.

Please consider this application for demolition. If you wish to discuss this application in greater detail, you may reach me at 251-2129 extension 1167 during normal business hours.

Sincerely,

STRAND ASSOCIATES, INC.

A handwritten signature in black ink, appearing to read 'James D. Ternus', is written over the typed name.

James D. Ternus

Enclosures