

*Atkinson Capitol Teutonia
ACT*

*BUSINESS IMPROVEMENT DISTRICT NO.29
PROPOSED OPERATING PLAN (YEAR TWO)*

2004

Draft: October 20, 2003

TABLE OF CONTENTS

- I. Introduction
 - Background
 - Physical Setting
- II. District Boundaries
- III. Proposed Operating Plan
 - Plan Objectives
 - Proposed Activities- Year One
 - Proposed Expenditures
 - Financing Method
 - Organization of BID Board
 - Relationship to ACT Business Association
- IV. Method of Assessment
 - Assessment Rate and Method
 - Excluded and Exempt Properties
- V. Relationship to Milwaukee Comprehensive Plan and orderly Development of the City
 - City Plans
 - City Role in District Operation
- VI. Plan Approval Process
 - Public Review Process
 - Petition Against Creation of BID
- VII. Future Year Operating Plans
 - Phased Development
 - Amendment, Severability and Expansion
- VIII. Appendices

I. INTRODUCTION

A. Background

In 1984, the Wisconsin legislature created s. 66.1109 of the Statutes (see Appendix A) enabling cities to establish Business Improvement districts (BIDs) upon the petition of at least one property owner within the proposed district. The purpose of the law is "to allow businesses within those districts to develop, to manage and promote the districts and to establish an assessment method to fund these activities." (1983 Wis. Act 184, Section 1, legislative declaration.)

The City of Milwaukee has received a petition from property owners which requests creation of a Business Improvement district for the purpose of revitalizing and improving the Atkinson Avenue, Capitol Drive and Teutonia Avenue business area on Milwaukee's north side (see Appendix B). Pursuant to the BID law, an initial Operating Plan for the proposed district has been prepared. The BID proponents have developed this Plan with technical assistance from the City of Milwaukee Department of City Development.

Section 66.1109(3)(b), Wis. Stats. Requires that a BID Board of Directors "...shall annually consider and make changes to the operating plan. The Board shall then submit the operating plan to the local legislative body for its approval. "Given that this is the initial Operating Plan, there is no BID Board of Directors. However, the organizing as initiated by community organizations and business operators and property owners, and comprehensive plan was established for the proposed Atkinson Teutonia Capitol BID district.

B. Physical Setting

The vast majority of the ACT Triangle is made up of residential properties. Of the nearly 8,000 total number of parcels in and immediately surrounding the ACT Triangle, approximately 200 are commercial or industrial in nature. Thirty parcels are institutional in use (schools, churches, municipal and government facilities). Eighty-four parcels are vacant lots, boarded up properties, or residential units owned by the City of Milwaukee, some other governmental unit, or a lending institution as a result of foreclosure, tax delinquency or public nuisance.

The overwhelming majority of the housing is single family detached homes. The second most prevalent type of land use is duplex housing. There are a few three and four flat units. The area surrounding the intersection of West Capitol Drive, Atkinson Avenue and Teutonia Avenue supports a number of apartment buildings. The apparent largest of these, a 55 unit complex located at the intersection of Roosevelt Drive and Teutonia is a boarded up property.

An estimated 70% of the housing in the ACT area was built prior to World War II. Much of this housing stock was built in the 1920's and 1930's. While the housing stock is not in danger of falling down, it has become expensive to maintain. This has caused much maintenance to be deferred, and has led to blight conditions.

There is a significant portion of newer housing at the northeast corner of the ACT Triangle. This housing stock differs greatly from the majority of the community's housing. It is brick or faced, and is evident of styles popular after World War II. Furthermore, lot and parcel sizes are larger in this section of the neighborhood.

The median value of a house in the ACT area in 1990 was estimated at \$36,718.00. Current estimates place the median value of a house in this neighborhood at \$46,110.00. This represents an increase of just over 25.5% in the eight years since the 1990 Census was conducted. Recent housing sales do not exactly support the estimated current housing value. Single family residential sales in 1997 and 1998 averaged \$37,100.00. Duplex sales averaged just over \$42,550.00.

II. DISTRICT BOUNDARIES

The potential boundaries for the ACT Business Improvement District extend from the 800 to 2600 block of Atkinson Avenue, the 2000 to 2700 Block of Capitol Drive and the 3700 to 4300 block of Teutonia Avenue.

Boundaries of the proposed district are shown on the map in Appendix C of this plan. A listing of the properties included in the district is provided in Appendix D.

III. PROPOSED OPERATING PLAN

A. Plan Objectives and Outcomes

In recognition of issues and concerns from business and property owners, the ACT BID along with the ACT business association have set the following 2004 plan objectives and outcomes;

Encourage new business development, and expand current business activity

- A. Creation of a Marketing Strategy
- B. Partnerships with public and private sector to spur development and reinvestment
- C. Collaborations with ACT Business Association and other Community Based Organizations

Assist in development, redevelopment, promotion and maintenance of the ACT commercial district.

- D. Reduction of vacant commercial space
- E. Reduction and improvement of vacant lots
- F. Reduction of blighted conditions
- G. Reduction of Crime

B. Proposed Activities - Year Two

For Operating Year 2004 The ACT BID will carry out three main functions to meet its objectives and outcomes:

1. Real Estate Development-

- The ACT BID will maintain an inventory of vacated buildings and lots for potential business development. The inventory will contain information on conditions of buildings and lots. The inventory will be maintained in a database and made available for review via Internet or a property "hot sheet." The ACT BID and Business Association will also work with the Department of Neighborhood Services to ensure that properties are maintained in accordance with city codes. This is essential to maintaining a stronghold against blight and decay of the street
- The ACT BID will also assist with facilitating transactions between a private buyer and the city. In 2003, BID representatives received training and information in commercial development and revitalization through the National Council of Community Economic Development, Local Initiatives Support Corporation (LISC) and the Department of City Development. ACT BID members are in the process of a feasibility study for the purchase of a Capitol Drive property. The property could be reclaimed as a retail/service mall in partnership with a developer and a community based organization.

2. District Promotion and Marketing- Developing effective promotional material and marketing the districts are two vital functions of the ACT BID.

- The Department of City Development received a street enhancement grant that will create a new look for Capitol drive in 2004. The project will provide; new street lighting, paving and development of a small plaza near the Capitol and Teutonia intersection. The ACT BID has planned the design and installation of special signs & banners that will identify the ACT BID as a unique environment for retail sales and personal services. The ACT BID will also work with DCD and UWM in completing the final design and selection of amenities for the street.
- The ACT BID will publish a newsletter outlining positive experiences of businesses within the district. The newsletter will also offer information on best practices for successful businesses. The newsletter will be distributed throughout the district.
- The ACT BID will host an annual dinner meeting in December that will give special recognition for businesses, developers and organizations that positively affect the economic environment and aesthetics of the BID. The special recognition dinner will aid in public information about the BID and further strengthen relationships between business owners and the community.
- Memberships in professional organizations (e.g International Conference of Shopping Centers) to raise the profile of the ACT BID and promote potential business development

3. Business Assistance/Economic Development- The ACT BID will assist district businesses with business planning, cash flow analysis, preparing business loan applications, and accessing

public business development programs through its relationship with economic development organizations within the area. The ACT BID will assist with matching public funds to private development opportunities.

Proposed Budget

Business Improvement district No. 29 Operating expenses

Assessed Budget Total \$55,234	
BID Activities	28,000
Feasibility study	
Newsletter	
Annual Meeting	
Marketing/Promotion	
Property Inventory Database	
BID Board Training/Memberships	4,000
General Services	
Telephone	500
Internet access	500
Utilities (Gas/Electric, etc)*	4,000
Rent**	0,000
Office Supplies	1,500
Advertisement	2,200
Printing/Photocopying	1,234
Postage	500
Contractual Services	
Audit	800
Insurance	800
Other	
ACT ID Signage and Promotional Material, 10,000 installation hardware and installation service.	
<hr/>	
TOTAL	55,234

*Additional electricity for specialty lighting on base of harp lights installed 2004

**Office space in kind by Community Enterprises

III. Financing Method

Allocation of the district's annual expenses will be based on each individual property's assessed valuation as a percentage of the district's total assessed valuation. It is proposed to raise \$55,234 through BID assessments (see Appendix D). The BID Board shall have the authority and responsibility to prioritize expenditures and to revise the budget as necessary to match the funds actually available.

