



# City of Milwaukee

200 E. Wells Street  
Milwaukee, Wisconsin  
53202

## Meeting Minutes

### ADMINISTRATIVE REVIEW BOARD OF APPEALS

**VINCENT BOBOT, CHAIR**  
*Kendrick Yandell, Vice-Chair*

*Ald. DiAndre Jackson, Elizabeth Hammer and Alex Bruzan*

*Staff Assistant, Joanna Urtiz, 414-286-2366*  
*Fax: 414-286-3456, [jpolan@milwaukee.gov](mailto:jpolan@milwaukee.gov) Legislative Liaison,*  
*Alex Highley, 414-286-8661, [Alex.Highley@milwaukee.gov](mailto:Alex.Highley@milwaukee.gov)*

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Thursday, March 19, 2026

9:00 AM

City Hall, Room 301-B  
Virtual option available

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#### AMENDED 3/18/26 Closed Session Language ADDED.

Meeting convened at 9:04 AM

**Present:** 4 - Bobot, Yandell, Hammer, Bruzan

**Excused:** 1 - Jackson

Please be apprised that less than 24 hours notice is being given for this file because it is impractical to give the 24 hours' notice.

- [26005](#) Appeal of Charlie Clark, Prairie Park LLC for tall grass and weeds nuisance fees (8413 N 99th St.) (9th Aldermanic District).

*Member Yandell, seconded by Hammer, moved denial based upon non-appearance despite timely notice of the hearing.*

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be DENIED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson
- [26018](#) Appeal of Mildred Ortiz for overhanging branches nuisance fees (3016 W St. Paul Ave.) (10th Aldermanic District)

*Mrs. Mildred Ortiz is an elderly woman with a heart condition, her daughter Ivette Prather and Larrie Haskins appeared on her behalf before the board. Mr. Haskins and Mrs. Prather stated that this tree is NOT in Mrs. Ortiz' property.*

*After briefly discussing the representation, Chair Bobot asked for a motion hold this item to allow further discussion with department and possibly get to a compromise.*

*Mr. Yandell, seconded by Hammer, to hold this item to the call of the Chair.*

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be HELD IN COMMITTEE. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

3. [26023](#) Appeal of Iqbal Kaur Ghotra and Jagdish Kumar Patel for tall grass and weeds nuisance fees (6154 S 13th St.) (13th Aldermanic District).

*Based upon non-appearance despite timely notice.*

**A motion was made by Elizabeth Hammer, seconded by Kendrick Yandell, that this APPEAL be DENIED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

4. [26008](#) Appeal of Joseph A. Rice, Shaggy Dog I, LLC for snow removal fees (1547 N Astor St.) (4th Aldermanic District)

*Based upon non-appearance despite timely notice of the hearing.*

**A motion was made by Elizabeth Hammer, seconded by Kendrick Yandell, that this APPEAL be DENIED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

5. [26013](#) Appeal of Brille Jorgensen for snow removal fees (9625 W Metcalf Pl.) (5th Aldermanic District)

*Based upon non-appearance despite timely notice of the hearing.*

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be DENIED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

6. [26014](#) Appeal of James Raymond for snow removal fees (2904 S Mabbett Ave.) (14th Aldermanic District)

*Appearing  
DNS Ben Brannan  
James Raymond*

*Mr. Yandell moved to GRANT this appeal, Seconded Bruzan. There were no objections.*

**This APPEAL was GRANTED**

7. [26015](#)

Appeal of Jared Triplett, Triplett Flag, LLC for snow removal fees (9507 W Fond du Lac Ave.) (2nd Aldermanic District)

*Discussion on posting requirements, Mr. Triplett claims he did not receive proper notice regarding the snow.*

*Mr. Triplett could not confirm nor denied if he is signed to receive enotification regarding city services.*

*Hammer, seconded by Yandell to denied.*

**A motion was made by Elizabeth Hammer, seconded by Kendrick Yandell, that this APPEAL be DENIED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

8. [26016](#)

Appeal of Carmela Felan for snow removal fees (5254 N 49th St.) (2nd Aldermanic District)

*Appearing:*

*Carmela Felan*

*City Department*

*Department compromised to reduce the charges down to \$155.15, Hammer, seconded by Bruzan moved approval.*

**A motion was made by Elizabeth Hammer, seconded by Alex Bruzan, that this APPEAL be GRANTED (WITH MODIFICATIONS). This motion PREVAILED by the following vote:**

**Aye:** 4 - Bruzan, Hammer, Yandell, and Bobot

**No:** 0

**Excused:** 1 - Jackson

9. [26017](#)

Appeal of Sandra Scott for snow removal fees (3763 N 36th St.) (7th Aldermanic District)

*This appeal was granted (with modifications). Ms. Scott is only responsible to pay the amount of \$125.00 plus any applicable taxes.*

**A motion was made by Kendrick Yandell, seconded by Alex Bruzan, that this APPEAL be GRANTED (WITH MODIFICATIONS). This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

