



Wauwatosa, WI

Common Council

Meeting Agenda - Final

7725 W. North Avenue
Wauwatosa, WI 53213

Tuesday, January 27, 2026

6:30 PM

Common Council Chambers and Zoom:
<https://servetosa.zoom.us/j/273225010>,
Meeting ID: 273 225 010

Regular Meeting

HYBRID MEETING INFORMATION

Members of the public may observe the meeting in-person or via Zoom at the link above. To access the Zoom meeting via phone, call 1-312-626-6799 and enter the Meeting ID.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

APPROVAL OF MINUTES

1. Approval of minutes of the December 16, 2025 regular meeting [26-0217](#)

PUBLIC HEARING

1. Public Hearing for a Conditional Use Permit for a day care in the Suburban Residential (SR) zone at 12012 W. North Avenue, Rolanda Fowler, Kidz Cave and Learning Den, applicant [26-0002](#)
2. Public Hearing for a Conditional Use Permit for an eating establishment in the Special Purpose-Research Park (SP-RP) zone at 860 N. Mayfair Road, Zankar Amin and Tamer Ahmed, applicants [26-0004](#)
3. Public Hearing for a Conditional Use Permit for a cat shelter in the General Commercial (C2) zone at 10506 W. Blue Mound Road, Kori Schneider Peragine and Luann Namowicz, Happy Endings No Kill Cat Shelter, applicants [26-0006](#)
4. Public Hearing for a Conditional Use Permit for an eating establishment in the Neighborhood Village Trade/North Avenue Overlay (C1/NOR) zone at 6927 W. North Avenue, Barry Yang, Barry Yang Architect, applicant [26-0008](#)

5. Public Hearing for a Conditional Use Permit for a 24-hour laundromat in the Neighborhood Village Trade/North Avenue Overlay (C1/NOR) zone at 7105 W. North Avenue, Chris Doerner, applicant [26-0010](#)
6. Public hearing for proposed assessments for 2026 street and alley improvements [26-0148](#)

APPOINTMENTS BY THE MAYOR

1. Reappointment by Mayor McBride of Robert Zimmerman (District 6) as a member of the Wauwatosa Sustainability Committee, term ending December 31, 2028 [26-0018](#)
2. Reappointments by Mayor McBride of Jill McClellan (District 5) and Steven Ostrenga (District 2) as members of the Wauwatosa Sustainability Committee, terms ending December 31, 2028 [26-0083](#)
3. Reappointment by Mayor McBride of Mary M Callen (District 2) as a member of the Wauwatosa Commission for Persons with Disabilities, term ending March 31, 2029 [26-0086](#)
4. Reappointment by Mayor McBride of Elizabeth Ermenc (District 5) as a member of the Wauwatosa Commission for Persons with Disabilities, term ending March 31, 2029 [26-0095](#)
5. Appointment by Mayor McBride of Patricia Salentine (District 2) as a member of the Wauwatosa Senior Commission, term ending April 30, 2027 [25-2350](#)
6. Appointment by Mayor McBride of Vera Westphal (District 4) as a member of the Wauwatosa Civic Celebration Commission, term ending December 31, 2029 [26-0122](#)
7. Appointments by Mayor McBride of Joey Carioti (District 5), Joseph Galbraith (District 1), Logan Glasenapp (District 5), Annamarie Jarecki (District 6), Melanie Landgraf (District 5), Jeremy Maggio (District 5), Natasha Meyer (District 5), Meg Miller (District 5), Bobby Pantuso (District 5), and Nolan Smith (District 5) as a members of the Wauwatosa East Tosa Business Improvement District Board, terms ending December 31, 2028 [26-0133](#)

APPLICATIONS, COMMUNICATIONS, ETC.

