



Department of Planning & Community & Economic Development

Building Inspection Division

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October 21, 2014

DR MICHAEL KOHN
1014 WILLIAMSON ST
MADISON, WI 53703

Dr. Kohn,

At its meeting on October 6, 2014 the Madison Landmarks Commission reviewed, in accordance with the Madison General Ordinances pertaining to provisions of the Landmarks Ordinance, your plans to demolish the building located at 1018 Williamson Street in the Third Lake Ridge Historic District. The Landmarks Commission voted to suspend action on the request for a period of time not to exceed one (1) year.

As a result, the Due Date for compliance with the code violations and listed in Official Notice # CB2014-114-04999 shall be extended while a mutually agreeable method of saving the subject property is sought.

However, as per MGO 33.19(5)(c)2, you are required to take whatever steps are necessary to prevent further deterioration of the building. These steps shall be completed by December 10, 2014 and shall consist of the following:

- Continue to maintain all roof covering in a weather-tight condition.
- Close *and secure* any open windows so as to provide weather-tight surfaces and to prevent entry by animals. Note: This shall be enforced on an ongoing basis. The second floor window located above the front entry has been open on several occasions recently.
- Eliminate any holes or openings in the building fascias or soffits in such a way as to provide weather-tight surfaces and to prevent entry by animals. Note: Surface applies patches may be accepted on a temporary basis. This repair shall include, but is not limited to, the soffit on the front of the house located between the top of the second floor level and the attic.
- Along the rear of the building, eliminate the entry point for water that has been created due to the improperly lapped siding transition joint between the first and second floor levels. This shall be accomplished by properly sizing and installing the top course of T1-11 siding flush with the wall sheathing and installing properly lapped flashing between the top of the T1-11 siding and the siding above.

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- The foundation walls shall continue to be monitored for signs of further deterioration or structural failure.

Failure to complete these repairs by December 10, 2014 shall result in Official Notice # CB2014-114-04999 being promptly forwarded to the Office of City Attorney for legal action.

Furthermore, this and any additional extensions will be contingent upon meeting all expectations and/or deadlines as set forth by the Madison Landmarks Commission and/or the Preservation Planner during the one-year time period.

Please feel free to contact me with any questions.

Sincerely,

Adrian Van Berkel
Code Enforcement Officer III

cc: John Strange, Assistant City Attorney
Amy Scanlon, Preservation Planner
Kyle Bunnow, Housing Inspection Supervisor