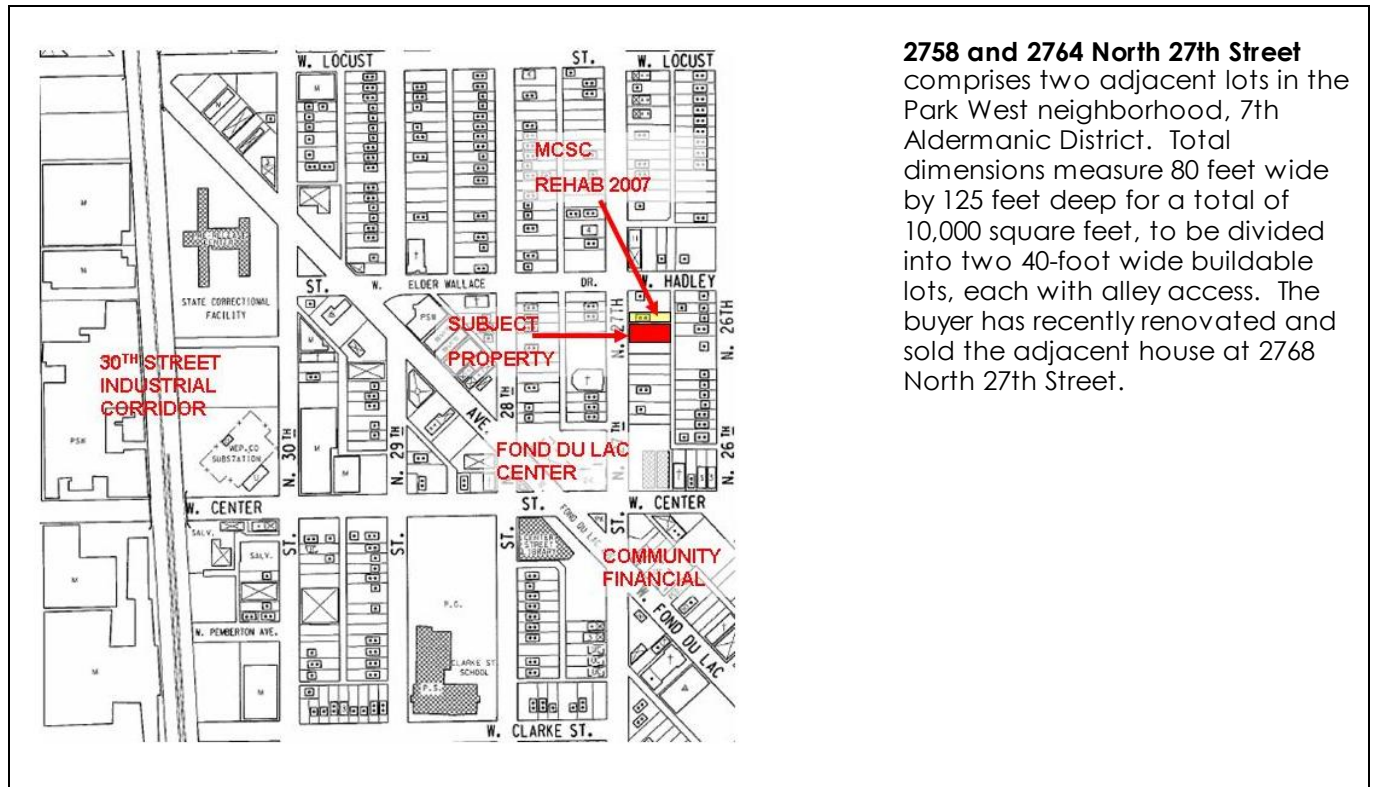


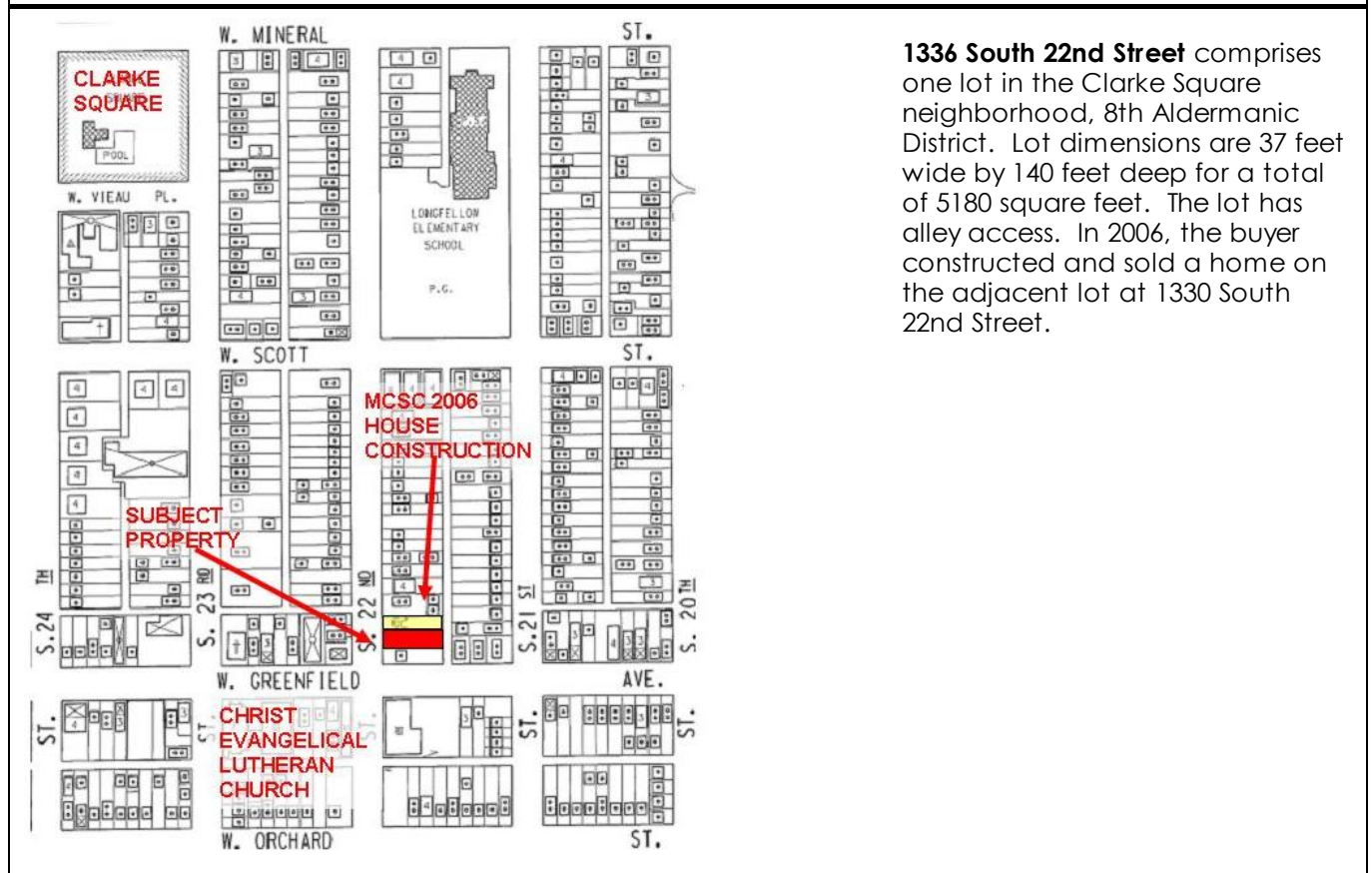
**LAND DISPOSITION REPORT  
COMMON COUNCIL OF THE CITY OF MILWAUKEE**

**RESPONSIBLE STAFF**  
Yves LaPierre, Real Estate Section (286-5762)

**PROPERTY**



**2758 and 2764 North 27th Street** comprises two adjacent lots in the Park West neighborhood, 7th Aldermanic District. Total dimensions measure 80 feet wide by 125 feet deep for a total of 10,000 square feet, to be divided into two 40-foot wide buildable lots, each with alley access. The buyer has recently renovated and sold the adjacent house at 2768 North 27th Street.



**1336 South 22nd Street** comprises one lot in the Clarke Square neighborhood, 8th Aldermanic District. Lot dimensions are 37 feet wide by 140 feet deep for a total of 5180 square feet. The lot has alley access. In 2006, the buyer constructed and sold a home on the adjacent lot at 1330 South 22nd Street.

**BUYER**

The Milwaukee Community Service Corps, Inc., ("MCSC") is a grass roots organization that provides youth development, job training and community service programs. Corps members renovate homes, landscape, remediate lead, remove graffiti and perform other community service while pursuing high school equivalency diplomas, preparing for college or training for trade apprenticeships.

MCSC has a contract with the City of Milwaukee for approximately \$450,000 in CDBG HOME funds to be allocated among nine units of housing. MCSC has constructed and sold six units of scattered site housing. The three lots in this sale will complete MCSC's current building program.



Preliminary Plans

**PROPOSED DEVELOPMENT**

Three, single-family, modular homes constructed by Terrace Homes that will be sold to owner-occupants upon completion. The homes are two and one-half stories tall, 1,600 square feet with four bedrooms and two and one-half bathrooms. The home design is compatible with the neighborhood in terms of scale and has a front porch and two-car detached garage with alley access. The construction costs will be approximately \$170,000 and the homes will be marketed for \$142,000 to low-income families meeting CDBG guidelines. The MCSC estimates that approximately \$110,000 will be financed through a construction loan with the remainder financed with \$60,000 in HOME funds.

**OFFER TERMS AND CONDITIONS**

The three lots will be sold for one dollar each. The properties will be sold "as is." Closing will occur once the MCSC has final plans approved for permitting and financing is in place but not later than February 28, 2008. A performance deposit will not be required based on the Corps completion of past projects. Construction will be expected to commence within one month of closing and Buyer will have nine months to complete construction.