



Department of Neighborhood Services
Enforcement Section
841 N. Broadway
Milwaukee, WI 53202

Inspection Date
08/20/2020
ORD-20-08952

AR 20248

INSPECTION REPORT AND ORDER TO CORRECT CONDITION

Department Copy

Re: 4820 S 20TH ST

Taxkey #: 624-9980-110

A recent inspection of the premises at the above address revealed conditions that violate the Milwaukee Code of Ordinances. You are hereby ordered to correct each violation listed below by date indicated.

Correct By Date: 09/21/2020

1) 295-505-4-f-3. Fences in Side Yards. A fence located in a side yard shall not exceed 4 feet in height. However, a fence may be erected to a height of 6 feet if the entire fence is constructed of chain link, wrought iron or similar open construction or if the area above 4 feet high is at least 50% open. Any side yard fence may be erected to a height of 6 feet if it is located more than 10 feet from a side lot line.
MODIFY/MAINTAIN FENCE IN COMPLIANCE WITH THIS SUBSECTION.

- Remove or cut slats in side yard portion of south fence so that the top 2 feet of the fence is at least 50% open. Slats must be removed or cut to a point past the end of the house on your property. The maximum opaque fence height in the side yard is 4'. If slats are shortened to a height of 4 feet, they must be cut in a workmanlike manner.

- Remove plywood panels attached to the side yard portion of the south fence which extend the height of the fence to a height greater than the maximum height allowed of 6 feet.

Correct By Date: 09/21/2020

2) 295-505-4-f-4. Fences in Rear Yards. A fence located in a rear yard may be erected to a height of 6 feet.

- Remove plywood panels extending the height of the south fence to a height greater than the maximum height allowed of 6 feet.

Correct By Date: 09/21/2020

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3) 275-32.8 Repair, replace, or remove the defective fence.

- The eastern section of the south fence does not meet the building code requirements. Either remove the non-code compliant eastern section of the south fence or install a new code compliant fence to connect the eastern section of the south chain link fence to the east fence.

- Note: A permit is required for installing a new fence.

For any additional information, please phone Inspector **Thomas Wessel** at 414-286-8727 or twesse@milwaukee.gov between the hours of 8:00 a.m. to 10:00 a.m. Monday through Friday. Violations can also be viewed on our website at www.milwaukee.gov/lms.

Per Commissioner of Neighborhood Services By -

Thomas Wessel
Inspector

Recipients:

SANAA ALRAJABI, 4820 S 20TH ST, MILWAUKEE, WI 53221

FAILURE TO COMPLY

Failure to correct the violations noted herein within the time set, or failure to comply with the order as modified by an appellant board and maintain compliance, may subject you to prosecution and to daily penalties of \$150.00 to \$10,000 in the manner provided in Section 200-19.

Also, any infraction of this order may result in a citation under Section 200-12-5 of the Milwaukee Code of Ordinances Volume II.

RIGHT TO APPEAL

You may file an appeal within 20 days. The Milwaukee Code of Ordinances requires that a written appeal of this order be received within 20 days of service of this order. If service of this order is made by mail, the appeal shall be received within 30 days or by the compliance date plus 5 days not to exceed 30 days. There is a fee for filing this appeal.

Violations (excluding zoning violations - Chapter 295) must be appealed to the Code Appeals Secretary, Municipal Building, 1st Floor, 841 N. Broadway, Milwaukee, Wisconsin 53202, phone 414 286-2543.

Violations of Chapter 295 of the Milwaukee Code of Ordinances must be appealed to the Board of Zoning Appeals, 809 N. Broadway, 1st floor, Milwaukee, Wisconsin 53202, phone 414-286-2501. All appeal applications must include the required information outlined in sec. 295-311-6.

If an appeal is pursued, it is your responsibility, as the recipient of this order, to file with the appropriate department. Please contact the inspector that issued this order if you are unclear on this issue. Filing an appeal with the incorrect department may render your appeal null and void.

