



**CITY OF MILWAUKEE
OFFICE OF THE CITY CLERK**

Wednesday, October 29, 2025

COMMITTEE MEETING NOTICE

AD 04

CONKLIN, JR, Robert E, Agent
PROBUCOLLS ASSOCIATION
9733 W GREENFIELD AV
WEST ALLIS, WI 53214

You are requested to attend a hearing which is to be held in Room 301-B, Third Floor, City Hall or you may attend virtually using the link below.

Tuesday, November 11, 2025 at 02:30 PM

The access code is <https://meet.goto.com/658271221>. Please see the enclosed best practices document for further instructions.

Regarding: Your Rooming House License Renewal Application as agent for "PROBUCOLLS ASSOCIATION" for "THE CLARK HOUSE" at 933 N 24th St.



There is a possibility that your application may be denied for one or more of the following reasons: The recommendation of the committee regarding the application shall be based on evidence presented at the hearing. Per MCO 85-4-4, unless otherwise specified in the code, probative evidence concerning non-renewal, suspension or revocation may include evidence of the following: failure of the applicant to meet municipal qualifications, pending charges against or the conviction of any felony, misdemeanor, municipal offense or other offense, the circumstances of which substantially relate to the circumstances of the particular licensed or permitted activity, by the applicant or by any employee or other agent of the applicant. If the activities of the applicant involve a licensed premises, whether the premises tends to facilitate a public or private nuisance or has been the source of congregations of persons which have resulted in any of the following: disturbance of the peace; illegal drug activity; public drunkenness; drinking in public; harassment of passers-by; gambling; prostitution; sale of stolen goods; public urination; theft; assaults; battery; acts of vandalism including graffiti, excessive littering, loitering, illegal parking, loud noise at times when the licensed premise is open for business; traffic violations; curfew violations; lewd conduct; display of materials harmful to minors, pursuant to s. 106-9.6; or any other factor which reasonably relates to the public health, safety and welfare, or failure to comply with the approved plan of operation. See attached police report or correspondence.

**Notice for applicants with
warrants or unpaid fines:**

Proof of warrant satisfaction or payment of fines must be submitted at the hearing on the above date and time. Failure to comply with this requirement may result in a delay of the granting/denial of your application.

Failure to appear at this meeting may result in the denial of your license. Individual applicants must appear only in person or by an attorney. Corporate or Limited Liability applicants must appear only by the agent designated on the application or by an attorney. Partnership applicants must appear by a partner listed on the application or by an attorney. If you wish to do so and at your own expense, you may be accompanied by an attorney of your choosing to represent you at this hearing.

You will be given an opportunity to speak on behalf of the application and to respond and challenge any charges or reasons given for the denial. No petitions can be accepted by the committee, unless the people who signed the petition are present at the committee hearing and willing to testify. You may present witnesses under oath and you may also confront and cross-examine opposing witnesses under oath. If you have difficulty with the English language, you should bring an interpreter with you, at your expense, so that you can answer questions and participate in your hearing.

You may examine the application file at this office during regular business hours prior to the hearing date. Inquiries regarding this matter may be directed to the person whose signature appears below.

Limited parking for persons attending meetings during normal business hours is available at reduced rates (5 hour limit) at the Milwaukee Center on the southwest corner of Kilbourn Avenue and Water Street. You must present a copy of the meeting notice to the parking cashier.

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Council Services Division ADA Coordinator at (414) 286-2998, Fax - (414) 286-3456, TDD - (414) 286-2025.

JIM OWCZARSKI, CITY CLERK

BY: _____

**Jim Cooney
License Division Manager**

If you have questions regarding this notice, please contact the License Division at (414) 286-2238.

200 E. Wells Street, Room 105, City Hall, Milwaukee, WI 53202. www.milwaukee.gov/license
Phone: (414) 286-2238 Fax: (414) 286-3057 Email Address: License@milwaukee.gov



**CITY OF MILWAUKEE
OFFICE OF THE CITY CLERK**

Wednesday, October 29, 2025

COMMITTEE MEETING NOTICE

AD 04

CONKLIN, JR, Robert E, Agent
PROBUCOLLS ASSOCIATION
9733 W GREENFIELD AV
WEST ALLIS, WI 53214

You are requested to attend a hearing which is to be held in Room 301-B, Third Floor, City Hall or you may attend virtually using the link below.

Tuesday, November 11, 2025 at 02:30 PM

The access code is <https://meet.goto.com/658271221>. Please see the enclosed best practices document for further instructions.

Regarding: Your Rooming House License Renewal Application as agent for "PROBUCOLLS ASSOCIATION" for "THE CLARK HOUSE" at 939 N 24TH St.

There is a possibility that your application may be denied for one or more of the following reasons: The recommendation of the committee regarding the application shall be based on evidence presented at the hearing. Per MCO 85-4-4, unless otherwise specified in the code, probative evidence concerning non-renewal, suspension or revocation may include evidence of the following: failure of the applicant to meet municipal qualifications, pending charges against or the conviction of any felony, misdemeanor, municipal offense or other offense, the circumstances of which substantially relate to the circumstances of the particular licensed or permitted activity, by the applicant or by any employee or other agent of the applicant. If the activities of the applicant involve a licensed premises, whether the premises tends to facilitate a public or private nuisance or has been the source of congregations of persons which have resulted in any of the following: disturbance of the peace; illegal drug activity; public drunkenness; drinking in public; harassment of passers-by; gambling; prostitution; sale of stolen goods; public urination; theft; assaults; battery; acts of vandalism including graffiti, excessive littering, loitering, illegal parking, loud noise at times when the licensed premise is open for business; traffic violations; curfew violations; lewd conduct; display of materials harmful to minors, pursuant to s. 106-9.6; or any other factor which reasonably relates to the public health, safety and welfare, or failure to comply with the approved plan of operation. See attached police report or correspondence.

**Notice for applicants with
warrants or unpaid fines:**

Proof of warrant satisfaction or payment of fines must be submitted at the hearing on the above date and time. Failure to comply with this requirement may result in a delay of the granting/denial of your application.

Failure to appear at this meeting may result in the denial of your license. Individual applicants must appear only in person or by an attorney. Corporate or Limited Liability applicants must appear only by the agent designated on the application or by an attorney. Partnership applicants must appear by a partner listed on the application or by an attorney. If you wish to do so and at your own expense, you may be accompanied by an attorney of your choosing to represent you at this hearing.

You will be given an opportunity to speak on behalf of the application and to respond and challenge any charges or reasons given for the denial. No petitions can be accepted by the committee, unless the people who signed the petition are present at the committee hearing and willing to testify. You may present witnesses under oath and you may also confront and cross-examine opposing witnesses under oath. If you have difficulty with the English language, you should bring an interpreter with you, at your expense, so that you can answer questions and participate in your hearing.

You may examine the application file at this office during regular business hours prior to the hearing date. Inquiries regarding this matter may be directed to the person whose signature appears below.

Limited parking for persons attending meetings during normal business hours is available at reduced rates (5 hour limit) at the Milwaukee Center on the southwest corner of Kilbourn Avenue and Water Street. You must present a copy of the meeting notice to the parking cashier.

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Council Services Division ADA Coordinator at (414) 286-2998, Fax - (414) 286-3456, TDD - (414) 286-2025.

JIM OWCZARSKI, CITY CLERK

BY: _____


Jim Cooney
License Division Manager

If you have questions regarding this notice, please contact the License Division at (414) 286-2238.

200 E. Wells Street, Room 105, City Hall, Milwaukee, WI 53202. www.milwaukee.gov/license
Phone: (414) 286-2238 Fax: (414) 286-3057 Email Address: License@milwaukee.gov



**CITY OF MILWAUKEE
OFFICE OF THE CITY CLERK**

Wednesday, October 29, 2025

COMMITTEE MEETING NOTICE

AD 04

CONKLIN, JR, Robert E, Agent
PROBUCOLLS ASSOCIATION
9733 W GREENFIELD AV
WEST ALLIS, WI 53214

You are requested to attend a hearing which is to be held in Room 301-B, Third Floor, City Hall or you may attend virtually using the link below.

