

**AIRPORT GATEWAY
BUSINESS IMPROVEMENT DISTRICT NO. 40**

PROPOSED 2018 OPERATING PLAN



August 2017

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I. INTRODUCTION

A. Background

In 1984, the Wisconsin legislature created 66.1109 (formerly S. 66.608) of the Statutes (see Appendix A) enabling cities to establish Business Improvement Districts (BIDs). 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 Wisconsin Act 184, Section 1, legislative declaration.)

The City of Milwaukee had approved a petition from property owners in 2006 to create a Business Improvement District for the purpose of revitalizing and improving the Airport Gateway business area on Milwaukee's southeast side. In 2006, the City of Milwaukee adopted and approved Business Improvement District #40.

The BID law requires that every district have an annual Operating Plan. This document is the Operating Plan for the Airport Gateway Business Improvement District (AGBID) for 2018. The BID proponents prepared this Plan with technical assistance from the City of Milwaukee Department of City Development.

II. DISTRICT BOUNDARIES

Boundaries of the proposed district are described in Appendix A of this plan. A listing of the assessed properties included in the district is provided in Appendix B.

III. PROPOSED OPERATING PLAN

A. Plan Objectives

The objectives of the AGBID are to:

1. Develop the vitality of The Gateway To Milwaukee;
2. Enhance the community image through safety and beautification;
3. Market and help develop The Gateway area as the primary welcoming, hospitality and transportation hub of greater Milwaukee;
4. Promote mutually beneficial opportunities among the AGBID's businesses; and
5. Ultimately grow commercial business and property values.

B. Proposed Activities – Year Twelve

Principle activities to be engaged in by the AGBID during the twelfth year of operation, 2018, will include:

1. Continue the contracted safety and security patrols within the entire AGBID 40 geographic area;
2. Continue to offer the security system matching grant program. This program will offer up to \$1000 dollars in matching grants to reimburse BID #40 commercial property owners on the purchase and installation of security systems and other security related features on their property;
3. Continue to offer the property improvement matching grant program. This program will offer up to \$1000 dollars in matching grants to reimburse BID #40 property owners for the purchase and installation of façade, signage, and other related outdoor property improvements that elevate the image of the business and the district;
4. Continue to enhance the beautification of the airport area by funding maintenance of the commercial corridor gardens and plantings installed in over the past twelve years;
5. Collaborate with the City of Milwaukee, General Mitchel International Airport, Milwaukee County, and others on a revised landscaping plan related to the 2018 reconstruction of the South Howell Avenue commercial corridor that runs between Layton Avenue and Grange Avenue in the City of Milwaukee;
6. Partner with and support the beautification efforts of neighborhood associations and businesses within the BID #40 district, particularly those projects that directly improve the image and appearance of the major commercial corridors.
7. Develop partnership with local businesses within the district to purchase, plant and distribute decorative streetscaping planters throughout the BID. Take advantage of opportunities to collaborate with other area commercial districts such as BID 50 and BID 43 for cost sharing opportunities related to this and other beautification efforts.
8. Work to inform and assist local businesses during the planned 2018 Howell Avenue road construction;
9. Continue to organize a working group of owners and operators within the restaurant/hospitality industry to take part in collaborative marketing opportunities, such as the Gateway to Milwaukee's annual Taste of the Gateway event and marketing campaign. This campaign will continue to focus on promoting the airport area's restaurant and hospitality industry;
10. Assist in facilitating workforce connections between AGBID 40 employers and the available employee pool.
11. Continue to develop The Gateway's website as the primary communications and promotions tool among businesses and users in The Gateway area, including a section for marketing real estate sales, leases and rental opportunities of AGBID property owners, business and informational workshops for AGBID property owners;
12. In conjunction with the Airport Gateway Business Association's BID #50 management agreement, BID #40 will also continue close communication and partnership with BID #50, to choreograph and support programs and initiatives that stand to benefit both districts;
13. Formally plan, implement, and manage the Aerotropolis Milwaukee Economic Development effort, promote and advocate for recommendations related to the Aerotropolis Development Plan completed in 2017;

14. Continue monitoring BID project and program impact by tracking quantitative and qualitative measurables, and:
15. Be involved in governmental and community issues that potentially impact the vitality of The Gateway to Milwaukee.

C. Proposed Expenditures - Year Twelve

ITEM	2018 Budget
<p>Beautification</p> <p>Maintenance of existing AGBID landscaping; Work with the City of Milwaukee to plan and enhance the landscaping & streetscaping related to the 2018 reconstruction of S. Howell Ave; partner and contract to develop and install a public art sculpture; partner on and support beautification efforts along the 6th St Green Corridor; plan, promote and collaborate on future beautification improvements related to the 2019 West Layton Avenue repaving project within the AGBID.</p>	78,000
<p>Public Safety</p> <p>Contract with a safety patrol firm to provide unarmed mobile security watch services within AGBID; continue the safety & security matching grant program available to commercial property owners and business owners within the AGBID.</p>	54,000
<p>Marketing and Promotion</p> <p>Further develop and promote The Gateway to Milwaukee brand through website, printed, and social media communications; provide networking opportunities through events and related ventures; support the continuation of a collaborative marketing effort that promotes the local hospitality industry within AGBID.</p>	53,000
<p>Economic Development</p> <p>Conduct economic development activities and projects to enhance the physical attractiveness and economic competitiveness of AGBID with projects such as Aerotropolis Milwaukee, retail recruitment, and real estate promotion. Work to implement and promote the Aerotropolis Development Plan upon completion.</p>	30,000
<p>Administration and Operations</p> <p>Provide administrative, managerial services and project management for the organization as a whole, including monthly financial accounting and annual audits, record keeping and public notices, insurance, personnel expenses, related operating expenses such as memberships, meetings, supplies, printing and postage, rent and utilities for office space.</p>	127,000
TOTAL	\$343,000

D. Financing Method

It is proposed to raise approximately \$343,000 through BID assessments. 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.

E. Organization of BID Board

The Mayor will continue to appoint members to the BID 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. It is recommended that the BID board be structured and operate as follows:

1. Board size – Five (AGBID currently has six).
2. Composition - At least three members shall be owners or 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.
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 record 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.

Current BID #40 Roster

1. Gregg Lindner – Chair
2. Jaime Maliszewski – Vice Chair
3. Samer Abulughod - Secretary
4. Bryan Simon – Treasurer
5. Michael Sweeny
6. Misty Donough

F. Relationship to the Airport Gateway Business Association

The BID shall be a separate entity from the Airport Gateway 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 record 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.

IV. METHOD OF ASSESMENT

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 disproportionate assessment of a small number of high value properties, a maximum assessment of \$5,000 per parcel and a minimum assessment of \$250 will be applied.

As of January 1, 2017, the commercial property in the proposed district had a total assessed value of over \$429 million. This plan proposed to assess the property in the district at a rate of \$0.852 per \$1,000.00 of assessed value, subject to the maximum assessment, for the purposes of the BID. Appendix B 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. A list of Exempt Properties is provided in Appendix C.

1. State Statute 66.1109(1) (f) Im: 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 C, 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.

V. 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 Gateway to Milwaukee 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 is 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's efforts.
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 July 31st of each Plan year, with the official City records and the assessed value of each tax key number with the district, as of January 1st of 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.

VI. BID Board and Plan Review Process

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;

"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.

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.

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.

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."