TENANT RENT WITHHOLDING

Uncorrected violations on properties may allow tenants to deposit their rent in an escrow account in the

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Department of Neighborhood Services under Section 200-22. The Commissioner may withdraw monies from such escrow accounts to make repairs to protect the health, safety and welfare of tenants.

REINSPECTION FEES

In accordance with Section 200-33-48, a fee may be charged for any reinspection, except no fee shall be charged for the final reinspection when compliance is recorded. **The fee is \$177.80 for the first reinspection, \$355.60 for the second and all subsequent reinspections. These fees include a 1.6% training and technology surcharge. Reinspection fees shall be a lien upon the real estate where the reinspections were made and shall be assessed and collected as a special tax.** If you wish to contest the assessment of a reinspection fee, contact the inspector, and, if necessary, the inspector's supervisor. If no agreement is reached, an appeal form will be mailed to you, which you can complete and send to the City's Administrative Review Appeals Board. Any question regarding the actual appeal process, please contact the Administrative Review Appeals Board at (414) 286-2221. Please be aware that there is a fee required when filing an appeal.

TRADUCCION EN ESPAÑOL

Si Ud, necesite ayuda para la traducción, de esta información, comuníquese con el 'Centro Hispano' Council for the Spanish Speaking, Inc., 614 W. National Avenue, Milwaukee, WI 53204. Teléfono: (414) 384-3700 o Community Advocates, 728 N. James Lovell St., Milwaukee WI, 53233, Teléfono: (414) 449-4777

LUS HMOOB

Yog koj xav tau kev pab txhais cov lus no, thov hu mus rau koomhaum Hmong/American Friendship Association, 3824 West Vliet Street, Milwaukee, WI 53208, xovtooj yog (414) 344-6575.

