



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

PLEASE READ CAREFULLY:

This Board may only determine if the City Department followed proper administrative procedures. It cannot hear appeals as to whether a Building Order is valid or not (those must be appealed to the Standards and Appeals Commission).

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

DATE: 9/10/25

RE: 2463-65 W Vliet Street

(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 Department of Neighborhood Services Anti Graffiti Program
(Name of City Department)

Amount of the charges \$455.00

Charge relative to: Graffiti Nuisance

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:

Please see attached

Signature

Radiah Laster

Name (please print)

PO Box 26790, Wauwatosa WI 53226

Mailing address and zip code

414-467-1366

Daytime phone number

Radiah Laster
PO Box 26790
Wauwatosa, WI 53226

City of Milwaukee
Administrative Review Appeals Board
City Hall, Room 205
200 E Wells Street
Milwaukee, WI 53202

RE: 2463-65 W Vliet Street

To Whom It May Concern.

I am writing to appeal against the charge related to graffiti nuisance violation for 2465 W Vliet Street. The first item I want to address is my mailing address. I have not resided at the address listed on the bottom of the letter since 2014. My correct mailing address is PO BOX 26790, Wauwatosa, WI 53226. I received water bills and other city notices there so I did not know that I additional departments should be updated.

I received the notice dated 7/15/25 on the evening of 7/27/25. This notice said that the graffiti needed to be removed by 7/22/25. This date had already passed by the time I had this notice in hand. I called the listed Inspector, Kewand Eskridge on 7/29/25 at left him a message regarding the letter. I called him again on 8/1/25 regarding the letter and left a voicemail. Neither message was returned. I called Kewand again on 8/7/25 and left a message. I also emailed him on 8/7/25. I let him know in th email that I left him a couple of voicemails and how I planned to address the graffiti on the building. I let him know that due to the material of the building, I had researched the solvent specialized for bare brick and called the local retailers. There were only two local realtors and neither had it in stock. I said that I ordered the solvent and once it arrived, I would have someone remove the graffiti.

On 8/7/25, later that morning I received a message from Dave Silver and he left me a message saying that the order had been in for a contractor to abate the graffiti. I called Dave Silver and left him a voicemail and asked him to give me a call. I called Lori Gallop and spoke with her about the property. She looked it up and said that an order had been

put in but it had not been completed. She looked up the photos to see if it was gang-related because that is a priority. She said that it did not look like it was. She asked how much time I would need to move the graffiti, and I said two weeks. She said that she would investigate my options and get back to me.

Later that afternoon on Thursday, 8/7/25 I received a call from Dave Silver, he said that he had spoken with Lori and she told him I needed two weeks. I told him the solvent was being delivered that day and I would be getting the building cleaned. Dave said that the order had been put in and the person in charge of that department was out on leave. He said that he contacted that department to try to get the order cancelled. He told me that if someone came out and I was there I could send them away. He said that he would contact the department again on Monday 8/11/25. He said that if no one came out by then I should be okay. I was at the building when I was having all of these calls. The graffiti was still on the building.

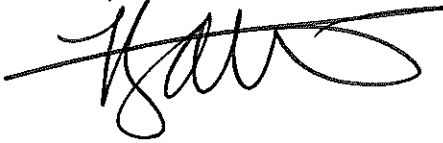
On Friday, 8/8/25 I drove to the building and there was a grey pick up truck behind it and a man was on the phone standing near the graffiti. I approached him and asked was he from the city, because I would be taking care of the graffiti. He became irate and told me not to ask him questions. I said that this is my property, and he said that he was working somewhere else even though he was parked behind my building. I explained again that I would be taking care of the graffiti. He said he was not from the city.

The weekend that followed 8/9/25 -8/10/25 was the heavy flooding, so no work was done on the building. Graffiti was still there 8/11-8/13. I was there taking care of flooding issues. On 8/15 I came and the Graffiti was had been scrubbed. I had scheduled someone to come out the upcoming weekend. I called Dave and asked him what happened. He investigated the file and suddenly it says that they came out on 8/3/25. He said that doesn't make sense because he spoke after that. He told me that I could file an appeal and that there was enough notes there to support it.

On 8/26/25, I received a call from Herlyn Robetson saying that Dave said I had a question about how the graffiti program works. I told her that I did not have a question about how the program works but a concern about why contractors came out after emails were sent asking the order to be stopped. She said that they came out on 8/3/25 and I told her that was impossible because I was talking to Dave and Lori on 8/7/25 standing outside my building. She said that she has been working with these contractors for years and so she believes them. She said that she has pictures, and I asked were they time stamped. She said yes. I said that was impossible and could she please email them to me. She emailed me 3 pictures. Only one had a time stamp of 7/15/25, the date the order was made. The other two pictures were photos with words typed across them. These are not true dates.

There was no work completed on the property on 8/3/25. I have enclosed pictures and phone documents for your review.

Thank you.

Raechel Laester


2463 W. Vliet St




LASTER & HOLLIMAN
PLUMBING
414-342-7760
Residential Commercial
New Construction
Serving The Community Over 35 Years

Before Picture Location: 2463 W Viet St.
City of Oak Creek, WI
Grant Removal Request
Date of Picture: 8-3-25





After Picture 7
Milwaukee, WI
Grafitti Removed By Pressure Wash
Date of Picture: 8-3-25

W Vliet St.



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

Inspection Date
07/15/2025
ORD-25-09447

INSPECTION REPORT AND ORDER TO CORRECT CONDITION

RADIAH LASTER
2465 W VLIET ST
MILWAUKEE WI 53205

Re: 2463 W VLIET ST

Taxkey #: 364-1415-100

A recent inspection of the premises at the above address revealed conditions that violate the Milwaukee Code of Ordinances. You are hereby ordered to correct each violation listed below by date indicated.

Violation Location: West Side

Correct By Date: 07/22/2025

1) 275-35 Remove all graffiti. Note: The Department of Neighborhood Services may upon the failure of the property owner or operator to comply with this order by the designated date, cause the graffiti to be abated by city forces or private contract. The cost of the graffiti abatement and an Administrative Fee of \$110 shall be charged as a lien upon the property and shall be collected as a special charge.

For any additional information, please phone Inspector Kewand Eskridge at 414-286-3495 or keskr@milwaukee.gov between the hours of 8:00 a.m. to 10:00 a.m. Monday through Friday. Violations can also be viewed on our website at www.milwaukee.gov/lms.

Per Commissioner of Neighborhood Services By -
Kewand Eskridge
Inspector

Recipients:

Radiah Laster, 11117 W Congress St, Wauwatosa, WI 53225
RADIAH LASTER, 2465 W VLIET ST, MILWAUKEE, WI 53205

FAILURE TO COMPLY

Failure to correct the violations noted herein within the time set, or failure to comply with the order as modified by an appellant board and maintain compliance, may subject you to prosecution and to daily penalties of \$150.00 to \$10,000 in the manner provided in Section 200-19.

Also, any infraction of this order may result in a citation under Section 200-12-5 of the Milwaukee Code of Ordinances Volume II.

RIGHT TO APPEAL

OFFICIAL NOTICE OF VIOLATION

The City of Milwaukee - Department of Neighborhood Services

Receipt of ARBA Fee

Date:	9/18/25
Received Of:	Radiah Laster
Property at:	2463-65 W. Vliet St.
Received By:	LME
Check # (If Applicable):	Cash
Amount:	\$25.00