IV. Organization of BID Board

Upon creation of the ACT BID #29, the Mayor appointed; Wand Scruggs, Rosetta Carr, Julius Morgan, Walter Cunningham and Cornelius Cobbin to the district board ("board"). The board's primary responsibility will be implementation of this Operating Plan. This will require the board to negotiate with providers of services and materials to carry out the Plan; to enter into various contracts; to monitor development activity; to periodically revise the Operating Plan; to ensure district compliance with the provisions of applicable statutes and regulations; and to make reimbursements for any overpayments of BID assessments.

State law requires that the board be composed of at least five members and that a majority of the board members be owners or occupants of property within the district.

The BID board be structured and operates as follows:

1. Board size -Five.

2. Composition -At least three members shall be owners or occupants of property within the district. *Wanda Scruggs, Rosetta Carr and Cornelius Cobbin are owners and occupants of property within the district.*

Any non-owner or non-occupant appointed to the board shall be a resident of the City of Milwaukee. The board shall elect its Chairperson from among its members. *There are no non-owners or non-occupants amongst the members of ACT BID #29 the elected chairperson is Rosetta Carr a resident of the city of Milwaukee*

3. Term -Appointments to the board shall be for a period of three years except that initially two members shall be appointed for a period of three years, two members shall be appointed for a period of two years, and one member shall be appointed for a period of one year.

4. Compensation -None.

5. Meetings -All meetings of the board shall be governed by the Wisconsin Open Meetings Law.

6. Record Keeping -Files and records of the board's affairs shall be kept pursuant to public records requirements.

7. Staffing- The board may employ staff and/or contract for staffing services pursuant to this Plan and subsequent modifications thereof.

8. Meetings -The board shall meet regularly, at least twice each year. The board shall adopt rules of order (by laws) to govern the conduct of its meetings.

A. Relationship to the ACT Business Association, Inc.

The BID is a separate entity from the ACT Business Association, notwithstanding the fact that members, officers and directors of each may be shared. The Association shall remain a private organization, not subject to the open meeting law, and not subject to the public records law except for its records generated in connection with the BID board. The Association may, and it is intended, shall, contract with the BID to provide services to the BID, in accordance with this Plan. Any contracting with the Association for services to the BID, in accordance with this Plan.

V. METHOD OF ASSESSMENT

A. Assessment Rate and Method

The principle behind the assessment methodology is that each property should contribute to the BID in proportion to the benefit derived from the BID. After consideration of other assessment methods, it was determined that assessed value of a property was the characteristic most directly related to the potential benefit provided by the BID. Therefore, a fixed assessment on the assessed value of the property was selected as the basic assessment methodology for this BID.

However, maintaining an equitable relationship between the BID assessment and the expected benefits requires an adjustment to the basic assessment method. To prevent the disproportional assessment of a small number of high value properties, a maximum assessment of \$1,500 per parcel will be applied.

BID-eligible properties are assessed in the following manner:

1. An unimproved tax parcel is assessed at a rate of \$4/1,000 of assessed value up to a maximum BID assessment of \$1,500. No minimum assessment is applied to unimproved parcels.
2. There is a \$125 minimum assessment on all BID- eligible improved tax parcels valued at \$10,000 or less.
3. For improved tax parcels valued over \$10,000, the assessment is \$125 plus \$4/1,000 of assessed value for the amount over \$1, up to a maximum of \$1,500.

As of January 1, 1993, the property in the proposed district had a total assessed value of over \$13 million. This plan proposed to assess the property in the district at a rate of \$4.00 per \$1,000.00 of assessed value, subject to the maximum assessment, for the purposes of the BID. Appendix D shows the projected BID assessment for each property included in the district.

B. Excluded and Exempt Property

The BID law requires explicit consideration of certain classes of property. In compliance with the law the following statements are provided.

1. State Statute 66.1109(1) (f)lm: The district will contain property used exclusively for manufacturing purposes, as well as properties used in part for manufacturing. These properties will be assessed according to the method set forth in this plan because it is assumed that they will benefit from development in the district.
2. State Statute 66.1109(5) (a): Property known to be used exclusively for residential purposes will not be assessed; such properties will be identified as BID Exempt Properties in Appendix D, as revised each

year.

3. In accordance with the interpretation of the City Attorney regarding State Statute 66.1109(1) (b), property exempt from general real estate taxes has been excluded from the district. Privately owned tax exempt property adjoining the district and which is expected to benefit from district activities may be asked to make a financial contribution to the district on a voluntary basis.

VI. RELATIONSHIP TO MILWAUKEE COMPREHENSIVE PLAN AND ORDERLY DEVELOPMENT OF THE CITY

A. City Plans

In February 1978, the Common Council of the City of Milwaukee adopted a Preservation Policy as the policy basis for its Comprehensive Plan and as a guide for its planning, programming and budgeting decisions. The Common Council reaffirmed and expanded the Preservation Policy in Resolution File Number 881978, adopted January 24, 1989.

The Preservation Policy emphasizes maintaining Milwaukee's present housing, jobs, neighborhoods, services, and tax base rather than passively accepting loss of jobs and population, or emphasizing massive new development. In its January 1989 reaffirmation of the policy, the Common Council gave new emphasis to forging new public and private partnerships as a means to accomplish preservation.

The district is a means of formalizing and funding the public-private partnership between the City and property owners in the Atkinson, Capitol, Teutonia business area and for furthering preservation and redevelopment in this portion of the City of Milwaukee. Therefore, it is fully consistent with the City's Comprehensive Plan and Preservation Policy.

B. City Role in District Operation

The City of Milwaukee has committed to helping private property owners in the district promote its development. To this end, the City expected to play a significant role in the creation of the Business Improvement district and in the implementation of the Operating Plan. In particular, the City will:

1. Provide technical assistance to the proponents of the district through adoption of the Plan, and provide assistance as appropriate thereafter.
2. Monitor and, when appropriate, apply for outside funds that could be used in support of the district.
3. Collect assessments, maintain in a segregated account, and disburse the monies of the district.
4. Receive annual audits as required per sec. 66.1109(3) (c) of the BID law.
5. Provide the board, through the Tax Commissioner's Office on or before June 1st of each Plan year, with the official City records on the assessed value of each tax key number with the district, as of January 1st each Plan year, for purposes of calculating the BID assessments.
6. Encourage the State of Wisconsin, Milwaukee County and other units of government to support the activities of the district.

VII. PLAN APPROVAL PROCESS

A. Public Review Process

The Wisconsin Business Improvement district law establishes a specific process for reviewing and approving proposed districts. Pursuant to the statutory requirements, the following process will be followed:

1. The Milwaukee City Plan Commission will review the proposed district boundaries and proposed Operating Plan and will then set a date for a formal public hearing.
2. The City Plan Commission will send, by certified mail, a public hearing notice and a copy of the proposed Operating Plan to all owners of real property within the proposed district. In addition, a Class 2 notice of the public hearing will be published in a local newspaper of general circulation.
3. The City Plan Commission will hold a public hearing, will approve or disapprove the Plan, and will report its action to the Common Council.
4. The Zoning, Neighborhoods and Development Committee of the Common Council will review the proposed BID Plan at a public meeting and will make a recommendation to the full Common Council.
5. The Common Council will act on the proposed BID Plan.
6. If adopted by the Common Council, the proposed BID Plan is sent to the Mayor for his approval.
7. If approved by the Mayor, the BID is created and the Mayor will appoint members to the district board established to implement the Plan.

B. Petition against Creation of the BID

The City may not create the Business Improvement district if, within 30 days of the City Plan Commission's hearing, a petition is filed with the City containing signatures of:

Owners of property to be assessed under the proposed initial Operating Plan having a valuation equal to more than 40% of the valuation of all property to be assessed under the proposed initial Operating Plan, using the method of valuation specified in the proposed initial Operating Plan; or

Owners of property to be assessed under the proposed initial Operating Plan having an assessed valuation equal to more than 40% of the assessed valuation of all property to be assessed under the proposed Operating Plan.

VIII. FUTURE YEAR OPERATING PLANS A. Phased Development

It is anticipated that the BID will continue to revise and develop the Operating Plan annually, in response to changing development needs and opportunities in the district, in accordance with the purposes and objectives defined in this initial Operating Plan.

