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Site of demolished Aurora building to be open space – for now



The building at 43-49 E. Downer Place is gone, soon to be replaced by green grass and eventually a new building.

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The building that once held the Visiting Nurses Association on Downer Place in downtown Aurora is now demolished.

All that's left on the lots at 43-49 E. Downer Place are bricks and broken building materials, and construction workers are picking through those and taking them away every day.

Eventually, the property owner will do what is called "greening" the lot – planting grass there and letting it stay as an open area.

But within the next five years, the landowner, Wennlund Farm LLC, a Sho-Deen Inc.-affiliated company, will build a new building on the lots, worth at least \$1 million.

The city has a lien on the property guaranteeing that. If Wennlund does not build the building on that site, the city will get \$250,000, the value of the lien.

That's also what it cost Wennlund to tear the building down, which it will get reimbursed by the downtown tax increment financing district.

City officials are thinking that Sho-Deen eventually will do a development on the whole block along Water Street, between Downer and Benton Street. Shodeen also owns the rest of those properties there, which right now are buildings the city uses, and parking lots.

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