Tuesday, November 11, 2025 at 02:30 PM

The access code is <https://meet.goto.com/658271221>. Please see the enclosed best practices document for further instructions.

Regarding: Your Rooming House License Renewal Application as agent for "PROBUCOLLS ASSOCIATION" for "THE CLARKE HOUSE" at 947 N 24TH St.

There is a possibility that your application may be denied for one or more of the following reasons: The recommendation of the committee regarding the application shall be based on evidence presented at the hearing. Per MCO 85-4-4, unless otherwise specified in the code, probative evidence concerning non-renewal, suspension or revocation may include evidence of the following: failure of the applicant to meet municipal qualifications, pending charges against or the conviction of any felony, misdemeanor, municipal offense or other offense, the circumstances of which substantially relate to the circumstances of the particular licensed or permitted activity, by the applicant or by any employee or other agent of the applicant. If the activities of the applicant involve a licensed premises, whether the premises tends to facilitate a public or private nuisance or has been the source of congregations of persons which have resulted in any of the following: disturbance of the peace; illegal drug activity; public drunkenness; drinking in public; harassment of passers-by; gambling; prostitution; sale of stolen goods; public urination; theft; assaults; battery; acts of vandalism including graffiti, excessive littering, loitering, illegal parking, loud noise at times when the licensed premise is open for business; traffic violations; curfew violations; lewd conduct; display of materials harmful to minors, pursuant to s. 106-9.6; or any other factor which reasonably relates to the public health, safety and welfare, or failure to comply with the approved plan of operation. See attached police report or correspondence.

**Notice for applicants with
warrants or unpaid fines:**

Proof of warrant satisfaction or payment of fines must be submitted at the hearing on the above date and time. Failure to comply with this requirement may result in a delay of the granting/denial of your application.

Failure to appear at this meeting may result in the denial of your license. Individual applicants must appear only in person or by an attorney. Corporate or Limited Liability applicants must appear only by the agent designated on the application or by an attorney. Partnership applicants must appear by a partner listed on the application or by an attorney. If you wish to do so and at your own expense, you may be accompanied by an attorney of your choosing to represent you at this hearing.

You will be given an opportunity to speak on behalf of the application and to respond and challenge any charges or reasons given for the denial. No petitions can be accepted by the committee, unless the people who signed the petition are present at the committee hearing and willing to testify. You may present witnesses under oath and you may also confront and cross-examine opposing witnesses under oath. If you have difficulty with the English language, you should bring an interpreter with you, at your expense, so that you can answer questions and participate in your hearing.

You may examine the application file at this office during regular business hours prior to the hearing date. Inquiries regarding this matter may be directed to the person whose signature appears below.

Limited parking for persons attending meetings during normal business hours is available at reduced rates (5 hour limit) at the Milwaukee Center on the southwest corner of Kilbourn Avenue and Water Street. You must present a copy of the meeting notice to the parking cashier.

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Council Services Division ADA Coordinator at (414) 286-2998, Fax - (414) 286-3456, TDD - (414) 286-2025.

JIM OWCZARSKI, CITY CLERK

BY:

**Jim Cooney
License Division Manager**

If you have questions regarding this notice, please contact the License Division at (414) 286-2238.

200 E. Wells Street, Room 105, City Hall, Milwaukee, WI 53202. www.milwaukee.gov/license
Phone: (414) 286-2238 Fax: (414) 286-3057 Email Address: License@milwaukee.gov



**CITY OF MILWAUKEE
OFFICE OF THE CITY CLERK**

Wednesday, October 29, 2025

COMMITTEE MEETING NOTICE

AD 04

CONKLIN, JR, Robert E, Agent
PROBUCOLLS ASSOCIATION
9733 W GREENFIELD AV
WEST ALLIS, WI 53214

You are requested to attend a hearing which is to be held in Room 301-B, Third Floor, City Hall or you may attend virtually using the link below.

Tuesday, November 11, 2025 at 02:30 PM

The access code is <https://meet.goto.com/658271221>. Please see the enclosed best practices document for further instructions.

Regarding: Your Rooming House License Renewal Application as agent for "PROBUCOLLS ASSOCIATION" for "THE CLARK HOUSE" at 943 N 24TH St.

There is a possibility that your application may be denied for one or more of the following reasons: The recommendation of the committee regarding the application shall be based on evidence presented at the hearing. Per MCO 85-4-4, unless otherwise specified in the code, probative evidence concerning non-renewal, suspension or revocation may include evidence of the following: failure of the applicant to meet municipal qualifications, pending charges against or the conviction of any felony, misdemeanor, municipal offense or other offense, the circumstances of which substantially relate to the circumstances of the particular licensed or permitted activity, by the applicant or by any employee or other agent of the applicant. If the activities of the applicant involve a licensed premises, whether the premises tends to facilitate a public or private nuisance or has been the source of congregations of persons which have resulted in any of the following: disturbance of the peace; illegal drug activity; public drunkenness; drinking in public; harassment of passers-by; gambling; prostitution; sale of stolen goods; public urination; theft; assaults; battery; acts of vandalism including graffiti, excessive littering, loitering, illegal parking, loud noise at times when the licensed premise is open for business; traffic violations; curfew violations; lewd conduct; display of materials harmful to minors, pursuant to s. 106-9.6; or any other factor which reasonably relates to the public health, safety and welfare, or failure to comply with the approved plan of operation. See attached police report or correspondence.

**Notice for applicants with
warrants or unpaid fines:**

Proof of warrant satisfaction or payment of fines must be submitted at the hearing on the above date and time. Failure to comply with this requirement may result in a delay of the granting/denial of your application.

Failure to appear at this meeting may result in the denial of your license. Individual applicants must appear only in person or by an attorney. Corporate or Limited Liability applicants must appear only by the agent designated on the application or by an attorney. Partnership applicants must appear by a partner listed on the application or by an attorney. If you wish to do so and at your own expense, you may be accompanied by an attorney of your choosing to represent you at this hearing.

You will be given an opportunity to speak on behalf of the application and to respond and challenge any charges or reasons given for the denial. No petitions can be accepted by the committee, unless the people who signed the petition are present at the committee hearing and willing to testify. You may present witnesses under oath and you may also confront and cross-examine opposing witnesses under oath. If you have difficulty with the English language, you should bring an interpreter with you, at your expense, so that you can answer questions and participate in your hearing.

You may examine the application file at this office during regular business hours prior to the hearing date. Inquiries regarding this matter may be directed to the person whose signature appears below.

Limited parking for persons attending meetings during normal business hours is available at reduced rates (5 hour limit) at the Milwaukee Center on the southwest corner of Kilbourn Avenue and Water Street. You must present a copy of the meeting notice to the parking cashier.

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Council Services Division ADA Coordinator at (414) 286-2998, Fax - (414) 286-3456, TDD - (414) 286-2025.

JIM OWCZARSKI, CITY CLERK

BY: _____

Jim Cooney
License Division Manager

If you have questions regarding this notice, please contact the License Division at (414) 286-2238.

200 E. Wells Street, Room 105, City Hall, Milwaukee, WI 53202. www.milwaukee.gov/license
Phone: (414) 286-2238 Fax: (414) 286-3057 Email Address: License@milwaukee.gov

Oct 27th 2025

City of Milwaukee
Rec Dept:

MR. Cooney;

Enclosed - Subject - Licenses & Condition
The Clark House property, Robert JR. Conklin.
(five pages)

- Page 1-5 1. enclosed letter dated Oct 27-2025 -
- Page 6-11 2. indecent exposure #222380535
- Page 12-19 3. work ordered history (screen shots) ^{closed without work being done}
- Page 20-21 4. Eric Konwardowski letter DNS Has copy
- DNS-copy Jennifer Anderson letter DNS Has copy
- Page 22-24 Loren Austin letter DNS Has copy
- * DNS - had missing letter - we provided copies of this letter to DNS -
- Page 25 5. Redwood, plywood 2424 West Kelbourn
Basically all Bldg done have sidewalks
mud paths in the winter
- Page 26-32 6. 947 North 24th street engineering report
& photos
- map 33 7. photo's presented at hi hearing of conditions
page behind the Clark House - map.
4/11/39
- Page 40-41 8. 2448 - West Kelbourn enforcement New
parking lot. - less 50'-0 from Clark House
- 42-56 9. Overview of the Clark House site showing
page land area, and conditions photos

additional photo's showing the
conditions, in season, and weather conditions
depending on the rain condition extend
to the ally - The red Backalley.

page 42-56

Basically the condition at Clark House since New
ownership, similar to the last operator

1. Car that stolen behind the Clark House
cars with no license plates
Cars been in an accident
mechanical work ~~not~~ being performed
people parking drug, buying, selling, sex.
2. The maintenance behind the Clark House properties
have turned into a dense forest, undergrowth,
weeds, dead trees, which attracts illegal
activity.
3. continuous 20 yard dumpster, ? yard, ?
4. The owner of 2448 west Kelborn had to
install a proper parking lot, photo

There are many issues here, too many to cover
in a short time.

