



**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.

MIKE CITY CLERK - RCUD  
2026 MAY 1 PM2:54

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

**PLEASE READ CAREFULLY:**

This Board may only determine if the City Department followed proper administrative procedures. It cannot hear appeals as to whether a Building Order is valid or not (those must be appealed to the Standards and Appeals Commission).

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

**DATE:** 4/22/2026

**RE:** 4805 N. Sherman Blvd  
(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 City of Milwaukee Police Department  
(Name of City Department)

Amount of the charges \$ \_\_\_\_\_

Charge relative to: absence determination

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:

See the attached letter.

Michael A. Pflyghoef+ Jr.  
Signature

Michael A. Pflyghoef+ Jr.  
Name (please print)

6355 Bishops Ct, Ste 230, Brookfield, WI 53005      414-539-2600  
Mailing address and zip code      Daytime phone numbers

MPFlyghoef+@conwayjoretti.com  
E-Mail Address(s)



Office of the City Clerk

**Jim Owczarski**  
City Clerk  
jowcza@milwaukee.gov

**Dana J. Zelazny**  
Deputy City Clerk  
d.zelazny@milwaukee.gov

May 4, 2026

Michael A Pflughoeft, Jr.  
Conway & Josetti, LLC  
Attorneys at Law  
13555 Bishops Court, Suite 230  
Brookfield WI 53005

Dear Mr. Pflughoeft, Jr.:

Under s. 80-10, Milwaukee Code of Ordinances, you must file an appeal with the Administrative Review Appeals Board within 10 days of notice of nuisance activity.

The letter from the Police Department concerning nuisance activity was dated April 7, 2026. Your appeal was postmarked April 23, 2026 which exceeds the 10-day appeal filing period.

For this reason, I am not able to process your appeal request.

Sincerely,

Joanna Urtiz  
Staff Assistant  
Administrative Review Appeals Board



CONWAY & JOSETTI  
LLC

13555 Bishops Court - Suite 230 - Brookfield, WI 53005  
Phone: (414) 539-2600 Fax: (414) 446-3531

Writer's E-Mail: mpflughoeft@conwayjosetti.com

April 22, 2026

Administrative Review Appeals Board  
Office of the City of Clerk  
200 E. Wells Street  
Room 205  
Milwaukee, WI 53202

RE: Nuisance Determination against Berrada Properties 9, LLC  
4805 N. Sherman Blvd.

Administrative Review Appeals Board:

Our office has been retained to represent Berrada Properties 9, LLC ("Berrada Properties"), regarding its appeal of a determination of the Chief of Police that the premises located at 4805 N. Sherman Blvd. (the "Premises") is a chronic nuisance under MCO 80-10. Please accept this letter as a formal initiation of the appeals process pursuant to Sec. 80-10-5 of the Milwaukee Code of Ordinances and Wis. Stat. § 68.08. Our check in the amount of \$25 for the appeal fee is enclosed herewith.

The grounds upon which the appeals are sought include, but are not limited to:

1. Berrada Properties does not believe the persons responsible for the incidents were tenants or anyone else associated with the premises;
2. The Premises may not have generated 2 or more responses from the police department as required by MCO 80-10;
3. Assessing the cost of police activity against Berrada Properties violates Berrada Properties' Constitutional rights; and
4. Berrada Properties may not have been the owner of the Premises at the time of the incident.

Please be advised that, concurrent with this appeal, we have requested all records, CAD Notes, and any documentation from the Milwaukee Police Department which support its determination. Given the limited information regarding the incidents provided in the notice, it does not appear that Berrada Properties is responsible for any nuisance activities.

Administrative Review Appeals Board  
April 22, 2026  
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Thank you in advance for your consideration.

Very truly yours,

*/s/ Michael A. Pflughoeft Jr.*

MICHAEL A. PFLUGHOEFT JR.

MAP/bms  
CC: David Anderson, District Commander  
enclosure



**Milwaukee Police Department**  
Police Administration Building  
749 West State Street  
Milwaukee, Wisconsin 53233  
<http://www.milwaukee.gov/police>

**Jeffrey B. Norman**  
Chief of Police

(414) 933-4444

04/07/2026

Berrada Properties 9 LLC,

Re: Notice of Nuisance Premises

Dear Berrada Properties 9 LLC

This letter is notice to you that the Milwaukee Chief of Police, by the chief's designee, the district commander, has determined that the premises located at 4805 N Sherman Blvd. ("the premises") is a nuisance pursuant to Milwaukee Code of Ordinances ("MCO") 80-10, Chronic Nuisance Premises. As an individual or entity that is licensed or subject to a license in the operation of a business upon the premises, you are a responsible party for abating the nuisance activities occurring at the premises.