Board Member Appointments:

- a. BID Board nomination letter and resume must be submitted to the Department of City Development's BID staff for review. All nominations must be current on property tax and building code violations.
- b. Department of City Development will review and submit the referred BID Board nominees, if findings are satisfactory.
- c. All BID Board referrals are reviewed by the Mayor's Office; if approved by the Mayor, the BID Board appointments are submitted to the Common Council for introduction and referral to the appropriate committee.
- d. The Common Council will refer BID Board appointments to the Community and Economic Development Committee. (CED) If approved by the CED committee, the BID Board appointments are referred to the Common Council for approval.
- e. The City Clerk or designee must swear in all newly appointed BID Board members at the first scheduled business meeting.
- f. After the members are sworn the BID Board can hold its first official BID meeting.

Board Resignations/Termination

- a. BID Board officer or BID designee must submit board member's letter of resignation to the Mayor's Office upon expiration of term or member resignation

B. Terminating or Dissolving the BID

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:

- (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.
- (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).
- (c) Within 30 days after the filing of a petition under this subsection, the planning commission shall hold a public hearing on the proposed termination. 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 operating plan and a copy of a detail map showing the boundaries of the business improvement district shall be sent by certified mail to all owners of real property within the business improvement district. The notice shall state the boundaries of the business improvement district and shall indicate that copies of the operating plan are available from the planning commission on request.
- (d) Within 30 days after the date of hearing under par. (c), every owner of property assessed under the operating plan may send written notice to the planning commission indicating, if the owner signed a petition under this subsection, that the owner retracts the owner's request to terminate the business improvement district, or, if the owner did not sign the petition, that the owner requests termination of the business improvement district.
- (e) If after the expiration of 30 days after the date of hearing under par. (c), by petition under this subsection or subsequent notification under par. (d), and after subtracting any retractions under par. (d), 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, have requested the termination of the business improvement district, the municipality shall terminate the business improvement district on the date that the obligation with the latest completion date entered into to implement the operating plan expires.

VII. 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 Ten activities, and information on specific assessed values, budget amounts and assessment amounts are based on Year Ten 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. CURRENT DISTRICT BOUNDARIES

The Airport Gateway area is roughly bounded by:

The eastern boundary of the AGBID is the Milwaukee/Cudahy line from Layton Avenue south to College Avenue.

The north side of Layton Avenue comprises most of the northern boundary from the Milwaukee/Cudahy line west to 6th Street, and from 13th Street west to 20th Street only along Layton Avenue. From 6th Street west to 13th Street, the northern boundary is Howard Avenue.

The western boundary of the AGBID is the west side of 13th Street from Howard Avenue south to College Avenue.

The southern boundary is College Avenue from the Milwaukee/Cudahy line west to 13th Street.

There is one rectangular extension of the District on its southwest corner that is bounded by 13th Street on the east side, College Avenue on the north side, I-94 freeway on the west side and the Milwaukee/Oak Creek line on the south side.

B. LISTING OF ASSESSED PROPERTIES WITHIN THE BID

See attached.

C. LISTING OF EXEMPT PROPERTIES WITHIN THE BID

See attached.

**Appendix B: LISTING OF ASSESSED
PROPERTIES WITHIN THE BID**

Property Tax key	Street Address	BID Assessment
6420694210	5328 S 13TH	\$250.00
6420752110	5232 S 13TH	\$250.00
6420693000	5234 S 13TH	\$250.00
6719988200	5607 S 6TH	\$250.00
5969944000	4654 S 13TH	\$250.00
6429990212	5220 S 13TH	\$250.00
5790015100	4179 S 6TH	\$250.00
6260322000	188 W EDGERTON	\$250.00
5940811000	710 E LAYTON	\$250.00
5790172000	3946 S 13TH	\$250.00
6250201000	835 W LAYTON	\$250.00
5970655100	4579 S 13TH	\$250.00
6719977113	5640 S 13TH	\$250.00
5969991000	4431 S 6TH	\$250.00
6260303000	4975 S HOWELL	\$250.00
6410131110	500 W GRANGE	\$250.00
5790161000	4038 S 13TH	\$250.00
5970652000	4553 S 13TH	\$250.00
6429988110	5216 S 13TH	\$250.00
5790003000	621 W WATERFORD	\$250.00
6250023110	703 W LAYTON	\$250.00
6269982100	4939 S HOWELL	\$250.00
6869994210	6010 S HOWELL	\$250.00
6719979100	5640 S 13TH	\$250.00
5969949000	4568 S 13TH	\$250.00
6710023000	931 W GRANGE	\$250.00
6250192000	4816 S 13TH	\$250.00
6429980000	5342 S 13TH	\$250.00
5969956100	4643 S 6TH	\$250.00

5969989100	4511 S 6TH	\$250.00
5960072100	830 W LAYTON	\$250.00
5969945000	4648 S 13TH	\$250.00
5820712120	960 E LAYTON	\$250.00
5939921000	1026 E LAYTON	\$250.00
5969948200	4600 S 13TH	\$250.00
6410152000	5330 S 6TH	\$250.00
6869976100	6254 S HOWELL	\$250.00
5950832000	206 W LAYTON	\$250.00
6429984110	5260 S 13TH	\$250.00
5960032000	4630 S 13TH	\$250.00
6869979120	6146 S HOWELL	\$250.00
6429976110	5356 S 13TH	\$250.00
5979988121	4463 S 13TH	\$250.00
6250211000	4855 S 10TH	\$250.00
5970621000	4523 S 13TH	\$250.00
6259995111	1007 W LAYTON	\$250.00
5989948000	2008 W LAYTON	\$250.00
6429970100	5414 S 13TH	\$250.00
5960111000	924 W ARMOUR	\$250.00
6870831000	5941 S HOWELL	\$250.00
6870832000	5937 S HOWELL	\$250.00
5820727000	830 E LAYTON	\$250.00
5790010100	4147 S 6TH	\$250.00
6429983110	5268 S 13TH	\$250.00
7160442000	6511 S 13TH	\$250.00
6869974100	122 E COLLEGE	\$250.00
5790001111	605 W WATERFORD	\$250.00
5969942100	1216 W LAYTON	\$250.00
6889973111	6154 S 13TH	\$250.00

5790001110	4111 S 6TH	\$250.00
6410093000	5240 S 3RD	\$250.00
6429988120	5220 S 13TH	\$250.00
6869973100	220 E COLLEGE	\$250.00
5970653110	4563 S 13TH	\$250.00
6869977100	6230 S HOWELL	\$250.00
6860001000	6100 S HOWELL	\$250.00
6860002000	6110 S HOWELL	\$250.00
6860003000	6120 S HOWELL	\$250.00
6870751000	6000 S 6TH	\$250.00
5969993100	4427 S 6TH	\$250.00
6879978110	6247 S HOWELL	\$250.00
6429979110	5336 S 13TH	\$250.00
6889985121	5938 S 13TH	\$250.00
6250024120	709 W LAYTON	\$250.00
5969984111	640 W ARMOUR	\$250.00
5790004100	701 W WATERFORD	\$250.00
6250071000	1209 W LAYTON	\$250.00
5960112000	920 W ARMOUR	\$250.00
5799950000	4144 S 13TH	\$250.00
6269985000	501 W LAYTON	\$250.00
5971102000	1908 W LAYTON	\$250.00
6719980221	5576 S 13TH	\$250.00
5969939110	1202 W LAYTON	\$250.00
6719980211	5610 S 13TH	\$250.00
6260332000	4800 S 6TH	\$250.00
6250072000	1201 W LAYTON	\$250.00
6869978100	6204 S HOWELL	\$250.00
6260281000	4902 S 2ND	\$250.00