OFFICIAL NOTICE OF VIOLATION

The City of Milwaukee - Department of Neighborhood Services

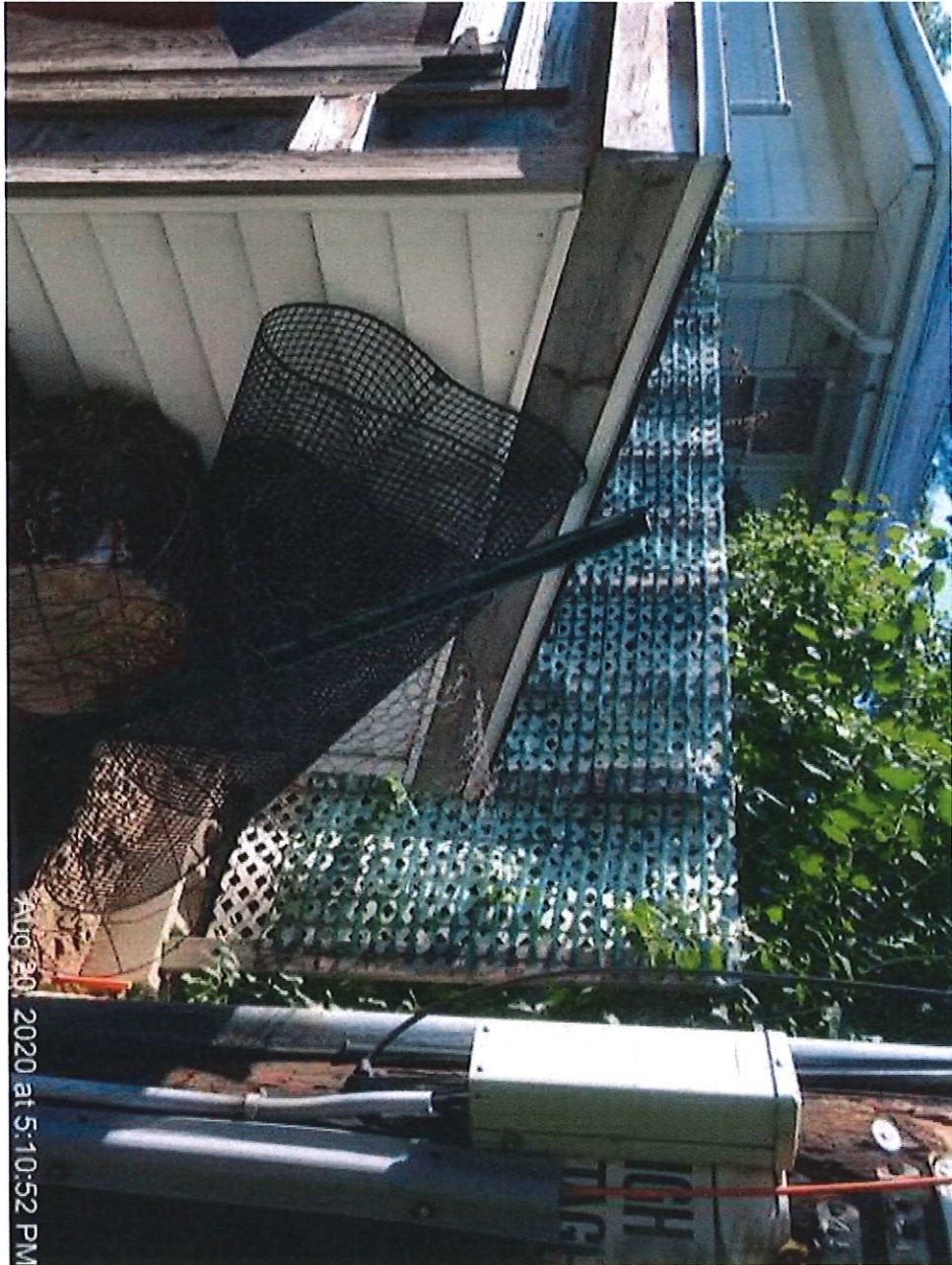