1. Summons and Complaint - Milwaukee Regional Medical Center Thermal Service, Inc. Case No. 2025CV010755 [26-0015](#)

Recommendation: Refer to City Attorney

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- | | | |
|-----|---|--------------------------------|
| 2. | Claim - MRMC Land Bank, LLC - Tax Year 2025 - Parcel No. 380-1011-000 | <u>26-0223</u> |
| | <i>Recommendation:</i> Refer to City Attorney | |
| 3. | Claim - MRMC Land Bank, LLC - Tax Year 2025 Parcel No. 3830-1014-000 | <u>26-0224</u> |
| | <i>Recommendation:</i> Refer to City Attorney | |
| 4. | Claim - MRMC Land Bank, LLC - Tax Year 2025 - Parcel no. 380-1013-000 | <u>26-0225</u> |
| | <i>Recommendation:</i> Refer to City Attorney | |
| 5. | Claim - Milwaukee Regional Medical Center Thermal Service, Inc. | <u>26-0185</u> |
| | <i>Recommendation:</i> Refer to City Attorney | |
| 6. | Claim - The Medical College of Wisconsin, Inc. | <u>26-0188</u> |
| | <i>Recommendation:</i> Refer to City Attorney | |
| 7. | Claim - Children's Hospital of Wisconsin, Inc - Tax year 2023 | <u>26-0227</u> |
| | <i>Recommendation:</i> Refer to City Attorney | |
| 8. | Claim - Children's Hospital of Wisconsin, Inc - Tax Year 2024 | <u>26-0222</u> |
| | <i>Recommendation:</i> Refer to City Attorney | |
| 9. | Claim - Children's Hospital of Wisconsin, Inc - Tax Year 2025 | <u>26-0226</u> |
| | <i>Recommendation:</i> Refer to City Attorney | |
| 10. | Claim - Phoenix Wauwatosa II Industrial Investors LLC | <u>26-0001</u> |
| | <i>Recommendation:</i> Refer to City Attorney | |
| 11. | Claim- Michael Cross | <u>26-0019</u> |
| | <i>Recommendation:</i> Refer to City Attorney | |
| 12. | Claim - Diane Clark | <u>26-0070</u> |
| | <i>Recommendation:</i> Refer to City Attorney | |
| 13. | Claim - Hmong Lian | <u>26-0071</u> |
| | <i>Recommendation:</i> Refer to City Attorney | |
| 14. | Claim - Dimitric Smith | <u>26-0076</u> |
| | <i>Recommendation:</i> Refer to City Attorney | |
| 15. | Claim - Jason Weinrich | <u>26-0096</u> |
| | <i>Recommendation:</i> Refer to City Attorney | |
| 16. | Claim - Scott Schueller | <u>26-0166</u> |
| | <i>Recommendation:</i> Refer to City Attorney | |
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17. Claim - Niamat Ullah Sahak**[26-0205](#)***Recommendation:* Refer to City Attorney**FROM THE GOVERNMENT AFFAIRS COMMITTEE**

1. Resolution approving applications for special event permit and temporary extension of licensed premises by Ray's Growler Gallery, Event Name: Wuckfinter 2026, Date/Time: February 22, 2026, 12:00 PM - 5:00 PM, Location: 8930 W. North Avenue

[26-0182](#)*Recommendation:* Approve 6-0

2. Resolution approving application for a new Class "B" Beer and Reserve "Class B" Liquor license by Cuppa Tosa Kitchen and Café LLC, 11320 W. Blue Mound Road, Susan L Modesto - Agent, for the period ending June 30, 2026

[26-0183](#)*Recommendation:* Approve 6-0

3. Resolution designating City Hall Lower Civic Center as an alternate location for requesting and voting an absentee ballot for the April 7, 2026 Spring Election, August 11, 2026 Partisan Primary, and November 3, 2026 General Election

[26-0184](#)*Recommendation:* Approved 6-0

4. Resolution approving contract with McDaniels Marketing for services related to an additional design element for the City of Wauwatosa, in the amount of \$14,250

[26-0221](#)*Recommendation:* Approve 3-3**FROM THE TRANSPORTATION AFFAIRS COMMITTEE**

1. Resolution approving the installation of stop signs on the Yale Place approaches to 71st Street

[26-0187](#)*Recommendation:* Approve 8-0

2. Resolution approving the installation of stop signs on the Livingston Avenue approaches to 78th Street

[26-0189](#)*Recommendation:* Approve 8-0

3. Resolution approving the installation of stop signs on the Clarke Street approaches to 118th Street and remove yield signs on the 118th Street approaches to Clarke Street

[26-0190](#)*Recommendation:* Approve 8-0

4. Resolution in support of Wisconsin Department of Transportation curb ramp improvement projects 2030-22-72 and 2200-10-74

[26-0192](#)*Recommendation:* Approve 7-1

FROM THE FINANCIAL AFFAIRS COMMITTEE

1. Resolution approving contract with AstroTurf Great Lakes in the amount of \$607,039.00 for the replacement of field turf at Hart Park Stadium and approval of a Level III fund transfer in amount not to exceed \$690,000 from the flood recovery donation [26-0193](#)
Recommendation: Approve 8-0
2. Resolution providing advanced approval to the Engineering Division to enter into a contract for real estate professional services for the reconstruction of North Avenue from Met to Wee Lane to Wauwatosa Avenue (CIP Projects #2301 & #1127), in an amount not to exceed \$400,000 [26-0194](#)
Recommendation: Approve 7-1
3. Resolution approving short term financing to the Wauwatosa School District for their share of the Froedtert Settlement in the amount of \$3,502,031.13 [26-0195](#)
Recommendation: Approve 7-1
4. Resolution approving 2025 Property Tax refunds [26-0196](#)
Recommendation: Approve 8-0
5. Resolution approving an adjusted 2026 Sanitary Sewer local rate [26-0197](#)
Recommendation: Approve 8-0
6. Resolution creating Tax Incremental District No. 16, approving its project plan and establishing its boundaries [26-0198](#)
Recommendation: Approve 6-2
7. Ratification of Comptroller's Office bills and claim report, December 17, 2025 through January 27, 2026 [26-0219](#)