6869995100	5970 S HOWELL	\$250.00
6879956111	546 W COLLEGE	\$250.00
6269998100	4727 S HOWELL	\$250.00
6719981100	5530 S 13TH	\$251.38
5971101000	4650 S 20TH	\$254.75
7160402100	6629 S 13TH	\$255.60
6869972100	240 E COLLEGE	\$259.26
6259984110	4740 S 13TH	\$259.86
5960062000	1218 W LAYTON	\$260.71
6880062000	1003 W BODEN	\$261.22
6269990000	233 W LAYTON	\$263.01
6860004000	6134 S HOWELL	\$263.61
6429968110	1101 W MALLORY	\$265.74
5799961100	4000 S 13TH	\$265.91
5960122000	814 W ARMOUR	\$267.87
5969990100	4461 S 6TH	\$272.23
6879999000	5905 S HOWELL	\$279.81
5969948100	4572 S 13TH	\$280.31
6879993100	6039 S HOWELL	\$283.72
6730003000	5880 S HOWELL	\$283.80
5940807100	700 E LAYTON	\$287.64
5940128000	600 E LAYTON	\$287.98
6259987110	1215 W LAYTON	\$288.83
6870146100	126 W COLLEGE	\$298.71
6269997114	151 W LAYTON	\$301.61
6869975111	6280 S HOWELL	\$303.31
6250142000	4960 S 13TH	\$304.16

5959872110	512 W LAYTON	\$305.02
5790002111	4121 S 6TH	\$310.13
6720311000	5865 S HOWELL	\$310.98
6719982111	1101 W GRANGE	\$314.39
6880102000	950 W COLLEGE	\$317.28
5960102000	1020 W ARMOUR	\$324.61
5790006100	833 W WATERFORD	\$328.87
5790005000	807 W WATERFORD	\$334.84
5940810000	704 E LAYTON	\$337.39
6269996120	4851 S HOWELL	\$337.39
6719970110	5758 S 13TH	\$341.82
5979987110	4471 S 13TH	\$349.32
5790004200	737 W WATERFORD	\$351.02
5941006100	4650 S HOWELL	\$351.02
6709999110	1313 W GRANGE	\$351.88
6432481000	1317 W EDGERTON	\$357.84
5979973000	1300 W LAYTON	\$360.40
6880053100	1010 W BODEN	\$361.25
5790183100	929 W WATERFORD	\$362.10
6259986112	4722 S 13TH	\$366.36
6879981310	6181 S HOWELL	\$366.36
5950801000	220 W LAYTON	\$368.06
6410031100	241 W EDGERTON	\$369.77
6429986100	5311 S 9TH	\$374.88
6429987100	5223 S 9TH	\$381.70
5960061000	1232 W LAYTON	\$385.96

5969997111	4350 S 13TH	\$400.01
6260006111	5018 S 2ND	\$404.70
6250082000	4820 S 10TH	\$405.55
6429969110	1213 W MALLORY	\$411.52
5939922000	1010 E LAYTON	\$414.07
6260020111	323 W VOGEL	\$435.37
6880031100	1101 W BODEN	\$436.22
6870743000	419 W BODEN	\$438.35
6719980110	5562 S 13TH	\$445.60
6250111000	789 W LAYTON	\$448.15
6250081000	4800 S 10TH	\$450.71
6250172000	4750 S 10TH	\$450.71
6250221000	1011 W LAYTON	\$459.23
6250132000	4978 S 13TH	\$461.78
5940812100	724 E LAYTON	\$463.49
6260293000	4950 S 2ND	\$463.49
5960071100	800 W LAYTON	\$469.80
6870801000	115 W BODEN	\$471.84
6260007110	5000 S 2ND	\$488.20
5959866310	160 W LAYTON	\$488.20
6889977110	6245 S 6TH	\$492.71
5799948120	4128 S 13TH	\$495.86
6260252000	4959 S HOWELL	\$504.38
6259989110	1233 W LAYTON	\$506.09
6719969110	5770 S 13TH	\$520.57
6420682110	5467 S 9TH	\$521.85
5940101000	524 E LAYTON	\$523.98
5959871112	530 W LAYTON	\$523.98
5950831000	200 W LAYTON	\$526.54

5979949121	4668 S 20TH	\$529.09
6870742000	401 W BODEN	\$535.06
6260232000	4960 S 2ND	\$536.76
5959866119	108 W LAYTON	\$539.32
5969964100	4446 S 13TH	\$554.22
6269979000	5067 S HOWELL	\$558.06
6879980100	6221 S HOWELL	\$558.91
6870781000	200 W BODEN	\$561.47
6259981100	4866 S 13TH	\$577.66
5969941100	1204 W LAYTON	\$581.92
6870731100	230 W BODEN	\$610.88
6259982100	4828 S 13TH	\$618.55
5790171000	3940 S 13TH	\$621.96
6870741000	355 W BODEN	\$628.78
5969983000	730 W ARMOUR	\$636.87
7160422000	1401 W GIUFFRE	\$654.76
6269999110	4709 S HOWELL	\$655.19
6869993222	6034 S HOWELL	\$668.14
6880041100	6262 S 13TH	\$671.38
6269997112	175 W LAYTON	\$679.90
6870821000	178 W BODEN	\$683.30
6719968110	5848 S 13TH	\$685.76
5820712110	900 E LAYTON	\$700.34
6260304000	4965 S HOWELL	\$702.05
5799963110	3900 S 13TH	\$704.35
6260200100	4921 S 2ND	\$706.31
6260272000	4903 S HOWELL	\$713.98
6260016100	205 W VOGEL	\$717.38

5950852000	300 W LAYTON	\$720.62
6719985111	5518 S 13TH	\$721.64
6259998118	4854 S 10TH	\$722.50
5799948110	4122 S 13TH	\$729.31
6879994110	5979 S HOWELL	\$735.28
5960103000	960 W ARMOUR	\$743.80
6259978210	819 W CARPENTER	\$757.43
5959868120	230 W LAYTON	\$771.06
6259991111	1101 W LAYTON	\$771.83
6889974110	6130 S 13TH	\$788.10
5969960100	4524 S 13TH	\$791.51
6260264000	4925 S HOWELL	\$829.00
6870744000	429 W BODEN	\$829.85
5950844000	552 W LAYTON	\$841.78
5950843000	580 W LAYTON	\$854.56
5820728000	800 E LAYTON	\$862.22
6870673100	102 W COLLEGE	\$862.22
6890272000	1300 W COLLEGE	\$862.22
6870811000	137 W BODEN	\$867.34
6420681000	5441 S 9TH	\$871.60
7160411000	6635 S 13TH	\$889.49
7169999120	6311 S 13TH	\$896.30
6429974111	5386 S 13TH	\$901.60
5799951000	4160 S 13TH	\$913.00
5941007110	110 E LAYTON	\$913.34
6410052000	5140 S 3RD	\$921.01
6269983111	4930 S 6TH	\$937.20
5959873111	4601 S 5TH	\$945.89
6250101100	1011 W LAYTON	\$951.51

