



Application Type: DEMOLITION REVIEW
Legistar File ID # [63346](#)
Prepared By: Heather Bailey, Preservation Planner
Date Prepared: April 13, 2021

Summary

Relevant Ordinance Section:

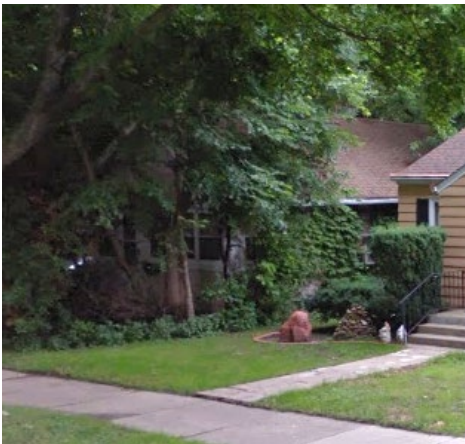
28.185(7)4. The Plan Commission shall consider the report of the City’s historic preservation planner regarding the historic value of the property as well as any report submitted by the Landmarks Commission.

2621 Moland Street

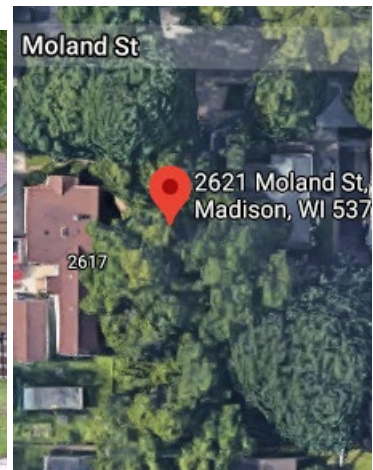
Single-family home constructed in 1925.



Google Street View



Google Street View



Google Earth

Applicant: Mike Weber

Applicant’s Comments: This 500 sq/ft house has numerous major issues. The foundation for the house has multiple large cracks running horizontally the full length of the wall. The wall is bowing in substantially and nearing catastrophic failure. Due to very large trees growing onto the house, the back addition (porch and bathroom) have been detached from the primary structure and severely compromised the house. The costs to fix these problems are cost prohibitive due to the very small size of the house.

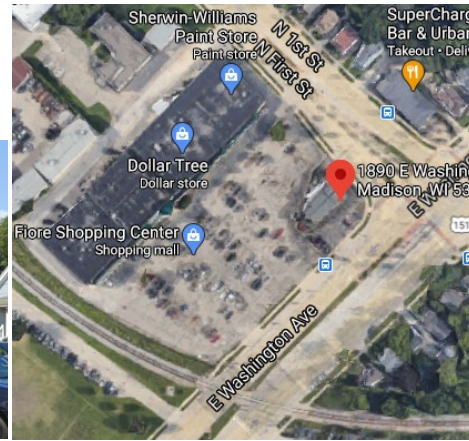
Staff Findings: A preservation file for this property does not exist. There is no site file with the Wisconsin Historical Society.

1890 E Washington Avenue

Commercial building constructed in 1970.



Google Street View



Google Earth

Applicant: Matthew Long, JLA Architects

Applicant’s Comments: The purpose of the demolition is to make way for a new multi-story mixed-use development with residential units and parking.

Staff Findings: A preservation file for this property does not exist. There is no site file with the Wisconsin Historical Society.

1858 E Washington Avenue

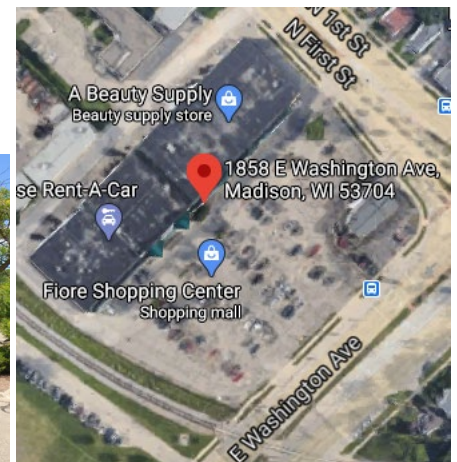
Commercial building constructed in 1962.