Section 66.1109(3) (a) of the BID law requires the board and the City to annually review and make changes as appropriate in the Operating Plan. Therefore, while this document outlines in general terms the complete development program, it focuses upon Year One activities, and information on specific assessed values, budget amounts and assessment amounts are based on Year One conditions. Greater detail about subsequent year's activities will be provided in the required annual Plan updates, and

approval by the Common Council of such Plan updates shall be conclusive evidence of compliance with this Plan and the BID law.

In later years, the BID Operating Plan will continue to apply the assessment formula, as adjusted, to raise funds to meet the next annual budget. However, the method of assessing shall not be materially altered, except with the consent of the City of Milwaukee.

B. Amendment, Severability and Expansion

This BID has been created under authority of Section 66.1109 of the Statutes of the State of Wisconsin. Should any court find any portion of this Statute invalid or unconstitutional its decision will not invalidate or terminate the BID and this BID Plan shall be amended to conform to the law without need of reestablishment.

Should the legislature amend the Statute to narrow or broaden the process of a BID so as to exclude or include as assessable properties a certain class or classes of properties, then this BID Plan may be amended by the Common Council of the City of Milwaukee as and when it conducts its annual Operating Plan approval and without necessity to undertake any other act. This is specifically authorized under Section 66.1109(3) (b) .

APPENDICES

A. Statute

B. Petitions

C. Proposed District Boundaries

D. Year Two Projected Assessments

E. City Attorney's Opinion DCD:BOC:mjc

wp: model bid

Appendix A

BID Statute: formerly 66.1109

Business Improvement Districts-Chapter 66-66.1109

66.1109 Business Improvement Districts.

66.1109 (1)

(1) In this section:

66.1109 (1)(a)

(a) "Board" means a business improvement district board appointed under sub. (3) (a).

66.1109 (1)(b)

(b) "Business improvement district" means an area within a municipality consisting of contiguous parcels and may include railroad rights-of-way, rivers, or highways continuously bounded by the parcels on at least one side, and shall include parcels that are contiguous to the district but that were not included in the original or amended boundaries of the district because the parcels were tax-exempt when the boundaries were determined and such parcels became taxable after the original or amended boundaries of the district were determined.

66.1109 (1)(c)

(c) "Chief executive officer" means a mayor, city manager, village president or town chairperson.

66.1109 (1)(d)

(d) "Local legislative body" means a common council, village board of trustees or town board of supervisors.

66.1109 (1)(e)

(e) "Municipality" means a city, village or town.

(1)(f)

(f) "Operating plan" means a plan adopted or amended under this section for the development, redevelopment, maintenance, operation and promotion of a business improvement district, including all of the following:

66.1109 (1)(f) 1.

1. The special assessment method applicable to the business improvement district.

66.1109 (1)(f) 1m.

1m. Whether real property used exclusively for manufacturing purposes will be specially assessed.

66.1109 (1)(f) 2.

2. The kind, number and location of all proposed expenditures within the business improvement district.

66.1109 (1)(f)3.

3. A description of the methods of financing all estimated expenditures and the time when related costs will be incurred.

66.1109 (1)(f)4.

4. A description of how the creation of the business improvement district promotes the orderly development of the municipality, including its relationship to any municipal master plan.

66.1109 (1)(f)5.

5. A legal opinion that subds. 1. to 4. have been complied with.

66.1109 (1)(g)

(g) "Planning commission" means a plan commission under s. 62.23, or if none a board of public land commissioners, or if none a planning committee of the local legislative body.

66.1109 (2)

(2) A municipality may create a business improvement district and adopt its operating plan if all of the following are met:

66.1109 (2)(a)

(a) An owner of real property used for commercial purposes and located in the proposed business improvement district designated under par. (b) has petitioned the municipality for creation of a business improvement district.

66.1109 (2)(b)

(b) The planning commission has designated a proposed business improvement district and adopted its proposed initial operating plan.

66.1109 (2)(c)

(c) At least 30 days before creation of the business improvement district and adoption of its initial operating plan by the municipality, the planning commission has held a public hearing on its proposed business improvement district and initial operating plan. Notice of the hearing shall be published as a class 2 notice under ch. 985. Before publication, a copy of the notice together with a copy of the proposed initial operating plan and a copy of a detail map showing the boundaries of the proposed business improvement district shall be sent by certified mail to all owners of real property within the proposed business improvement district. The notice shall state the boundaries of the proposed business improvement district and shall indicate that copies of the proposed initial operating plan are available from the planning commission on request.

66.1109 (2)(d)

(d) Within 30 days after the hearing under par. (c), the owners of property to be assessed under the proposed initial operating plan having a valuation equal to more than 40% of the valuation of all property to be assessed under the proposed initial operating plan, using the method of valuation specified in the proposed initial operating plan, or the owners of property to be assessed under the proposed initial operating plan having an assessed valuation equal to more than 40% of the assessed valuation of all property to be assessed under the proposed initial operating plan, have not filed a petition with the planning commission protesting the proposed business improvement district or its proposed initial operating plan.

66.1109 (2)(e)

(e) The local legislative body has voted to adopt the proposed initial operating plan for the municipality.

66.1109 (3)

(3) 66.1109 (3)(a)

(a) The chief executive officer shall appoint members to a business improvement district board to implement the operating plan. Board members shall be confirmed by the local legislative body and shall serve staggered terms designated by the local legislative body. The board shall have at least 5 members. A majority of board members shall own or occupy real property in the business improvement district.

66.1109 (3)(b)

(b) The board shall annually consider and may make changes to the operating plan, which may include termination of the plan, for its business improvement district. The board shall then submit the operating plan to the local legislative body for its approval. If the local legislative body disapproves the operating plan, the board shall consider and may make changes to the operating plan and may continue to resubmit the operating plan until local legislative body approval is obtained. Any change to the special assessment method applicable to the business improvement district shall be approved by the local legislative body.

66.1109 (3)(c)

(c) The board shall prepare and make available to the public annual reports describing the current status of the business improvement district, including expenditures and revenues. The report shall include an independent certified audit of the implementation of the operating plan obtained by the municipality. The municipality shall obtain an additional independent certified audit upon termination of the business improvement district.

66.1109 (3)(d)

(d) Either the board or the municipality, as specified in the operating plan as adopted, or amended and approved under this section, has all powers necessary or convenient to implement the operating plan, including the power to contract.

66.1109 (4)

(4) All special assessments received from a business improvement district and all other appropriations by the municipality or other moneys received for the benefit of the business improvement district shall be placed in a segregated account in the municipal treasury. No disbursements from the account may be made except to reimburse the municipality for appropriations other than special assessments, to pay the costs of audits required under sub.(3)(c) on order of the board for the purpose of implementing the operating plan. On termination of the business improvement district by the municipality, all moneys collected by special assessment remaining in the account shall be disbursed to the owners of specially assessed property in the business improvement district, in the same proportion as the last collected special assessment.

