



IMPORTANT NOTICE: A \$25 FILING FEE MUST ACCOMPANY THIS APPEAL, WITHIN 30 DAYS OF ASSESSED CHARGES.
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
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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

E-MAILED
2/4/25
2 PM

DATE: 1/16/24

RE: 2409 S. 13th St.
(Address of property in question)

Pursuant to Chapter 68 of the Wisconsin Statutes and Section 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 N. Neighborhood Services
(Name of City Department)

Amount of the charges \$ 280.00

Charge relative to: garbage pick up

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:

To Whom it may concern. This is in response
to a notice that was posted on Friday 12/12/24. I am a
landscaper and not regularly at the site in the winter to see posts taped
to a door. A notice that was mailed arrived Friday 12/19/24. The site was
cleared on Saturday 12/20/24 the next day. A neighbor asked and took pictures
the smaller items were loaded and hauled away on Saturday 12/20/24. I have
time stamped photos in support. 3 days later on Tuesday 12/23/24 the city
arrived and charged 280.00 for new or re-illegally dumped materials.
I'm requesting the city to remove the 280.00 charge as I had cleared the
garbage as requested 3 days earlier on 12/20/24 with photos. I'm happy
to discuss this in person. Thank You, Tim Brennan

Email: Julie@thefoxco.com

Tim Brennan owner

622 N. 7th St
Wauwatosa WI 53213

Mailing address and zip code

(414) 243-5229

Daytime phone number



Milwaukee - Lincoln Village

December 20, 2024 9:37 AM

Edit



LIVE





Milwaukee - Lincoln Village

December 20, 2024 9:37 AM

Edit



LIVE





Milwaukee - Lincoln Village

December 20, 2024 9:37 AM

Edit



LIVE





Milwaukee - Lincoln Village

December 20, 2024 9:37 AM

Edit



LIVE

HDR



Julie@thefoxco.com

From: Raner, Brenda <braner@milwaukee.gov>
Sent: Wednesday, January 15, 2025 3:28 PM
To: julie@thefoxco.com
Subject: File for GBGCO-24-09151, 2409 S 13th St
Attachments: 12122024_For information about this order please call (414) 286.pdf

Good Afternoon,

The file you requested is attached to this email, as well as an appeal form.

Have a nice evening,

Brenda Raner

Customer Service Representative II
4001 S 6th St, First Floor, Milwaukee, WI 53221
P: (414) 286-3181



The City of Milwaukee is subject to Wisconsin Statutes related to public records. Unless otherwise exempted from the public records law, senders and receivers of City of Milwaukee e-mail should presume that e-mail is subject to release upon request, and is subject to state records retention requirements.



Department of Neighborhood Services
Enforcement Section
4001 S. 6th St.,
Milwaukee, WI 53221

GBGCO-24-09151

INSPECTION REPORT AND ORDER TO CORRECT CONDITION

Department Copy

Re: 2409 S 13TH ST

Taxkey #: 496-1048-000

SOLID WASTE VIOLATION
IMPORTANT NOTICE - READ CAREFULLY

A recent inspection disclosed a nuisance which, if not corrected within the time specified, may be corrected by the City and the costs (including those of the City) will be charged as a tax lien against the property. A copy of this order will be mailed for the first offense in a one-year period. If you have circumstances that may warrant an extension, please call the number listed below. You may appeal the charge assessed against your property to the Administrative Review Appeals Board by contacting the Office of the City Clerk at 200 E. Wells St., Room 205, Milwaukee, WI, 53202 within 30 days of the assessment.

You are directed to remove all solid waste, garbage and debris which violate the Milwaukee Code of Ordinances (Chapter 79). Do not simply restack items and assume the city will remove them; the condition of the property is **your responsibility**. You have **24 hours** after the date of this posting to completely clean the property and inform us that it has been cleaned or a contractor may be dispatched to clean it **at your cost**.

For information about this order please call (414) 286-2268.

Inspector: RMROSAL

Posted: 12/12/2024

(x) Handwork () SKID

Mailed: 12-12-2024

Call to learn how subscribing for an e-notify account (milwaukee.gov/e-notify) and providing your e-mail will help make you aware of orders against your property.

Large
Print



This material is available in alternative formats for individuals with disabilities upon request.

Please contact the City of Milwaukee ADA Coordinator at (414) 286-3475 or

ADACoordinator@milwaukee.gov

OFFICIAL NOTICE OF VIOLATION

The City of Milwaukee - Department of Neighborhood Services

2409 S 13TH ST



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

January 08, 2025

Jezamil Arroyo-Vega
Commissioner

Michael Mazmanian
Deputy Commissioner

TIMOTHY T BRENNAN
JULIA A BRENNAN
622 N 79TH ST
MILWAUKEE, WI 53213

Record ID # GBGCO-24-09151

Re: 2409 S 13TH ST

TAXKEY #: 4961048000

You were notified by the Department of Neighborhood Services to correct a garbage and litter nuisance code violation at 2409 S 13TH ST. You failed to do so within the time prescribed in the order so the City corrected the violation.