James Dulea

414 902-3030

James Dieter
2432 W. Kilbourn Ave.
Milwaukee, WI 53233
blackhawkantiques@yahoo.com
414-902-3030

October 27, 2025

To: All Milwaukee Common Council Members
Mayor Cavalier Johnson
City of Milwaukee Licensing Department
DNS Commissioner Arroyo-Vega
City Attorney Evan Goyke
Attorney Basil Loeb

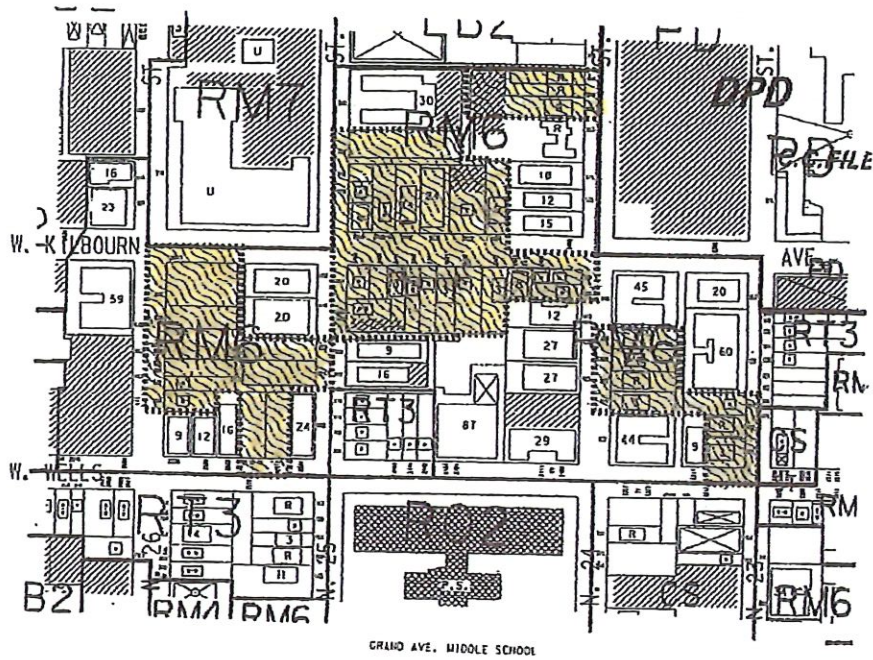
Subject: **Licenses and Conditions at: 2424 W. Kilbourn Ave, 933-947 N 24th St, Milwaukee, WI 53233**

Dear Ladies and Gentlemen,

I am writing to provide additional information regarding the subject properties, and opposition information regarding the **license application that was heard on Tuesday September 30, 2025**, which was held to the call of the chair.

In 2003-04 hundreds of citizens participated in the **federally funded comprehensive planning process** for the near west side. This plan was passed by the common council on March 19, 2004 (file #031371), and became part of the **City of Milwaukee's Comprehensive Plan** at that time. The 'Residential Goals' were to strengthen the fabric of the neighborhood, remove blighted and poorly managed multifamily buildings, and to increase home owner occupancy. In keeping with this comprehensive plan, Alderman Bauman introduced a **new land use plan in 2005 (file #041298)**, that was intended to reduce the number of blighted rooming houses and other multifamily properties, and provide redevelopment for homeownership opportunities, and improve the safe and quality of life on the near west side. **Many in the neighborhood – including most of the properties on my block– lost the ability to have future multi-family use from a zoning perspective.** The Clark House properties were grandfathered in for use as rooming houses for the prior owner, but these properties were marked for redevelopment in our 2004 comprehensive plan. The prior owner held the licenses in his personal name, and they weren't transferable. Once he sold them in early 2020, only the largest property at 933 N 24th St was zoned RM6. Again, upon sale these properties in January of 2020, they no longer had licenses and could not be used as rooming houses, and should have been closed and vacated upon sale.

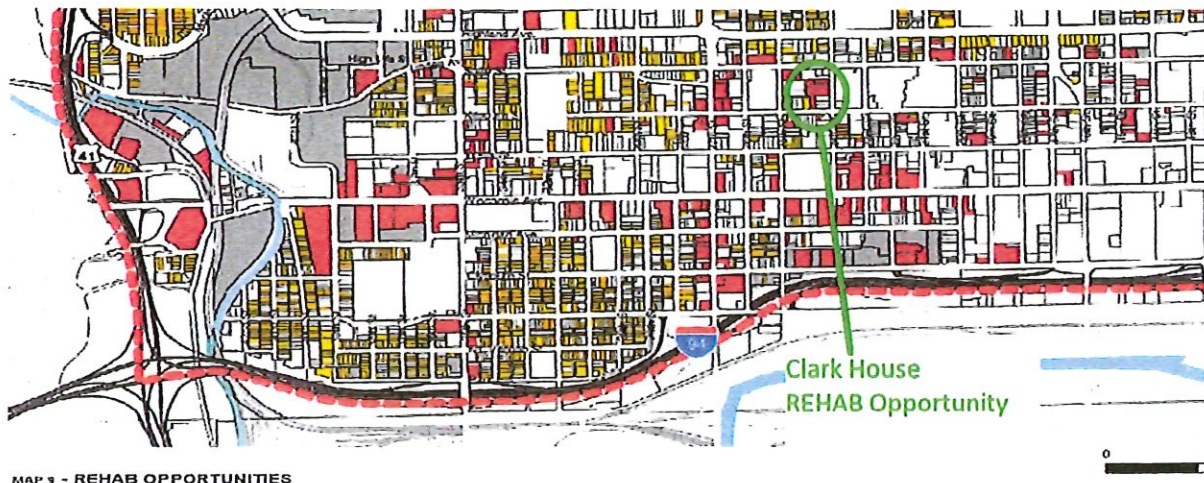
FILE NO. 041298 Map



New ZONING
RT3

Rehab Opportunity – Clark House

Approved by Milwaukee Common Council – March 19, 2004, amended 2009



We have seen over and over that the federally funded comprehensive plan has not been implemented, zoning has been ignored, building codes have been ignored/not enforced, MPD has ignored police calls for service at rooming houses, falsified applications for license “renewal” have been ignored by the City Clerk’s Office, the licensing department has pretended to issue licenses without a hearing, and those “licenses” were not included in the file that was voted on by the License Committee or the full Common Council (September of 2020). By federal law, rules and regulations, all laws and zoning need to **have uniform enforcement**, regardless of neighborhood, type of property, or the type of people living in a neighborhood. **But that has not been the case in Avenues West and other parts of the Near West Side, and specifically on my block.** One of the Aldermen on the License Committee asked me at the September 30, 2025 hearing specifically how the conditions at the Clark House properties have affected my quality of life, and I don’t think I ever gave him an adequate answer. **My civil rights have been violated for two decades. It has had a devastating impact on me; It has contributed to my physical health decline, and I consider myself to have PTSD as a result.**

I have been shot at in my yard due to a drive-by shooting at the Clark House in May of 2020, I had **cement blocks thrown through my windows** in retaliation for my opposition to these facilities (at a cost of \$10,000+ to fix), In an attempt to shift the blame to me, **I have been gaslighted** by many city employees – made to question my own reality of what I have experienced. I have experienced having the police put the wrong address on calls for service so they would not be traceable to the Clark House, and they have lied about the level of crime, blight, and disorder that the Clark House properties have created on my block in license hearings. **Within the past two years I was chased by a naked man wielding a club**, I ran after him to distract him from nearby school children, and he came after me. I have used a cane for a number of years, and I don’t move very fast, luckily a neighbor helped me into a nearby building

before I was beaten to death. **This man was a Clark House resident, and make no mistake these facilities have created danger in this neighborhood (see photo attached). Our pleas for help have consistently been ignored by the City of Milwaukee.**

At the September 2025 License hearing, Alderman Bauman stated that DNS won't shut illegally run rooming houses. **That is in fact not the case.** In August of 2020 on the south side of Milwaukee, an illegal room house was closed immediately, with an emergency order, after a complaint to DNS (<https://www.fox6now.com/news/city-cracks-down-on-illegal-milwaukee-rooming-house-tenants-unaware-of-violations-evicted>). For years the residents in our neighborhood have been asking for several blighted, crime ridden rooming houses to be shut down, as was put forward in our federally funded comprehensive plan, we are still waiting.