FROM THE BOARD OF PUBLIC WORKS

1. Resolution approving encroachments within a City utility easement at 7754 Harwood Avenue [26-0199](#)
Recommendation: Approve 5-0
2. Resolution approving funding agreement with Milwaukee Metropolitan Sewerage District (MMSD) for Sanitary Sewer Dye Water Testing and Flow Data Modeling [26-020](#)
Recommendation: Approve 5-0

3. Resolution approving interagency agreement with the City of Milwaukee for real estate acquisition services on Wisconsin Department of Transportation Project 2200-10-21/22, USH 18 Blue Mound Road, N. 106th Street to N. 66th Street and a Level III Fund Transfer in the amount of \$65,860 [26-0201](#)
Recommendation: Approve 5-0
4. Resolution awarding Contract 26-01, Flood Damage Maintenance Repairs, to All-Ways Contractors, Inc. in the amount of \$223,362.00 and approval of a Level III Fund Transfer [26-0202](#)
Recommendation: Approve 5-0
5. Resolution approving final payment for Contract 23-07, N. 115th Street Improvements, in the amount of \$147,525.50 [26-0203](#)
Recommendation: Approve 5-0
6. Resolution approving final payment for Contract 24-24, Alley Repair Project, in the amount of \$77,925.47 [26-0204](#)
Recommendation: Approve 5-0

FUTURE COUNCIL COMMITTEE AGENDA ITEMS

1. Future Council committee agenda items [26-0220](#)

ADJOURNMENT

NOTICE TO PERSONS WITH A DISABILITY

Persons with a disability who need assistance to participate in this meeting should call the City Clerk's office at (414) 479-8917 or send an email to clerk@wauwatosa.net, with as much advance notice as possible.

PUBLIC COMMENT NOTICE

Please note that our system for online public comment – **eComment** – is currently unavailable due to a major system outage.

Residents interested in submitting a public comment for this public hearing may do so by sending an email with your written public comment to tclerks@wauwatosa.net.



12012 W. North Ave.

City of
Wauwatosa



Project Description – Childcare Facility Improvements

The proposed project involves renovations and safety enhancements to establish and operate a licensed childcare facility serving children ages 2½ and up. The improvements are designed to meet state childcare licensing requirements, promote child safety, and create an environment that supports learning, development, and healthy routines.

Hours of Operation & Capacity

The childcare center will operate Monday through Friday from 6:00 AM to 8:00 PM, providing full-day and extended-hour care to support families with varying schedules. The program will accommodate a maximum of 70 children per shift in accordance with staffing, ratio, and licensing requirements. A total of 5,675 square feet of the building's second floor located at 12012 W. North Avenue, Wauwatosa, WI 53226, will be utilized for licensed childcare operations.

1. Playground Fence Installation

To ensure the safety and security of all children in outdoor spaces, the project includes the installation of a fully enclosed fence around the designated playground area. The fence will meet or exceed state licensing regulations for height, material, and gated entry, creating a controlled and supervised outdoor environment.

2. Classroom Sinks & Handwashing Stations

Each classroom will be equipped with child-accessible sinks to support hygiene routines, handwashing, and daily care practices. Installing sinks directly inside classrooms reduces the need for children to exit the space for routine hygiene, improving supervision and safety.