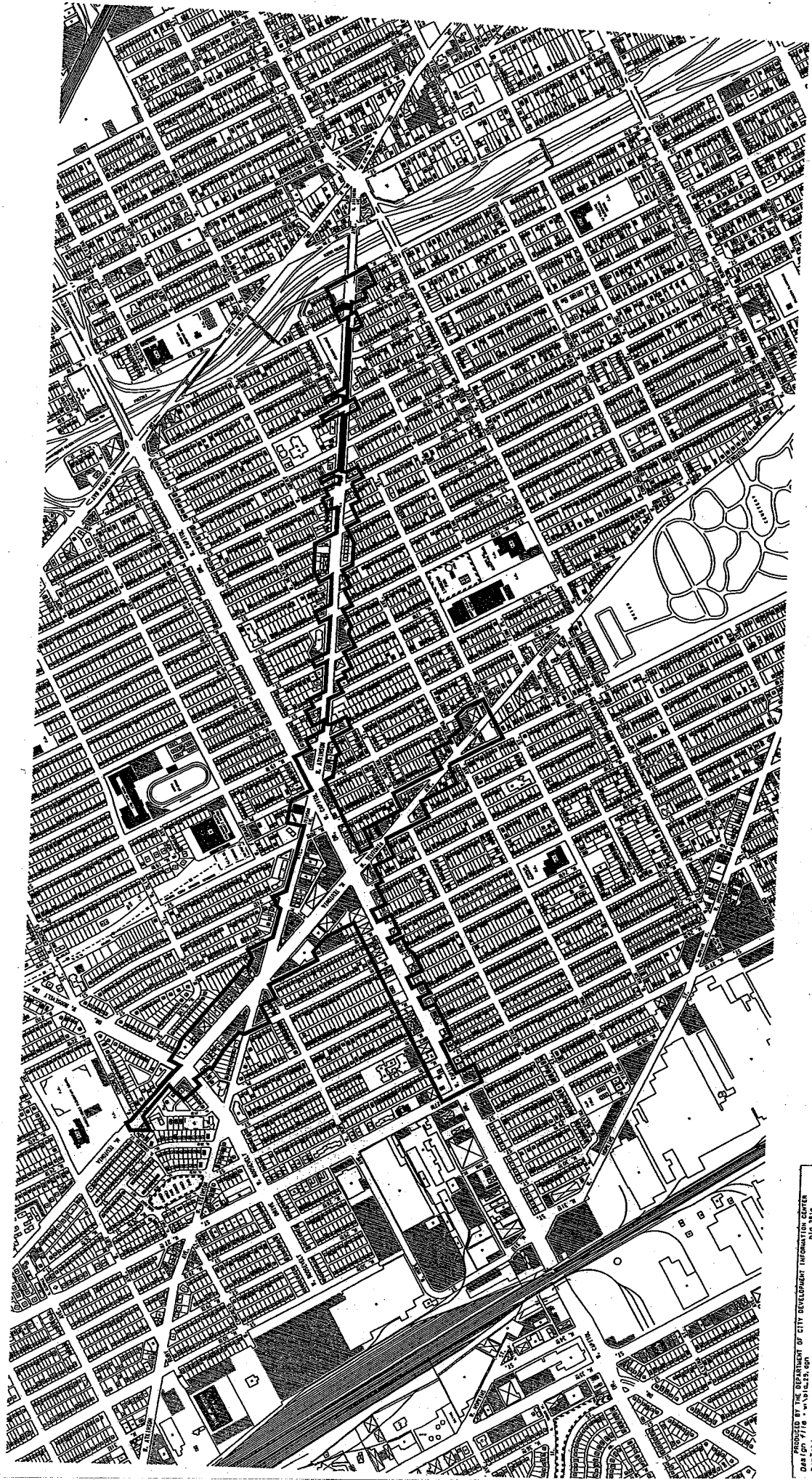
66.1109 (4m)

(4m) A municipality shall terminate a business improvement district if the owners of property assessed under the operating plan having a valuation equal to more than 50% of the valuation of all property assessed under the operating plan, using the method of valuation specified in the operating plan, or the owners of property assessed under the operating plan having an assessed valuation equal to more than 50% of the assessed valuation of all property assessed under the operating plan, file a petition with the planning commission requesting termination of the business improvement district, subject to all of the following conditions:

66.1109 (4m)(a) (a) A petition may not be filed under this subsection earlier than one year after the date the municipality first adopts the operating plan for the business improvement district.

66.1109 (4m)(b)

(b) On and after the date a petition is filed under this subsection, neither the board nor the municipality may enter into any new obligations by contract or otherwise to implement the operating plan until the expiration of 30 days after the date of hearing under par.(c) and unless the business improvement district is not terminated under par. (e).



Proposed BID-29



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DCD Detail BID Report

06/02/2003

BID	Taxkeys	Property Address	Owner Name - Address	Class	Curr Land	Curr Imprv	Curr Total	LandSqt	Floor Area	Amount
29	231-0098-000	2 2617 W ATKINSON	HJR INVESTORS, INC 2621 W ATKINSON AV MILWAUKEE WI 53209	Comm	3,000	70,400	73,400	4,630	5,104	377
29	244-0491-000	7 1932 W CAPITOL	ERNEST EDWARDS JR 3429 N HUBBARD ST MILWAUKEE WI 53212	Comm	4,000	42,000	46,000	3,600	2,888	269
29	245-0015-000	5 2100 W ATKINSON	LEE & LYNDY C HOLLOWAY AS TRUSTEES OF HOLLOWAY 2836 N GRANT BL MILWAUKEE WI 53210	Comm	1,600	62,600	64,200	2,413	4,654	341
29	245-0211-000	0 2228 W CAPITOL	BRYAN DRAKE 7901 W FOND DU LAC AV, APT 3 MILWAUKEE, WI 53218	Comm	14,400	92,300	106,700	9,600	7,200	409
29	245-0216-110	1 2200 W CAPITOL <i>Objection</i>	MINNETONKA CAPITAL INVESTMENTS III LLC 300 WILMOT RD DEERFIELD, IL 60015	Comm	107,400	2,099,600	2,207,000	71,633	14,390	1520
29	245-0217-100	X 4055 N TEUTONIA	MGZ CAPITOL LLC POB 190561 MIAMI BEACH, FL 33119	Comm	23,100	1,432,900	1,456,000	34,970	17,600	1500
29	245-0218-000	9 4075 N TEUTONIA	E DOROTHY JOHNSON GREGORY JOHNSON 500 W BENDER RD GLENDALE, WI 53217	Comm	16,200	62,100	78,300	10,800	7,469	397
29	245-0219-110	8 4115 N TEUTONIA	ASTRONAUTICS CORP OF AMERI P.O. BOX 523 MILWAUKEE, WI 53201	Mfg	49,600	539,700	589,300			1,500
29	245-0528-000	4 2400 W CAPITOL	2400 CAPITOL DRIVE, LLC C/O TAXMAN INVESTMENT CO 735 W WISCONSIN AV #610 MILWAUKEE WI 53233	Comm	6,900	83,900	90,800	5,508	9,134	445
29	245-0529-000	X 2406 W CAPITOL	CY A CULLEN DENISE CULLEN PO BOX 16922 MILWAUKEE, WI 53216	Comm	6,500	125,500	132,000	5,160	7,122	63
29	245-0630-100	1 2414 W CAPITOL	2400 CAPITOL DRIVE, LLC C/O TAXMAN INVESTMENT CO 735 W WISCONSIN AV #610 MILWAUKEE WI 53233	Comm	6,500	1,200	7,700	5,160	0	445

DCD Detail BID Report

06/02/2003

BID	Taxkeys	Property Address	Owner Names - Address	Class	Curr Land	Curr Imprv	Curr Total	LandSqft	Floor Area	Amount
29	245-0530-200	8 2422 W CAPITOL	C E & S ENTERPRISES INC 2422 W CAPITOL DR MILWAUKEE, WI 53206	Comm	61,000	137,000	198,000	15,240	1,983	887
29	245-0559-000	3 2452 W CAPITOL	BACHAN SINGH 4455 ACREVIEW CT BROOKFIELD WI 53005	Comm	6,500	5,700	12,200	5,220	418	133
29	245-0560-000	9 2456 W CAPITOL	BACHAN SINGH 4455 ACREVIEW CT BROOKFIELD WI 53005	Comm	6,300	25,200	31,500	5,040	6,300	189
29	245-0561-100	0 2462 W CAPITOL	HOLMES AUTO INC AKA HOLMES AUTOMOTIVE INC 4700 W CAPITOL DR MILWAUKEE WI 53216	Comm	74,400	201,600	276,000	14,880	7,276	1169
29	245-0564-000	0 2478 W CAPITOL	MARY E BRUCE 2478 W CAPITOL DR MILWAUKEE WI 53206	Comm	6,800	86,100	92,900	5,460	7,270	453
29	245-0580-100	4 2510 W CAPITOL	AUDREY A TISDALE & N DIMIGULLAR 3371 WATERFORD WAY CONYERS GA 30012	Comm	12,600	105,400	118,000	10,080	12,576	557
29	245-0598-110	X 2604 W CAPITOL	2604 CAPITOL DRIVE, INC 2604 W CAPITOL DR MILWAUKEE, WI 53209	Comm	26,000	124,000	150,000	10,380	1,442	685
29	245-0598-120	7 2620 W CAPITOL	LAKEPOINTE HOLDINGS LLC 555 W BROWN DEER RD #200 MILWAUKEE, WI 53217	Comm	184,100	352,700	536,800	20,460	1,602	1500
29	245-0707-100	3 4126 N TEUTONIA	MICHAEL TSIRLIN SERGEI VELLER 2273 HUNTERS LN GRAFTON WI 53024	Comm	19,100	37,200	56,300	12,760	2,343	509
29	245-0708-000	2 4074 N TEUTONIA	GILES B SCHULTZ JR 4074 N TEUTONIA AV MILWAUKEE WI 53209	Comm	27,900	22,500	50,400	18,590	1,348	285
29	245-0817-000	5 2306 W CAPITOL	ARTHUR N PETERS ET AL 512 PINE GROVE LANE NAPLES FL 34103	Comm	5,900	1,000	6,900	4,696	0	125