The cost to correct the nuisance was \$280.26. This fee includes a 1.6% training and technology surcharge. As indicated in the original order, this charge if unpaid will be placed on the property tax bill. If you wish to pay this amount rather than to have it appear on your tax bill, you may do so before September 15, 2025 at this address or pay online at <http://milwaukee.gov/lmsPay>:

Department of Neighborhood Services
Attn: Cashier
841 N. Broadway, Room 105
Milwaukee, WI 53202

Checks should be made payable to the City of Milwaukee for the amount listed above.
Please enclose a copy of this notice with your payment.

If you have any questions or feel this letter was issued in error, please call 414-286-5771 to have this matter reviewed. A review does not extend the time to appeal.

If you wish to formally 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 to be construed as an attempt to collect a debt during the pendency of your bankruptcy as other conditions may apply.

Recipients:

TIMOTHY T BRENNAN, 622 N 79TH ST JULIA A BRENNAN, MILWAUKEE, WI 53213

2409 S 13TH ST



Record ID: GBGCO-24-09151

12/12/2024

Address: 2409 S 13TH ST

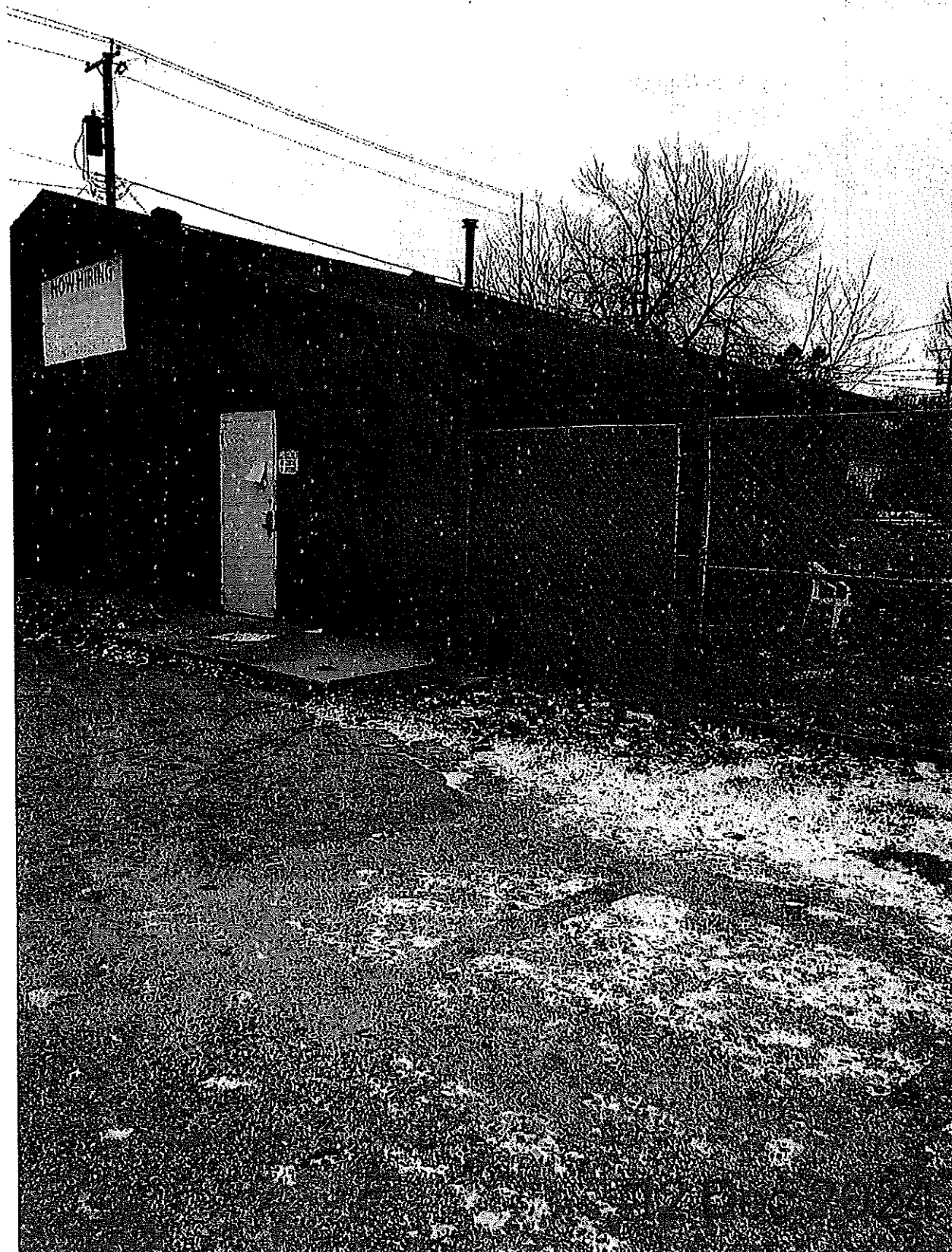
Recipients:

TIMOTHY T BRENNAN JULIA A BRENNAN, 622 N 79TH ST, , MILWAUKEE,WI 53213

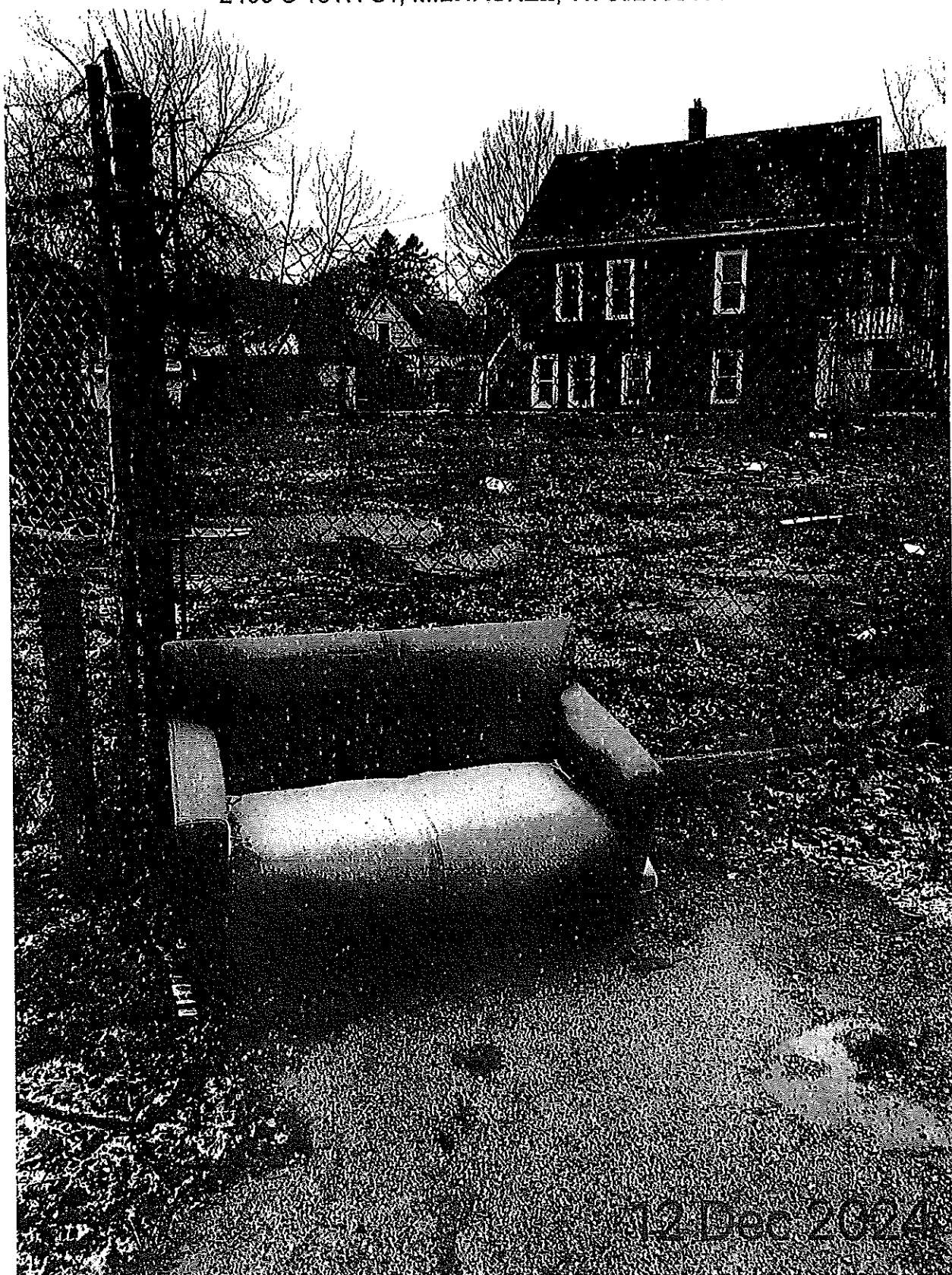
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The City of Milwaukee - Department of Neighborhood Services