3. Changing Table Installation

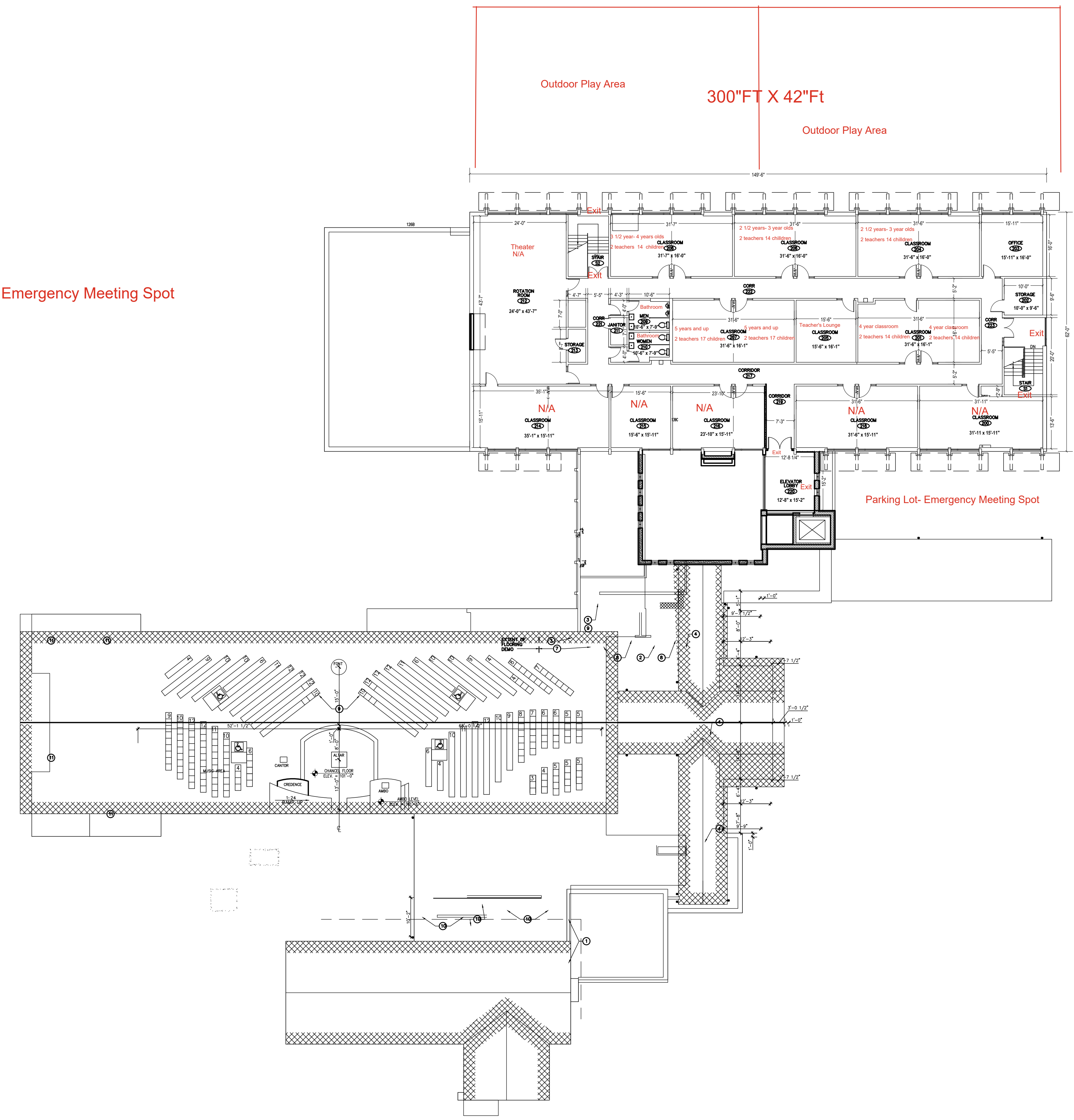
To meet the needs of children who may still require occasional toileting assistance, the project includes the installation of a changing table within the classroom setting to properly support children ages 2½ and up during toilet training transitions.

4. Program Purpose & Capacity

With these upgrades, the childcare program will safely and appropriately serve children ages 2½ and older while remaining fully compliant with state licensing standards. These enhancements also support extended operating hours and the shift capacity of 70 children.

5. Community Impact

These improvements will strengthen the availability of accessible, high-quality childcare within the community. Upgrading the facility with secure outdoor play areas, equipped classrooms, and extended hours will enhance safety, efficiency, and family support.



Emergency Meeting Spot

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860 N. Mayfair Rd.