5969955100	700 W LAYTON	\$991.73
6410151000	550 W GRANGE	\$996.41
5959866118	130 W LAYTON	\$1,004.51
5790011110	4157 S 6TH	\$1,097.38
6889974211	6102 S 13TH	\$1,115.35
6260342000	575 W LAYTON	\$1,119.53
6260282000	4930 S 2ND	\$1,127.20
6260017111	250 W EDGERTON	\$1,128.05
6410051000	5151 S HOWELL	\$1,128.90
6269986000	517 W LAYTON	\$1,135.03
6410092000	5242 S 3RD	\$1,150.20
6260026111	500 W EDGERTON	\$1,202.43
6250121100	909 W CARPENTER	\$1,207.28
6880052100	1122 W BODEN	\$1,208.14
6259977100	4939 S 6TH	\$1,220.06
7360001000	6757 S 13TH	\$1,229.44
6260271000	4901 S HOWELL	\$1,247.33
6410032000	191 W EDGERTON	\$1,248.18
6269993111	191 W LAYTON	\$1,258.40
6869996100	5934 S HOWELL	\$1,284.73
6260292000	150 W EDGERTON	\$1,289.93
6250004111	639 W LAYTON	\$1,330.82
6410082000	5310 S 3RD	\$1,363.20
6429982110	5282 S 13TH	\$1,393.02
6269989100	307 W LAYTON	\$1,417.22
7160421000	1414 W GIUFFRE	\$1,448.40
6870804100	211 W BODEN	\$1,450.70

5950842000	4575 S 5TH	\$1,458.62
6250171000	909 W LAYTON	\$1,521.67
6260321000	5050 S 2ND	\$1,565.12
7160432000	1500 W ZELLMAN	\$1,599.63
6429963100	5375 S 9TH	\$1,618.80
6410111000	5131 S 3RD	\$1,663.96
6269997116	131 W LAYTON	\$1,704.00
6410161000	5110 S 6TH	\$1,704.85
6720312000	5881 S HOWELL	\$1,705.16
5979952121	1716 W LAYTON	\$1,705.70
6879958110	6160 S 6TH	\$1,736.38
6870822000	6023 S HOWELL	\$1,752.56
6260221000	5037 S HOWELL	\$1,762.79
6260301000	130 W EDGERTON	\$1,777.27
6260022110	434 W EDGERTON	\$1,785.71
6260302000	5007 S HOWELL	\$1,789.20
6879998111	5917 S HOWELL	\$1,840.32
5960092000	938 W LAYTON	\$1,863.32
7160433000	6541 S 13TH	\$1,893.14
6250202000	841 W LAYTON	\$1,950.23
6250141000	4924 S 13TH	\$1,958.75
6260026121	4950 S 6TH	\$2,034.58
6889972100	6200 S 13TH	\$2,070.36
5950841000	4600 S 6TH	\$2,095.92
5790191100	4220 S 13TH	\$2,145.59
7160403100	1501 W ZELLMAN	\$2,171.75
6410171100	501 W EDGERTON	\$2,226.28
6269988100	401 W LAYTON	\$2,242.46

6719991213	849 W GRANGE	\$2,285.58
7369999110	6801 S 13TH	\$2,296.82
6260039113	200 W VOGEL	\$2,360.04
5960041100	900 W LAYTON	\$2,468.37
5969999112	4343 S 6TH	\$2,509.99
6260333000	4848 S 6TH	\$2,527.88
6260036111	320 W VOGEL	\$2,542.11
7360002000	6719 S 13TH	\$2,644.61
6250182000	5050 S 13TH	\$2,650.57
6250151000	801 W LAYTON	\$2,688.06
7169999110	6331 S 13TH	\$2,790.30
5960091000	999 W ARMOUR	\$2,797.12
6419990111	180 W GRANGE	\$3,026.13
6879995110	5975 S HOWELL	\$3,234.19
6250181000	5000 S 13TH	\$3,255.63
6260263000	4915 S HOWELL	\$3,262.73
6410091100	5253 S HOWELL	\$3,408.00
5790018110	4217 S 6TH	\$3,442.76
5969957111	4625 S 6TH	\$3,523.70
6410072110	5315 S 3RD	\$3,670.42
5969994100	4400 S 13TH	\$3,701.09
6410011000	5220 S 3RD	\$3,825.48
6880091000	6161 S 6TH	\$3,924.31

6410071110	5319 S 3RD	\$3,942.20
6259978117	5001 S 6TH	\$4,355.42
6410121100	5311 S HOWELL	\$4,391.21
6870791000	400 W BODEN	\$4,509.64
7160441000	6425 S 13TH	\$4,628.06
7160431000	1400 W ZELLMAN	\$4,688.56
6269996135	4747 S HOWELL	\$5,000.00
6429990211	5172 S 13TH	\$5,000.00
6880071100	1200 W COLLEGE	\$5,000.00
6419988111	200 W GRANGE	\$5,000.00
6410033100	5105 S HOWELL	\$5,000.00
6429990111	5111 S 9TH	\$5,000.00
6730001000	5880 S HOWELL	\$5,000.00
6260341000	545 W LAYTON	\$5,000.00
6410173000	5170 S 6TH	\$5,000.00
6880111000	6055 S 6TH	\$5,000.00
6410012100	5201 S HOWELL	\$5,000.00
6410172100	5211 S 3RD	\$5,000.00
5950851000	4620 S 5TH	\$5,000.00
6730002000	5890 S HOWELL	\$5,000.00
Total BID 40 Assessment		\$343,178.82

Appendix C: LISTING OF EXEMPT PROPERTIES WITHIN THE BID

Proper Tax Key	Street Address
5790009100	4135 S 6TH
5799954000	4244 S 13TH
5799955100	4122 S 13TH
5800577100	551 W HOWARD
5800594110	4000 S 6TH
5800752100	4100 S 6TH
5800765221	4200 S 6TH
5959868110	220 W LAYTON
5959874000	4601 S 5TH
5959895112	4320 S 6TH
5959895200	559 W BOLIVAR
5960082000	908 W LAYTON
5969936110	1024 W ARMOUR
5969937000	938 W ARMOUR
5969974110	602 W ARMOUR
5969992110	4431 S 6TH
5969997112	4350 S 13TH
5969997211	4300 S 13TH
5969997212	4300 S 13TH
5969999121	4301 S 6TH
6249999200	4707 S 13TH
6250191000	4792 S 13TH
6259978120	4953 S 6TH
6259980000	1001 W LAYTON
6260104110	4959 S 2ND
6260234000	4960 S 2ND
6260244000	130 W EDGERTON
6260312000	4876 S 6TH
6260351000	4801 S 2ND
6260352000	4805 S 2ND
6260353000	4807 S 2ND
6269981120	4960 S 6TH
6269992200	4923 S HOWELL
6269993122	203 W LAYTON
6269999210	4747 S HOWELL
6269999220	131 W LAYTON
6409999118	5300 S HOWELL

6419969111	401 W GRANGE
6419972110	5471 S HOWELL
6420781000	5476 S 13TH
6420782000	1100 W GRANGE
6429950120	700 W GRANGE
6429989000	916 W GRANGE
6429994110	5151 S 6TH
6719967100	901 W GRANGE
6719968200	5862 S 13TH
6719972110	5780 S 6TH
6719972200	5781 S 6TH
6719976210	5727 S 6TH
6719978110	5652 S 13TH
6719986110	5674 S 6TH
6719998110	623 W GRANGE
6729962100	5866 S 6TH
6739998110	5300 S HOWELL
6758999000	1919 E GRANGE
6849999000	1600 E COLLEGE
6869970100	422 E COLLEGE
6869971100	402 E COLLEGE
6869991112	6064 S HOWELL
6869999100	5950 S HOWELL
6870110000	6227 S 1ST
6870201100	6102 S 3RD
6870301110	198 W UNCAS
6870633110	6220 S 3RD
6879955110	5900 S 6TH
6879957100	580 W COLLEGE
6879986110	5950 S 6TH
6879992200	5920 S 6TH
6879998200	5914 S 6TH
6880021000	6074 S 13TH
6880022000	6044 S 13TH
6880101000	980 W COLLEGE
6889965000	6127 S 6TH
6889969111	6280 S 13TH
6889973210	6154 S 13TH
6889986110	5904 S 13TH
6889992111	6013 S 6TH
6889995112	5944 S 6TH

