

**Subject: RE: East Tosa BID - Assessed Values**

**From:** Jennifer Ferguson <jferguson@wauwatosa.net>  
**Date:** 9/25/2025, 9:44 PM  
**To:** "tosains@tds.net" <tosains@tds.net>  
**CC:** Zachary Kessler <zkessler@wauwatosa.net>

Received by

OCT 03 2025

City Clerk's Office

Hello,

If you are planning to submit a protest petition, the City Attorney clarified that the deadline is October 8, 2025. You can submit the petition to the City Clerk's Office.

Thanks,

**Jen Ferguson**  
Economic Development Manager  
p 414.479.3520

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**From:** Jennifer Ferguson

**Sent:** Friday, September 12, 2025 4:19 PM  
**To:** 'tosains@tds.net' <tosains@tds.net>  
**Cc:** Zachary Kessler <zkessler@wauwatosa.net>  
**Subject:** East Tosa BID - Assessed Values

Hello,

Zach gave me your e-mail to send along a spreadsheet for tracking properties opposed to the creation of the East Tosa BID – please find the document attached, with property owners and their mailing addresses included. Let me know if you have any questions. Thanks!

**Jen Ferguson**  
Economic Development Manager  
City of Wauwatosa  
Development Department  
7725 W North Avenue  
Wauwatosa, WI 53213

p 414.479.3520

 Please consider the environment before printing this email

## APPENDIX B - SCHEDULE OF ASSESSMENTS

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OCT 03 2025

Parcel	Address	Property Owner	City Clerks 2026 estimated BID assessment
330-0097-000	6002 W NORTH AVE	KARANVEER PROPERTY LLC	\$ 918
330-0098-000	6008 W NORTH AVE	KEREN PROPERTIES 4 LLC	\$ 1,759
330-0100-001	6028 W NORTH AVE	SMITH + LOUISE LLC	\$ 1,917
330-0125-002	6102 W NORTH AVE	DCBB HOLDINGS LLC	\$ 3,894
330-0138-000	6204 W NORTH AVE	WADHAMS KEVIN	\$ 680
330-0139-000	6208 W NORTH AVE	STARK JAMES L & THERESE	N/A
330-0140-000	6214 W NORTH AVE	6214 W NORTH AVE LLC	N/A
330-0141-000	6220 W NORTH AVE	SANDERS SEICHE	N/A
330-0142-000	6222 W NORTH AVE	HALL NANCY A	N/A
330-0143-000	6226 W NORTH AVE	MARQUETTE APTS LLC	\$ 1,189
330-0167-000	6302 W NORTH AVE	LUBINSKI MARK M	N/A
330-0168-000	6306 W NORTH AVE	AUGUSTINE SHERRI AC, AUGUSTINE MARK D	N/A
330-0169-000	6312 W NORTH AVE	MPRE LLC	N/A
330-0170-000	6318 W NORTH AVE	HALLORAN DIANE M	\$ 887
330-0171-000	6330 W NORTH AVE	DAPK LLC	\$ 4,062
330-0200-000	6440 W NORTH AVE	GRANT ACQUAH NANA K & MURTIS	\$ 550
330-0201-000	6434 W NORTH AVE	DAKONTE LLC	\$ 1,413
330-0202-000	6428 W NORTH AVE	DAKONTE LLC	\$ 585
330-0203-000	6422 W NORTH AVE	THOMAS JASON R	N/A
330-0204-000	6416 W NORTH AVE	THOMPSON COLLEEN	\$ 550
330-0205-000	6412 W NORTH AVE	O&Z HOLDINGS LLC	\$ 597
330-0206-000	6410 W NORTH AVE	GALNAHAN REDBRICK LLC	\$ 784
330-0207-000	6404 W NORTH AVE	GALNAHAN PROPERTIES LLC	\$ 824
330-0229-001	6520 W NORTH AVE	SWEAT EQUITY 1 LLC	\$ 3,368
330-0229-002	6502 W NORTH AVE	EAST MEETS NORTH PRODUCTIONS LLC	\$ 1,748
330-0538-000	6538 W NORTH AVE	RIMFIRE PROPERTIES LLC	\$ 582
330-0550-001	6600 W NORTH AVE	HACKBARTH COMMERCIAL LLC	\$ 5,000
330-0553-000	6618 W NORTH AVE	SHANG QIONG PROPERTY LLC	\$ 743
330-0554-000	6634 W NORTH AVE	SHERWIN-WILLIAMS REALTY HOLDINGS INC	\$ 2,727
330-0577-000	6706 W NORTH AVE	ARC CAFEUSA001 LLC C/O MITRA MIDWEST OPERATIONS LLC	\$ 3,359
330-0578-000	6718 W NORTH AVE	FJP ENTERPRISES LLC F JAMES PETRIC	\$ 1,155
330-0579-000	6726 W NORTH AVE	FJP ENTERPRISES LLC F JAMES PETRIC	\$ 703
330-0580-000	6734 W NORTH AVE	GLSS LLC	\$ 1,578
330-9999-000	6526 W NORTH AVE	6528 NORTH AVE LLC	\$ 970
331-0269-003	7106 W NORTH AVE	7106 WEST NORTH AVENUE LLC	\$ 874
331-0281-000	7000 W NORTH AVE	ACQUITTAL LLC	\$ 1,096
331-0282-000	7008 W NORTH AVE	VANCE MICHAEL J	N/A
331-0284-000	7026 W NORTH AVE	E & V TRAN PROPERTY LLC	\$ 1,796
331-0308-000	6916 W NORTH AVE	6930 W NORTH LLC	\$ 2,660
331-0366-000	6902 W NORTH AVE	KLEIN RICHARD J & DEBORAH A	\$ 550
331-0367-000	6910 W NORTH AVE	PERLBERG JEFFERY S	\$ 563
331-0379-000	6804 W NORTH AVE	EMRO MARKETING COMPANY	\$ 673
331-0380-000	6818 W NORTH AVE	KING COBRA INVESTMENTS LLC	\$ 1,241
331-0381-000	6822 W NORTH AVE	THREE BRUDDERS LLC	\$ 1,520
331-0382-000	6830 W NORTH AVE	CITY OF WAUWATOSA	N/A