AR 20248



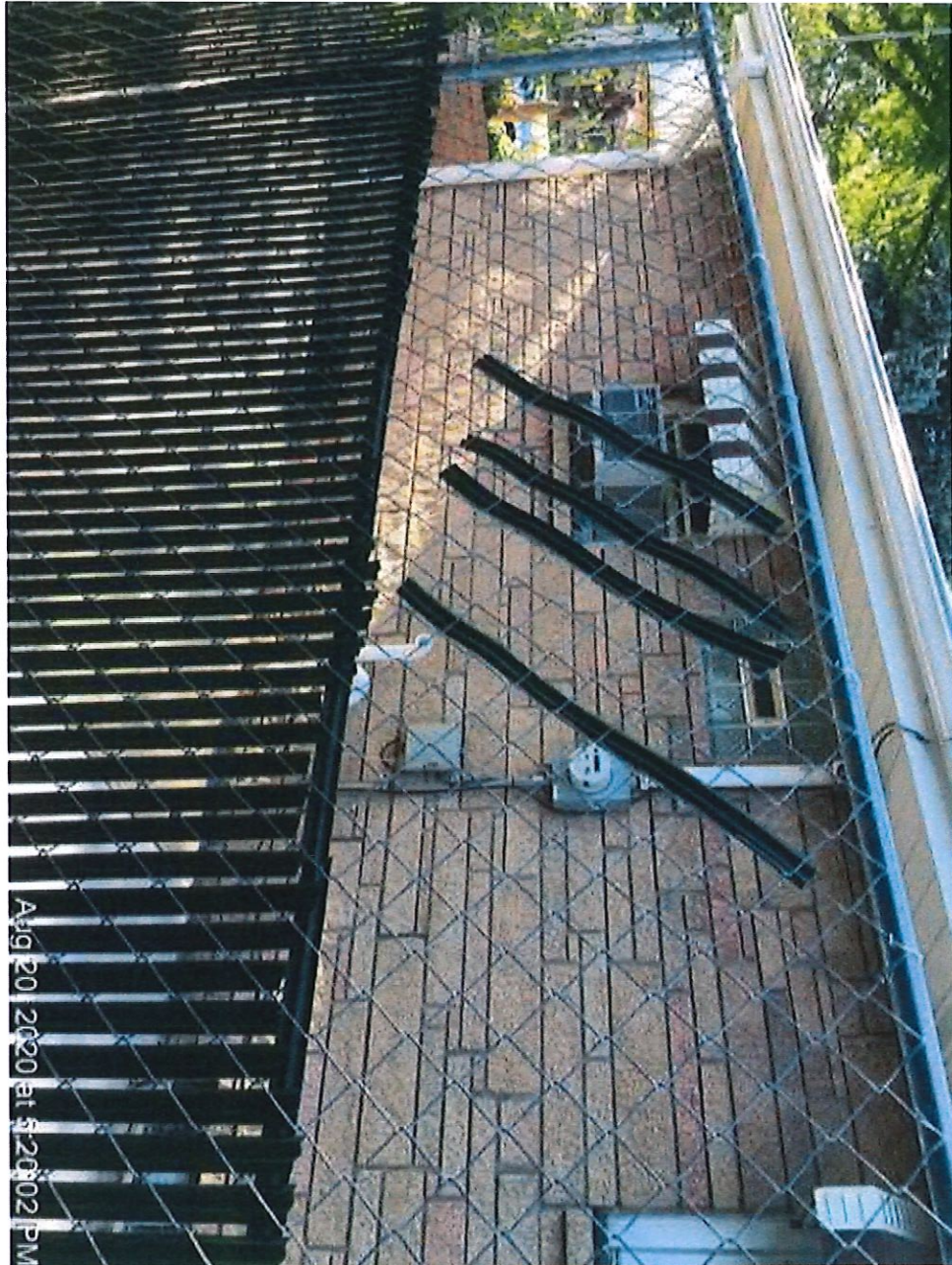
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AA 20248

