

Business Improvement District No. 10 – Avenues West

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TO: City of Milwaukee
FROM: June R. Moberly, Executive Director
DATE: August 2012
RE: 2012-13 Activities, Business Improvement District No. 10

Business Improvement District (BID) No. 10 continues its collaborative efforts to enhance neighborhood safety, including cooperation with the Milwaukee Police Department, Marquette University Public Safety, Aurora Sinai Loss Prevention, private security firms, and local businesses. This, combined with sponsorship of the neighborhood Landlord Compact, has proven to be effective mechanisms for continuing the crime reduction momentum. The District Three Community Prosecution Unit provided Avenues West landlords with a focused update on the new Concealed Carry Law as part of the on-going effort to improve local property management.

The BID No. 10 board of directors believes that the crime reduction momentum is an important component in the increase in property values trend for BID assessable properties, since January 1993.

New property development and existing reinvestment have slowed with the downturn of the economy, but still continue. The neighborhood has numerous large properties which are tax exempt and whose millions of dollars of investments are not reflected in the total values. (Tax exempt properties include Marquette University, Aurora Sinai Medical Center, BloodCenter of Wisconsin, Milwaukee Center for Independence, Milwaukee Rescue Mission, AT&T, Catholic Financial Life, the Irish Cultural & Heritage Center, American Red Cross in Southeastern Wisconsin, the Captain Frederick Pabst Mansion, plus numerous churches.)

BID No. 10 continues to contract with the Avenues West Association, Inc. (AWA) for representation by the Association staff and for implementation of the BID's annual Operating Plan and goals.

2012 activities and those planned for 2013 include:

- Continued joint funding with the City for 2012 graffiti removal from commercial properties in the Avenues West neighborhood.
- Assisted officers of the Milwaukee Police Department, Third District, in funding of and conducting the 2012 National Night Out event and acted as fiscal agent. This will be continued in 2013.
- A new Avenues West neighborhood brochure was recently completed and web site and e-newsletter development is underway.

- Assisted the city's efforts to maximize the anticipated positive impact of the 2013 reconstruction of 27th.
- Coordinated meetings of the Near West Side Stakeholders to identify and address both perceived and real economic development issues.
- A safety and CPTED (Crime Prevention Through Environmental Design) property survey is continuing throughout the Avenues West neighborhood.
- Provided for maintenance and improvements to the five SOHI security cameras on 27th Street.
- Assured sound organizational controls and management through annual audits of both BID No. 10 and AWA.
- An update of the entire AWA Employee Handbook is nearing completion as well as an update to the Policies and Procedures Guidelines for the AWA board of directors. This work is to assure that "best practices" are being followed and that there is compliance with all appropriate laws.

Business Improvement Districts create value within the city and are an important economic development tool. Business property owners of all sizes are demonstrating their faith in their neighborhoods by paying additional taxes to accomplish changes they believe to be important. Some property owners live in the city and some don't, but they are making their neighborhoods a better place for all by enabling positive changes – for their own properties, for their neighbors and for visitors.

For any questions regarding these or other activities of Business Improvement District No. 10 please contact June R. Moberly, Executive Director, at 414-933-0640 or avenueswest@sbcglobal.net .