As for DNS, they have ignored building conditions in near west side rooming houses, they have closed un-remediated work orders, and removed work orders from the city's database of work order history – specifically for the Clark House (see attached examples for two of the Clark House Properties 2424 W Kilbourn Ave. and 947 N 24th St). Multiple of the Clark House properties have magically had their work order history erased, I have attached screens shots from the DNS work order system from 2021 and early 2025 to illustrate, as well as a spreadsheet comparison. **Where is the work order history and why has it been altered?**

I met with DNS Commissioner Arroyo-Vega in early 2024 and gave her copies of Clark House enforcement letters from inspector Jennifer Anderson, and former Commissioner Erica Lewandowski. Those work orders and enforcement measures were never carried out, and Ms. Arroyo-Vega had no record of these communications in city files (see attached). **What in the world is going on here?** Since 2020, there has been a plywood platform built to provide egress over a sidewalk on the west side of one of Robert Conklin's properties at 2424 W Kilbourn Ave, the sidewalk beneath needs replacing. **DNS supposedly inspects all licensed facilities such as these every year, where is the code compliance to remove and replace this sidewalk?** The property at 947 N 24th St. has had a faulty foundation for years, and the city of Milwaukee was put on notice of this in 2020, and work orders were never issued properly for this. **It is a public safety issue, where are the work orders and compliance?** See the attached engineering report and current photos.

The most recent Clark House hearing was held over 1 month ago (9/30/25), many of the License Committee members asked Robert Conklin why he didn't trim the over grown and unhealthy trees, put in a lawn, put a system in place to control nuisance activities in his parking areas – including permits, towing, lighting, cameras, etc. **His response to all these questions was that he didn't need to.** I have attached photos of the conditions in the area behind the Clark House properties, taken in late October 2025 so you can see for yourselves what is going on, and just how unresponsive he has been to neighborhood concerns – and your concerns. Further, **the police were called on Monday 10/20/25 due a vehicle parked on the Clark House parking area, with no license plates, where two young males were putting dark tint on the windows in broad daylight.** The conditions and activities at this property have **been a public nuisance for more than 20 years**, and I am waiting for the City of Milwaukee and DNS to order the

abatement. This owner is a habitual offender of building codes and zoning laws, and when DNS and the City of Milwaukee refuse to enforce laws. the residents of this neighborhood are the ones who suffer.

I have only laid out a small fraction of what my neighbors and I have experienced in the past more than two decades since I moved to the near west side. **I would be happy to meet with you** individually, to go through additional information and evidence. I appreciate everyone's time in reading this, and **I look forward to your assistance in implementing the will of hundreds of near west side residents, as well as the Milwaukee Common Council, which is manifest in the 2004 Near West Side Comprehensive Plan.**

The city of Milwaukee certifies the uniform application of all municipal, state, and federal laws when it receives federal funds. More than 20 years later we await your uniform enforcement of laws and regulations, and your non-renewal and closure of facilities like these.

I respectfully request that this letter and all attachments be entered as evidence in the Clark House License file, in order to further support my opposition to the continued "renewal" of these licenses.

Sincerely,

A handwritten signature in cursive script, appearing to read "James Dieter".

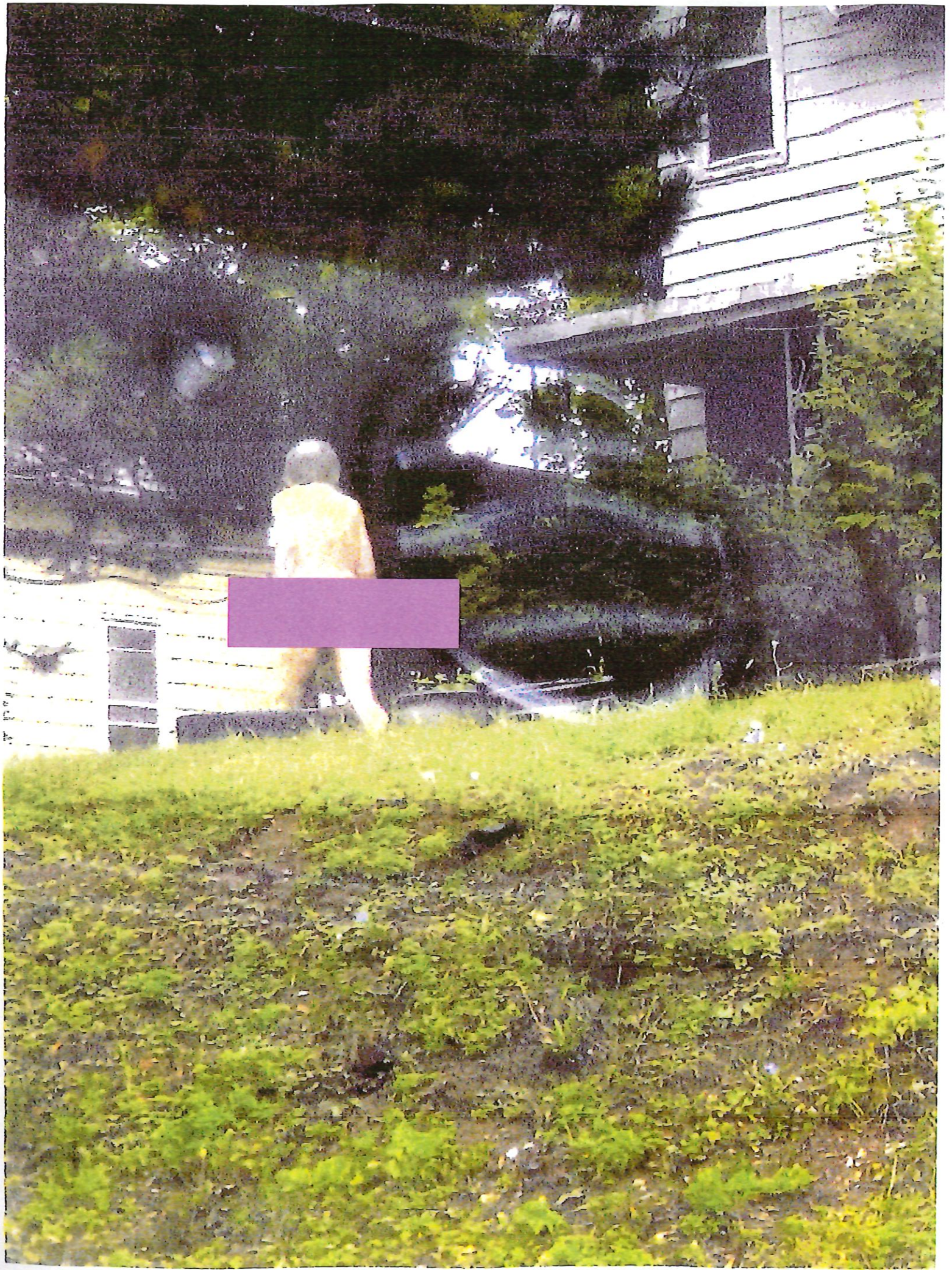
James Dieter

Attachments











August 26, 2022

Clark House, Indecent Exposure; The crime of showing one's sexual organs in public.