City of
Wauwatosa



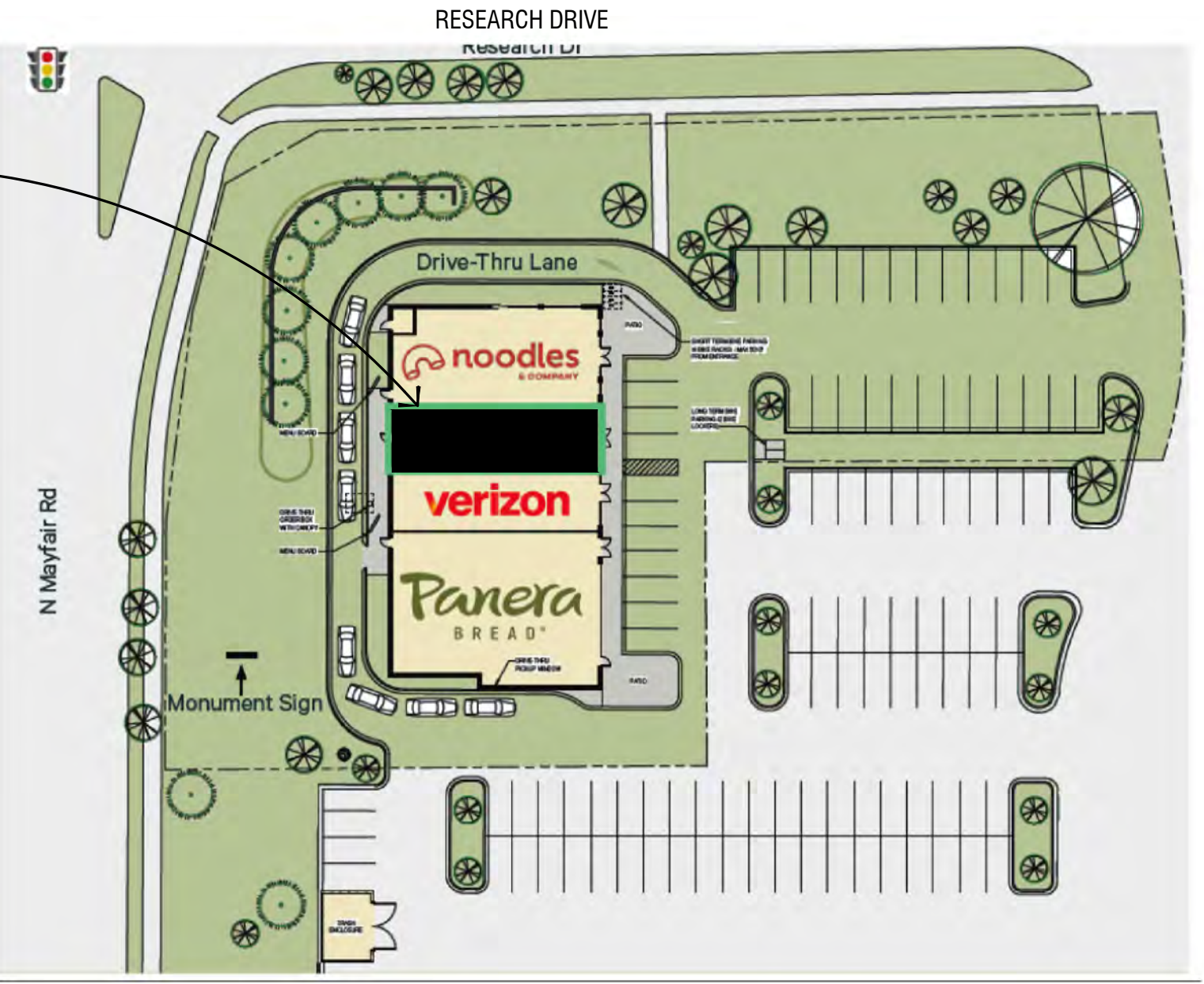
RESPONSIBILITY SCHEDULE									
ITEM:	FURNISHED			INSTALLED			REMARKS		
	EXISTING	LANDLORD	TEENANT	TEENANT	LANDLORD	TEENANT			
			CONT.			CONT.		N/A	
GENERAL REQUIREMENTS									
1. PERMITS AND FEES				●		●			
2. TEMPORARY UTILITIES				●		●			
4. TEMPORARY ENCLOSURE				●		●			
SPACE WORK									
1. DEMOLITION						●			
2. SAW CUT SLAB/CORE DRILL				●		●	AS REQUIRED TO INSTALL UTILITIES, CORE DRILL ONLY		
CONCRETE SLAB CORE DRILLING									
1. SAND PAD	●								
2. VAPOR BARRIER	●								
3. REINFORCING FABRIC	●								
4. CONCRETE SLAB	●			●		●			
5. POURED CONCRETE	●			●		●	AS REQUIRED TO INSTALL UTILITIES, CORE DRILL ONLY		
CARPENTRY									
1. METAL STUDS									
A. DEMISING WALLS	●			●		●			
B. INTERIOR PARTITIONS				●		●	SEE PLANS		
C. FURRING				●		●			
D. SALES COUNTER				●		●			
E. LOW WALL				●		●			
2. ROOF FRAMING FOR MECH. UNITS	●			●		●			
DOORS									
1. BACK EXT. DOOR(S) & FRAME	●						SEE SCHEDULE		
2. RESTROOM DOOR				●		●	SEE SCHEDULE		
3. STOREFRONT DOOR	●						SEE SCHEDULE		
FINISHES									
1. WALLS									
A. 5/8" TYPE "X" GYP. BD.				●		●			
B. 5/8" MOISTURE RESISTANT GYP. BD.				●		●			
C. FINISHES				●		●	SEE PLAN AND STANDARD MATERIAL SCHEDULE		
D. COUNTER TOP MATERIAL				●		●	G.C. TO SUPPLY SAMPLES TO OWNER FOR APPROVAL		
2. TAPING AND SPACKLING				●		●			
3. FLOORS									
A. WATER PROOF MEMBRANE				●		●			
B. QUARRY TILE				●		●			
C. DINING FLOORING				●		●			
4. FINISHES									
A. PAINT				●		●			
B. TILE				●		●			
C. TRIM				●		●			
5. BASE									
A. COVED QUARRY TILE				●		●			
B. METAL BASE				●		●			
6. CEILING									
A. GYP. BD.				●		●	SEE REFLECTED CEILING		