Google Street View



Google Street View



Google Earth

Applicant: Matthew Long, JLA Architects

Applicant’s Comments: The purpose of the demolition is to make way for a new multi-story mixed-use development with residential units and parking.

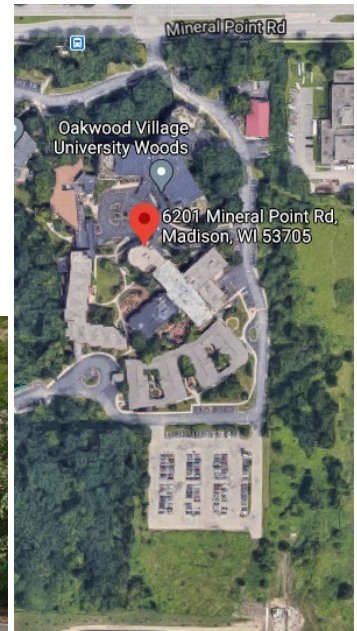
Staff Findings: A preservation file for this property does not exist. There is no site file with the Wisconsin Historical Society.

6201 Mineral Point Road

Commercial building constructed in 1961 with an addition in 1967.



Google Street View



Google Earth

Applicant: David Bertsch, Oakwood Village Lutheran Senior Ministries

Applicant's Comments: We will be submitting for a Major Amendment to an Approved Planned Development (GDP, SIP). This submittal will include the demolition of our Hebron Oaks building. The 1961 and 1967 sections of the building will be demolished. The 1982 section will remain in place along with the skywalk that connects to Heritage Oaks. The site area where demolition occurs will be restored to a green space for resident use.

Staff Findings: A preservation file for this property does not exist. There is no site file with the Wisconsin Historical Society.

222 E Olin Avenue

Commercial building constructed in 1930.



Google Street View



Google Earth

Applicant: Michael Metzger, McGrath Property Group

Applicant's Comments: To construct 18 story mixed-use building with 291 apartments, 12,500 square feet of commercial space and parking.

Staff Findings: The preservation file for this property indicates that the vernacular brick building was constructed in 1930 as Eddie's Wonder Bar. The bar was started by Eddie Touhy with money from his brother, Roger "The Terrible" Touhy, who controlled an illegal alcohol distribution and gambling business during Prohibition, and was a leader of an Irish gang known to be a rival of Al Capone. The front and back bars were moved here from Chicago when the bar opened. In the

1930s, it was “a favorite watering hole of gangsters on their way from Chicago to the north woods.” The bar and restaurant have remained in continuous operation since opening.

In 2008, the Madison Trust for Historic Preservation submitted a draft landmark nomination, but discontinued the process at the request of the property owner. The nomination made the argument that this structure was eligible to be a landmark under Criterion 1 due to its association with the Prohibition Era with this location representing the network of roadhouses constructed at the edges of cities and operated by gangsters of the era for the purpose of distribution of illegal alcohol.

232 E Olin Avenue

Commercial building constructed in 1995.



Google Street View



Google Earth

Applicant: Michael Metzger, McGrath Property Group

Applicant’s Comments: To construct 18 story mixed-use building with 291 apartments, 12,500 square feet of commercial space and parking.

Staff Findings: A preservation file for this property does not exist. There is no site file with the Wisconsin Historical Society.

4145 Country Club Road

Commercial building constructed in 1973.



Nakoma.org



Google Earth

Applicant: Doug Hursh, Potter Lawson

Applicant’s Comments: Nakoma Golf Club intends to demolish and replace their current pool and pool house.

Staff Findings: A preservation file for this property does not exist. There is no site file with the Wisconsin Historical Society.