

COUNTY OF MILWAUKEE
INTEROFFICE COMMUNICATION

DATE: April 17, 2020

TO: Supervisor Marcelia Nicholson, Chair, Economic & Community Development Committee

FROM: Aaron Hertzberg, Director, Economic Development, Department of Administrative Services

SUBJECT: From the Director of Economic Development – Department of Administrative Services providing an informational report regarding Milwaukee County property inventory year to date 2020

Attached is the 2019 Milwaukee County Property Report and the 2020 Milwaukee County Property Inventory Status Report.

Aaron Hertzberg
Director, Economic Development Department of Administrative Services

Attachment: 2019 Year End Property Inventory Report
2020 Year-to-Date Property Inventory Sheet as of 4/2020

cc: Chris Abele, County Executive
Supervisor Theodore Lipscomb, Sr., County Board Chairman
Economic and Community Development Committee Members
Raisa Koltun, Chief of Staff, Office of the County Executive
Kelly Bablitch, Chief of Staff, County Board of Supervisors
Ken Smith, County Board Research Analyst
Allyson R. Smith, Committee Coordinator

2020 YEAR-TO-DATE PROPERTY INVENTORY REPORT AS OF 04/2020

ACTIVE LISTINGS

Municipality	Address	Date	Property Type	Appraised Value	Back Taxes (PP&I)	Status
Brown Deer	8620 N. Kildeer CT	Feb-17	R	\$ 208,000	\$ 106,729.95	NSTR
Cudahy	4950 S Vermont Ave	Jun-16	V	\$ 26,000	\$ 18,847.52	NSTR
Cudahy	3749 E. Squire Ave	Dec-07	V	\$ 10,000	\$ 42,740.25	NSTR
Cudahy	3509 E Plankinton Ave	May-14	V	\$ 15,000	\$ 60,201.69	NSTR
Cudahy	5564 S Disch Ave	Feb-17	V	\$ 30,000	\$ 15,024.47	NSTR
South Milwaukee	1628 Carroll Ave	May-14	V	\$ 40,000	\$ 17,204.14	NSTR
West Allis	5801 W Beloit Rd	Jun-16	C	\$ 130,000	\$ 101,384.02	BOM
South Milwaukee	1519 Missouri	Jun-16	V	\$ 25,000	\$ 27,828.51	NSTR
South Milwaukee	1521 Missouri	16-Jun	V	\$ 25,000	\$ 27,245.11	NSTR

V = Vacant Land, R = Residential, C = Commercial, Rem = Remnant

PROPERTIES NOT YET LISTED

Municipality	Address	Date	Property Type	Appraised Value	Back Taxes (PP&I)	Status
South Milwaukee	1315 Nicholson Ave	May-14	V	\$ 68,000	\$ 6,290.03	Reappraising
West Allis	5617 W. National Ave	May-14	V	\$ 18,000	\$ 30,140.11	Reappraising
West Allis	1606 S. 59th St	Jun-16	V	\$ 20,000	\$ 99,436.64	Reappraising
West Allis	912 S. 92nd St	Jun-16	V	\$ 20,000	\$ 72,318.92	Reappraising
Oak Creek	9455 S Regency	Feb-17	V	\$ 55,000	\$ 1,256.42	Reappraising
Oak Creek	1834 E Oakwood Rd	Jun-16	V	\$ -	\$ 56,518.39	Appraising
Milwaukee	1900 W Fiebrantz Ave	N/A	C	-	N/A	Appraising

PENDING CLOSINGS

Municipality	Address	Date	Property Type	Appraised Value	Back Taxes (PP&I)	Sale Price	Days on MLS	Purchaser	Certification ICC/Comp.
West Allis	52 Burnham St	Jun-16	V	\$ 850,000	\$ 3,520,736.87	\$ 860,000	31	Ursidae Acquisitions LLC	Both
Glendale	4893 N Navajo Ave	Feb-17	R	\$ 52,000.00	\$ 25,323.09	\$ 53,000	37	Nisenbaum Homes & Realty	
Greenfield	2736 W. Layton Ave	Feb-17	C	\$ 50,000	\$ 28,619.00	10000	296	MLM Holding LLC	

JURISDICTIONAL TRANSFER

Municipality	Address	Date	Property Type	DEPARTMENT	Back Taxes (PP&I)	Transfer Complete?
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CLOSED TRANSACTIONS