CHRONOLOGICAL RECORD OF ENFORCEMENT

ADDRESS: 4820 - 4820 S 20TH ST, MILWAUKEE, WI 532212811

ORDER #

Original Inspection Date: 08/11/2020

ORD-20-08952

<u>DATE</u>	<u>COMMENT</u>	<u>Comment By</u>
08/24/2020	8/20/2020 - Met Ald. Spiker, Zoning Insp Todd Vandre, and the complainants at the premises. Discussed the complainant's concerns and explained the building and zoning codes regarding fences. Spoke to property owner's sons. Explained fence requirements and that a new order would be issued to address the code violations with the south fence. They agreed to have the needed repairs done in 30 days. They intend to remove the non-code compliant eastern section of the south fence and install a new fence to connect with the eastern fence. Informed them that a permit is required to install a new fence.	TWESSE
08/25/2020	8/24/2020 - emailed copies of the re-issued order to the complainants and to Ald. Spiker's office.	FTHOMA
09/28/2020	08/24/20 - Mailed Order(s) 1st Class.	TWESSE
09/30/2020	Checked Accurint for a phone number for the property owner or her son: Abdullah - no number listed. Checked fence permit (FEN-18-00801) for a contact number for the owner's son: Abdullah Ahhassan - no number listed on permit. Created and sent pre-reinspection fee letter.	KNIEVE
10/05/2020	Mailed pre-reinspection fee letter 1st class.	TWESSE
10/05/2020	Re-inspected - Minimal compliance - eastern section of fence along south lot line has been removed. A new fence is being installed. Check on LMS shows that they have not applied for a permit. Slats in fence are still too high in the side set back and the plywood panels have not been removed. Knocked on the door - no answer. \$177.80 re-inspection fee charged. Granted an extension until 10/19/2020 to have all violations corrected or order will be referred for adjudication. Re-inspection fee letter sent.	KNIEVE
10/08/2020	Mailed reinspection fee letter 1st class.	TWESSE
10/09/2020	8:58 AM - Received a call from (414-888-1809) calling regarding a letter he received about the property - called back 12:20 PM and received a message stating "the customer has a voicemail box that is not set up - try again later"	TWESSE
10/28/2020	1:15 PM - Called and spoke to owner's son: Abdullah (414-888-1809) - went over the requirements of the order again - he acknowledged receipt of the order on the owner's behalf - discussed re-inspection fees and informed him that a \$177.80 fee has been charged for non-compliance on 10/5/2020 and that a 2 week extension was granted until 10/19/2020. If the violations have not been corrected by that date an additional re-inspection fee of \$355.60 will be charged and the order will be sent to Municipal Court for adjudication. He asked if he can "fight" the order because he needs the fence to be that height due to the cameras installed in the area. I informed him that his appeal time has expired and that he will have to make his argument to the Municipal Court Judge if he does not comply. I also informed him that he needs a permit for the new section of fence that he is installing on the eastern end of the south property line or the order is not in compliance.	TDORSE
11/03/2020	Re-Inspection Fee Letter Mailed First Class.	DAJOHNS
12/01/2020	Spoke with property owner via phone on 10/30/2020. He called to get clarification about the reinspection fee letters he received in the mail. He wanted to know why he was being charged a second reinspection fee. I explained to him it was because the extensions that he was ordered to remove from the fence were still present as well as that there was no change in the privacy slats on the fence between the houses that he was ordered to trim back. He asked how he could fight the charges and I directed him to the paragraph in the letter he received that explains the appeal process. He ended the call.	DAJOHNS
12/01/2020	Failed. An inspection on 10/21/2020 by Insp. D. Johnson observed the following: Item 3 abated, items 1 & 2 remain. Inspector Phone: 414 286-3603	DAJOHNS
12/01/2020	Failed. An inspection on 11/30/2020 by Insp. D. Johnson observed the following: Items 1 & 2 still in violation. Inspector Phone: 414 286-3603	LBUEGE
12/01/2020	MAILED REINSPECTION LETTER	

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ADDRESS: 4820 - 4820 S 20TH ST, MILWAUKEE, WI 532212811

ORDER #

Original Inspection Date: 08/11/2020

ORD-20-08952

12/03/2020	Appeal filed - ARAB #20248
12/07/2020	Order processed for adjudication.
12/15/2020	Ready for prep

LBUEGE
TWESSE
JKLOUD

ORD-20-08952 - Order Violation

A notice was added to this record on 2020-09-11.

Condition: Severity: Notice

Total conditions: 1 (Notice: 1)

[View notice](#)[Menu](#) [Manage Inspection](#) [Delete](#) [Search](#) [Select Record To Copy From](#) [Edit Flow](#) [View Log](#) [Help](#)☒ "Record Inspections" ☐ Related Records Inspections☐ [Sched Date](#) [Inspection Type](#) [Status](#) [Insp Date](#) [Department](#) [Inspector](#) [Result Comment](#)

<input type="checkbox"/>	11/30/2020	Order Re-Inspection	Fail	11/30/2020	Residential Ins...	David E Johnson	Failed. An inspection on 11/30/2020
<input type="checkbox"/>	10/19/2020	Order Re-Inspection	Fail	10/21/2020	Residential Ins...	David E Johnson	Failed. An inspection on 10/21/2020
<input type="checkbox"/>	10/01/2020	Order Re-Inspection	Fail	10/05/2020	Residential Cod...	Thomas Wessel	No Compliance - re-inspection on 10/05/2020
<input type="checkbox"/>	08/20/2020	Initial Investigation	Order I...	08/20/2020	Residential Cod...	Thomas Wessel	
<input type="checkbox"/>	08/11/2020	Initial Investigation	Order I...	08/11/2020	Residential Ins...	David E Johnson	Verified. An inspection on 08/11/2020

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ORD-20-08952 - Order Violation

A notice was added to this record on 2020-09-11.
 Condition: Severity: Notice
 Total conditions: 1 (Notice: 1)

[View notice](#)