B. LAY-IN TILE				●		●	SEE REFLECTED CEILING		
PLUMBING									
1. WATER PIPING				●		●	SEE PLUMBING DWG.		
2. UNDERSLAB ROUGH-IN FOR WASTE				●		●	SEE PLUMBING DWG.		
3. FINAL CONNECTIONS & VENTS				●		●	SEE PLUMBING DWG.		
4. TOILET RM. FIXTURES/ACCESSORIES				●		●			
EQUIPMENT									
1. KITCHEN/SALES				●		●	SEE EQUIPMENT SCHEDULE FOR MORE INFO.		
2. STOREFRONT SIGNS				●		●	COORD. PERMITS & INSTALLATION W/ SIGN VENDOR		
3. FIRE EXTINGUISHER				●		●	LOCATE PER FIRE MARSHALL		
4. INTERCOM SYSTEM				●		●			
5. SEATING				●		●			
6. MENU BOARD				●		●	COORDINATE WITH VENDOR (VERIFY W/ TENANT)		
7. SALES AREA COUNTERS				●		●	COORDINATE WITH TENANT.		
ELECTRICAL									
1. CONDUIT INTO SPACE	●						SEE ELECTRICAL DRAWINGS		
2. METER	●						SEE ELECTRICAL DRAWINGS		
3. PANELS	●			●		●	SEE ELECTRICAL DRAWINGS		
4. TRANSFORMER AND GEAR				●		●			
5. LIGHT FIXTURES AND LAMPS				●		●	SEE ELECTRICAL DRAWINGS		
6. TELEPHONE WIRING				●		●			
MECHANICAL									
1. HVAC SYSTEM									
A. HVAC UNIT	●			●		●			
B. DUCTWORK				●		●			
C. DIFFUSERS				●		●			
2. ROOF PENETRATIONS	●			●		●			
3. SPRINKLER SYSTEM									
4. FIRE ALARM AND SMOKE CONTROL SYS.				●		●	IF REQUIRED.		
5. EXHAUST AND MAKEUP AIR FANS				●		●			
6. EXHAUST AND MAKEUP AIR DUCTWORK				●		●			
PROJECT INFORMATION:									
LANDLORD		PROJECT COORDINATOR			BUILDING DEPT.				
		MOSAD ELEWA 3386 CLARINE WAY WEST DUNEDIN, FL 34698 TEL: 813-245-6554			CITY OF WAUWATOSA BUILDING & SAFETY DIVISION 7725 W. NORTH AVE. WAUWATOSA, WI 53213 414-479-8907				
		ARCHITECT			HEALTH DEPT.				
		DAVID HIATT, ARCHITECT 902 GOODRICH AVENUE, SARASOTA, FL 34236 TEL. 813.333.2717			CITY OF WAUWATOSA HEALTH DEPARTMENT 7725 W NORTH AVE. WAUWATOSA, WI 53213 414-479-8939				

