



Demolition by Neglect 719 Jenifer St

January 11, 2021



History of the Proceeding

- Reports from BI
 - September 18, 2019
 - May 28, 2020
- Notice from BI
 - October 23, 2020
- Preservation Planner has worked with property owner to prepare a viable CoA application to address the items in the BI Work Order



Applicable Standards

41.02 DEFINITIONS.

Demolition by Neglect means the process of allowing landmarks, landmark sites or improvements in historic districts to decay, deteriorate, become structurally defective, or otherwise fall into disrepair.

41.15 DEMOLITION BY NEGLECT.

(3) Landmarks Commission Finding. If, after a public hearing, the Landmarks Commission finds that a landmark or improvement is undergoing demolition by neglect, it shall report its finding to the Common Council, the Building Inspector and the Office of the City Attorney. A Landmarks Commission finding of demolition by neglect is prima facie evidence of demolition by neglect for purposes of any administrative or civil court action, and also constitutes a determination that a public nuisance exists under sec. 27.05(3) of the Madison general ordinances.

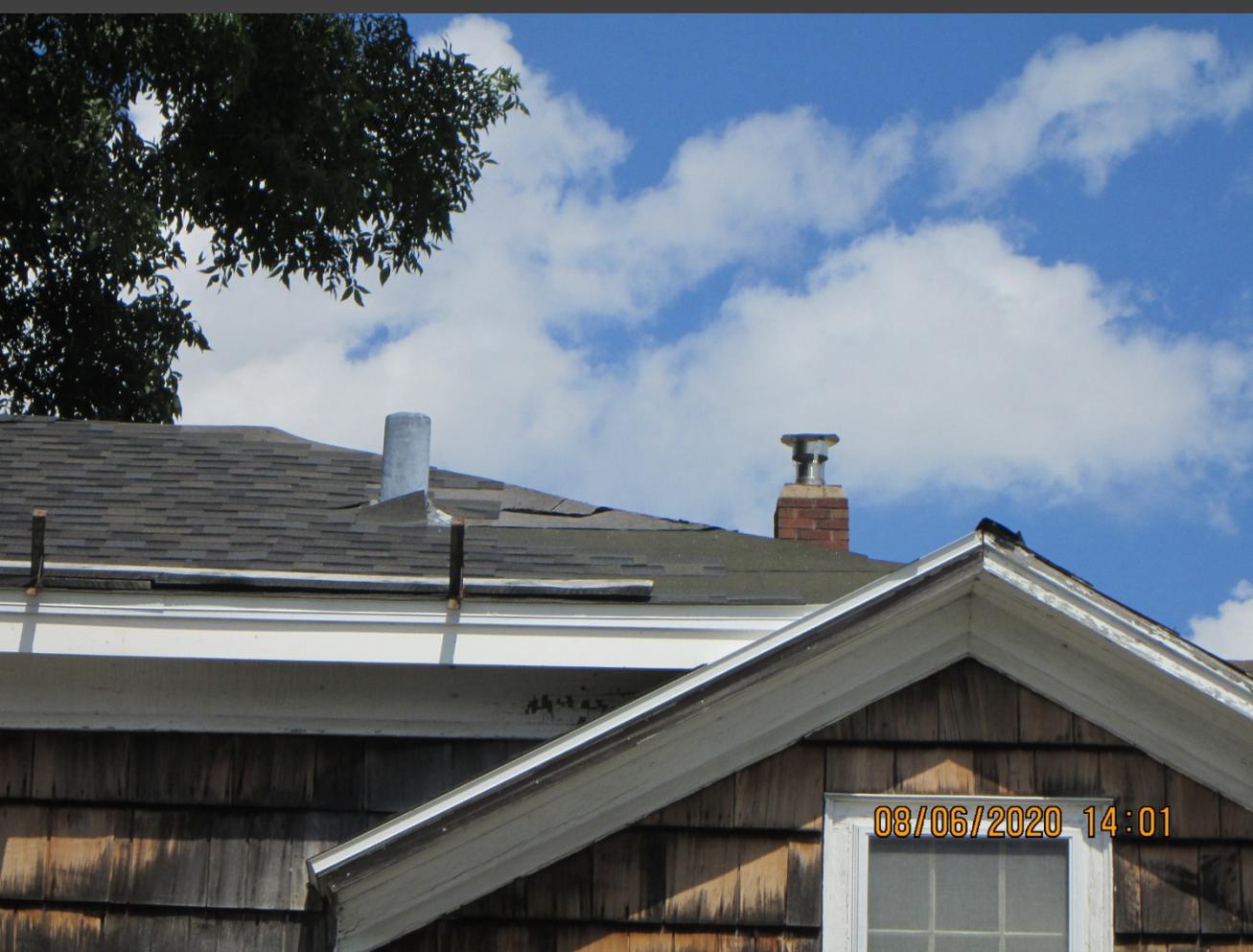




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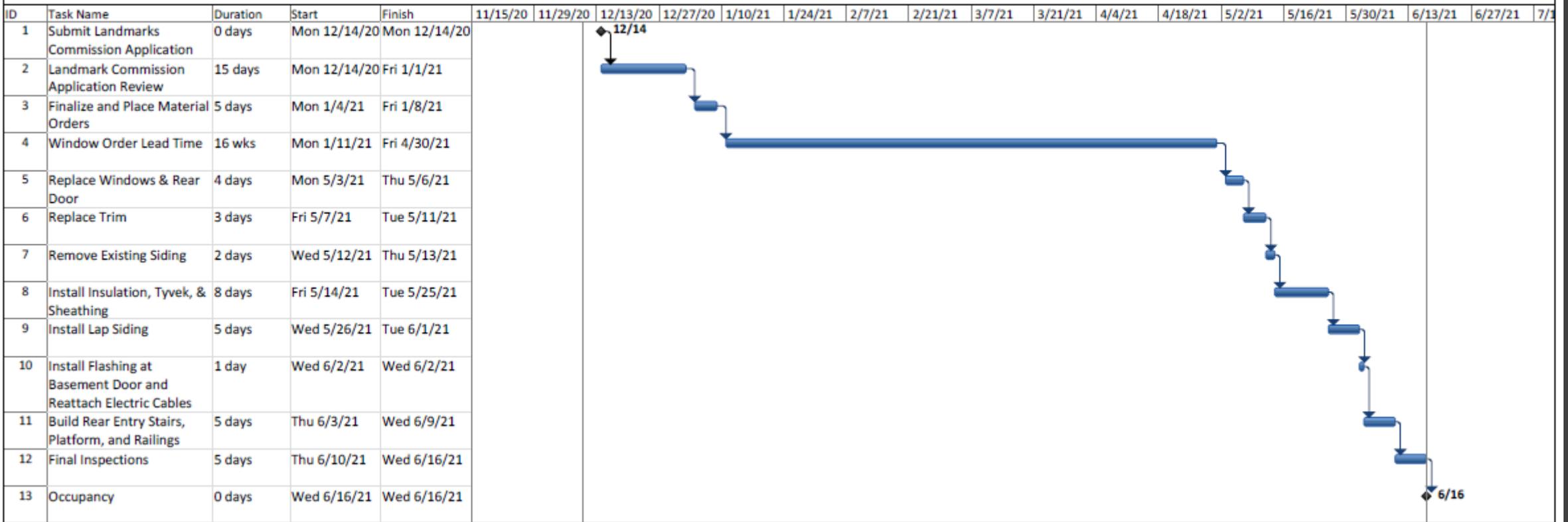
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Ryan Reda Remodel - 719 Jenifer St.



Staff Recommendation

Staff recommends that the Landmarks Commission find that the property at 719 Jenifer Street is undergoing demolition by neglect as defined in Chapter 41. However, if based on the testimony and discussion at the public hearing, the Landmarks Commission is highly confident that the property owner will secure a Certificate of Appropriateness and make the necessary repairs in an expedited timeframe, the Landmarks Commission could refer this matter to a future meeting. Staff would recommend that Landmarks Commission **defer their consideration to the matter to the May 17** commission meeting to monitor the progress, and set a date for the final consideration at that time.