6889995120	5975 S 6TH
6889995200	5945 S 6TH
5971131100	1826 W LAYTON
6420773000	718 W GRANGE
6429956121	5478 S 9TH
6429956123	810 W GRANGE
6429956124	822 W GRANGE
6710011110	811 W GRANGE
6710012100	745 W GRANGE
6710013100	721 W GRANGE
6889981200	6123 S 6TH
6889982210	6107 S 6TH
5790014110	4169 S 6TH
5790016110	4201 S 6TH
5790162000	4048 S 13TH
5960021000	948 W ARMOUR
5960031000	4624 S 13TH
5960033000	4634 S 13TH
5960101000	1010 W ARMOUR
5960104000	1004 W ARMOUR
5960123000	824 W ARMOUR
5969950000	4554 S 13TH
5969962000	4478 S 13TH
5969973100	932 W ARMOUR
5969977000	832 W ARMOUR
5969985000	632 W ARMOUR
6250005100	4719 S 6TH
6250006100	4725 S 6TH
6250007100	4731 S 6TH
6250008100	4737 S 6TH
6250009100	4745 S 6TH
6250010100	4753 S 6TH
6250011100	4759 S 6TH
6250012100	4763 S 6TH
6250013100	4771 S 6TH
6250014000	4770 S 7TH
6250015000	4758 S 7TH
6250016000	4756 S 7TH
6250017000	4750 S 7TH
6250018000	4744 S 7TH
6250019000	4740 S 7TH

6250020000	4732 S 7TH
6250021000	4726 S 7TH
6250022000	4720 S 7TH
6250026100	4721 S 7TH
6250027000	4727 S 7TH
6250028000	4733 S 7TH
6250029000	4739 S 7TH
6250030000	4747 S 7TH
6250031000	4755 S 7TH
6250032000	4761 S 7TH
6250033000	4767 S 7TH
6250034000	4775 S 7TH
6250035100	4801 S 6TH
6250036100	4807 S 6TH
6250037110	4813 S 6TH
6250039100	4823 S 6TH
6250040100	4829 S 6TH
6250041100	4835 S 6TH
6250042100	4849 S 6TH
6250043100	4861 S 6TH
6250044100	4867 S 6TH
6250045100	4875 S 6TH
6250046000	4872 S 7TH
6250047000	4866 S 7TH
6250048000	4862 S 7TH
6250049000	4856 S 7TH
6250050000	4850 S 7TH
6250051000	4842 S 7TH
6250052000	4836 S 7TH
6250053000	4826 S 7TH
6250054000	4814 S 7TH
6250055000	4812 S 7TH
6250056000	4808 S 7TH
6250057000	4800 S 7TH
6250058100	4803 S 7TH
6250058200	4785 S 7TH
6250059000	4811 S 7TH
6250060000	4821 S 7TH
6250061000	4827 S 7TH
6250062000	4835 S 7TH
6250063000	4841 S 7TH

6250064000	4847 S 7TH
6250065000	4853 S 7TH
6250066000	4859 S 7TH
6250067000	4867 S 7TH
6250068000	4875 S 7TH
6250161000	4770 S 13TH
6259979100	4858 S 13TH
6420001000	600 W ABBOTT
6420002000	612 W ABBOTT
6420003000	622 W ABBOTT
6420004000	632 W ABBOTT
6420005000	700 W ABBOTT
6420006000	708 W ABBOTT
6420007000	716 W ABBOTT
6420008000	728 W ABBOTT
6420009100	605 W ABBOTT
6420010000	613 W ABBOTT
6420011000	627 W ABBOTT
6420012000	5200 S 7TH
6420013000	5218 S 7TH
6420014000	5228 S 7TH
6420015000	5236 S 7TH
6420016000	5244 S 7TH
6420017000	5252 S 7TH
6420018000	5300 S 7TH
6420019000	5312 S 7TH
6420020000	5320 S 7TH
6420021000	5328 S 7TH
6420022000	707 W ABBOTT
6420023000	711 W ABBOTT
6420024000	719 W ABBOTT
6420025000	727 W ABBOTT
6420026000	5219 S 7TH
6420027000	5227 S 7TH
6420028000	5237 S 7TH
6420029000	5245 S 7TH
6420030000	5253 S 7TH
6420031000	5301 S 7TH
6420032000	5313 S 7TH
6420033000	5323 S 7TH
6420034000	5331 S 7TH

6420101000	828 W ABBOTT
6420102000	820 W ABBOTT
6420103000	812 W ABBOTT
6420104000	800 W ABBOTT
6420105000	835 W ABBOTT
6420106000	827 W ABBOTT
6420107000	819 W ABBOTT
6420108000	811 W ABBOTT
6420109000	801 W ABBOTT
6420110000	5221 S 8TH
6420111000	5229 S 8TH
6420201000	5406 S 8TH
6420202000	5416 S 8TH
6420203000	5426 S 8TH
6420204000	724 W MAPLEWOOD
6420205000	704 W MAPLEWOOD
6420206000	5429 S 7TH
6420207000	5419 S 7TH
6420208000	5411 S 7TH
6420209000	5410 S 7TH
6420210000	5418 S 7TH
6420211000	5426 S 7TH
6420212000	5434 S 7TH
6420213000	5435 S 6TH
6420214000	5427 S 6TH
6420215000	5419 S 6TH
6420216000	715 W MAPLEWOOD
6420217000	707 W MAPLEWOOD
6420218000	641 W MAPLEWOOD
6420219000	633 W MAPLEWOOD
6420220000	621 W MAPLEWOOD
6420221000	613 W MAPLEWOOD
6420222000	601 W MAPLEWOOD
6420301000	5346 S 9TH

6420302000	5354 S 9TH
6420303000	5366 S 9TH
6420304000	5374 S 9TH
6420305000	5384 S 9TH
6420306000	5406 S 9TH
6420307000	5414 S 9TH
6420308000	5424 S 9TH
6420309000	844 W MAPLEWOOD
6420310000	834 W MAPLEWOOD
6420311000	824 W MAPLEWOOD
6420312000	814 W MAPLEWOOD
6420313000	804 W MAPLEWOOD
6420314000	5421 S 8TH
6420315000	5413 S 8TH
6420316000	5401 S 8TH
6420317000	5387 S 8TH
6420318000	5377 S 8TH
6420319000	5367 S 8TH
6420320000	5357 S 8TH
6420321000	5349 S 8TH
6420322000	845 W MAPLEWOOD
6420323000	837 W MAPLEWOOD
6420324000	827 W MAPLEWOOD
6420325000	819 W MAPLEWOOD
6420326000	809 W MAPLEWOOD
6420327000	801 W MAPLEWOOD
6420401000	5354 S 8TH
6420402000	5366 S 8TH
6420403000	5374 S 8TH
6420404000	5382 S 8TH
6420405000	5390 S 8TH
6420501000	5220 S 8TH
6420502000	5228 S 8TH