HUMMUS REPUBLIC

FRESH HABITS

860 N MAYFAIR RD, SUITE B-1
WAUWATOSA, WI 53226

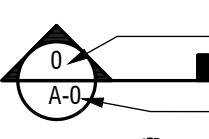
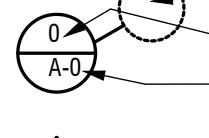
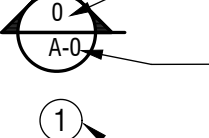
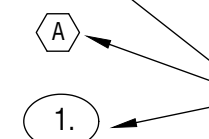
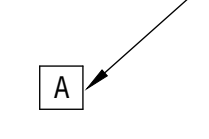
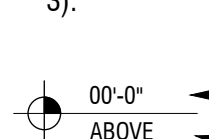
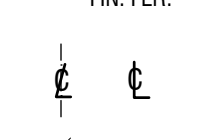
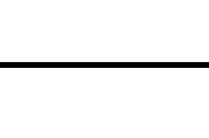

KEY PLAN


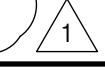


ABBREVIATIONS:

A.F.F. ABOVE FINISH FLOOR	F.O.S. FACE OF STUD	O.C. ON CENTER
ACT. ACOUSTICAL	FT. FEET	OPNG. OPENING
ADJ. ADJUSTABLE	F.N.D. FEMININE NAPKIN DISPOSAL	O.D. OUTSIDE DIAMETER
A.C. AIR CONDITION/CONDITIONED/	F.N.V. FEMININE NAPKIN VENDOR	PAR. PAIR
CONDITIONER/CONDITIONING	FIN. FINISH	P.T.D. PAPER TOWEL
ALT. ALTERNATE	FIN. OPNG. FINISH OPENING	P.T.H. PAPER TOWEL HOLDER
ALUM. ALUMINUM	F.E. FIRE EXTINGUISHER	P.COL. PIPE COLUMN
A.B. ANCHOR BOLT	F.E.C.R. RECESSED	PLAS. PLASTER
AND AND	F.H. FIRE HYDRANT	P.LAM. PLASTIC LAMINATE
APPROX. APPROXIMATELY	F.R.P. FIRE RETARDANT PANEL	PLUMB. PLUMBING
@ AT	F.R.T. FIRE RETARDANT TREATED	P.C. PLUMBING CONTRACTOR
AWN. AWNING	FL. FLOOR	PLYWD. PLYWOOD
B.C. BASE CABINET	F.D. FLOOR DRAIN	P.T. PRESSURE TREATED
B.P. BASE PLATE	F.P. FLUSH PANEL	Q.T. QUARRY TILE
BM. BEAM	FTG. FOOTING	R. RADIUS
BLK. BLOCK	F.M. FRAMED MIRROR	RECT. RECTANGULAR
B.S. BOTH SIDES	GAL.V. GALVANIZED	REINF. REINFORCEMENT
B.W. BOTH WAYS	GA. GAUGE	REQD. REQUIRED
BTM. BOTTOM	G.C. GENERAL CONTRACTOR	REV. REVISION
BRK. BRICK	GL. GLASS	R.D. ROOF DRAIN
BLDG. BUILDING	G.B. GRAB BAR	RM. ROOM
CAB. CABINET	G.W.B. GYPSUM WALLBOARD	R.O. ROUGH OPENING
CPT. CARPET	GYP. GYPSUM	S.C.O.F. SLIP COEFFICIENT
C.I. CAST IRON	H.C. HANDICAPPED	SCH. SCHEDULE
C.B. CATCH BASIN	HD. HARDWARE	SIM. SIMILAR
C.G. CEILING	HT. HEIGHT	S.D. SOAP DISPENSER
CEM. CEMENT	H. HIGH	S.H. SOAP HOLDER
CTR. CENTER	H.C. HOLLOW CORE	S.C. SOLID CORE
CHBD. CHALKBOARD	H.M. HOLLOW METAL	S. SOUTH
C.O. CLEAN OUT	HORIZ. HORIZONTAL	S.S. SPECIFICATIONS
CLO. CLOSET	INCL. INCLUDE	SQ. SQUARE
COL. COLUMN	I.D. INSIDE DIAMETER	SQ.FT. SQUARE FEET
COM. COMBINATION	INSUL. INSULATION	S.S. STAINLESS STEEL
CONC. CONCRETE	JT. JOINT	STD. STANDARD
CONST. CONSTRUCTION	JST. JOIST	STL. STEEL
C.M.U. CONCRETE MASONRY UNIT	LAM. LAMINATED	STR. STRUCTURAL
CONT. CONTINUOUS	L.L. LANDLORD	S.M.S. STRUCTURAL METAL STUD
CONTR. CONTRACTOR	LAV. LAVATORY	SUSP. SUSPEND
C.J. CONTROL JOINT	L. LONG	SYS. SYSTEM
C.TOP. COUNTER TOP	MGR. MANAGER	T.KBD. TACKBOARD
DEMO. DEMOLITION	M.H. MANHOLE	TENANT CO-ORDINATOR
DEPART. DETAIL	MFR. MANUFACTURER	T.P.H. TOWEL PAPER HOLDER
DIA. DIAMETER	MAS. MASONRY	T & G. TONGUE AND GROOVE
DIM. DIMENSION	M.O. MASONRY OPENING	T.B. TOWEL BAR
DR. DOOR	MATL. MATERIAL	TYP. TYPICAL, UNLESS OTHERWISE NOTED
DN. DOWN	MAX. MAXIMUM	U.N.O. UNLESS NOTED OTHERWISE
DWG. DRAWING	MECH. MECHANICAL	V.T.R. VENT THROUGH ROOF
E.A. EACH	MT. METAL	VERT. VERTICAL
E. EAST	M.F. METAL FRAME	V.T. VINYL TILE
ELEC. ELECTRICAL	M.S. METAL STUD	W.R. WASTE RECEPTACLE
E.C. ELECTRICAL CONTRACTOR	MIN. MINIMUM	W.C. WATER CLOSET
E.W.C. ELECTRIC WATER COOLER	M. MIRROR	W.H. WATER HEATER
ELEV. ELEVATION	MISC. MISCELLANEOUS	W.P. WATER PROOF
ENCL. ENCLOSURE	M.R. MOISTURE RESISTANT	W. WEST / WIDE
EQ. EQUAL	M.B.H. MGP AND BROOM	WI. WITH
EQUIP. EQUIPMENT	MTD. MOUNTED	WO. WITHOUT
EXIST. EXISTING	N. NORTH	WD. WOOD
E.J. EXPANSION JOINT	N.I.C. NOT IN CONTRACT	
EXP. EXPOSED	N.T.S. NOT TO SCALE	
EXT. EXTERIOR	NO. NUMBER	

SYMBOLS LEGEND:

SECTION CUT INDICATION		SECTION NUMBER
PLAN DETAIL INDICATION		SHEET NUMBER
ELEVATION INDICATION		ELEVATION NUMBER
DOOR IDENTIFICATION		SHEET NUMBER
MILWORK MOULDINGS		NOTES WHICH APPLY TO SPECIFIC ITEMS ON DRAWINGS WHERE INDICATED.
CONSTRUCTION NOTES		
TOILET ACCESSORIES		
GENERAL NOTES		NOTES WHICH APPLY TO ALL DRAWINGS.
ELEVATION TARGET		ELEVATION
PLATE		SURFACE DESCRIPTION
LEASE LINE		CENTERLINE
		DIAMETER

