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3                                   **A RESOLUTION to allow**  
4                                   **the purchase of foreclosed**  
5                                   **property by former owners within**  
6                                   **90 days of foreclosure by County Board of**  
7                                   **Supervisors of Milwaukee County by**  
8                                   **adoption of the following resolution:**  
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10           **WHEREAS**, after a two year grace period allowed for payment of delinquent taxes, the  
11 Milwaukee County Treasurer can foreclose on property whose taxes remain delinquent; and  
12

13           **WHEREAS**, the property owners with delinquent taxes receive periodic billing notices  
14 throughout that two year period which also remind them of potential pending foreclosure for  
15 non-payment of property taxes; and  
16

17           **WHEREAS**, property owners with delinquent taxes are given courtesy letters before  
18 the foreclosure process begins, are given numerous opportunities to establish a payment plan,  
19 are advised of available community resources for financial counseling, are sent certified letters  
20 notifying them when the final foreclosure process will be initiated, are listed in a pending  
21 foreclosure notice on three different occasions in area newspapers, and are notified of the  
22 court hearing date and their right to a court appearance. These notices are undertaken by the  
23 Treasurer in order to allow maximum opportunity of property owners to avoid foreclosure;  
24 and  
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26           **WHEREAS**, even with these numerous notices, sometimes owners or their families or  
27 heirs still request that the Treasurer allow delinquent property tax payments after foreclosure  
28 has taken place; now, therefore  
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30           **BE IT RESOLVED** that after the County has taken ownership of any foreclosed tax  
31 delinquent property, the County shall not sell or assign the property for a 90 day period;  
32 except that at any time within the ninety (90) days from the date that the court assigned title to  
33 the land to Milwaukee County, the County may declare that it will keep the tax deeded land  
34 for County use. The Milwaukee County Parks, Recreation and Culture Committee, or its  
35 successor committee with the approval of the County Board, shall have the authority to  
36 declare that the County intends to keep any tax deeded land(s); and  
37

38           **BE IT FURTHER RESOLVED** that if the Parks, Recreation and Culture Committee, with  
39 the approval of the County Board or its successor committee, fails to declare that the County  
40 intends to keep any tax deeded land within the 90 day time specified within this section, the  
41 land shall be subject to the following provisions:  
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- 43           A. Any former owner(s) or his or her heir(s) who has lost his or her title to land  
44           through delinquent tax collection enforcement procedure shall have the right to

45 purchase such land back from the County within 90 days of foreclosure as  
46 authorized in Section 75.35 (3), Wis. Stats.

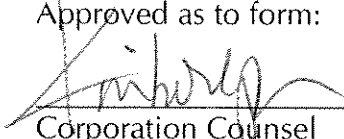
- 47
- 48 B. Such former owner(s) or his or her heir(s) shall pay all of the delinquent taxes  
49 which were the basis for the taking of tax deed, plus interest, and any penalties  
50 established by law and all taxes owing to a taxing jurisdiction, special assessments,  
51 and other tax bill charges or fees as defined in Section 75.36(1), Wis. Stats., a pro  
52 rata share of the costs of the tax collection enforcement foreclosure process and any  
53 costs accrued by the County Real Estate Division, plus an additional sum of 3  
54 percent of all the aforementioned amounts or \$200.00, whichever is greater.
- 55 C. The former owner(s) or his or her heir(s) shall pay the taxes for the year in which  
56 the purchase from the County took place or the amount the taxes would have been  
57 in said year had the County not taken tax deed to the property.
- 58
- 59 D. If the former owner(s) do not initiate their option to re-purchase with a written  
60 contract to repurchase the land within 90 days, the rights specified in this  
61 Ordinance to repurchase the property shall be forever lost.
- 62
- 63 E. The preference granted to the former owner(s) or his or her heir(s) to purchase said  
64 property from the County is exempt from the provisions of Section 75.69, Wis.  
65 Stats.; and
- 66

67 **BE IT FURTHER RESOLVED**, that this Ordinance shall be in full force and effect after  
68 its passage and publication as provided by law.

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71 Approved as to form:

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73 \_\_\_\_\_  
74 Corporation Counsel

72 5/4/2012  
73 \_\_\_\_\_  
74 Date

Submitted by:

75   
76 \_\_\_\_\_  
77 Daniel Diliberti

75 May 3, 2012  
76 \_\_\_\_\_  
77 Date

Milwaukee County Treasurer

78 Reviewed for risk factors:

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80 \_\_\_\_\_  
81 Office of Risk Management

79 5/7/12  
80 \_\_\_\_\_  
81 Date

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83 Zero budget impact

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