



**IMPORTANT NOTICE: A \$25 FILING FEE MUST ACCOMPANY THIS APPEAL, WITHIN THE DEADLINE REFERENCED BY THE BILL.**

Checks should be made payable to: City of Milwaukee and a copy of the bill should be included with your appeal

**IMPORTANT NOTICE FOR CUSTOMERS PAYING BY CHECK**

When you provide a check as payment, you authorize us either to use information from your check to make a one-time electronic fund transfer from your account, or to process the payment as a check transaction.

CITY OF MILWAUKEE  
2024 APR 25 P 12: 26  
CITY CLERK'S OFFICE

IF THE CHARGES HAVE ALREADY APPEARED ON YOUR TAX BILL, THIS APPEAL CANNOT BE FILED.

TO: Administrative Review Board of Appeals  
City Hall, Rm. 205  
200 E. Wells St.  
Milwaukee, WI 53202  
(414) 286-2231

DATE: 04/25/2024

RE: 2762 N 50TH STREET  
(Address of property in question)

Under ch. 68, Wis. Stats., s. 320-11 of the Milwaukee Code of Ordinances, this is a written petition for appeal and hearing.

I am appealing the administrative procedure followed by DEPARTMENT OF NEIGHBORHOOD SERVICE  
(Name of City Department)

Amount of the charges \$ 203.20

Charge relative to: ORDER # ORD 24 - 01142

I feel the City's procedure was improper due to the following reasons and I have attached any supporting evidence, including city employee's names/dates which I spoke to regarding this issue and copies of any city orders received:

INSPECTOR SAID REASON FOR CHARGE IS BECAUSE  
HE COULD NOT GET INTO UNIT. I EMAILED  
INSPECTOR ABOUT COMPLETION OF WORK PRIOR TO  
ORDER COMPLETION DATE.  
THERE WAS NO REQUEST FROM INSPECTOR  
ABOUT ACCESS TO UNIT BUT RATHER THESE CHARGES

[Signature]  
Signature

BLACK STAR PROPERTIES (FELIX ARYETEY)  
P.O. Box 241673 Name (please print)  
MILWAUKEE, WI 53224 414-429-3389  
Mailing address and zip code Daytime phone number

felix@blackstarproperties.com

E-Mail Address(es)



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

April 05, 2024  
Order #: ORD-24-01142

BLACK STAR REAL ESTATE  
HOLDING LLC  
PO BOX 241613  
MILWAUKEE, WI 53224

Re: 2762 N 50TH ST

When a property is reinspected and violations remain uncorrected, the Milwaukee Code of Ordinances provides for these reinspection fees:

First reinspection \$203.20  
Second reinspection \$406.40  
All subsequent reinspections \$406.40

There is no charge for the reinspection that shows compliance with all violations.

All reinspections which show noncompliance with the order will be charged at the above rate. These fees will be assessed against the property as a special charge and will appear on the tax bill for this property. **On 04/02/2024, we imposed a \$203.20 reinspection fee, which includes a 1.6% training and technology surcharge. Any outstanding fees not paid by August 31, 2024 will automatically be assessed to your 2024 tax bill.**

As you can see, the cost of noncompliance with the code can add up quickly. The Department would prefer to see you put the money into correcting the violations and not into paying reinspection fees. Please contact me as soon as the violations have been corrected. If I do not hear from you, we will continue to reinspect until the property has been brought into compliance with the code. Please do not put us in that situation.

If you wish to appeal this charge you must file that appeal within 30 days of the date of this letter. It must be filed with the: Administrative Review and Appeals Board, Office of the City Clerk, Room 205 City Hall, 200 E Wells Street, Milwaukee Wisconsin 53202, 414-286-2221. Please contact them to obtain the proper application form. There is a \$25 fee required when filing this appeal.

**Please be advised that if you have filed for bankruptcy, this letter is for informational purposes and is not intended as to be construed as an attempt to collect a debt during the pendency of your bankruptcy as other conditions may apply.**

**To discuss the violations, please contact the inspector listed below. Please contact your attorney with any legal questions as this office cannot give legal advice**

Please call Inspector Steve Chalstrom at 414-286-8615 during the hours of 8:00 a.m. to 10:00 a.m. Monday through Friday for information on which violations remain uncorrected or if you have any questions. Violations can also be viewed on our website at [www.milwaukee.gov/lms](http://www.milwaukee.gov/lms).

Steve Chalstrom

Recipients

BLACK STAR REAL ESTATE, HOLDING LLC, PO BOX 241613, MILWAUKEE WI 53224  
BLACK STAR REAL ESTATE HOLDING LLC, 5678 W BROWN DEER RD, REG AGENT: JAMES ARYEETAY, MILWAUKEE WI 53223



## Receipt of ARBA Fee

Date:	4/25/2024
Received Of:	Black Star Properties Felix Aryeefey
Property at:	2762 N 50 <sup>th</sup> St 2619 N 60 <sup>th</sup> St
Received By:	JP
Check # (If Applicable):	Ck #1844
Amount:	\$50.00

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