Municipality	Address	Date Closed	Property Type	Appraised Value	Back Taxes (PP&I)	Sale Price	Days on MLS	Purchaser	Certification ICC/COMP.	Closing Costs	Treasurer (≤\$300)	Corp Counsel (≤\$500)	ED (≤\$5,000)	ED Costs
Milwaukee	8450 W Beatrice Ct	1/13/2020	C	\$ 110,000	\$ 35,888.81	\$ 130,000.00	119	SR Brothers	ICC	\$ 770.00	-	-	-	-
Cudahy	5080 S Pennsylvania	2/21/2020	C	\$ 200,000	\$ 191,506.39	\$ 125,600	225	SJ Landscaping LLC	ICC	\$ 1,072.50	\$ 300.00	\$ 500.00	\$ 5,000.00	\$ 1,497.98
Wauwatosa	9201-9501 W. Watertown Pl	4/14/2020	C	\$ 8,070,391	N/A	\$ 8,070,391	** N/A	MPMC Land Bank, LLC	Both					
Wauwatosa	Corner of N 92nd & Doyne A	4/14/2020	C	\$ 551,000	N/A	\$ 551,000	N/A	Froedtert Hospital	Both					
Wauwatosa	8733 Watertown Plank Rd	4/14/2020	C	\$ 1,060,000	N/A	\$ 1,060,000	* N/A	BloodCenter of Wisconsin, Inc	Comp.					
Wauwatosa	9000 W. Wisconsin Ave	4/14/2020	C	\$ 9,800,000	N/A	\$ 9,800,000	* N/A	Children's Wisconsin	Both					
Wauwatosa	1000 North 92nd St	4/14/2020	C	\$ 1,470,000	N/A	\$ 1,470,000	* N/A	Children's Wisconsin	Both					
Wauwatosa	9200 W. Wisconsin Ave	4/14/2020	C	\$ 6,999,999	N/A	\$ 6,999,999	* N/A	Froedtert Hospital	Both					
Wauwatosa	8701 Watertown Plank Rd	4/14/2020	C	\$ 5,150,000	N/A	\$ 5,150,000	* N/A	Medical College of Wisconsin,	Both					
				\$ 33,411,390.00	\$ 227,395.20	\$ 33,356,990.00				\$ 1,842.50	\$ 300.00	\$ 500.00	\$ 5,000.00	\$ 1,497.98

2019 YEAR-TO-DATE PROPERTY INVENTORY REPORT

JURISDICTIONAL TRANSFER						
Municipality	Address	Date	Property Type	DEPARTMENT	Back Taxes (PP&I)	Transfer Complete?
Oak Creek	3810 E American Ave	Dec-07	V	Housing	\$ 43,129.95	Yes
Oak Creek	9050 S Annette Pl	May-06	V	Housing	\$ 52,431.08	Yes
Franklin	9677 S 27th St	Feb-17	V	Housing	\$ 40,051.49	Yes
Cudahy	3269 E Lunham Ave	Feb-17	R	Housing	\$ 36,516.65	Yes
Franklin	35th & Rawson	May-14	V	Parks	\$ 2,044.76	Yes
Oak Creek	7475 S Chappel	Dec-89	V	Parks	\$ -	Yes
Oak Creek	2121 W Drexel Ave	Feb-17	V	Parks	\$ 13,859.34	Yes
Glendale	5346 N Mohawk Ave	Jun-16	R	Housing	\$ 53,315.60	Yes

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CLOSED TRANSACTIONS														
Municipality	Address	Date Closed	Property Type	Appraised Value	Back Taxes (PP&I)	Sale Price	Days on MLS	Purchaser	Certification ICC/COMP.	Corp				
										Closing Costs	Treasurer (≤\$300)	Counsel (≤\$500)	ED (≤\$5,000)	ED Costs
Cudahy	2016 E Norse Ave	4/8/2019	V	\$ 65,000	\$ 41,465.18	\$ 65,500.00	30	Tevez Builders Inc	Both	\$ 715.00	\$ 300.00	\$ 500.00	\$ 5,000.00	
West Allis	5901 W. Beloit Rd	2/11/2019	C	\$ 200,000	\$ 398,702.19	\$ 70,000.00	430	Navdeep Gill, Carlos Beltran	ICC	\$ 1,347.50	\$ 300.00	\$ 500.00	\$ 5,000.00	\$ 23,987.31
Whitefish Bay	5966 N. Santa Monica Blvd	5/16/2019	C	\$ 230,000	\$ 47,601.48	\$ 200,000.00	8	Steggeman Investments, LLC	Both	\$ 2,859.95	N/A	N/A	N/A	\$ -
Greenfield	7915 W Allerton Ave	7/24/2019	REM	-	\$ -	\$ 750.00	N/A	Bechteler	ICC	\$ 515.00	N/A	N/A	N/A	\$ -
Greendale	5988 Sugarbush Ln	7/22/2019	R	-	\$ 35,514.28	\$ 39,565.71	N/A	Previous Owner (Lenck)	Both	\$ 362.50	\$ 300.00	\$ 500.00	\$ 3,956.57	\$ -
West Allis	1909 S 73rd St	8/19/2019	V	\$ 12,000	\$ 20,046.22	\$ 12,000.00	54	Peterson & Mason	Both	\$ 542.50	\$ 300.00	\$ 500.00	\$ 1,200.00	\$ -
Milwaukee	580 W College	9/9/2019	Rem	\$ -	\$ -	\$ 500.00	N/A	College MHP, LLC	Both	\$ 465.00	N/A	N/A	N/A	\$ -
Cudahy	3251 E. Morris Ave	9/12/2019	R	\$ 60,000	\$ 39,457.71	\$ 50,000.00	79	Sanchez	ICC	\$ 575.00	\$ 300.00	\$ 500.00	\$ 5,000.00	\$ 2,138.50
				\$ 567,000	\$ 582,787.06	\$ 438,315.71				\$ 7,382.45	\$ 1,500.00	\$ 2,500.00	\$ 20,156.57	\$ 26,125.81