DCD Detail BID Report

06/02/2003

BID	Taxkeys	Property Address	Owner Names - Address	Class	Curr Land	Curr Imprv	Curr Total	LandSqft	Floor Area	Amount
29	245-1203-000	5 4305 N TEUTONIA	LOUIS AAA SERVICE CENTER INC Comm 4305 N TEUTONIA AV MILWAUKEE WI 53209	Comm	12,600	25,000	37,600	19,437	1,590	2,335
29	245-1426-000	8 2200 W ATKINSON	ASTRONAUTICS CORP OF AMERI P O BOX 523 MILWAUKEE, WI 53201	Mfg	19,400	6,600	26,000			189
29	245-1536-000	6 2335 W ATKINSON	NEW HOPE MISSIONARY BAPTIST CHURCH OF MILWAUKEE INC 2464 W ATKINSON AVE MILWAUKEE WI 53209	Comm	6,900	9,900	16,800	10,675	1,226	149
29	245-1541-000	3 2305 W ATKINSON	SAMULE B LOVE LOUISE LOVE 3118 W COLLEGE AVE GREENFIELD, WI 53221	Comm	6,800	27,700	34,500	10,500	1,271	193
29	245-1905-000	1 4295 N TEUTONIA	TALWINDER S GILL AKA TALWINDER SINGH GILL 6473 N 52ND ST MILWAUKEE WI 53223	Comm	69,400	461,000	530,400	9,908	1,516	1,500
29	245-1906-100	3 4281 N TEUTONIA	WILLIAM R STARK & BETTYE HW	Apt	10,000	142,500	152,500			693
29	245-1908-000	8 4277 N TEUTONIA	6999 N BEECH TREE DR GLENDALE, WI 53209 ANTHONY TAYLOR	Apt	5,500	55,900	61,400			329
29	245-1909-000	3 4273 N TEUTONIA	5433 N GREEN BAY RD MILWAUKEE, WI 53209 SADIE L WILLIAMS GWENDOLYN E RUFFIN 6826 W LANCASTER AV MILWAUKEE, WI 53218	Comm	2,800	23,200	26,000	4,270	1,366	189
29	245-1910-000	9 4267 N TEUTONIA	WAYNE D BRANCH 4267 N TEUTONIA AV MILWAUKEE WI 53209	Apt	7,000	77,100	84,100			421
29	245-1911-000	4 4261 N TEUTONIA	VERA J STEPHENS 4109 N 45TH ST MILWAUKEE, WI 53216	Apt	7,000	70,500	77,500			393
29	245-1912-000	X 4241 N TEUTONIA	NEW HOPE MISSIONARY BAPTIST CHURCH 4241 N TEUTONIA AV MILWAUKEE, WI 53209	Ext	0	0	0	24,692	0	0

DCD Detail BID Report

06/02/2003

BID	Taxkeys	Property Address	Owner Names - Address	Class	Curr Land	Curr Imprv	Curr Total	LandSqft	Floor Area	Amount
29	245-1913-000	5 4227 N TEUTONIA	HAZEL M ADKINS P O BOX 16488 MILWAUKEE WI 53216	Comm	31,000	57,000	88,000	6,211	1,295	437
29	245-2125-100	6 4290 N TEUTONIA	CRAIG T NEVINS P.O. BOX 17966 MILWAUKEE WI 53217	Mfg	11,100	175,300	186,400	16,403	11,297	149
29	245-2151-100	8 4202 N TEUTONIA	MUHAMMAD MOSQUE STUDY GR #3 INC 4202 N TEUTONIA AV MILWAUKEE WI 53209	Comm	2,800	26,400	29,200	11,338	7,764	129
29	245-2155-111	5 4228 N TEUTONIA	NANCY F LARSEN N 9166 HIGHWAY J IOLA WI 54945	Comm	5,500	28,300	33,700	8,425	3,515	217
29	245-2155-112	3 4220 N TEUTONIA	BRUCE R KNAUB 9469 N 47TH ST BROWN DEER WI 53209	Comm	10,100	49,900	60,000	15,600	9,600	149
29	245-2156-100	5 4232 N TEUTONIA	ROOJIE YOUNGBLOOD 1492 W CONGRESS ST MILWAUKEE WI 53209	Comm	3,100	40,700	43,800	4,775	3,506	257
29	245-2157-000	4 4236 N TEUTONIA	RICHARD E CISESKE 525 MAIN ST BELGIUM WI 53004	Comm	3,100	32,300	35,400	4,800	2,680	225
29	245-2158-000	X 4238 N TEUTONIA	DARLENE S STRONG 1806 W CONGRESS ST MILWAUKEE WI 53209	Comm	3,100	27,300	30,400	4,800	1,666	205
29	245-2159-000	5 4244 N TEUTONIA	LONNIE R SPEARS TONISHA M SPEARS 4715 W WASHINGTON BL MILWAUKEE, WI 53208	Apt	10,000	166,800	176,800			789
29	245-2161-000	6 4252 N TEUTONIA	ADRIAN R HORN 11820 W RYAN RD FRANKLIN WI 53132	Apt	10,000	166,800	176,800			789
29	245-2163-000	7 4274 N TEUTONIA	JOHN C EBERT JAMES A EBERT 4624 W DUNWOOD AV MILWAUKEE, WI 53223	Comm	3,100	15,000	18,100	4,800	1,100	157

DCD Detail BID Report

06/02/2003

BID	Taxkeys	Property Address	Owner Names - Address	Class	Curr Land	Curr Imprv	Curr Total	LandSqft	Floor Area	Amount
29	245-2164-000 2	4278 N TEUTONIA MILWAUKEE WI	M/W ENTERPRISES INC 4278 N TEUTONIA AVE MILWAUKEE WI 53209	Comm	3,100	41,500	44,600	4,800	2,480	261
29	245-2309-000 X	2015 W ATKINSON	WILLIE C PERKINS JR 3880 N SHERMAN BL MILWAUKEE, WI 53216	Comm	4,100	14,800	18,900	6,267	911	157
29	245-2310-000 5	2001 W ATKINSON	WILLIE PERKINS JR 3880 N SHERMAN BL MILWAUKEE WI 53216	Comm	6,000	29,500	35,500	9,230	1,705	125
29	245-2311-000 0	2002 W CAPITOL	RASHINDER LAL MONICA L LAL 4448 N 50TH ST MILWAUKEE WI 53218	Comm	97,200	214,200	311,400	10,800	1,633	1500
29	245-2312-100 2	4030 N TEUTONIA	BLACKSTONE HOTEL LTD PARTNRS % KOHL'S FOOD STORES 2 PARAGON DR MONTVALE NJ 07845	Comm	70,100	644,900	715,000	107,846	28,482	1500
29	245-2322-000 0	2320 W CAPITOL	ARTHUR N PETERS ETAL 512 PINE GROVE LN NAPLES, FL 34103	Comm	18,400	127,600	146,000	14,705	6,962	469
29	270-0301-000 2	2509 W CAPITOL	PEGGY J HARDY 2509 W CAPITOL DR MILWAUKEE WI 53206	Comm	4,900	60,900	65,800	3,900	4,660	345
29	270-0303-000 3	2441 W CAPITOL	UNITED BAPTIST CHURCH 2535 W HADLEY ST MILWAUKEE WI 53206	Comm	8,100	13,800	21,900	6,474	1,374	129
29	270-0304-000 5	2401 W CAPITOL	JERUSALEM BAPTIST CHURCH 2328 W CAPITOL DR MILWAUKEE WI 53206	Comm	7,300	0	7,300	5,850	0	125
29	270-0308-000 0	2319 W CAPITOL	SPARROW LLP 2319 W CAPITOL DR MILWAUKEE, WI 53206	Comm	10,700	287,300	298,000	8,526	20,388	1500
29	270-0310-000 1	2301 W CAPITOL	HENRY SHARKEY 2301 W CAPITOL DR MILWAUKEE, WI 53206	Comm	6,000	69,500	75,500	4,836	3,100	365

