



IMPORTANT NOTICE: A \$25 FILING FEE MUST ACCOMPANY THIS APPEAL, WITHIN THE DEADLINE REFERENCED BY THE BILL.

Checks should be made payable to: City of Milwaukee and a copy of the bill should be included with your appeal

IMPORTANT NOTICE FOR CUSTOMERS PAYING BY CHECK

When you provide a check as payment, you authorize us either to use information from your check to make a one-time electronic fund transfer from your account, or to process the payment as a check transaction.

IF THE CHARGES HAVE ALREADY APPEARED ON YOUR TAX BILL, THIS APPEAL CANNOT BE FILED.

TO: Administrative Review Board of Appeals
City Hall, Rm. 205
200 E. Wells St.
Milwaukee, WI 53202
(414) 286-2231

DATE: 4/30/25

RE: 13105 Cesar Chavez Drive
(Address of property in question)

Under ch. 68, Wis. Stats., s. 320-11 of the Milwaukee Code of Ordinances, this is a written petition for appeal and hearing.

I am appealing the administrative procedure followed by Water Works
(Name of City Department)

Amount of the charges \$ 254.00

Charge relative to: First reinspection / Subsequent reinspections

I feel the City's procedure was improper due to the following reasons and I have attached any supporting evidence, including city employee's names/dates which I spoke to regarding this issue and copies of any city orders received:

We received a flyer in early March regarding the lead water service replacement program. On March 28, we received a notice for reinspection, which was unexpected as we were not informed that an inspection would take place. Subsequently, on March 31, 2025, we received a letter notifying us of a first reinspection fee. Given that all these communications occurred within the same month, we believe it is unreasonable to impose reinspection charges without prior notice (see back for continuation)

Signature

Betsua Rubio

Name (please print)

1934 58th St Milwaukee WI 53204

Mailing address and zip code

414-306-2569

Daytime phone number

11dmmlke@gmail.com

E-Mail Address(es)

or adequate time to prepare. We were not aware that an inspection was scheduled, and thus could not take the necessary action to avoid these charges.

In addition, we have applied for the lead water service replacement program and are waiting on approval.

We kindly request the removal of the reinspection charges from our account. We are committed to complying with the lead water service replacement program and will ensure that our participation

thank you for your understanding and prompt attention to this matter.



1310 S. Cesar Chavez Dr.
ORD-25-02079

Jezamil Arroyo-Vega
Commissioner

Department of Neighborhood Services

LEAD WATER SERVICE REPLACEMENT PROGRAM

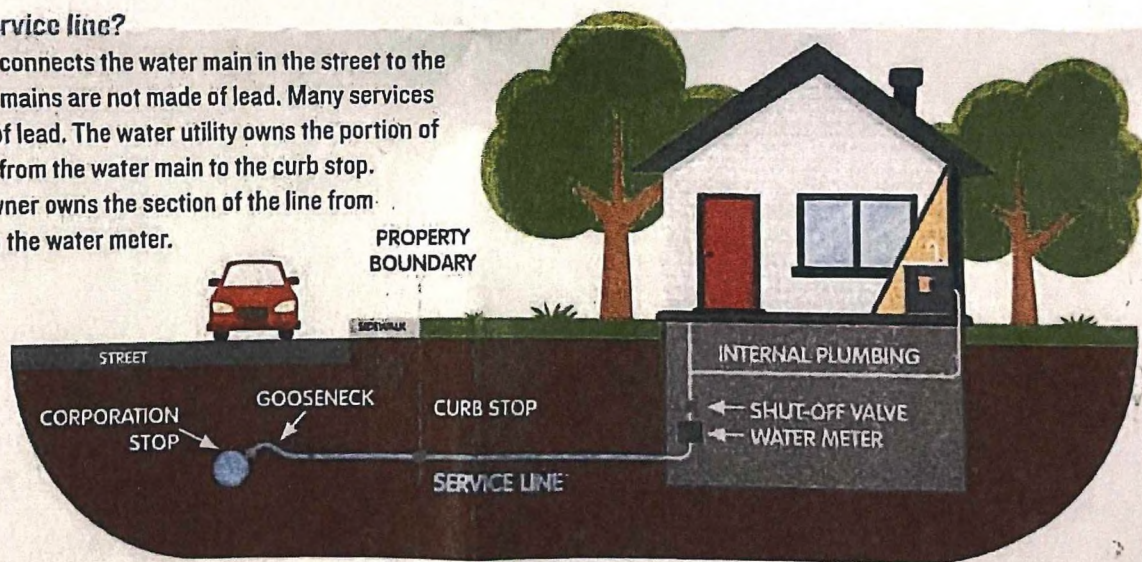
MILWAUKEE WATER WORKS 414-286-6304

option #4

Milwaukee Code of Ordinances § 225-22.5 requires replacement of the lead service line with copper from the water main to the curb stop (city-owned) and from the curb stop to the meter (customer owned).