N/A properties are exclusively residential or exempt and not subject to the BID assessment

Parcel	Address	Property Owner	2026 estimated BID assessment
331-0407-000	7120 W NORTH AVE	TOMICH MILOS & IVANKA R	\$ 683
331-1040-600	W NORTH AVE	CITY OF WAUWATOSA	N/A
331-0419-000	7200 W NORTH AVE	NORTH 7200 LLC	\$ 1,448
331-0420-000	7208 W NORTH AVE	SEA PROPERTIES LLC	\$ 1,033
331-0421-000	7212 W NORTH AVE	MATHIE EAST TOSA HOLDINGS LLC	\$ 5,000
331-0441-000	7240 W NORTH AVE	LEIK ENTERPRISES	\$ 2,060
331-0464-001	7326 W NORTH AVE	PAINTER PROPERTIES LLC	\$ 2,562
331-0832-001	7500 W NORTH AVE	THE LUTHERAN HOME INC	\$ 5,000
344-0117-000	6803 W NORTH AVE	6803 NORTH AVE LLC	\$ 550
344-0118-000	6817 W NORTH AVE	BELAIR TOSA REAL ESTATE LLC	\$ 3,131
344-0119-000	6821 W NORTH AVE	BARCZAK LEE	\$ 911
344-0120-000	6831 W NORTH AVE	PDJC LLC	\$ 1,368
344-0143-000	6901 W NORTH AVE	JFS PROPERTIES LLC SUSAN BRKICH	\$ 1,422
344-0144-000	6907 W NORTH AVE	BEAULIEU BRYAN	\$ 550
344-0145-000	6913 W NORTH AVE	JAMI LLC	\$ 1,729
344-0146-000	6927 W NORTH AVE	BRIDGESTONE REAL ESTATE XIII LLC	\$ 4,576
344-0169-000	7001 W NORTH AVE	ALFA I LLC	\$ 1,221
344-0170-001	7015 W NORTH AVE	7015 W. NORTH AVENUE LLC	\$ 1,295
344-0172-000	7027 W NORTH AVE	DJ CLEANERS LLC	\$ 798
344-0196-000	7105 W NORTH AVE	VAN CLEAVE AUTOMOTIVE LLC	\$ 1,718
344-0197-000	7119 W NORTH AVE	SQBD LLC	\$ 602
344-0198-000	7127 W NORTH AVE	SPECTRUM HOLDINGS INC	\$ 1,050
344-0199-000	2272 N 72ND ST	XANDERTHAN PROPERTIES LLC	\$ 829
344-0418-000	7237 W NORTH AVE	7237 W NORTH AVE LLC	\$ 1,460
344-0419-000	7241 W NORTH AVE	FLEMING ESTHER	N/A
344-0420-000	7247 W NORTH AVE	TORKE JAMES A & NANCY	N/A
344-0421-000	7251 W NORTH AVE	SINGH REALTY LLC	\$ 819
344-0422-000	7259 W NORTH AVE	SMITTEN KITTEN WAX & BEAUTY LLC	\$ 1,629
344-0462-000	2277 N 73RD ST	GARZA JULIANN	N/A
344-1001-000	7501 W NORTH AVE	TOSA HOLDINGS LLC	\$ 3,894
344-0463-000	7321 W NORTH AVE	FEKER MICHAEL & MARICELA	N/A
344-0464-000	7329 W NORTH AVE	OTT KELLY R	N/A
344-0465-000	7401 W NORTH AVE	FISHER FRANKLIN & KARLA	N/A
344-0466-000	7407 W NORTH AVE	ANEWENTER SUSAN J	N/A
344-0467-000	7411 W NORTH AVE	CHIDERA OKORO EMMANUEL, SOLOMON FETT KALKIDAN MARIE	N/A
344-0468-000	7415 W NORTH AVE	BEAULIEU BRYAN R & CATHY J	N/A
344-0670-000	7221 W NORTH AVE	SRI VENKATESWARA INVESTMENTS LLC	\$ 2,162
344-0681-000	7205 W NORTH AVE	BARRIE SHIRLEY E	\$ 576
344-0682-000	7215 W NORTH AVE	BIRA RICHARD JR & RENEE	\$ 1,053
345-0001-000	6005 W NORTH AVE	TML HOUSING LLC	\$ 982
345-0004-000	6025 W NORTH AVE	PABST PARK LLC	\$ 834
345-0026-000	6103 W NORTH AVE	MY NEIGHBOR LLC	\$ 1,168
345-0031-000	6119 W NORTH AVE	NORTH GREENFIELD LLC	\$ 2,066
345-0056-000	6207 W NORTH AVE	FASTRACK INC WEST SHORE QUICKLUBE INC	\$ 2,268
345-0185-000	6407 W NORTH AVE	NORTH AVENUE COMMONS LLC	\$ 550