Excused: 1 - Jackson

10. [26020](#) Appeal of Eric Shirley, Shirley Revocable Trust for snow removal fees (319 E Bolivar Ave.) (13th Aldermanic District)

**A motion was made by Kendrick Yandell, seconded by Alex Bruzan, that this APPEAL be DENIED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bruzan, Hammer, Yandell, and Bobot

**No:** 0

Excused: 1 - Jackson

11. [26021](#) Appeal of David Glaubke and Kip Mentzer for snow removal fees (2331 E Newberry Bl.) (3rd Aldermanic District)

*Appearing:  
Forestry - Ben Brannan  
Kip Mentzer*

*Mr. Mentzer claimed that property was cleaned prior to contractor arriving to clean. He asked item to be held to review pictures of the before and after, according to the department.*

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be HELD IN COMMITTEE. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

Excused: 1 - Jackson

12. [26025](#) Appeal of Misti L. Trzebiatowski for snow removal fees (4719 S 20th St.) (13th Aldermanic District)

*This appeal was granted (with modifications). Mr. Trzebiatowski only responsible to pay the amount of \$120.00 plus any applicable taxes.*

**A motion was made by Vincent Bobot, seconded by Alex Bruzan, that this APPEAL be GRANTED (WITH MODIFICATIONS). This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

Excused: 1 - Jackson

13. [26028](#) Appeal of John S Zaffiro for snow removal fees (802 E E Kewaunee St.) (3rd Aldermanic District)

*This appeal was granted (with modifications). Mr. Zaffiro only responsible to pay the amount of \$145.00 plus any applicable taxes.*

**A motion was made by Kendrick Yandell, seconded by Alex Bruzan, that this**

**APPEAL be GRANTED (WITH MODIFICATIONS). This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

14. [26029](#)

Appeal of Ying Moua for snow removal fees (7805 N 76th St.) (9th Aldermanic District)

*This appeal was granted (with modification). Yin Moua (Jou Xiong, Daughter and tenant on the property) only responsible to pay the amount of \$304.95 and any taxes applicable.*

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be GRANTED (WITH MODIFICATIONS). This motion FAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

15. [26030](#)

Appeal of Jonisha Hendon, ACDL Properties, LLC for snow removal fees (8230 W Marion St.) (5th Aldermanic District)

*Based upon non-appearance despite timely notice of the hearing*

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be DENIED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

16. [25155](#)

Appeal of Martha Cooper for garbage and litter nuisance fees (2909 N 37th St.) (7th Aldermanic District)

17. [25158](#)

Appeal of Jordan Sowinski for garbage and litter nuisance fees (4252 N 89th St.) (5th Aldermanic District)

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be HELD IN COMMITTEE. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

18. [25164](#)

Appeal of Freida Webb for reinspection fees (3373-77 N Dr Martin)

Luther King, Jr Dr.) (6th Aldermanic District)

*At the request of Ms. Webb, to hold until April or later.*

**A motion was made by Alex Bruzan, seconded by Elizabeth Hammer, that this APPEAL be HELD IN COMMITTEE. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

19. [25177](#) Appeal of Dale Dolence for vacant building registration fees (920 N 29th St.) (4th Aldermanic District)

20. [25183](#) Appeal of Steve Brick for garbage and litter nuisance fees (2938 N 24th St.) (7th Aldermanic District)

*Based upon non-appearance despite timely notice of the hearing*

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be DENIED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

21. [25184](#) Appeal of Michael Wisth, Sr. for garbage and litter nuisance fees (4646 N 29th St.) (1st Aldermanic District)

**A motion was made by Vincent Bobot, seconded by Alex Bruzan, that this APPEAL be GRANTED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

22. [25185](#) Appeal of Mohd Nassar for garbage and litter nuisance fees (4383 N 27th St.) (1st Aldermanic District)

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be HELD IN COMMITTEE. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

23. [25188](#) Appeal of Ronald Mueller for garbage and litter nuisance fees (3015 W

Chambers St.) (7th Aldermanic District)

*At the request of Mr. Mueller*

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be HELD IN COMMITTEE. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

24. [25190](#)

Appeal of Edward Gant for garbage and litter nuisance fees (312 E Townsend St.) (6th Aldermanic District)

*At the request of Mr Mueller*

**A motion was made by Vincent Bobot, seconded by Alex Bruzan, that this APPEAL be GRANTED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

25. [25191](#)

Appeal of Michael Rice for garbage and litter nuisance fees (2739 N 9th St.) (15th Aldermanic District)

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be HELD IN COMMITTEE. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

26. [26007](#)

Appeal of Sheila V. Pugh, Power of Attorney for Jimmie Ray Pugh, for garbage and litter nuisance fees (6820 W Silver Spring Dr.) (2nd Aldermanic District)

27. [26024](#)