6420503000	5236 S 8TH
6420504000	5244 S 8TH
6420601000	5237 S 8TH
6420602000	5245 S 8TH
6420603000	5253 S 8TH
6420611000	5252 S 8TH
6420612000	5304 S 8TH
6420621000	5305 S 6TH
6420622000	5315 S 6TH
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6420632000	5245 S 6TH
6420633000	5251 S 6TH
6420634000	5259 S 6TH
6420641000	5349 S 7TH
6420642000	5348 S 8TH
6420643000	5338 S 8TH
6420651000	5223 S 6TH
6420652000	5229 S 6TH
6420653000	5237 S 6TH
6420661100	604 W GRANGE
6420662100	616 W GRANGE
6420691000	5248 S 13TH
6420692000	5240 S 13TH
6420701000	5314 S 8TH
6420702000	5324 S 8TH
6420703000	5330 S 8TH
6420711000	5373 S 7TH
6420712000	5385 S 7TH
6420713000	5401 S 7TH
6420714000	5405 S 7TH
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6420722000	5315 S 8TH
6420723000	5325 S 8TH
6420731000	5386 S 7TH
6420732000	5400 S 7TH
6420733000	5404 S 7TH
6420741000	5331 S 8TH
6420742000	5337 S 8TH
6420743000	5332 S 9TH
6420761000	5304 S 9TH
6420762000	5310 S 9TH

6420763000	5320 S 9TH
	731 W
6420771000	MAPLEWOOD
	723 W
6420772000	MAPLEWOOD
6429947120	710 W GRANGE
6429948100	632 W GRANGE
6429949100	620 W GRANGE
6429950200	700 W GRANGE
6429951000	5409 S 6TH
6429952112	5367 S 6TH
6429952113	5401 S 6TH
6429952115	5353 S 6TH
6429952116	5361 S 6TH
6429952119	5353 S 7TH
6429952120	5373 S 6TH
6429952200	630 W MALLORY
6429953111	5336 S 7TH
6429953113	5335 S 6TH
6429953114	5346 S 7TH
6429953210	5335 S 7TH
6429956111	836 W GRANGE
6429957210	5338 S 9TH
6429961000	5425 S 9TH
6429972111	5408 S 13TH
6429978100	5342 S 13TH
6429985120	5254 S 13TH
6429991121	5270 S 9TH
6429991124	5300 S 9TH
6429992110	5262 S 9TH
6429993110	843 W ABBOTT
6429993120	5220 S 9TH
6429993130	5228 S 9TH
6429993200	5206 S 9TH
6710021000	901 W GRANGE
6710022000	919 W GRANGE
6710031000	839 W GRANGE
6710032000	829 W GRANGE
6719977112	5672 S 13TH
6719984100	1213 W GRANGE
6719996110	701 W GRANGE
6719997111	637 W GRANGE

6869979110	6160 S HOWELL
6869992100	6018 S HOWELL
6869993110	6026 S HOWELL
6869994100	6000 S HOWELL
6869997111	5910 S HOWELL
6869997121	5904 S HOWELL
6869997210	5922 S HOWELL
6870001111	116 W UNCAS
6870003110	105 W UNCAS
6870003200	6173 S HOWELL
6870003300	6179 S HOWELL
6870005100	6165 S 1ST
6870005200	6171 S 1ST
6870006100	171 W UNCAS
6870101000	207 W MANGOLD
6870102000	201 W MANGOLD
6870103000	197 W MANGOLD
6870104000	193 W MANGOLD
6870105000	185 W MANGOLD
6870106000	181 W MANGOLD
6870107000	175 W MANGOLD
6870108000	171 W MANGOLD
6870109000	165 W MANGOLD
6870111000	170 W ALVINA
6870112000	174 W ALVINA
6870113000	180 W ALVINA
6870114000	186 W ALVINA
6870115000	192 W ALVINA
6870116000	196 W ALVINA
6870117000	200 W ALVINA
6870118000	208 W ALVINA
6870119000	209 W ALVINA
6870120000	201 W ALVINA
6870121000	197 W ALVINA
6870122000	193 W ALVINA
6870123000	187 W ALVINA
6870124000	181 W ALVINA
6870125000	175 W ALVINA
6870126000	171 W ALVINA
6870127000	167 W ALVINA
6870128000	164 W COLLEGE

6870129000	168 W COLLEGE
6870130000	172 W COLLEGE
6870131000	178 W COLLEGE
6870132000	186 W COLLEGE
6870133000	192 W COLLEGE
6870134000	196 W COLLEGE
6870135000	202 W COLLEGE
6870136000	210 W COLLEGE
6870137000	6188 S 1ST
6870138000	6200 S 1ST
6870139000	6206 S 1ST
6870140000	6214 S 1ST
6870141000	6220 S 1ST
6870142000	6234 S 1ST
6870143000	6244 S 1ST
6870144000	6250 S 1ST
6870145000	6268 S 1ST
6870216000	231 W UNCAS
6870217000	221 W UNCAS
6870218000	211 W UNCAS
6870219000	203 W UNCAS
6870220000	199 W UNCAS
6870221000	197 W UNCAS
6870222000	193 W UNCAS
6870223000	189 W UNCAS
6870224000	185 W UNCAS
6870225000	181 W UNCAS
6870226000	175 W UNCAS
6870227000	6175 S 1ST
6870228000	180 W MANGOLD
6870229000	186 W MANGOLD
6870230000	194 W MANGOLD
6870231000	196 W MANGOLD
6870232000	200 W MANGOLD
6870233000	206 W MANGOLD
6870234000	6178 S 1ST
6870235000	6172 S 1ST
6870236000	6168 S 1ST
6870237000	137 W UNCAS
6870238000	133 W UNCAS
6870239000	127 W UNCAS