DCD Detail BID Report

06/02/2003

BID	Taxkeys	Property Address	Owner Names - Address	Class	Curr Land	Curr Imprv	Curr Total	LandSqt	Floor Area	Amount
29	270-0311-000	7 2239 W CAPITOL	AUTACRUGA DOTSON MAE O DOTSON 2239 W CAPITOL DR MILWAUKEE, WI 53206	Comm	4,700	41,600	46,300	3,744	2,618	269
29	270-0312-000	2 2239 W CAPITOL	WILL J SHERARD 2239 W CAPITOL DR MILWAUKEE, WI 53206	Comm	4,900	19,100	24,000	3,900	1,992	161
29	270-0314-000	3 2205 W CAPITOL	BENJAMIN & MIRIAM SUSMAN, TRUSTEES SUSMAN FAMILY TRU; P O BOX 3560 TOPEKA KS 66601	Comm	14,400	173,600	188,000	11,515	3,025	837
29	270-0315-000	9 3969 N TEUTONIA	JAMES ANDERSON SENIOR HOUSING ILLC 1915 N MARTIN L KING JR DR MILWAUKEE, WI 53212	Comm	9,800	470,200	480,000	19,619	34,610	1500
29	270-0316-000	4 2031 W CAPITOL	ANTOINETTE M REDD	Comm	13,200	170,800	184,000	10,530	12,223	821
29	270-0317-000	X 2001 W CAPITOL	2031 W CAPITOL DR MILWAUKEE WI 53206	Comm	6,300	68,600	75,100	5,070	4,892	395
29	270-0318-000	5 2007 W CAPITOL	THE GARFIELD FOUNDATION 4018 N 19TH PL MILWAUKEE, WI 53209	Comm	5,400	39,100	44,500	4,290	2,474	268
29	270-1203-100	4 2477 W CAPITOL	JAMES E TORAN 2007 W CAPITOL DR MILWAUKEE WI 53206	Comm	11,700	9,900	21,600	9,360	1,320	169
29	270-1205-000	9 2501 W CAPITOL	ZUHRA A HAMDAN 1747 N ARLINGTON PL 1ST FL MILWAUKEE, WI 53202	Comm	4,800	26,300	31,100	3,822	1,876	209
29	270-1210-100	2 2627 W CAPITOL	HAZEL D HICKS 2501 W CAPITOL DR MILWAUKEE WI 53206	Comm	157,200	407,800	565,000	17,470	2,306	1500
29	270-1713-000	0 3882 N TEUTONIA	PAK CAPITAL OF MILWAUKEE 2728 W CAPITOL DR MILWAUKEE, WI 53206	Comm	2,000	51,500	53,500	4,080	5,514	297
29	270-1713-000	0 3882 N TEUTONIA	JAMES T PERRY TRUSTEE OF JAMES T PERRY REVOCABLE 342 MAGNA CARTA DR GREVE COEUR, MO 63141	Comm	2,000	51,500	53,500	4,080	5,514	297

DCD Detail BID Report

06/02/2003

BID	Taxkeys	Property Address	Owner Names - Address	Class	Curr Land	Curr Imprv	Curr Total	LandSqft	Floor Area	Amount
29	270-1715-000	1 3872 N TEUTONIA	MICHAEL S BAUMANN PETER C ARMSTRONG 3872 N TEUTONIA AV MILWAUKEE WI 53206	Comm	1,700	19,000	20,700	3,300	2,444	105
29	270-1716-000	7 3866 N TEUTONIA	WILLIE F CUNNINGHAM	Comm	1,900	52,000	53,900	3,800	4,146	293
29	270-1717-000	2 3854 N TEUTONIA	4930 N 19TH ST MILWAUKEE WI 53209	Comm	16,400	21,400	37,800	8,210	1,316	233
29	270-1718-000	8 3847 N TEUTONIA	OSCAR LOGGINS SARAH LOGGINS 3827 N 28TH ST MILWAUKEE WI 53216	Comm	2,600	16,600	19,200	5,250	525	161
29	270-1719-000	3 3837 N TEUTONIA	LEE FOWLER	Comm	1,100	0	1,100	2,203	0	4
29	270-1720-000	9 3833 N TEUTONIA	3802 N 13 ST MILWAUKEE WI 53206	Comm	1,300	34,700	36,000	2,587	1,155	229
29	270-1722-000	X 3825 N TEUTONIA	LEE E FOWLER	Comm	3,000	20,300	23,300	6,000	1,663	177
29	270-1723-000	5 3815 N TEUTONIA	RONALD BALDWIN & CONSTANCE 3825 N TEUTONIA AVE MILWAUKEE WI 53206	Comm	2,000	30,500	32,500	4,050	3,310	243
29	270-1742-000	9 3875 N TEUTONIA	JERREL W JONES	Comm	4,600	25,400	30,000	9,270	5,278	205
29	270-1743-100	0 3879 N TEUTONIA	EQUIPMENT EXCHANGE CORP 3875 N TEUTONIA AV MILWAUKEE WI 53206	Comm	2,600	22,600	25,200	5,196	2,978	185
29	270-1746-000	10 3900 N TEUTONIA	MOHAMMAD RAFIQ	Comm	4,100	12,100	16,200	3,280	613	149
29	270-1746-000	10 3900 N TEUTONIA	2651 W FOND DU LAC AV MILWAUKEE, WI 53206	Comm	4,100	12,100	16,200	3,280	613	149
29	270-1746-000	10 3900 N TEUTONIA	JOEL SONNY	Comm	4,100	12,100	16,200	3,280	613	149
29	270-1746-000	10 3900 N TEUTONIA	3235 N 2ND ST MILWAUKEE WI 53212	Comm	4,100	12,100	16,200	3,280	613	149

DCD Detail BID Report

06/02/2003

BID	Taxkeys	Property Address	Owner Names - Address	Class	Curr Land	Curr Imprv	Curr Total	LandSqft	Floor Area	Amount
29	270-1747-000	6 3912 N TEUTONIA	LOUIS C COLBERT & CLEMENTINE J COLBERT HW 5169 N 63RD ST MILWAUKEE WI 53218	Comm	3,000	23,300	26,300	2,380	1,342	189
29	270-1761-000	2 3951 N TEUTONIA	JAMES ANDERSON SENIOR HOUSING LLC 3951 N TEUTONIA AV MILWAUKEE WI 53206	Comm	1,600	0	1,600	3,292	0	4
29	270-1762-000	8 3947 N TEUTONIA	C. GALENA, LLC 2022 N 72ND ST WAUWATOSA WI 53213	Comm	1,300	50,100	51,400	2,660	3,153	294
29	270-1763-100	X 3941 N TEUTONIA	A. J. WILSON 7870 N PT WASHINGTON CT FOX POINT WI 53217	Comm	2,600	27,500	30,100	5,215	2,182	205
29	270-1765-000	4 3933 N TEUTONIA	ALEXANDER ECHOLS 3154 N JULIA ST MILWAUKEE, WI 53206	Comm	1,700	25,600	27,300	3,375	4,581	193
29	271-0406-000	0 1808 W ATKINSON	MOORE EVERETT E DENECE ELLIS 502 W GARFIELD AV MILWAUKEE WI 53212	Comm	3,200	44,390	47,590	6,397	6,526	233
29	271-0408-100	8 1820 W ATKINSON	CENTRAL INVESTMENT N/A APPLE INVESTMENTS 1820 W ATKINSON AV MILWAUKEE WI 53206	Comm	3,100	32,000	35,100	6,256	5,341	225
29	271-0427-100	1 1701 W ATKINSON	LEO HENDERSON & ROSE M HENDERSON 2878 N 20TH ST MILWAUKEE WI 53206	Comm	4,400	44,400	48,800	8,709	5,100	261
29	271-0431-100	3 1727 W ATKINSON	JAMES C WHITE & JOYCE WHITE HW 3618 N 12TH ST MILWAUKEE, WI 53206	Comm	4,800	64,200	69,000	9,639	8,762	361
29	271-0469-000	4 1742 W ATKINSON	ANTOINETTE REDD C/O REDD'S SNAPPER 4228 W BURLEIGH ST MILWAUKEE WI 53210	Comm	2,100	35,500	37,600	4,230	4,611	237
29	271-0483-000	0 1646 W ATKINSON	LILLIE M WINGO MARSHALL G WINGO 3428 N HUBBARD ST MILWAUKEE, WI 53212	Comm	5,500	22,200	27,700	3,672	2,034	193

