

LAND DISPOSITION REPORT COMMON COUNCIL OF THE CITY OF MILWAUKEE

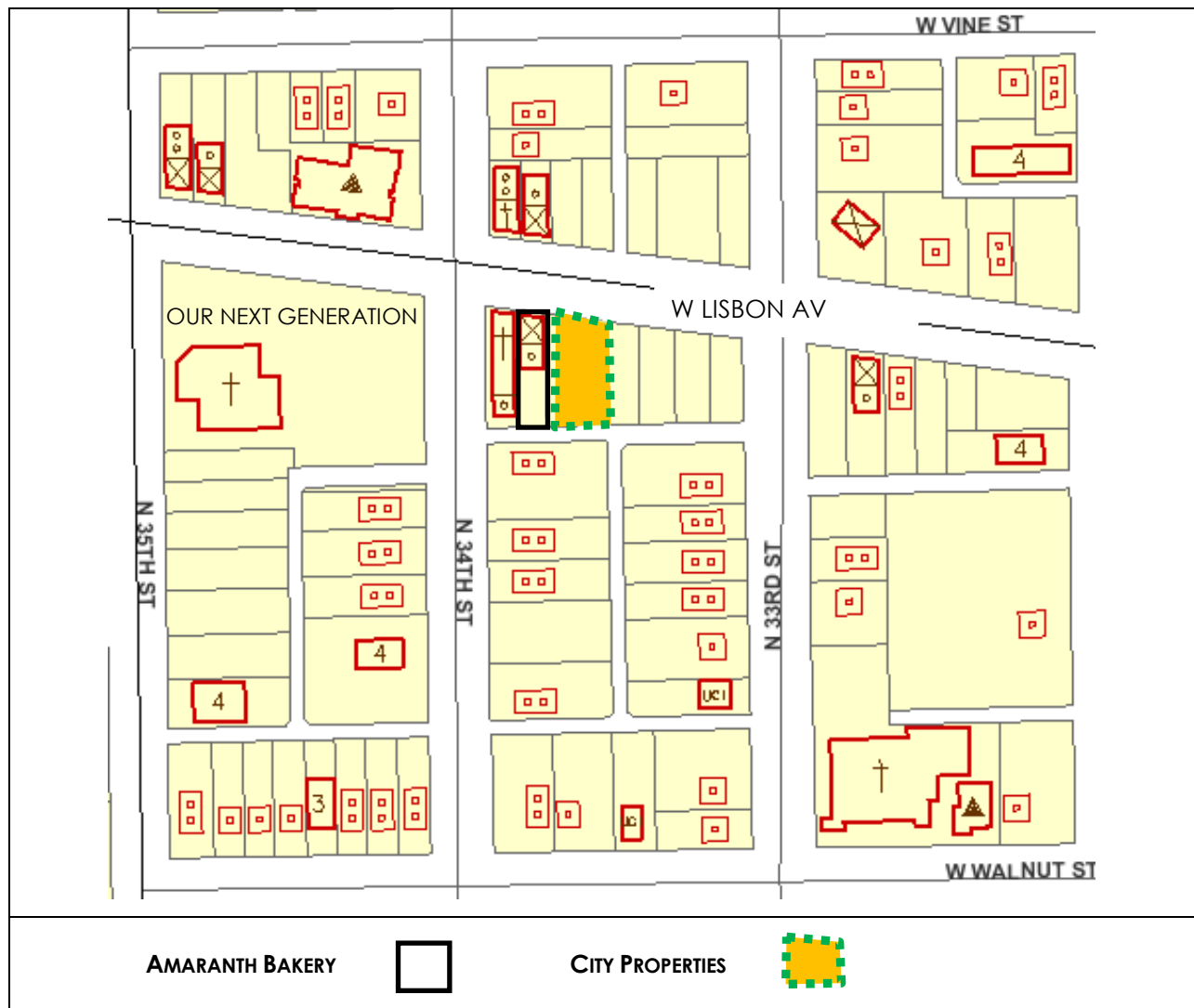
FEBRUARY 11, 2014

RESPONSIBLE STAFF

Yves LaPierre, Real Estate, 286-5762

PROPERTY

3319-21 West Lisbon Avenue acquired in tax foreclosure in 1992 and 3323 West Lisbon Avenue acquired in tax foreclosure in 1988. The two vacant lots total 6350 SF.





Amaranth Bakery with green space and gardens to the east.

BUYER

Stephanie Shipley is the owner of the adjacent property at 3327 West Lisbon Avenue that houses Amaranth Bakery. Stephanie Shipley has owned 3327 West Lisbon Avenue since 2000 and opened the bakery with her husband, David Boucher, in 2006. David and Stephanie have lived in the Walnut Hill neighborhood for 17 years, subsequently investing in the neighborhood by purchasing and renovating distressed properties, doing extensive outreach to the community and creating incubator space for new businesses. Commercial tenants include Express Yourself Milwaukee, Tabal Chocolate and the administrative office for Ko-Thi Dance Company. They have been leasing the two vacant lots next to their business since 2010 where they have created green space and gardens that incorporate a storm water management system.

PROPERTY USE

The vacant lots will be maintained as green space and gardens. An ADA accessible ramp, entrance and bathroom will be built on the east side of 3327 West Lisbon Avenue that houses Amaranth Bakery.

OFFER TERMS AND CONDITIONS

The purchase price is \$1,000 for the two vacant lots. Conveyance shall be by quit claim deed on an "as is, where is" basis. The deed will include restrictions joining the City lots to the adjoining property, prohibiting development with a primary structure and prohibiting application for tax-exempt status without prior approval of the Common Council.