

To: Alderwoman Milele Coggs (via email mcoggs@milwaukee.gov)
City of Milwaukee License Committee c/o City Clerk – Licensing Division (via email jim.cooney@milwaukee.gov)
Milwaukee Alderman Scott Spiker (Via email Scott.Spiker@milwaukee.gov)

From: Attorney Michael S. Maistelman

Dated: July 30, 2023

Re Parkway Communities, LLC, aka “College Home Park Mobile Home Park”
Address: 6160 S 6th St.

This will supplement the Licensee's current Plan of Operation.

We had a neighborhood meeting with Alderman Spiker earlier this week. Below are the issues raised and how we intend to address them.

1. We will clarify that the "Home Parking Permit Fee payable to the City" on the tenant's monthly statement references the personal property tax owed to the City on the value of the mobile home one owns—not any sort of fee related to the parking of vehicles. We will rename that to "Personal Property Tax for One's Mobile Home payable to the city."
2. In a prominent location on the customer service sheet, we will add information about how to contact the corporate office (phone, email) so that residents know who they can contact if they cannot solve their problem by the on-site management. Corporate management will respond to any messages left within 2 business days.
3. On the customer service statement, we will add a language that rent cannot and will not be raised until the end of one's current lease AND that if one believes that this law or any other law has been violated, they should contact the corporate office as well as the Wisconsin Dept. of Agriculture, Trade and Consumer Protection at (800) 422-7128 or datcpHotline@wi.gov.
4. We will inform the residents on the customer service sheet that we remove their hitches for insurance/liability purposes but will put them back on their homes should they wish to move their home out of the community – at no cost to them.
5. We will devise a FAQ sheet that we mail out to residents annually, explaining issues such as the ones above in Spanish and English and the reasons behind specific park-specific prohibitions (e.g., wading pools and trampolines). We will engage the residents directly on these issues.
6. Should any tenants wish to organize, we will encourage them to do so and not stand in their way. We will also provide resources through staff to facilitate such an organization.
7. We will work with the city to address and remedy any flooding in the community. We will communicate the same to the local alderman.
8. We will not be charging the \$3 customer statement fees for anyone who cannot access the statements digitally.