DCD Detail BID Report

06/02/2003

BID	Taxkeys	Property Address	Owner Names - Address	Class	Curr Land	Curr Imprv	Curr Total	LandSqft	Floor Area	Amount
29	271-0531-000	0 3616 N TEUTONIA	BETHESDA BAPTIST CHURCH 2805 W NORTH AV MILWAUKEE, WI 53208	Comm	4,000	0	4,000	7,972	0	16
29	271-0646-000	6 1306 W ATKINSON	LESLIE BONDS 1306 W ATKINSON AV MILWAUKEE, WI 53206	Comm	2,900	74,100	77,000	5,880	10,280	393
29	271-0701-000	4 1301 W ATKINSON	CHARNJIT KAUR 1301 W ATKINSON AV MILWAUKEE, WI 53206	Comm	1,500	38,500	40,000	3,003	3,152	243
29	271-0702-000	X 1307 W ATKINSON	CHARNJIT KAUR 1307 W ATKINSON AV MILWAUKEE, WI 53206	Comm	3,300	43,500	46,800	6,540	8,760	269
29	271-1001-000	7 3747 N TEUTONIA	LEE A BROWN 3745 N 20TH ST MILWAUKEE, WI 53206	Comm	1,600	38,000	39,600	3,196	2,772	241
29	271-1003-100	4 3727 N TEUTONIA	NATHAN T GARBER PAULA GARBER 6808 N IRONWOOD LN MILWAUKEE, WI 53217	Comm	4,300	47,500	51,800	8,653	8,740	289
29	271-1005-000	9 3723 N TEUTONIA	SINGHING 3723 N TEUTONIA AV MILWAUKEE, WI 53206	Comm	1,600	41,100	42,700	3,180	3,163	233
29	271-1027-100	5 3611 N TEUTONIA	CLEMON R THAMES P.O. BOX 06579 MILWAUKEE, WI 53206	Comm	5,300	28,700	34,000	10,661	2,336	221
29	271-1028-000	4 3615 N TEUTONIA	WARREN ELLIOT GROFT 3838 N 21ST ST MILWAUKEE, WI 53206	Comm	1,400	9,200	10,600	2,786	3,417	125
29	271-1029-000	X 3621 N TEUTONIA	LIDE PATTERSON & SHIRLEY HW 4172 N 51ST BLVD MILWAUKEE WI 53216	Comm	3,900	28,900	32,800	7,830	3,417	213
29	271-1030-000	5 3625 N TEUTONIA	JUNE FISHER REVOCABLE LIVING TRUST OF 1992 16630 WOODVIEW DR BROOKFIELD WI 53005	Comm	5,700	35,100	40,800	11,390	15,121	295

DCD Detail BID Report

06/02/2003

BID	Taxkeys	Property Address	Owner Names - Address	Class	Curr Land	Curr Imprv	Curr Total	LandSqft	Floor Area	Amount
29	271-1031-000	0 3637 N TEUTONIA	CHURCH OF THE LIVING GOD	Comm	2,100	0	2,100	4,200	0	8
29	271-1035-000	2 3659 N TEUTONIA	3649 N TEUTONIA AV MILWAUKEE WI	53206						
29	271-1038-100	5 3701 N TEUTONIA	CITY OF MILW 809 N BROADWAY MILWAUKEE WI	53202	0	0	0	3,850	0	
29	271-1048-000	3 3665 N TEUTONIA	ST TIMOTHY COMMUNITY BAPTIS CHURCH INC	53206	0	0	0			
29	271-1049-000	9 3571 N TEUTONIA	3701 N TEUTONIA AV MILWAUKEE WI	53206	2,200	13,100	15,300	4,335	2,550	145
29	271-1102-100	2 1527 W ATKINSON	SURJIT SINGH TOOR	Comm	2,400	38,400	40,800	4,783	3,150	245
29	271-1205-000	6 1840 W ATKINSON	1913 W EDGERTON AV MILWAUKEE WI	53221	5,900	0	5,900	11,710	0	50
29	271-1206-111	3 1831 W ATKINSON	SAINT MARK AME CHURCH	Comm	3,300	48,200	51,500	6,570	8,868	289
29	271-1326-000	4 3706 N TEUTONIA	1616 W ATKINSON AV MILW WI	53206	7,200	33,900	41,100	14,419	6,115	249
29	271-1327-000	X 3700 N TEUTONIA	EMMETT ECHOLS	Comm	1,800	1,800	3,600	3,570	0	12
29	271-1417-000	9 3534 N TEUTONIA	3146 N JULIA ST MILWAUKEE, WI	53212	1,600	36,800	38,400	3,188	3,478	237
29	271-1417-000	9 3534 N TEUTONIA	MT HERMON MISSIONARY BAPTIS CHURCH INC	53217	2,500	18,900	21,400	4,901	1,527	169
29	271-1417-000	9 3534 N TEUTONIA	1809 W ATKINSON AV MILWAUKEE WI	53206	2,500	18,900	21,400	4,901	1,527	169
29	271-1417-000	9 3534 N TEUTONIA	A J WILSON	Comm	2,500	18,900	21,400	4,901	1,527	169
29	271-1417-000	9 3534 N TEUTONIA	7870 N PT WASHINGTON CT FOX POINT WI	53217	2,500	18,900	21,400	4,901	1,527	169
29	271-1417-000	9 3534 N TEUTONIA	A J WILSON	Comm	2,500	18,900	21,400	4,901	1,527	169
29	271-1417-000	9 3534 N TEUTONIA	7870 N PT WASHINGTON CT FOX POINT WI	53217	2,500	18,900	21,400	4,901	1,527	169
29	271-1417-000	9 3534 N TEUTONIA	GRANNYS NOOK INC	Comm	2,500	18,900	21,400	4,901	1,527	169
29	271-1417-000	9 3534 N TEUTONIA	%JAMES A MUHAMMAD 4032 N 14TH ST MILWAUKEE WI	53209	2,500	18,900	21,400	4,901	1,527	169

DCD Detail BID Report

06/02/2003

BID	Taxkeys	Property Address	Owner Names - Address	Class	Curr Land	Curr Imprv	Curr Total	LandSqft	Floor Area	Amount
29	271-1524-100 7	3570 N TEUTONIA	WANDA E SCRUGGS 3570 N TEUTONIA AVE MILWAUKEE WI 53206	Comm	4,800	26,900	31,700	9,520	3,806	209
29	271-1527-000 7	3580 N TEUTONIA	CHARLOTTE MCNEELY 16625 CHERRY HILL DR BROOKFIELD, WI 53005	Comm	600	17,200	17,800	1,228	1,596	153
29	271-1617-000 6	3554 N TEUTONIA	LAWRENCE CASTIGIONE 5666 N 76TH ST MILWAUKEE WI 53218	Res	4,100	35,000	39,100			311
29	271-1618-000 1	3548 N TEUTONIA	LAWRENCE CASTIGIONE 5665 N 76TH ST MILWAUKEE, WI 53218	Comm	1,300	6,600	7,900	2,680	2,655	125
29	271-1619-000 7	3544 N TEUTONIA	MASON HAROLD & MARY HELEN 3852 NORTH 45TH STREET MILWAUKEE WI 53216	Comm	1,400	25,300	27,700	2,844	3,310	193
29	271-2002-000 0	3746 N TEUTONIA	MAURICE C LAPLANT 3752 N TEUTONIA AV MILWAUKEE WI 53206	Comm	3,000	24,000	27,000	5,940	3,862	193
29	271-2004-000 1	3742 N TEUTONIA	VERNON YANGEY BERNICE YANGEY 4101 N 39TH ST MILWAUKEE WI 53216	Comm	2,700	39,600	42,300	5,498	6,402	353
29	271-2005-100 3	3718 N TEUTONIA	NEHER ELECTRIC SUPPLY INC 3629 N TEUTONIA AV MILWAUKEE WI 53209	Comm	16,100	109,900	126,000	32,150	11,700	589
29	271-2209-000 6	3508 N TEUTONIA	ARTHUR MALONE & SANDRA J DERGOLE 2871 N SHERMAN BLVD MILWAUKEE WI 53210	Comm	2,500	19,400	21,700	4,689	5,292	109
29	271-2213-100 4	3558 N TEUTONIA	JAMES COOKS MEMORIAL FOUNDATION INC 3660 N TEUTONIA AV MILWAUKEE, WI 53206	Comm	700	7,120	7,820	8,914	7,939	125
29	271-2214-000 3	3546 N TEUTONIA	JAMES GLADNEY 3646 N TEUTONIA AV MILWAUKEE WI 53206	Comm	2,500	35,900	38,400	5,084	2,710	237