The Milwaukee Police Department has responded to the following described nuisance activities at the premises on the corresponding dates, which qualify the premises as a nuisance:

1. On April 3, 2026 at 6:31 P.M. a call was placed to the Milwaukee Police Department regarding shots fired into an occupied residence. This call for service was given computer aided dispatch #P26-040-31170. Officer were dispatched to the location to check on the complaint and were able to obtain evidence of a crime of shots fired into an occupied residence. This is a violation of MCO 80-10-2-C-1-Q.
2. On March 26, 2026 at 8:15 A.M. a searched warrant was conducted by the Milwaukee Police Department at the premise. This call for service was given computer aided dispatch #P26-032-60362. Officer were dispatched to the location to check on the complaint and were able to obtain evidence of a felon in possession of a firearm. This is a violation of MCO 80-10-2-C-1-L.
3. On March, 20, 2026 at 18:15 P.M. a call was placed to the Milwaukee Police Department regarding shots fired into an occupied residence. This call for service was given computer aided dispatch # P26-031-91460. Officers were dispatched to the location to check on the complaint and were able to obtain evidence of a crime of shots fired into occupied residence. This is a violation of MCO 80-10-2-C-1-Q.

As a consequence, you may be subject to a collections action for the cost of future enforcement for any of the nuisance activities listed in MCO 80-10-2-c that occur at the premises.

You are directed to respond to my office within 10 days of receipt of this notice with an acceptable, written course of action that you will undertake to abate the nuisance activities occurring at the premises, or file an appeal. You may appeal this nuisance determination to the Administrative Review Appeals Board. Any appeal must be in writing and a processing fee will be charged. Please contact the Office of the City Clerk at (414) 286-2231 for additional information.

If you timely provide a written course of action, I shall evaluate it to determine if it is a reasonable attempt at abating the nuisance activity. You will receive a written response whether your proposed course of action is accepted or rejected. If accepted, you will have 45 days from the date of that notice of acceptance to implement the course of action.

If you propose a course of action that is rejected by me or you fail to timely respond to this request and a subsequent nuisance activity occurs on or after 13 days after receipt of this notice, or if you timely appeal this notice of nuisance premises and this nuisance premises determination is affirmed, the premises will be subject to a collections action for the cost of any police services and enforcement.

It is highly recommended that you obtain records relating to police responses regarding the premises. You may obtain these records from the Computer Aided Dispatch System (CADS) at the Open Records Section of the Milwaukee Police Department (District Three Station, 2333 North 49<sup>th</sup> Street, Second Floor) Tuesdays and Thursdays between 8:00 AM and 3:00 PM. There is a cost of 25 cents per page for these records.

Please review the following examples of nuisance abatement measures that you may include in your written course of action to abate the nuisance activity. These suggestions are not exclusive, may not apply to the particular premises, and you may propose other nuisance abatement measures that would be appropriate under your particular circumstances.

- Exchange names and telephone numbers with the owners and operators of neighboring premises.
- Participate in a local block watch, neighborhood association, and business association.
- Attend the monthly crime prevention meetings conducted by the local Milwaukee Police District Community Liaison Officer who can be contacted at 414-935-7314.
- Monitor the property for evidence of drug activity. This may include observation of clear corner cuts of baggies strewn about, excessive quantities of plastic sandwich baggies found in odd places, presence of numerous weight scales or communication devices and drug paraphernalia such as unusual pipes, empty cigar wrappers, burned hollow tubes, etc.
- Install "No Loitering" signs in the front and rear of the exterior of the premises. This signage permits police to cite loitering individuals in the yard and sidewalk area.
- Install "No Trespassing" signs in the front and rear of the exterior of the premises. This signage permits police to cite trespassers in commercial properties.
- Participate in the E-Notify system for email updates regarding the premises.

- Regularly file open records requests for Milwaukee Police Department Computer Aided Dispatch System (CADS) reports regarding the property.
- Institute a standing complaint with the local Milwaukee Police district station that will allow the police department to remove any individuals loitering on the property.
- Draft and serve a no trespassing order against identified nuisance persons and provide the local police district station a copy of the served order.
- Install and maintain a digital security surveillance system.
- Employ security personnel.
- Enroll in Respect 21 or MARTS program (contact CLO for more information)
- Make repairs to windows, doors and lights and improve landscaping.
- Participate in the City Clerk's Office Pivot Program workshop for businesses. Information on this training program may be obtained by emailing [pivot@milwaukee.gov](mailto:pivot@milwaukee.gov).

Once you have been billed for the costs of police services and enforcement for three or more separate nuisance activities within one year of the date of this notice of nuisance premises, the premises may be designated a chronic nuisance, pursuant to MCO 80-10-6, and each and every subsequent incident of nuisance activity at the premises may be deemed a separate violation and result in a citation being issued to you for failure to abate the nuisance activity. Each citation would subject you to a forfeiture of not less than \$1,000.00 or more than \$5,000.00. Upon default of payment of a chronic nuisance citation you would be subject to imprisonment in the county jail or house of correction for a period of not less than 40 days or more than 90 days for each violation.

Please contact P.O. Tiara SHEETS-WALKER at 414-935-7772 with any questions, and I look forward to hearing from you.

Best regards,

JEFFREY NORMAN  
CHIEF OF POLICE

  
David ANDERSON  
DISTRICT COMMANDER

Attachment: Copy of Milwaukee City Ordinance 80-10  
CC: City Clerk – License Division  
Common Council, City Hall – Ald. Mark Chambers  
Ahdream Entertainment LLC

## Receipt of ARBA Fee

Date:	Friday, May 15, 2026
Received Of: Reason	Atty. Michael Pflughoeft Jr. Nuisance Determination
Property at:	4805 N Sherman BLVD
Received By:	Joanna Urtiz
Check # (If Applicable):	Ck#01614
Amount:	\$25.00