What is the service line?

The service line connects the water main in the street to the property. Water mains are not made of lead. Many service lines are made of lead. The water utility owns the portion of the service line from the water main to the curb stop. The property owner owns the section of the line from the curb stop to the water meter.



To avoid a violation order and reinspection fees, please have building owner contact Milwaukee Water Department at 414-286-6304 to sign up for the lead water service replacement program.

Funding for your lead water service replacement is available, please contact 414-286-6304 for more information.





1310 S. CESAR
CH
City of Milwaukee
Department of
Neighborhood Services
841 N. Broadway
Milwaukee, WI 53202

Date 3-28-25 Time 11:30

Our Inspector came to make an inspection today but found you were out.

Please call the inspector any weekday at the number given below to make appointment for this inspection.

Please call between 8 A.M. - 9 A.M.

INSPECTOR DAVE MATTOX

PHONE 414-286-8262

MONTHLY
RE-INSPECTION
FEE
Z



DNS-70B V1 trw 05/20/2015



Department of Neighborhood Services
Enforcement Section
841 N. Broadway
Milwaukee, WI 53202

March 31, 2025
Order #: ORD-25-02079

IGLESIA DEL DIOS VIVO COLUMNA Y APOYO DE LA VERDAD LA LUZ DEL MUNDO INC
1310 S CESAR E CHAVEZ DR
MILWAUKEE, WI 53204

Re: 1310 S CESAR E CHAVEZ DR

When a property is reinspected and violations remain uncorrected, the Milwaukee Code of Ordinances provides for these reinspection fees:

First reinspection \$254.00
Second reinspection \$508.00
All subsequent reinspections \$508.00

There is no charge for the reinspection that shows compliance with all violations.

All reinspections which show noncompliance with the order will be charged at the above rate. These fees will be assessed against the property as a special charge and will appear on the tax bill for this property. On 03/28/2025, we imposed a \$254.00 reinspection fee, which includes a 1.6% training and technology surcharge. Any outstanding fees not paid by August 31, 2025 will automatically be assessed to your 2025 tax bill.

As you can see, the cost of noncompliance with the code can add up quickly. The Department would prefer to see you put the money into correcting the violations and not into paying reinspection fees. Please contact me as soon as the violations have been corrected. If I do not hear from you, we will continue to reinspect until the property has been brought into compliance with the code. Please do not put us in that situation.

If you wish to appeal this charge you must file that appeal within 30 days of the date of this letter. It must be filed with the: Administrative Review and Appeals Board, Office of the City Clerk, Room 205 City Hall, 200 E Wells Street, Milwaukee Wisconsin 53202, 414-286-2221. Please contact them to obtain the proper application form. There is a \$25 fee required when filing this appeal.

Please be advised that if you have filed for bankruptcy, this letter is for informational purposes and is not intended as to be construed as an attempt to collect a debt during the pendency of your bankruptcy as other conditions may apply.

To discuss the violations, please contact the Inspector listed below. Please contact your attorney with any legal questions as this office cannot give legal advice.

Please call Inspector David Mattox at 414-286-8262 during the hours of 8:00 a.m. to 10:00 a.m. Monday through Friday for information on which violations remain uncorrected or if you have any questions. Violations can also be viewed on our website at www.milwaukee.gov/tms.

David Mattox

Recipients:

IGLESIA DEL DIOS VIVO COLUMNA Y APOYO DE LA VERDAD LA LUZ DEL MUNDO INC, 1310 S CESAR E CHAVEZ DR, MILWAUKEE WI 53204
IGLESIA DEL DIOS VIVO COLUMNA Y APOYO DE LA VERDAD, LA LUZ DEL MUNDO INC., BETSUA RUBIO, R.A., 1310 S CESAR CHAVEZ DR, MILWAUK

Galaxy A35 5G

841 N. Broadway • Milwaukee, WI 53202 • 414-286-2268 • www.milwaukee.gov/dns





Election to Use City Contractor to Replace Lead Service Line and Install
Meter Setting
Temporary Right of Entry, Construction Easement, and Hold Harmless
Agreement

Address of Property with Lead Service Line to be replaced ("PROPERTY"): 1310 S. Cesar Chavez Drive, Milwaukee, WI 53204

Check one box below:

- ☒ Per the City Assessor's records, PROPERTY is a 1-, 2-, 3-, or 4-family dwelling or a child care facility.
- ☐ Per the City Assessor's records, PROPERTY is not a 1-, 2-, 3-, or 4-family dwelling or a child care facility.

