



Department of City Development

City Plan Commission  
Historic Preservation Commission  
Neighborhood Improvement  
Development Corporation  
Redevelopment Authority

**Rocky Marcoux**  
Commissioner

**Martha L. Brown**  
Deputy Commissioner

August 22, 2011

Mr. Steven Mahan, Director  
Block Grant Administration  
Department of Administration  
City Hall, Room 606

Dear Mr. Mahan:

Re: Maintaining In REMS with NSP2 funds

In the effort to preserve, stabilize and maintain City of Milwaukee vacant In Rem properties to the highest degree possible and support ongoing efforts in the City's NSP2 Target Area, the Department of City Development (DCD) is formally requesting to utilize NSP2 funds allocated to the City for landbanking activity to maintain a select group of City-owned tax foreclosed properties that fall within the established NSP2 target neighborhoods. This request is being made after receiving updated policy guidance from the U.S. Department of Housing and Urban Development on this issue, as well as discussions with your office.

To achieve this goal, DCD is requesting that \$300,000 be transferred from the Milwaukee Neighborhood Reclamation Company LLC (NS2900000000) to a newly created DCD account to be used for this purpose. It is believed that each of the four 2011 In Rem lists that DCD receives from the Treasurer's Office will yield a minimum of 30 eligible properties to be maintained with NSP2 funds. Prior to NSP2 funds being expended on a specific property, a disposition strategy will be identified which complies with the NSP requirement that landbanked properties are slated for an end use which meets the "Area Benefit" national objective in the City's NSP2 target neighborhoods. The \$300,000 allocation would allow DCD to service an estimated 120 properties ("projects") from mid-September 2011 through 2012 based upon the following average and seasonal maintenance costs per improved property:

- \$150 in snow removal costs based upon a 50-inch snow fall season
- \$900 to secure the property with painted boards
- \$450 in seasonal grass cutting from April through October
- \$1,000 for a standard property clean out

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This results in average expected expenditures of \$2,500 per property. These estimates are based on averages, so there will be variations on the amount expended per property based on holding period, number of openings requiring boarding, extreme weather, etc. Please feel free to contact Clifton Crump, who manages the improved neighborhood properties for DCD, with any questions or concerns that you might have at Ext. 5805.

Sincerely,

A handwritten signature in cursive script, appearing to read "Rocky Marcoux".

Rocky Marcoux  
Commissioner