Appeal of Jose Torres, Ideal Property Solutions LLC, for garbage and litter nuisance fees (403 N 61st St.) (10th Aldermanic District)

*Based upon non-appearance despite timely notice of the hearing*

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be DENIED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

28. [26026](#) Appeal of Fabio Ribeiro for garbage and litter nuisance fees (2013 N 41st St.) (15th Aldermanic District)

*Based upon non-appearance despite timely notice of the hearing.*

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be DENIED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

10:30 AM

29. [25143](#) Appeal of Zygmunt Serafin for reinspection fees (2120 S 18th St.) (12th Aldermanic District)

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be DENIED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

30. [25149](#) Appeal of Kenneth Brown for reinspection fees (7809 W Hadley St.) (5th Aldermanic District)

*Appearing:*

*Mr. Derek Brown and his atty. Andrew Arena  
City Peter Laritson*

*Compromised to clean up by August 1, 2026*

*Department stated that there is no Guarantee that Re-Inspection Fees will not continue to incurred.*

**A motion was made by Kendrick Yandell, seconded by Alex Bruzan, that this APPEAL be HELD IN COMMITTEE. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bruzan, Hammer, Yandell, and Bobot

**No:** 0

**Excused:** 1 - Jackson

31. [25150](#) Appeal of Jonathan Smith for reinspection fees (615 S 89th St.) (10th Aldermanic District)

*Appearing:*

*City Peter Laritson*

*Jonathan Smith*

*This appeal was held for 30-days (April 18, 2026) to allow for more time for Mr. Smith to complete work required.*

**A motion was made by Kendrick Yandell, seconded by Alex Bruzan, that this APPEAL be HELD IN COMMITTEE. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

32. [25187](#) Appeal of Ronald Mueller for reinspection fees (2947 N 30th St.) (7th Aldermanic District)

*Held at the quest of Mr. Mueller*

**A motion was made by Kendrick Yandell, seconded by Alex Bruzan, that this APPEAL be HELD IN COMMITTEE. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

33. [26027](#) Appeal of Helen Bebitzke for reinspection fees (2444 N 27th St.) (15th Aldermanic District)

*Appearing:  
Helen Bebitzke  
DNS Matthew Rzepkowski*

**A motion was made by Vincent Bobot, seconded by Elizabeth Hammer, that this APPEAL be DENIED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

34. [25186](#) Appeal of Cayden Standlee for vacant building registration fees (5474 N 56th St.) (2nd Aldermanic District)

*Based upon non-appearance despite timely notice of the hearing.*

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be DENIED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

35. [25182](#) Appeal of Deborah Jefferson for vacant building registration fees (5628 N 74th St.) (2nd Aldermanic District)
36. [25192](#) Appeal of Catherine Beck for denial of chicken keeping permit (2912 N Prospect Ave.) (3rd Aldermanic District)

*At the request of Catherine Beck who is unable to attend today's hearing.*

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be HELD IN COMMITTEE. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

37. [26019](#) Appeal of LaToya C. Johnson for board up fees (4854 N 65th St.) (2nd Aldermanic District)

**A motion was made by Kendrick Yandell, seconded by Elizabeth Hammer, that this APPEAL be DENIED. This motion PREVAILED by the following vote:**

**Aye:** 4 - Bobot, Yandell, Hammer, and Bruzan

**No:** 0

**Excused:** 1 - Jackson

**Meeting adjourned at 12:24**

**Joanna Urtiz  
Staff Assistant**

This meeting will be webcast live at [www.milwaukee.gov/channel25](http://www.milwaukee.gov/channel25).

**The Administrative Review Board of Appeals may convene into closed session on Thursday, March 19, 2026, in Room 301-B, City Hall, 200 E. Wells St., Milwaukee, Wisconsin, pursuant to s. 19.85(1)(g), Wis. Stats., for the purpose of conferring with the City Attorney who will render oral or written advice with respect to litigation in which the city is or is likely to become involved, and then may go into open session for the regular agenda.**

Members of the Common Council, and members of its Standing Committees who are not members of this Committee, may attend this meeting to participate or to gather information. Therefore, notice is given that this meeting may constitute a meeting of the Common Council or any of its Standing Committees, and must be noticed as such, although they will not take any formal action at this meeting. Times for specific agenda items are estimations. If items cannot be heard at their specified times, they will be heard as soon as practicable thereafter.

Upon reasonable notice, efforts will be made to accommodate the needs of persons with disabilities through sign language interpreters or auxiliary aids. For additional information or to request this service, contact the Council Services Division ADA Coordinator at 286-2998, (FAX)286-3456, (TDD)286-2025 or by writing to the Coordinator at Room 205, City Hall, 200 E. Wells Street, Milwaukee, WI 53202.

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

Persons engaged in lobbying as defined in s. 305-43-4 of the Milwaukee Code of Ordinances are required to register with the City Clerk's Office License Division. More information is available at <http://city.milwaukee.gov/Lobbying> or by calling 414-286-2238.