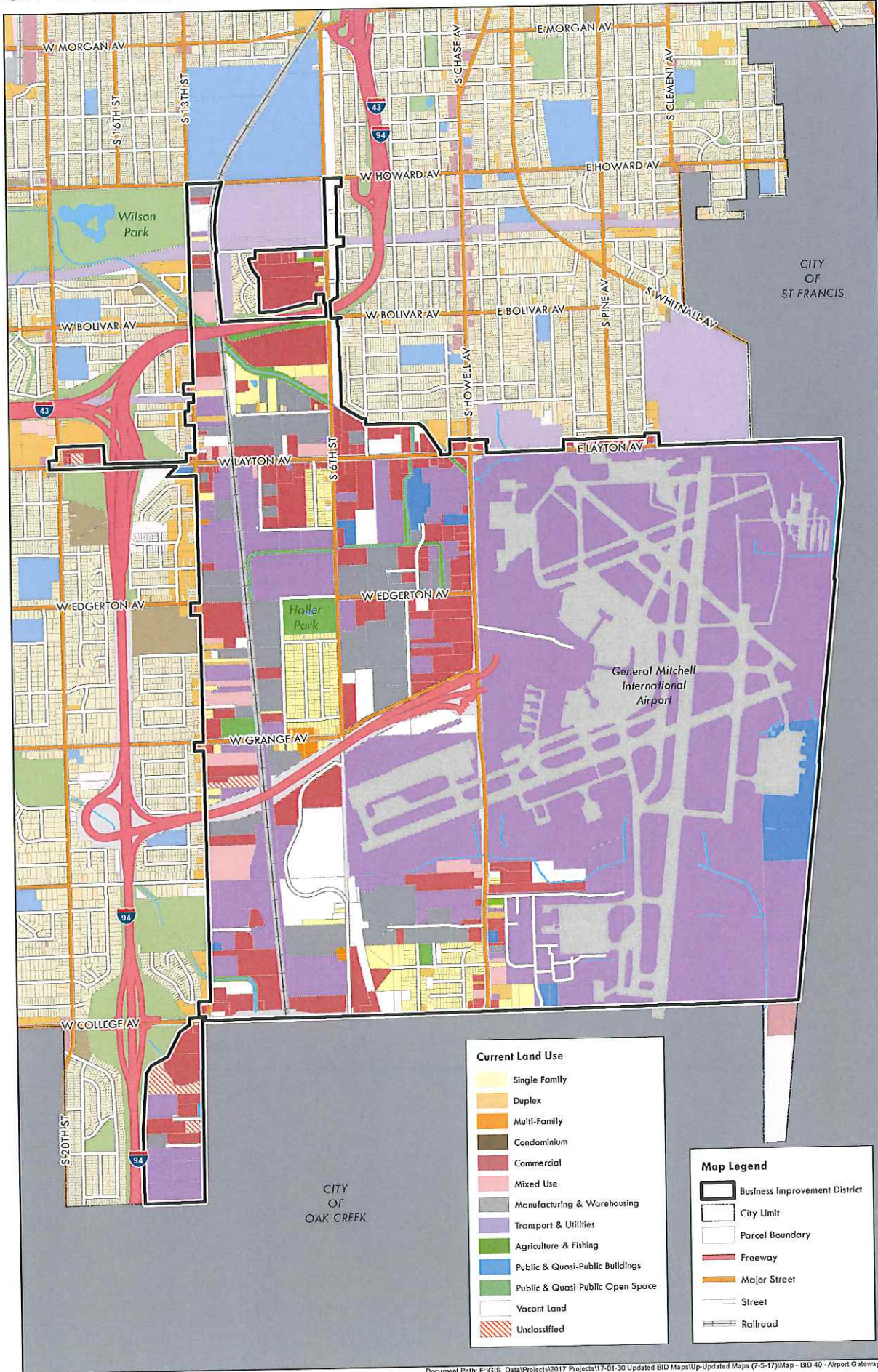
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6870308110	164 W UNCAS
6870309110	6151 S 1ST
6870310110	138 W UNCAS
6870311110	136 W UNCAS
6870312110	132 W UNCAS
6870313110	128 W UNCAS
6870314110	122 W UNCAS
6870401000	6125 S HOWELL
6870402000	6133 S HOWELL
6870403000	6139 S HOWELL
6870501100	6213 S 3RD
6870502000	6219 S 3RD
6870503000	6239 S 3RD
6870601000	300 W UNCAS
6870602000	6121 S 3RD
6870621000	327 W UNCAS
6870622000	313 W UNCAS
6870623000	305 W UNCAS
6870631000	216 W COLLEGE
6870641000	6296 S 3RD
6870642000	6288 S 3RD
6870643000	6280 S 3RD
6870651000	6214 S 3RD
6870652000	6220 S 3RD
6870653000	6226 S 3RD
6870654000	6240 S 3RD
6870655000	6250 S 3RD
6870656000	6260 S 3RD
6870657000	6270 S 3RD
6870661000	6109 S HOWELL
6870662000	6117 S HOWELL
6870681000	6131 S 1ST
6870682000	143 W GOLDLEAF
6870683000	151 W GOLDLEAF
6870684000	157 W GOLDLEAF

6870685000	163 W GOLDLEAF
6870686000	171 W GOLDLEAF
6870687000	177 W GOLDLEAF
6870688100	178 W GOLDLEAF
6870689000	172 W GOLDLEAF
6870690000	166 W GOLDLEAF
6870691000	158 W GOLDLEAF
6870692000	152 W GOLDLEAF
6870693000	146 W GOLDLEAF
6870694000	138 W GOLDLEAF
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6870700000	109 W GOLDLEAF
6870701000	113 W GOLDLEAF
6870702000	117 W GOLDLEAF
6870703000	6101 S HOWELL
6870711000	220 W ALVINA
6870712000	228 W ALVINA
6870713000	229 W ALVINA
6870714000	221 W ALVINA
6879959000	506 W COLLEGE
6879960000	416 W COLLEGE
6879961111	6263 S 3RD
6879961113	6269 S 3RD
6879961114	6259 S 3RD
6879961115	6249 S 3RD
6879961211	336 W COLLEGE
6879961212	330 W COLLEGE
6879961213	322 W COLLEGE
6879962211	312 W COLLEGE
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6879962215	300 W COLLEGE
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6879969000	426 W UNCAS

6879970000	422 W UNCAS
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6879972000	400 W UNCAS
6879973100	322 W UNCAS
6879973210	310 W UNCAS
6879974100	6115 S 3RD
6879974230	6105 S 3RD
6879981210	6215 S HOWELL
6889991100	6025 S 6TH
6889993100	6001 S 6TH

BID NO. 40: AIRPORT GATEWAY CITY OF MILWAUKEE

Prepared by the Dept. of City Development Planning Division, 7/6/2017
Source: City of Milwaukee Information Technology Management Division;
Dept. of City Development Commercial Corridors Team



Current Land Use	
[Light Yellow Box]	Single Family
[Orange Box]	Duplex
[Dark Orange Box]	Multi-Family
[Brown Box]	Condominium
[Red Box]	Commercial
[Pink Box]	Mixed Use
[Grey Box]	Manufacturing & Warehousing
[Purple Box]	Transport & Utilities
[Green Box]	Agriculture & Fishing
[Blue Box]	Public & Quasi-Public Buildings
[Light Green Box]	Public & Quasi-Public Open Space
[White Box]	Vacant Land
[Hatched Box]	Unclassified

Map Legend	
[Thick Black Outline]	Business Improvement District
[Thin Black Outline]	City Limit
[Thin Grey Outline]	Parcel Boundary
[Red Line]	Freeway
[Orange Line]	Major Street
[Thin Grey Line]	Street
[Grey Line with Cross-ticks]	Railroad



Airport Gateway Business Improvement District 2016 Annual Report Summary

New Opportunities Arriving Daily





MISSION AND GOALS



Our Mission

We will take a leadership role in planning, promoting, and developing the vitality of The Gateway to Milwaukee

Our Goals

- Actively impact government direction
- Enhance community image through safety and beautification
- Market and develop Gateway area for economic growth
- Network for mutually beneficial opportunities
- Increase the value of businesses and commercial properties

New Opportunities Arriving Daily





2016: Year in Review

New Opportunities Arriving Daily



Beautification



2016 was a year of new program development and expanded beautification in the AGBID. As the our name suggests, the Gateway to Milwaukee takes pride in the quality and appearance of your district's commercial corridors. Our work in 2016 included the following highlights:

- ✓ Continued monthly/annual landscaping maintenance of existing planter beds throughout the district, with a focus on high impact areas along W Layton Ave and S Howell Ave.
- ✓ First year of the Gateway's phased streetscaping initiative with the installation of ten high quality and durable decorative trash receptacles. This first phase selected ten locations at many of the district's major intersections. Additional phases will capitalize on the completion of the soon to be reconstructed S Howell Ave (Summer 2018), as well as W Layton Ave (Summer 2019).
- ✓ First year of the new Gateway Beautification matching grant program. This program supports and leverages the investment of private business and property owners in the BID by matching funds of up to \$1000 towards exterior work focused on improving the look and appearance of the property, signage and building façade.
- ✓ Completed the first year of monthly/annual landscaping maintenance of the decorative plantings and stonework along the HWY-119 Airport Spur.
- ✓ Fall Holiday Wreaths & Garland Install along the major corridors.