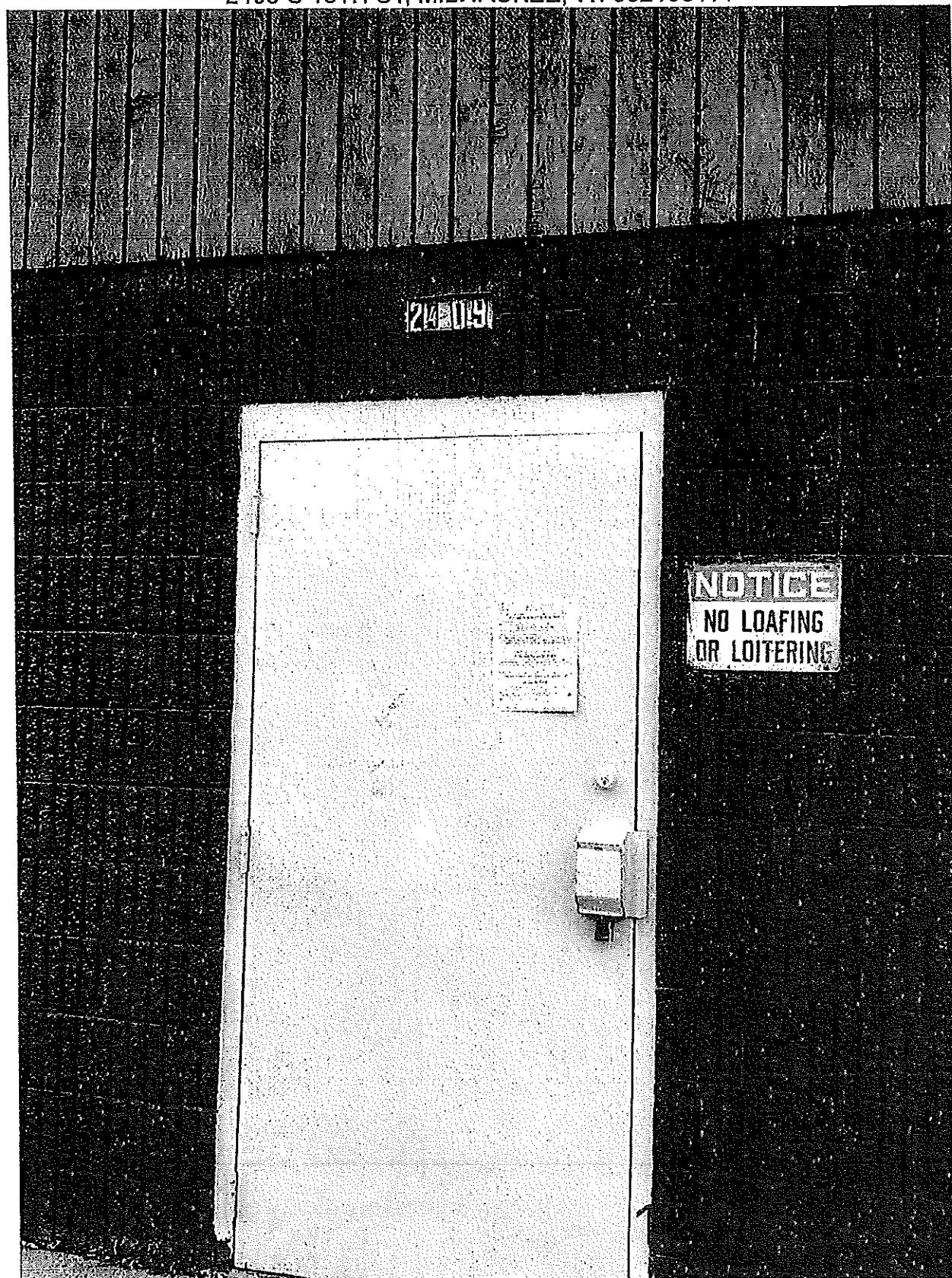
2409 S 13TH ST, MILWAUKEE, WI 532153114



2409 S 13TH ST, MILWAUKEE, WI 532153114



2409 S 13TH ST, MILWAUKEE, WI 532153114



2409 S 13 St



Before



After



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Signature

Tim Brennan owner
Name (please print)

622 N. 79th St
Wauwatosa WI 53213
Mailing address and zip code

(414) 243-5229
Daytime phone number

MKE CITY CLERK - RCUD
2025 FEB 4 PM 2:48

Receipt of ARBA Fee

| | |
|--------------------------|------------------------------|
| Date: | 2/4/25 |
| Received Of: | Tim Brennan |
| Property at: | 2409 S. 13 th St. |
| Received By: | LME |
| Check # (If Applicable): | 1103 |
| Amount: | \$25.00 |