DCD Detail Bid Report

06/02/2003

BID	Taxkeys	Property Address	Owner Names - Address	Class	Curr Land	Curr Imprv	Curr Total	LandSqft	Floor Area	Amount
29	271-2301-000	6 1401 W ATKINSON	SAMUEL T JACKSON	Comm	2,400	17,500	19,900	4,776	786	161
29	271-2441-000	8 1422 W ATKINSON	2032 N 6TH ST MILWAUKEE, WI	Comm	53212					
29	271-2444-000	4 1444 W ATKINSON	ROBERT STEWART THELMA STEWART 7240 W GRANITOSA MILWAUKEE, WI	Comm	1,800	25,500	27,300	3,600	1,800	193
29	271-2502-000	9 1951 W CAPITOL	EDWARD JOHNSON SUSIE JOHNSON 5070 N 85TH ST MILWAUKEE WI	Comm	1,600	25,400	27,000	3,276	2,632	193
29	271-2503-000	4 1971 W CAPITOL	OMAR AHMAD BASHAR RIYADH ALBANNA 1951 W CAPITOL DR MILWAUKEE WI	Comm	12,200	61,600	63,800	9,780	2,146	337
29	271-2504-000	X 1985 W CAPITOL	1971 WEST CAPITOL DRIVE CO 312 HOLDRIDGE AVE WINTHROP HARBOR, IL	Comm	5,000	84,700	89,700	3,960	10,366	441
29	271-2553-000	7 3800 N TEUTONIA	HOMER BAYLOR 2575 N 91ST ST MILWAUKEE WI	Comm	7,400	3,100	10,500	5,940	875	125
9	271-2570-000	X 1929 W ATKINSON	LC MARTIN 3715 N 82ND ST MILWAUKEE WI	Comm	3,100	20,100	23,200	6,127	889	177
3	271-2571-000	5 1923 W ATKINSON	JAMES W MAGK 1929 WATKINSON AVE MILWAUKEE, WI	Comm	2,400	30,000	32,400	4,800	1,208	213
271-2573-000	6 1901 W ATKINSON	TIMOTHY MAYS 3400 N 13TH ST MILWAUKEE, WI	Comm	1,200	27,700	28,900	2,400	2,458	197	
271-2701-100	7 3551 N TEUTONIA	MANJIT SAROEY 1901 WATKINSON AV MILWAUKEE WI	Comm	5,000	25,300	30,300	10,000	12,174	205	
			SURJIT SINGH TOOR 3531 N TEUTONIA AV MILWAUKEE WI	Comm	0	0	0	0	0	

DCD Detail BID Report

06/02/2003

BID	Taxkeys	Property Address	Owner Names - Address	Class	Curr Land	Curr Imprv	Curr Total	LandSqft	Floor Area	Amount
29	271-2721-000	X 1426 W ATKINSON	KIM R QUEEN & LINDA D QUEEN 2822 W CLYBOURN ST MILWAUKEE WI 53208	Comm	6,200	76,300	82,500	12,375	15,440	413
29	271-9997-000	9 1505 W ATKINSON	ROSIE COGGS AKA ROSIE L COGGS 1505 W ATKINSON AV MILWAUKEE, WI 53206	Comm	1,900	23,900	25,800	3,835	2,644	185
29	271-9998-000	4 1920 W ATKINSON	H & K PARTNERS LLC C/O PETER HEIF 5549 N DIVERSEY BL WATER SHIBAY WI 53217	Comm	13,800	3,200	17,000	5,500	0	153
29	271-9999-000	X 1903 W CAPITOL	HARRIET M RESNICK ATTN THOMAS F KISSINGER 250 E WISCONSIN AV, STE 1100 MILWAUKEE, WI 53202	Comm	14,600	90,000	104,600	5,858	1,459	501
29	272-0501-000	4 1102 W ATKINSON	RENDELETON, JAMES 6170 W PORT AVE MILWAUKEE, WI 53223	Comm	2,700	11,700	14,400	5,945	3,199	111
29	272-0518-000	7 1026 W ATKINSON	BETTY L PRYOR NICOLE M PRYOR-ERVING 4678 N 40TH ST MILWAUKEE, WI 53209	Comm	1,800	21,100	22,900	3,600	1,890	161
29	272-1702-100	1 807 W ATKINSON	WOLF DOM ACQUISITION LLC ET 414 KETTLE MORAIN DR SO SLINGER WI 53108	Comm	151,100	338,700	489,800	18,885	2,107	1500
29	272-1710-000	9 901 W ATKINSON	NAM N NGUYEN 4411 N 60TH ST MILWAUKEE, WI 53218	Comm	600	20,300	20,900	1,172	2,356	165
29	272-1711-000	4 907 W ATKINSON	WILLIAMSBURG HEIGHTS COMMUNITY BLOCK CLUB ASSN 907 W ATKINSON AV MILWAUKEE WI 53206	Comm	800	15,800	16,600	1,689	979	149
9	272-2207-100	9 818 W ATKINSON	AMARJIT SINGH SANDHAR 1220 MANOR LANE MILWAUKEE WI 53217	Comm	130,300	512,700	643,000	16,293	1,800	1500
9	272-2210-000	9 880 W ATKINSON	BRYAN JOHNKEN 830 W ATKINSON AV MILWAUKEE, WI 53206	Comm	1,600	26,400	28,000	3,219	967	111

DCD Detail BID Report

06/02/2003

BID	Taxkeys	Property Address	Owner Names - Address	Class	Curr Land	Curr Imprv	Curr Total	LandSqft	Floor Area	Amount
29	272-2212-000 X	844 WATKINSON	WILLIE FRANK ELDER	Comm	2,000	14,200	16,200	3,952	1,073	149
29	272-2417-000	1208 WATKINSON	915 W ABERT MILWAUKEE, WI 53206	Comm	900	15,300	16,200	4,487	4,289	149
29	272-2419-000	5 1228 WATKINSON	ROCK FOUNDATION CO LLC 1210 WATKINSON AV MILWAUKEE WI 53206	Comm	2,000	32,300	34,300	4,064	4,494	221
29	272-2421-000	6 1246 WATKINSON	CHARLES E CURRIE & JEWEL CURRIE 4131 N 16 ST MILWAUKEE WI 53209	Comm	2,300	0	2,300	4,661	0	8
29	272-2709-000	1 1123 WATKINSON	ANTHONY M MARTIN DEBRA A MARTIN 2571 N 47TH ST MILWAUKEE WI 53210	Comm	1,400	20,400	21,800	2,866	2,398	209
29	272-2711-000	2 1101 WATKINSON	EMMA E PALMER 1123 WATKINSON AV MILWAUKEE, WI 53206	Comm	2,200	67,600	69,800	4,548	7,311	301
29	272-2731-000	1 1235 WATKINSON	BARRELL C NICHOLSON 1101 WATKINSON AV MILWAUKEE, WI 53206	Comm	5,500	66,500	72,000	11,085	9,580	373
29	284-1501-000	3 3521 N TEUTONIA	LOUISE HARPER 1235 WATKINSON AV MILWAUKEE WI 53206	Comm	1,200	22,200	23,400	2,360	2,850	177
29	284-1502-000	9 3517 N TEUTONIA	DEMETRIS HARRELL 3521 N TEUTONIA AV MILWAUKEE WI 53209	Comm	1,200	25,800	27,000	2,436	2,842	193
Total Taxkeys In BID 152										