This happen at 9:00 o'clock in the morning when students are walking up 24 Street to attend school on Highland Blvd.

I placed a call to 911, due to the individual was walking in front of the Clark House and behind in the ally. Eventually placed another call at 9:19 since the individual continue to walk around nude. The male individual is a tenant at the Clark House theirs been over 4 calls for Indecent Exposure activities per police calls.

Call number 222380535

DNS WORK ORDER HISTORY

947 N 24th St., Milwaukee, WI 53233 - As of February 2021

aca-prod.accela.com

13 Record results matching your search results.
Click any of the reports below for more details.

Showing 1 to 11 of 13 | Download results

Date	Record Number	Record Type	Address	Status	Action	Stop
07-24-2020	PWC-20-06583	Property Abandon	947 N 24TH ST MILWAUKEE WI 53233	Issued		
07-24-2020	PWC-20-06583	Property Encroachment	947 N 24TH ST MILWAUKEE WI 53233	Issued		
05-22-2020	PWC-20-06583	Property Abandon	947 N 24TH ST MILWAUKEE WI 53233	Issued		
05-11-2020	ORD-20-06483	Order Violation	947 N 24TH ST MILWAUKEE WI 53233	Issued		
04-10-2020	ENV-2020-05562	Environmental Case	947 N 24TH ST MILWAUKEE WI 53233	Under Review		
02-18-2020	ORD-20-02394	Order Violation	947 N 24TH ST MILWAUKEE WI 53233	Issued		
02-17-2020	ENV-2020-05562	Environmental Case	947 N 24TH ST MILWAUKEE WI 53233	Under Review		
08-28-2019	ENV-2019-15405	Environmental Case	947 N 24TH ST MILWAUKEE WI 53233	Under Review		
08-28-2019	ORD-19-15914	Order Violation	947 N 24TH ST MILWAUKEE WI 53233	Issued		
06-11-2019	ORD-19-08919	Order Violation	947 N 24TH ST MILWAUKEE WI 53233	Issued	Pay From Case	

1 2 Next >

aca-prod.accela.com

12 Record results matching your search results.
Click any of the reports below for more details.

Showing 11 to 12 of 12 | Download results

Date	Record Number	Record Type	Address	Status	Action	Stop
05-22-2019	ENV-2019-07995	Environmental Case	947 N 24TH ST MILWAUKEE WI 53233	Under Review		
02-08-2019	ENV-2019-02865	Commercial Case	947 N 24TH ST MILWAUKEE WI 53233	Issued		
02-08-2019	ENV-2019-07995	Environmental Case	947 N 24TH ST MILWAUKEE WI 53233	Issued		

1 Page 1 2 Next >

- Mayor Tom Barrett
- Common Council
- Departments
- Residents
- Business
- Visitors
- Web & Email Policies

MILWAUKEE
Design by City of Milwaukee



Record ENF-2020-06062:
Environmental Case
Record Status: Order Issued

[Record Info](#)

[Payments](#)

Location

347 N 24TH ST
MILWAUKEE, WI 53215

[View Additional Locations](#)

Record Details

To see additional information including Contacts and Application details expand **More Details**

Historical violation records including inspection dates and violation details are now available and can be viewed in the Application Information Table. expand to view details

Description

Issuance of order for 1st violation address: 347 N 24TH ST

Owner

ANTHONY J. HARRIS JR
347 N 24TH ST
MILWAUKEE, WI 53215

[More Details](#)

Record ORD-20-03055:
Order Violation
Record Status: Abated

Record Info Payments

Location

641 N 24TH ST
MILWAUKEE WI 53212-1001

Record Details

To see additional information including Contacts and Application details expand More Details

Historical violation records including inspection dates and violation details are now available and can be viewed in the Application Information Table, expand to view details

Description	Owner
Order violation	ANTHONY KATHY HEUER 641 N 24TH ST MILWAUKEE WI 53212-1001

More Details

Related Contacts

Application Information

Record ENF-2020-03613:
Environmental Case
Record Status: Order Issued

Record Info Payments

Location

641 N 24TH ST
MILWAUKEE WI 53212-1001

Record Details

To see additional information including Contacts and Application details expand More Details

Historical violation records including inspection dates and violation details are now available and can be viewed in the Application Information Table, expand to view details

Owner
ANTHONY KATHY HEUER 641 N 24TH ST MILWAUKEE WI 53212-1001

More Details

Create an Application

Search Records

Record ENF-2019-31421

Environmental Case

Record Status: Order Issued

Record Info

Payments

Location

517 N 25th St

Milwaukee, WI 53212

Record Details

To see additional information including Contacts and Application details expand More Details

Historical violation records including inspection dates and violation details are now available and can be viewed in the Application Information Table, expand to view details

Description	Owner
614 N 25th St, Milwaukee, WI 53212	517 N 25th St 517 N 25th St Milwaukee, WI 53212

More Details

Record ORD-19-15914

Order Violation

Record Status: Abated

Record Info

Payments

Location

517 N 25th St

517 N 25th St

Milwaukee, WI 53212

Record Details

To see additional information including Contacts and Application details expand More Details

Historical violation records including inspection dates and violation details are now available and can be viewed in the Application Information Table, expand to view details

Description	Owner
517 N 25th St	517 N 25th St 517 N 25th St Milwaukee, WI 53212

More Details

Record ORD-19-10013:
Order Violation
Record Status: Closed

[Record Info](#)  [Payments](#) 

Location

347 N 28TH ST
1
MILWAUKEE, WI 53212

[View Additional Locations](#)

Record Details

To see additional information, including Contacts and Application details, expand **More Details**

Historical violation records including inspection dates and violation details are now available and can be viewed in the Application Information Table, expand to view details

Description	Owner
Order Violation	ANYTAC APARTMENTS LLC
Exterior of Building in Disrepair: Missing or Damaged Siding, Gutters, Downspouts, Windows, Doors, Roofs, etc.	347 N 28TH ST
Exterior of Building in Disrepair: Missing or Damaged Siding, Gutters, Downspouts, Windows, Doors, Roofs, etc.	MILWAUKEE, WI 53212
Exterior of Building in Disrepair: Missing or Damaged Siding, Gutters, Downspouts, Windows, Doors, Roofs, etc.	

Record ENF-2019-17865:
Environmental Case
Record Status: Order Issued

[Record Info](#)  [Payments](#) 

Location

347 N 28TH ST
1
MILWAUKEE, WI 53212

[View Additional Locations](#)

Record Details

To see additional information, including Contacts and Application details, expand **More Details**

Historical violation records including inspection dates and violation details are now available and can be viewed in the Application Information Table, expand to view details

Description	Owner
Exterior of Building in Disrepair: Missing or Damaged Siding, Gutters, Downspouts, Windows, Doors, Roofs, etc.	ANYTAC APARTMENTS LLC
Exterior of Building in Disrepair: Missing or Damaged Siding, Gutters, Downspouts, Windows, Doors, Roofs, etc.	347 N 28TH ST
Exterior of Building in Disrepair: Missing or Damaged Siding, Gutters, Downspouts, Windows, Doors, Roofs, etc.	MILWAUKEE, WI 53212

[More Details](#)

Record ENF-2019-02846:
Commercial Case
Record Status: Closed

Record Info

Payments

Location

EST N 28TH ST
1
MILWAUKEE, WI 53212

[View Additional Locations](#)

Record Details

To see additional information, including Contacts and Application details, expand More Details

Historical violation records including inspection dates and violation details are now available and can be viewed in the Application Information Table. expand to view details

Description	Owner
Exterior of building in disrepair. Fourteen in disrepair. Issue with fourth and ground address. 187 N. 28th St.	851TH AVE 38710 2500 EST N 28TH ST MILWAUKEE, WI 53212

[More Details](#)

Record ENF-2019-02866:
Environmental Case
Record Status: Closed

Record Info

Payments

Location

EST N 28TH ST
1
MILWAUKEE, WI 53212

[View Additional Locations](#)

Record Details

To see additional information, including Contacts and Application details, expand More Details

Historical violation records including inspection dates and violation details are now available and can be viewed in the Application Information Table. expand to view details

Description	Owner
Exterior of building in disrepair. Fourteen in disrepair. Issue with fourth and ground address. 187 N. 28th St.	851TH AVE 38710 2500 EST N 28TH ST MILWAUKEE, WI 53212

[More Details](#)

Work Order History for 947 N 24th – As of May 8, 2025

City of Milwaukee

[Translate](#)

Online Services

[Search Additional Criteria](#)

Search

Clear

18 Record results matching your search results

Click any of the results below to view more details.

