



Department of Neighborhood Services

Preston D. Cole
Commissioner

Thomas Mishefske
Operations Director

Michael Mazmanian
Operations Director

December 3, 2018

Alderman Mark A. Borkowski, Chair
Judiciary and Legislation Committee
Office of the City Clerk
Room 205, City Hall

RE: File No.: 181068
Address: 2364 S. 20th Street

Dear Alderman Borkowski:

The owner of the above-referenced property has applied for a vacation of In Rem judgment. The Department of Neighborhood Services has no outstanding charges and therefore does not object to the request.

The Department requests, however, that if the Common Council approves the return of the property, the applicant work to correct the code violations in a timely manner. A copy of the order is attached.

Sincerely,

Emily McKeown
Business Operations Manager





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

Inspection Date
02/13/2018
ORD-18-01941

INSPECTION REPORT AND ORDER TO CORRECT CONDITION

Department Copy

Re: 2364 S 20TH ST

Taxkey #: 496-1704-000

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: 05/31/2018

- 1) 275-32.4.a Replace broken window panes.

<<attic>>

Violation Location: NA

Correct By Date: 05/31/2018

- 2) 275-32.4.a Repair, replace or remove defective screen/storm door

<<lower west porch storm door and east storm door>>

Violation Location: West Side

Correct By Date: 05/31/2018

- 3) 275-32.3.b Protect all wood surfaces on porches with paint or other approved coating applied in a workmanlike manner

<<lower>>

Violation Location: West Side

Correct By Date: 05/31/2018

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4) 275-32.3.h-1 Replace missing handrail on service walk steps.

Correct By Date: 05/31/2018

5) 275-32.3 Replace defective roofing material. Note: As required by 275-32-12, rolled roofing material shall not be installed over any existing roofing material except existing rolled roofing.

Violation Location: South Side

Correct By Date: 05/31/2018

6) 275-32.3 Replace missing siding on exterior walls.

275-32.4.a Repair or replace defective storm windows.

Violation Location: South Side

Correct By Date: 05/31/2018

7) 275-32.4.a Repair or replace defective storm windows.

Violation Location: East Side

Correct By Date: 05/31/2018

8) 275-32.3 Replace missing siding on exterior walls.

Violation Location: Garage

Correct By Date: 05/31/2018

9) 275-32.4 Repair or replace defective garage window.

<<south garage window>>

Violation Location: Garage

Correct By Date: 05/31/2018

10) 275-32.4 Repair or replace defective service door on garage.

<<and remove green board>>

Violation Location: East Side

Correct By Date: 05/31/2018

11) 275-32.4.a Replace defective exterior door.

<<and remove green board to restore means of egress>>

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For any additional information, please phone Inspector **Sue Steinbach** at **414-286-5486** or **skstein@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 -

Sue Steinbach
Inspector

Recipients:

Alice Lagosh Revocable Trust., Alice Lagosh Trustee 2364 S 20th St., MILWAUKEE, WI 53215
Alice Lagosh Revocable Trust., Sandra L Lagosh (RA) 2364 S 20th St., MILWAUKEE, WI 53215
Alice Lagosh Revocable Trust., Sandra L Lagosh (RA) 5420 S 14th St., MILWAUKEE, WI 53221
ALICE LAGOSH TRUSTEE, 2364 S 20TH ST ALICE LAGOSH REVOC TRUST, MILWAUKEE, WI 532153012

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 appellat 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

You may file an appeal within 20 days. The Milwaukee Code of Ordinances requires that a written appeal of this order be received within 20 days of service of this order. If service of this order is made by mail, the appeal shall be received within 30 days or by the compliance date plus 5 days not to exceed 30 days. There is a fee for filing this appeal.

Violations (excluding zoning violations - Chapter 295) must be appealed to the Code Appeals Secretary, Municipal Building, 1st Floor, 841 N. Broadway, Milwaukee, Wisconsin 53202, phone 414-286-3679.

Violations of Chapter 295 of the Milwaukee Code of Ordinances must be appealed to the Board of Zoning Appeals, 809 N. Broadway, 1st floor, Milwaukee, Wisconsin 53202, phone 414-286-2501. All appeal applications must include the required information outlined in sec. 295-311-6.

If an appeal is pursued, it is your responsibility, as the recipient of this order, to file with the appropriate department. Please contact the inspector that issued this order if you are unclear on this issue. Filling an appeal with the incorrect department may render your appeal null and void.

TENANT RENT WITHHOLDING

Uncorrected violations on properties may allow tenants to deposit their rent in an escrow account in the Department of Neighborhood Services under Section 200-22. The Commissioner may withdraw monies from such escrow accounts to make repairs to protect the health, safety and welfare of tenants.

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REINSPECTION FEES

In accordance with Section 200-33-48, a fee may be charged for any reinspection, except no fee shall be charged for the final reinspection when compliance is recorded. **The fee is \$101.60 for the first reinspection, \$203.20 for the second and all subsequent reinspections. These fees include a 1.6% training and technology surcharge. Reinspection fees shall be a lien upon the real estate where the reinspections were made and shall be assessed and collected as a special tax.** If you wish to contest the assessment of a reinspection fee, contact the inspector, and, if necessary, the inspector's supervisor. If no agreement is reached, an appeal form will be mailed to you, which you can complete and send to the City's Administrative Review Appeals Board. Any question regarding the actual appeal process, please contact the Administrative Review Appeals Board at (414) 286-2221. Please be aware that there is a fee required when filing an appeal.

TRADUCCION EN ESPAÑOL

Si Ud, necesite ayuda para la traducción, de esta información, comuníquese con el 'Centro Hispano' Council for the Spanish Speaking, Inc., 614 W. National Avenue, Milwaukee, WI 53204. Teléfono: (414) 384-3700 o Community Advocates, 728 N. James Lovell St., Milwaukee WI, 53233, Teléfono: (414) 449-4777

LUS HMOOB

Yog koj xav tau kev pab txhais cov lus no, thov hu mus rau koomhaum Hmong/American Friendship Association, 3824 West Vliet Street, Milwaukee, WI 53208, xovtooj yog (414) 344-6575.

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