



Department of Public Works

Engineering Division

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October 21, 2024

Plan Commission
c/o Planning Division
Department of Planning, Community & Economic Development
215 Martin Luther King Jr Blvd, LL-100
Madison, WI 53703

Re: Demolition of 1901, 1903, 1905, 1907, 1915 South Park Street and 1904 Beld Street

Letter of Intent

Dear Members of the Plan Commission:

The City of Madison has acquired the property located at 1901 South Park Street for land banking purposes as part of the updated South Madison Plan. (RES-21-00472). The 34,458 square foot property includes sub-addresses of 1903, 1905, 1907 and 1915 South Park Street and 1904 Beld Street.

The vacant retail strip shopping structure was originally constructed in 1958 with an addition to the north in 2003. The property is two story and consists of approximately 14,971 total square feet. The first floor consists of 9,752 square feet of retail space divided between five tenant spaces. The second level storage area consists of 5,219 square feet. The original building structure is concrete block with flat roof. The northernmost, 2003 portion of the building is pre-engineered steel with concrete block façade and steel deck over steel joists roof with an overhang at the rear of the building. The exterior finish of the building is painted concrete block.

City Engineering plans to make components of the structure available for salvage to Habitat for Humanity Restore. As part of the project's Public Works contract, the awarded General Contractor will be required to raze the structure and follow the approved reuse/recycling plan.

The property structure will be sampled for identification of hazardous materials such as asbestos, lead paint, CFC ballasts, mercury thermostats, etc. All items identified will be properly addressed by a certified abatement contractor as part of the demolition process.

If you have any questions regarding this project please feel free to contact Laura Amundson at (608) 242-5892, LAmundson@cityofmadison.com for issues related to the demolition of the structure.


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