Showing 1-10 of 18 | [Download results](#) | [Add to collection](#) | [Add to cart](#)

☐	Date	Record Number	Record Type	Address	Status	Action	Short A
☐	11/24/2024	PROP_ORD-24-01147	Property Registration Order	947 N 24TH ST, MILWAUKEE WI 532331503	Closed - Abated		
☐	09/25/2024	ENF-2024-32999	Commercial Case	947 N 24TH ST, MILWAUKEE WI 532331503	Closed		
☐	07/20/2024	FWCF-24-05602	Forestry Weeds	947 N 24TH ST, MILWAUKEE WI 532331503	Closed		
☐	07/11/2024	ENF-2024-21989	Commercial Case	947 N 24TH ST, MILWAUKEE WI 532331503	Closed		
☐	07/09/2024	ENF-2024-21716	Commercial Case	947 N 24TH ST, MILWAUKEE WI 532331503	Closed		
☐	06/27/2024	ORD-24-07306	Order Violation	947 N 24TH ST, 3, MILWAUKEE WI 532331503	Abated		
☐	06/27/2024	ORD-24-07312	Order Violation	947 N 24TH ST, MILWAUKEE WI 532331503	Abated		
☐	02/20/2024	ENF-2024-05170	Environmental Case	947 N 24TH ST, MILWAUKEE WI 532331503	Order issued		
☐	02/20/2024	ORD-24-02031	Order Violation	947 N 24TH ST, MILWAUKEE WI 532331503	Abated		
☐	02/16/2024	ORD-24-01900	Order Violation	947 N 24TH ST, MILWAUKEE WI 532331503	Dismissed		

< Prev 1 2 Next >

Online Services

Search

Clear

18 Record results matching your search results

Click any of the results below to view more details.

Showing 11-18 of 18 | [Download results](#) | [Add to collection](#) | [Add to cart](#)

☐	Date	Record Number	Record Type	Address	Status	Action	Short N
☐	02/16/2024	ENF-2024-04851	Environmental Case	947 N 24TH ST, MILWAUKEE WI 532331503	Order Issued		
☐	08/24/2023	ENF-2023-28912	Environmental Case	947 N 24TH ST, MILWAUKEE WI 532331503	Closed		
☐	03/30/2023	ORD-23-03964	Order Violation	947 N 24TH ST, MILWAUKEE WI 532331503	Abated		
☐	03/28/2023	ENF-2023-07825	Environmental Case	947 N 24TH ST, MILWAUKEE WI 532331503	Order Issued		
☐	03/24/2023	ENF-2023-07637	Residential Case	947 N 24TH ST, MILWAUKEE WI 532331503	Closed		
☐	12/23/2022	ORD-22-16736	Order Violation	947 N 24TH ST, MILWAUKEE WI 532331503	Abated		
☐	10/31/2022	PROP_ORD-22-00686	Property Registration Order	947 N 24TH ST, MILWAUKEE WI 532331503	Closed - Abated		
☐	08/11/2022	ORD-22-10686	Order Violation	947 N 24TH ST, 3, MILWAUKEE WI 532331503	Closed		



Department of Neighborhood Services

Erica Lewandowski
Commissioner

Thomas Mishefske
Operations Director

Michael Mazmanian
Operations Director

February 18, 2020

James Dieter
2432 W Kilbourn Ave
Milwaukee, WI 53233

Dear Mr. Dieter,

This letter is in response to your recent communication with the Mayor's office regarding your concerns with the rooming houses adjacent to your property. The facilities, located at 933 N 24th, 939 N 24th, 943 N 24th, 947 N 24th and 2424 W Kilbourn Ave are legal nonconforming rooming houses and are not subject to the zoning code unless an intensification of the premises occurs. Based on the complaints and orders issued by the Department, it is fair to say the properties were in need of building repairs and orders were issued to that effect in recent years. In 2018, you submitted complaints for each of the properties to be considered as condemnation candidates, and on 9/10/18, these records were closed as these buildings were still occupied and did not qualify nor met the requirements to be condemned.

Multiple social and quality of life complaints have also been received and addressed by MPD. To date, and as evidenced by your submission, there have been more police calls than building maintenance complaints on these properties.

You have contacted the Department of Neighborhood Services (DNS) about the conditions of the properties and your concerns regarding conditions the tenants were living in over the course of several years, and we have investigated all complaints received (see enclosure). Throughout our communications, the Department of Neighborhood Services has advised you that your recourse can also involve voicing your objections during the annual license renewal process.

During the 2018 license hearing referenced in your submission, DNS was not invited to attend, therefore the concerns and the facts associated with the licensed premises were not able to be responded to by a DNS representative. Ultimately, the Licensing Committee functions independently and chose to renew all the licenses for the premises listed above at that time.



In 2019, DNS was invited to the license hearing for the properties in question and one rooming house was not renewed (2424 W Kilbourn Ave). With the nonrenewal in October of 2019, this property was required to revert back to a duplex with no more than 3 renters per floor. The owner at the time of the hearing did not appeal the council's decision for nonrenewal. He had up to 60 days to vacate the extra tenants, reducing occupancy to 3 per side of the duplex. By Dec 15th, DNS inspections confirmed that less than 6 tenants were in the building, meeting code requirements.

A sale of the properties occurred in January 2020, and as a result, DNS re-inspected the properties and orders were issued to the new owner. The new owner has applied for occupancy permits for these parcels as a rooming house and the trades are involved in inspections of these parcels at this time. The owner has indicated to DNS representatives he has a plan to have all the outstanding building maintenance orders in compliance by May of 2020 and is also applying for a rooming house license to continue the use. All the licenses are planned to be renewed under a new operator, Pro Bu Colls, by the end of 2/21/2020. DNS is awaiting a written work plan to address building code issues which is expected by 3/8/2020.

DNS will be working with the new owner to ensure that all code requirements are met and the Clark House and adjacent properties are properly maintained with a strict timeline for correction by 5/30/2020. DNS also believes the new operator is looking forward to demonstrating a higher level of compliance, in a manner similar to other licensed rooming houses they operate in the area. We are hopeful this is an improvement from past operating practices, and we look forward to the opportunity to share these outcomes with you.

Sincerely,

A handwritten signature in black ink, appearing to read 'E. Lewandowski', with a long horizontal line extending to the right.

Erica Lewandowski
Commissioner

cc:Michael Mannan
file

Enclosure

2 year summary of inspections



Preston Cole
Commissioner
Thomas Mishefske
Operations Manager

Department of Neighborhood Services
Inspectional Services for health, safety and neighborhood improvement

March 23, 2018

Department Copy

Re: 933 N 24TH ST

The property you own at the above address has outstanding code violations. Order #ORD-18-02620 to correct conditions was recently issued against the property. An inspector will be visiting your property in the near future to see if the violations have been corrected and if the necessary permits have been obtained.

If it is found that the violations have not yet been corrected; or if a permit has not been obtained (if necessary), under the authority of Section 200-33-48 of the Milwaukee Code of Ordinances, a reinspection fee of \$101.60 will be assessed against the property as a special tax and will appear on the tax bill for this property. The 2nd reinspection as well as all subsequent reinspections are \$203.20 each. These fees include a 1.6% training and technology surcharge. Please be advised that if you have filed for bankruptcy, this letter is for informational purposes and is not intended to be construed as an attempt to collect a debt during the pendency of your bankruptcy as other conditions may apply.

Other enforcement alternatives may include municipal citations or referral to the City Attorney's Office for prosecution.

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. Please get the corrections made as soon as possible.

Please contact me so that this Work Order is not referred to the Court Section. Please call Inspector Loren Austin at 414-286-8287 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/lms.