New Opportunities Arriving Daily



DISTRICT MARKETING & PROMOTION



Continuing a year of firsts, the Gateway to Milwaukee piloted a number of new events and promotions in promotion of the district and its businesses:

- ✓ First year of the Taste of the Gateway summer food sampling event. This July event brought together twelve area restaurants and welcomed over one thousand attendees for an evening of great food, family friendly activities, and an opportunity for area residents and foodies alike to experience the vast array of unique locally owned eateries from within the Gateway region.
- ✓ Continued and expanded the Gateway's web based article known as the "Gateway Business Spotlight" – this regular series highlights the people behind some of our area's unique and inspiring businesses.
- ✓ Grant and incentives promotional mailers were distributed quarterly to every business in the BID, promoting both Gateway specific programs and grants as well as resources available from the City of Milwaukee. (Please contact Gateway staff for additional information on what may be available to you and your business).
- ✓ Coordinated with Milwaukee Public Television for the filming and production of the Around the Corner series throughout the summer of 2016. By assisting in the production of this episode, the Gateway was able to connect a statewide and national audience to some of the BID's most iconic and unique businesses.
- ✓ Designed and installed the new "10 Year Anniversary" street banners.
- ✓ Annual Holiday Event

New Opportunities Arriving Daily



ECONOMIC DEVELOPMENT



❖ **Aerotropolis Milwaukee – Development Planning**

Partnered with the City of Milwaukee and the eight other municipalities surrounding the Mitchell International Airport to coordinate the completion of the Aerotropolis Development Plan – a public/private partnership with a mission of coordinating the development efforts and resources of the region to support and promote airport area development, investment in real estate, transportation infrastructure and branding of the airport region.

❖ **Workforce Development – Gateway Industry Outreach**

In partnership with workforce development leaders Employ Milwaukee, the Gateway to Milwaukee distributed a industrywide workforce needs assessment to the Gateway Hotel & Hospitality community. From that effort, connections were made with local hotels and staffing providers to help bridge the workforce gap by creating a pipeline for employment here in the Gateway region.

❖ **Regular Business Workshops & Trainings**

New Opportunities Arriving Daily 

SAFETY AND SECURITY



A key component to the mission of the Gateway to Milwaukee is to create and sustain a business district that is both safe and secure for businesses and consumers alike. 2016 saw a successful continuation and expansion the following major initiatives that support this effort:

- ✓ Gateway Mobile Security Patrol
- ✓ An expansion of the existing Safety & Security matching grant program.
- ✓ Active Shooter Trainings, MPD District 6 Business Meetings, as well as Hotel Safety & Security meetings.
- ✓ Development of the Do-Not-Rent shared listing by the Gateway Hospitality Committee.

New Opportunities Arriving Daily 

2016 GATEWAY MOBILE SECURITY PATROL REPORT



INCIDENTS (Criminal)	Reported in 2016	INCIDENTS (Operational)	Reported in 2016
Assault		Alarm (Building/Auto)	3
Burglary		Auto Accident	7
Harassment	1	Fire	
Hold Up	1	Gates/Windows/Doors	18
Narcotics	1	Hazardous Conditions	
Robbery	2	Lighting Malfunction	
Sex Offense		Medical Emergency	
Stolen Vehicle	1	Motorist Assistance	11
Theft	5	Parking Violations	
Trespassing /	1	Property Damage	1
Vandalism	1	Power Outage	1
Vehicle Break-ins	9	Safety Hazard	
Other	3	Smoke / Odor	
2016 Annual Total	25	Unusual Person(s)	92
		Unusual Vehicle(s)	14
		Vehicle Damage	7
		Other	23
		2016 Annual Total	177

New Opportunities Arriving Daily

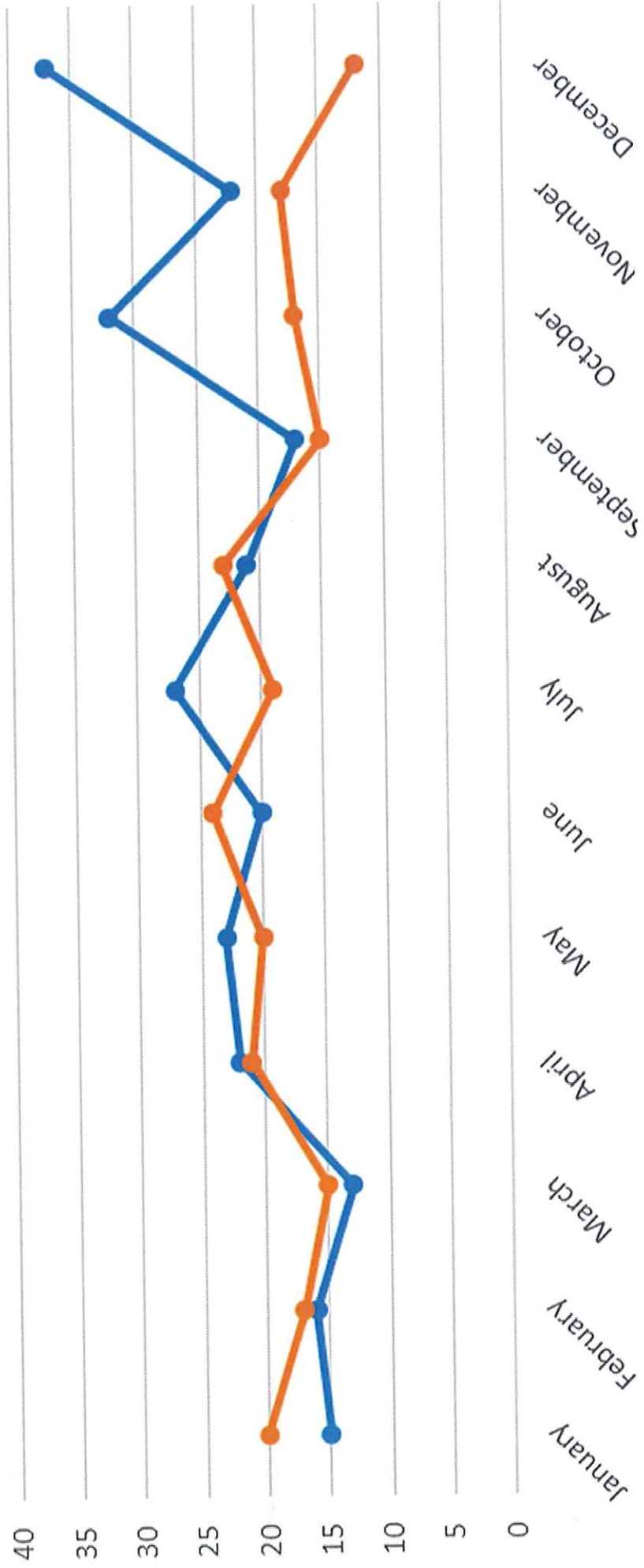


2016 SECURITY PATROL REPORT - 2015 VS 2016



Total Incidents by Month 2015 v.s. 2016

Series1 Series2



> 2016 FINANCIALS



<u>Revenue</u> - \$332,000	\$332,000
AGBID assessment and interest	
<u>Expense</u> - \$315,500	
Beautification	\$60,000
Security	\$47,000
Marketing and events	\$42,000
Economic Development	\$22,500
Personnel	\$106,000
Office & Admin	\$27,000
Banking and audits	\$6,000
Insurance	\$5,000

New Opportunities Arriving Daily >



Gateway to Milwaukee

BID #40 (Airport Gateway) Board Member Sheet

Board Organization: 6, at least 3 members shall be owners or 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.

<u>Board Member</u>	<u>Title</u>	<u>Start Date</u>	<u>End Date</u>
Bryan Simon	Treasurer	12/04/2015	12/04/2018
Gregg Lindner	Chair	04/05/2016	04/05/2019
Jaime Maliszewski	Vice Chair	04/12/2017	04/12/2020
Mike Sweeney	Member	12/02/2014	12/02/2017
Misty Donough	Member	12/22/2015	12/22/2018
Samer Abulughod	Secretary	12/03/2015	12/03/2018