The owner ("OWNER") of the PROPERTY and the City of Milwaukee ("CITY") agree as follows:

- (a) **OWNER Election.** OWNER elects to have a CITY contractor replace the privately-owned section of the lead service line ("LSL") according to the scope of work set forth in Attachment A ("SCOPE OF WORK").
- (b) **Right of Entry and Temporary Easement.** OWNER grants to CITY, its agents and contractors, the right to enter upon the PROPERTY to perform the SCOPE OF WORK. CITY, and its employees, agents and contractors, shall have access to the PROPERTY as needed to perform the work.
- (c) **Compliance with Laws.** All work performed on the PROPERTY by CITY, or CITY's employees, agents and contractors, shall be conducted in compliance with all federal, state and local laws, orders, regulations and ordinances.
- (d) **Hold Harmless.** CITY shall cause its contractor(s) to maintain appropriate insurance coverage. OWNER agrees to hold CITY harmless regarding any damage or injury to person or property caused by CITY or its employees, agents, or contractors on the PROPERTY.
- (e) **Duration.** This agreement shall be effective as of the date indicated below by OWNER and shall remain in effect until completion of the work.

CITY:

Name Printed: Patrick W. Pauly, P.E.

Name Signed:

Patrick W. Pauly

Title:

Superintendent

OWNER:

Name Printed Nancy Gomez

Name Signed

Nancy Gomez

Date 04/07/2025

Address of Property Owner 1310 S. Cesar Chavez Drive

City Milwaukee State WI Zip 53204 Email: nancy1225@att.net

Phone #1: 414-349-4324 Circle one: Cell phone / Land Line Is it OK to text you? Y / N

Phone #2: _____ Circle one: Cell phone / Land Line Is it OK to text you? Y / N

Yes X No There are children under the age of six and/or women who are pregnant, may become pregnant (ages 15-45) or who are breastfeeding in this home.

☐ Check here if the property is currently vacant.

ATTACHMENT A

SCOPE OF WORK

- i. OWNER hereby allows CITY, its employees, agents, and contractors, the right to enter upon the PROPERTY to replace the LSL from the outlet joint of the curb stop with copper tubing up to and including the meter setting in the basement. The replacement of the LSL is expected to be conducted by excavating at the curb stop, pulling or boring new copper tubing through the route of the existing LSL, penetrating through the basement wall or floor, installing a new meter setting including inlet and outlet valves and connecting the meter setting to the building's internal plumbing. A hole will be made in the basement floor or wall to accept the new copper service line. In the event that this pulling or boring technique cannot be used, as determined by the CITY, an open cut excavation will be made from the curb stop to the foundation wall in which copper tubing will be placed, penetrating through the basement wall or floor, installing a new meter setting including inlet and outlet valves and connecting the meter setting to the building's internal plumbing.

CITY, its employees, agents, and contractors, shall restore the exterior work site to its pre-replacement condition as follows: Restoration of the OWNER's side is limited to the excavation and impacted lawn areas. Extraordinary physical or other obstacles, such as porches, stairs, walls or fences, ("OBSTACLES") must be removed by and at the expense of the OWNER if the CITY determines that removal of the OBSTACLE is necessary to perform the LSL replacement. Private walks, trees, shrubs and landscaping are the responsibility of the OWNER. Impacted lawn areas will be backfilled to include no less than 12" of topsoil at lawn excavations. The hole in the wall or floor to accept the new copper service line will be patched within three days.

- ii. CITY, its employees, agents, and contractors shall keep the PROPERTY free of liens resulting from its activities and those of its employees, agents and contractors.
- iii. CITY anticipates that the excavation for the pulling/boring technique will be six (6) feet by eight (8) feet at the curb stop. If open trench is used, the excavation will be about three (3) feet wide from the curb stop to the foundation wall.
- iv. The ownership and maintenance requirements of the new water service line and meter setting shall remain the responsibility of the OWNER.

Costs

PROPERTY is a 1-, 2-, 3-, or 4-family dwelling or a child care facility

- Milwaukee Water Works will coordinate the lead service line replacement project, hire a contractor and pay all costs. There is no cost to the OWNER in this instance.

PROPERTY is not a 1-, 2-, 3-, or 4-family dwelling or a child care facility

- Milwaukee Water Works will coordinate the lead service line replacement project, hire a contractor and pay all costs up front. When the project is complete, the City will assess the cost as a special assessment to the property. The City will bill the lesser of the 5-year average or actual cost (100%) of the private side.
- The OWNER must then pay the special assessment in full, which may be done within 45 days of invoice date, or over 15 years, with interest (prime rate + 1%) as part of the property tax. The OWNER may choose to pay off the balance any time before the close of the 15-year period.

Receipt of ARBA Fee

Date: 4/30/25

Received Of: Betsio Rubio

Property at: 1310 S. Cesar Chavez Dr.

Received By: LME

Check # (If Applicable): Cash

Amount: \$25.00

*E CITY CLERK - RCJD
2025 APR 30 PM 8:27