Loren Austin

Recipients:

ANTHONY KATCHEVER, 933 N 24TH ST, MILWAUKEE, WI 53233

ANTHONY KATCHEVER, 933 N 24TH ST, MILWAUKEE, WI 53233

2018 DIGITAL PRODUCTION BY MILWAUKEE PAPERLESS COURT

Below is a summary of the inspections and activities surrounding these properties for the last 2 years:

2424 W Kilbourn Avenue

2018

ENF-2018-18473 Environmental issues related to construction dust. Not verified after testing.
ORD-18-08528 Asbestos testing done on samples-results negative, order abated.
RMH-18-00056 License inspection, interior orders issued.
ORD-18-13048 License order, abated (compliance).
ENF-2018-34135 Garbage complaint, closed (not verified).

2019

There are two sets of open orders pending and there is some progress being made based on re-inspections and reinspection fees are assessed as warranted.

ENF-2019-02864 Exterior roof complaint, Not verified (snow covered).
ORD-19-15922 Interior orders, re-inspection fees issued.
ENF-2019-31435 Roof in disrepair, orders issued.
ORD-19-16867 Exterior orders including roof, re-inspection fees issued.

933 N 24th Street.

2018

ENF-2018-10894 Interior in disrepair, order issued.
ORD-18-05202 Orders abated due to compliance.
RMH-18-00136 License inspection, orders issued.
ORD-18-13064 License orders abated for compliance.

2019

ENF-2019-04453 Side walk access, closed not actionable.
ORD-19-15872 Interior orders issued and abated for compliance.
ENF-2019-34045 Exterior in disrepair, orders issued.
ORD-19-17211 Exterior orders, re-inspected fees assessed for non-compliance.

2020

ENF-2020-02232 Complaint of parking on unpaved surfaces, orders issued.
ORD-20-01941 Parking on unpaved surfaces, re-inspection pending.

939 N 24th Street
2018

RMH-18-00137 License inspection, orders issued.
ORD-18-13046 License order abated.

2019

ENF-2019-17874 Exterior in disrepair, orders issued.
ORD-19-10183 Interior and exterior orders abated.
ENF-2019-31418 Exterior in disrepair, complaint closed as pending orders already issued.
ORD-19-15911 Interior and exterior orders abated for compliance.

943 N 24th Street
2018

RMH-18-00157 License inspection, orders issued.
ORD-18-13137 License inspection, orders abated.

2019

ENF-2019-17868 Exterior of building in disrepair, orders issued.
ORD-19-10018 Exterior orders abated for compliance.
ENF-2019-31420 Exterior in disrepair, closed for pending orders Interior orders already issued.
ORD-19-15912 Interior orders abated for compliance.

947 N 24th Street
2018

RMH-2018-00139 License inspection, orders issued.
ORD-18-12564 License inspection, orders abated.

2019

ENF-2019-02866 Exterior foundation wall in disrepair, snow covered, no action.
ENF-2019-17866 Exterior in disrepair, orders issued.
ORD-19-10013 Exterior orders re-inspected, non-compliance fees assessed.
ENF-2019-31421 Exterior in disrepair, closed pending orders.
ORD-19-15914 Interior orders issued, closed compliance.



March 3rd, 2020



BRIOHN DESIGN GROUP, LLC

A DIVISION OF BRIOHN BUILDING CORPORATION

Jim Dieder
2432 W. Kilbourn Ave
Milwaukee, WI. 53233

Dear Jim,

I performed an exterior inspection of the property located at 947 N. 24th Street in Milwaukee, Wisconsin on January 31st, 2020. The residence is approximately 122 years old according to public records. The purpose of the inspection was to investigate a report of an existing stone foundation wall that was of concern to an existing neighbor. The stone wall was directly adjacent to a public alleyway that, according to the owner, is used frequently. Please reference the photos included in this report taken during the inspection. The only component of the structure observed is the existing stone foundation wall indicated in this report – no other part of the structure was observed.

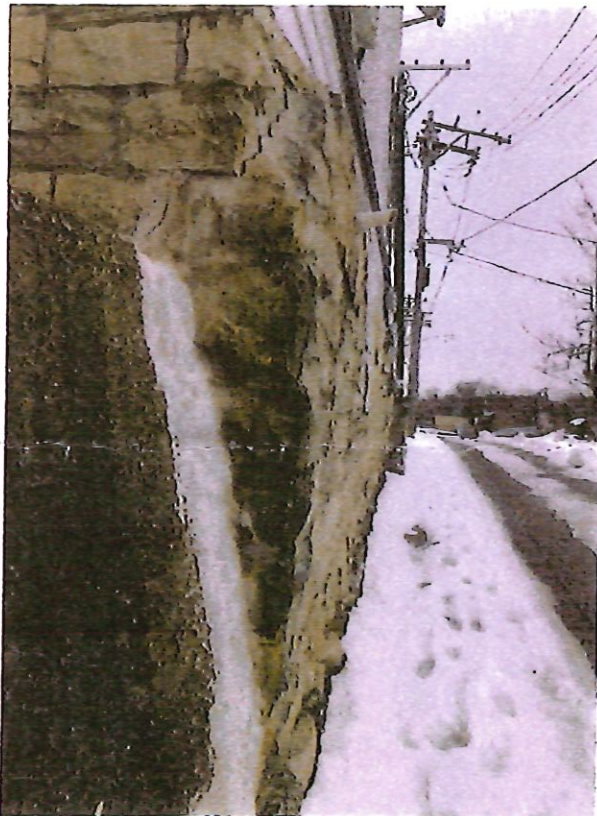


Photo #1 – View of existing stone basement wall corner (NE)



BRIOHN DESIGN GROUP, LLC
A DIVISION OF BRIOHN BUILDING CORPORATION



Photo #2 – Base of Basement Wall



Photo #3 – NW Corner of Basement Wall

The existing stone basement wall is tipped outward significantly and there is cracking of old tuck-pointed repairs that indicate that the wall is continuing to move laterally. The wall joints show significant deterioration especially at the base. In my opinion, the wall has functioned properly as a foundation wall for many years, however, the on-going movement and deterioration of the wall brings into question the overall stability of the wall as it exists in place. Typically walls of this construction that are in the process of failing and in the condition of this wall need to be re-built. In my opinion, to prescribe an

March 3rd, 2020



BRIOHN DESIGN GROUP, LLC
A DIVISION OF BRIOHN BUILDING CORPORATION

adequate repair, a licensed structural engineer should do a complete assessment of the wall from both the inside and outside. This must be done in order to determine the wall's overall condition and to determine how the wall currently supports the existing structure. At this time the wall may be a safety hazard for any people that are using the adjacent alley.

If you have any questions, or would like to discuss this letter, please call me. Please reference the attached photos taken during the inspection.

Sincerely,

Kevin Jankowski, P.E.
Structural Engineer, Briohn Design Group, LLC



INSPECTION INVOICE – 1910.1002

March 3, 2020

Jim Dieder
1236 W. Pierce St. LLC
2432 W. Kilbourne Ave.
Milwaukee, WI 53233

Re: Exterior Inspection

Briohn Design Group provided inspection services at 947 N. 24th St., Milwaukee, WI.

Inspection

(Kevin Jankowski – 3 hrs @ \$150.00):	\$	450.00
(Chris Cline – 0 hrs @ \$50.00):	\$	0.00
Mileage and Service Fees:	\$	<u>0.00</u>
Total:	\$	<u>450.00</u>

PAID – Check 1814 - \$450.00

AMT DUE: \$ 0.00

The undersigned contractor hereby swears under penalty of perjury that (1) all previous progress payments under the contract referred to above have been applied by the undersigned to discharge in full all obligation of the undersigned incurred in connection with the work, and (2) all work incorporated in said project of otherwise in or covered by this application for payment are free and clear of all liens, claims, security interest and encumbrances.