N/A properties are exclusively residential or exempt and not subject to the BID assessment

Parcel	Address	Property Owner	2026 estimated BID assessment
345-0186-000	6413 W NORTH AVE	NORTH AVENUE COMMONS LLC	\$ 3,262
345-0189-000	6423 W NORTH AVE	NORTH AVENUE COMMONS LLC	\$ 1,591
345-0190-000	6429 W NORTH AVE	NORTH AVENUE COMMONS LLC	\$ 1,154
345-0191-000	6439 W NORTH AVE	NORTH AVENUE COMMONS LLC	\$ 1,720
345-0215-000	6505 W NORTH AVE	SHORT HOP LLC	\$ 3,298
345-0219-001	6531 W NORTH AVE	ARCEE LLC	\$ 1,167
345-0221-000	6535 W NORTH AVE	SANDBERG REALTY LLC MATTHEW SANDBERG DDS	\$ 817
345-0244-001	6607 W NORTH AVE	BADESHA CORPORATION	\$ 1,779
345-0249-000	6631 W NORTH AVE	GOLDEN ARCH LP	\$ 5,000
345-0272-001	6715 W NORTH AVE	BAL-LER GROUP II LLC	\$ 4,066
345-0276-000	6731 W NORTH AVE	BAL-LER GROUP 2 LLC	\$ 2,184
345-0412-000	6319 W NORTH AVE	VANCE MICHAEL J	N/A
345-0413-000	6325 W NORTH AVE	THE CAMILLA J MCDONALD JARMAN LIVING TRUST	\$ 905
345-0414-000	6331 W NORTH AVE	BEYER CHRISTOPHER J LC	\$ 952
345-0059-000	2276 N 63RD ST	INFINITE SURPLUS LLC	N/A
345-0081-000	2277 N 63RD ST	LUCERNE PROPERTIES LLC	N/A

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SENT Email

Received by

OCT 03 2025

## Petition to Stop the East Tosa Business Improvement District

We, the property owners located in the proposed East Tosa BID, petition the Wauwatosa City Council to oppose the formation of a business improvement district at this time. We feel that the current proposed BID is not beneficial to us and may only benefit a few at the cost of many. We as petitioners support business involvement in the community, but not under this format.

Please return to **Tosa Insurance Agency** in the stamped envelope or email to [tosains@tds.net](mailto:tosains@tds.net)

Contact Erik W. Anderson, Tosa Insurance Agency, LLC Phone 414-454-8672

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City Clerk's Office

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Date	Printed Name	Signature	Address	Email
9-10-25	Kevin Wadhams	Kevin Wadhams	629 W North	Wadhams1@gmail.com
10/01/2025	Benjamin Bondow	Bjrn Bondow	7106 W North Ave	bbondow@gmail.com
10/01/2025	David Tamburino	DS	6330 W. North Ave	dave@idylpuffernest.com

Or email to: tosains@tds.cnet

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07.03.2025

### Information of a business

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10/3/2020  
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Date	Printed Name	Signature	Address	Email
09.15.25	Lee R. Barczak	Lee R. Barczak	6821 W. North Ave.	lbarczak@morgankenwood.com

Or email to: tosains@tds.net  
Contact: Erik W. Anderson, Tosa Insurance Agency, LLC, Phone 414-454-8672

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## Petition to Stop the East Tosa Business Improvement District

## City Clerk's Office

We, the property owners located in the proposed East Tosa BID, petition the Wauwatosa City Council to oppose the formation of a business improvement district at this time. We feel that the current proposed BID is not beneficial to us and may only benefit a few at the cost of many. We as petitioners support business involvement in the community, but not under this format.