Menu Add Delete Void Invoice Invoice & Pay ReCalc Help

Fee Calc. Factor: Job Value(Contractor)\$0.00 Fee Total \$889.00

Showing 1-6 of 6

☐ [Invoice #](#) [Fee Code](#) [Fee Item](#) [Quantity](#) [Unit](#) [Fees](#)

<input type="checkbox"/>	1682521	VIO010	Re-inspection Fee - 1st Occurrence	1	Enter 1	\$175.00
<input type="checkbox"/>	1682521	VIO190	IT Surcharge	1	Enter 1	\$2.80
<input type="checkbox"/>	1700984	VIO020	Re-inspection Fee - 2nd Occurrence and Subsequent	1	Enter 1	\$350.00
<input type="checkbox"/>	1700984	VIO190	IT Surcharge	1	Enter 1	\$5.60
<input type="checkbox"/>	1762447	VIO020	Re-inspection Fee - 2nd Occurrence and Subsequent	1	Enter 1	\$350.00
<input type="checkbox"/>	1762447	VIO190	IT Surcharge	1	Enter 1	\$5.60

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Erica Roberts
Commissioner
Thomas Mishefske
Operations Manager

Department of Neighborhood Services
Inspectional Services for health, safety and neighborhood improvement

September 29, 2020

Department Copy

Re: 4820 S 20TH ST

The property you own at the above address has outstanding code violations. Order #ORD-20-08952 to correct conditions was recently issued against the property. An inspector will be visiting your property in the near future to see if the violations have been corrected and if the necessary permits have been obtained.

If it is found that the violations have not yet been corrected; or if a permit has not been obtained (if necessary), under the authority of Section 200-33-48 of the Milwaukee Code of Ordinances, a reinspection fee of \$177.80 will be assessed against the property as a special tax and will appear on the tax bill for this property. The 2nd reinspection as well as all subsequent reinspections are \$355.60 each. These fees include a 1.6% training and technology surcharge. Please be advised that if you have filed for bankruptcy, this letter is for informational purposes and is not intended to be construed as an attempt to collect a debt during the pendency of your bankruptcy as other conditions may apply.

Other enforcement alternatives may include municipal citations or referral to the City Attorney's Office for prosecution.

As you can see, the cost of noncompliance with the code can add up quickly. The Department would prefer to see you put the money into correcting the violations. Please get the corrections made as soon as possible.

Please contact me so that this Work Order is not referred to the Court Section. Please call Inspector Thomas Wessel at 414-286-8727 during the hours of 8:00 a.m. to 10:00 a.m. Monday through Friday for information on which violations remain uncorrected or if you have any questions. Violations can also be viewed on our website at www.milwaukee.gov/lms.

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Recipients:

Sanaa Alrajabi, 4820 S 20th Street, MILWAUKEE, WI 53221
SANAA ALRAJABI, 4820 S 20TH ST, MILWAUKEE, WI 53221
SANAA ALRAJABI, 4820 S 20TH ST, MILWAUKEE, WI 53221

09/29/2020

myreports/reports//PRODUCTION/MILWAUKEE/PreinspectionReport

AR 20248

TRADUCCION EN ESPAÑOL Si Ud, necesite ayuda para la traducción, de esta información, comuníquese con el 'Centro Hispano' Council for the Spanish Speaking, Inc., 614 W. National Avenue, Milwaukee, WI 53204. Teléfono: (414) 928-1600 o Community Advocates, 728 James Lovell Street., Milwaukee WI, 53233, Teléfono: (414) 449-4777

LUS HMOOBYog koj xav tau kev pab txhais cov lus no, thov hu mus rau koomhaum Hmong/American Friendship Association, 3824 West Vliet Street, Milwaukee, WI 63208, xovtooj yog (414) 344-6575.

This material is available in alternative formats for individuals with disabilities upon request. Please contact ADA Coordinator, ADACoordinator@milwaukee.gov, 414-286-3475, TTY: 711. Provide a 72 hour advance notice, 7 days for Braille, to ensure accommodation of request.