Briohn Design Group


Cynthia A. Brier
Project Accountant

U:\INVOICES\Engineering\1923.1BDG.doc

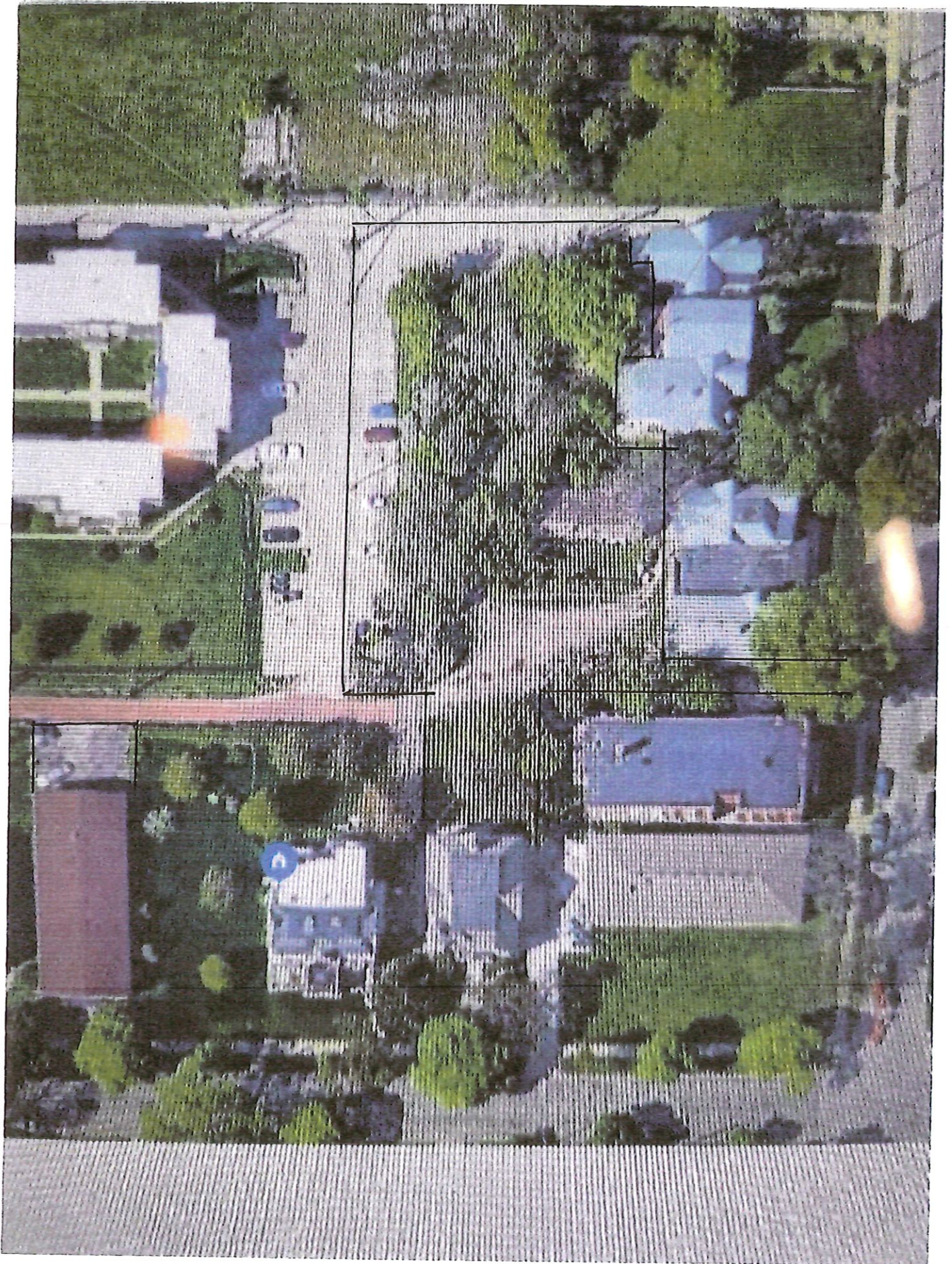
947 N 24th Foundation – June 2020



947 N 24th Foundation – October 2025 – Continued movement and deterioration, on a public alley.





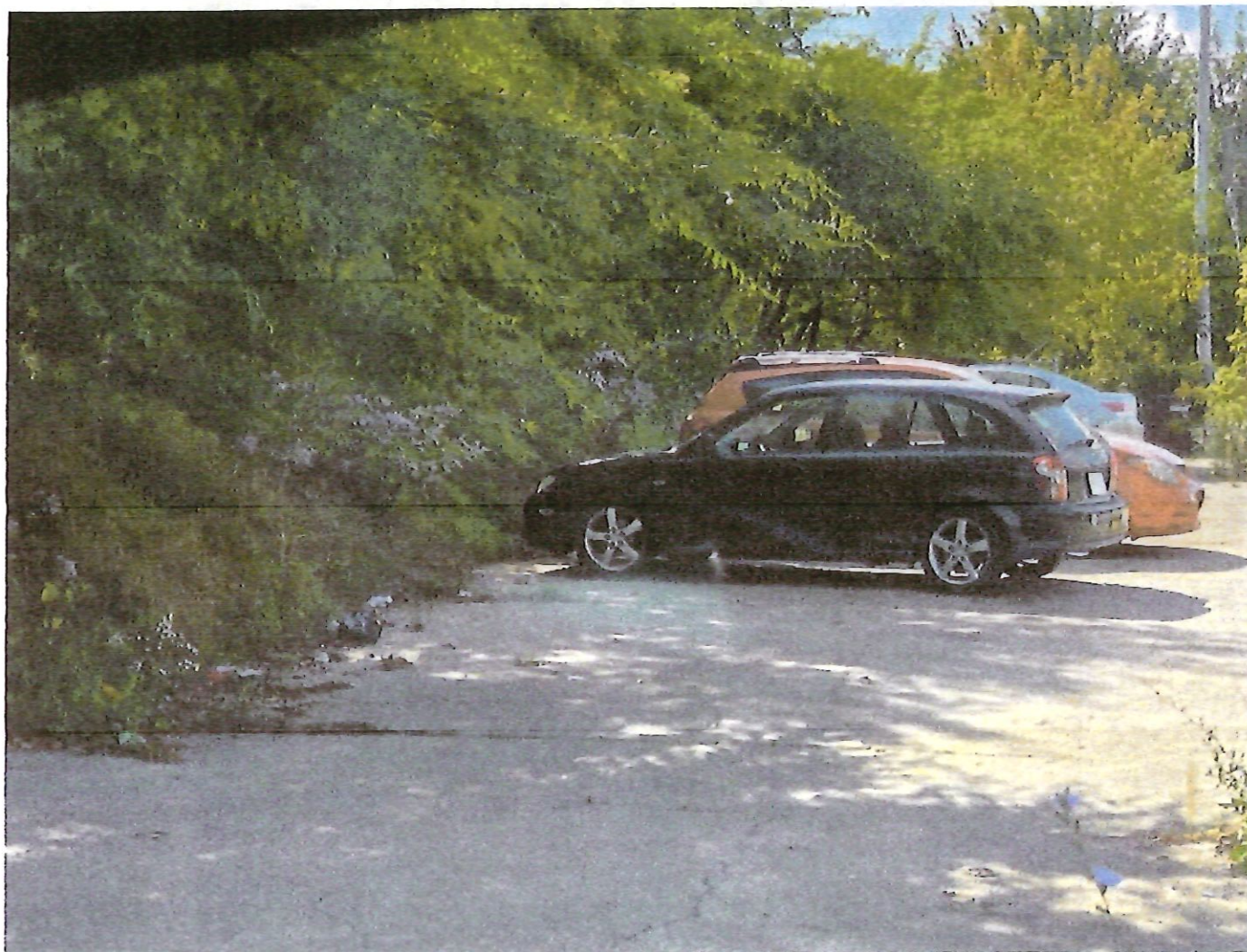


CLARK House condition parking lot and behind the property.

From: Blackhawk Antiques (blackhawkantiques@yahoo.com)

To: blackhawkantiques@yahoo.com; _blackhawkantiques@yahoo.com

Date: Friday, September 26, 2025 at 06:04 AM CDT



9/29/25, 3:32 PM

Yahoo Mail - CLARK House condition parking lot and behind the property.

35



9/29/25, 3:32 PM

Yahoo Mail - CLARK House condition parking lot and behind the property.



Yahoo Mail: Search, Organize, Conquer