DRAWING INDEX	
A0.0	COVER SHEET
A1.0	FLOOR PLAN & NOTES
A1.1	REFLECTED CEILING PLAN & NOTES
A1.2	FINISH SCHEDULE AND DETAILS
A2.0	EQUIPMENT PLAN & SCHEDULE
A3.0	LIFE SAFETY AND FLOOR FINISH PLAN
A3.1	RESTROOM PLAN AND DETAILS
A4.0	INTERIOR ELEVATIONS
A5.0	INTERIOR AND EXTERIOR ELEVATIONS
A6.0	COUNTER SECTIONS
A7.0	ARCHITECTURE SPECIFICATIONS
TO BE PERMITTED SEPARATELY: 	
E1.0	ELECTRICAL POWER AND LIGHTING PLANS
E2.0	PANEL SCHEDULES AND RISER DIAGRAM
E3.0	ELECTRICAL SPECIFICATIONS
M1.0	MECHANICAL PLAN & NOTES
M2.0	MECHANICAL ROOF PLAN
H1.0	MANUFACTURER HOOD DRAWING
H2.0	MANUFACTURER HOOD DRAWING
H3.0	MANUFACTURER HOOD DRAWING
H4.0	MANUFACTURER HOOD DRAWING
P1.0	PLUMBING WASTE AND WATER PLANS
P2.0	PLUMBING WASTE, AND WATER ISOMETRICS
P3.0	GAS PLAN AND ISOMETRIC
CODE INDEX	
● TENANT AREA	
AREA = 1,369 SQ. FT.	
● APPLICABLE CODES	
2021 WISCONSIN STATE BUILDING CODE (AMENDED 2021 IBC) 2021 WISCONSIN STATE EXISTING BUILDING CODE (AMENDED 2021 IBC) 2021 WISCONSIN STATE FIRE CODE (AMENDED 2021 IFC) 2021 WISCONSIN STATE MECHANICAL (AMENDED 2021 IMC) 2021 WISCONSIN STATE FUEL GAS CODE (AMENDED 2021 IFGC) 2017 WISCONSIN STATE ELECTRICAL CODE (AMENDED 2017 NFPA 70 NEC) 2021 WISCONSIN STATE ENERGY CODE (AMENDED 2021 IECC) 2021 WISCONSIN STATE PLUMBING CODE (AMENDED 2021 IPC)	
● CALCULATED TENANT OCCUPANT LOAD	
STANDING SPACE 22 S.F. / 5 = 5 UNCONSECRATED TABLE AND CHAIRS 134 S.F. / 15 = 9 KITCHEN AREA 626 S.F. / 200 = 4 TOTAL OCCUPANTS = 33	
● TENANT EXIT CAPACITY CALCULATIONS	
NUMBER OF OCCUPANTS	EXIT WIDTH REQUIRED
33	36"
NUMBER OF EXITS PROVIDED	1
● TENANT PLUMBING FIXTURE CALCULATIONS	
DIVISION	WATER CLOSETS
REG	PROV
1	1
1	1
1	1
● CONSTRUCTION TYPE	
1. TYPE VB CONSTRUCTION	
● FIRE SPRINKLER SYSTEM	
1. COMPLETE	
● FIRE ALARM SYSTEM	
1. COMPLETE	
● OCCUPANCY CLASSIFICATION	
TENANT SPACE OCCUPANCY: B, BUSINESS	
DEFERRED SUBMITTALS: EXTERIOR SIGN FIRE SUPPRESSION AND HOOD SUPPRESSION SYSTEMS PERMITTED SEPARATELY BY THE WAUWATOSA FIRE DEPARTMENT 	

DATE: 10-31-25


JOB NO: 2567

HUMMUS REPUBLIC

FRESH HABITS

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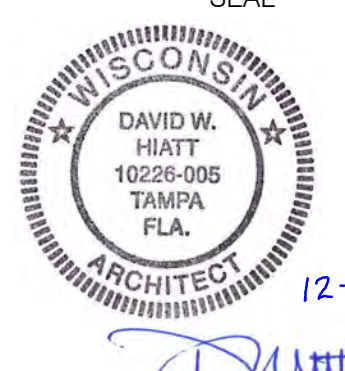
REVISIONS

 REVISED PER BUILDING DEPT.
12/1/2025

DAVID HIATT
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SEAL

 12-4-25
D. Hiatt

COVER SHEET

SHEET NUMBER

A0.0

FLOOR PLAN CONSTRUCTION NOTES							
100	GENERAL CONTRACTOR SHALL VERIFY THAT ALL EXISTING ONE HOUR FIRE RATED DEMISING PARTITIONS HAVE ONE LAYER OF 5/8" TYPE 'X' GYPSUM WALLBOARD FROM FINISH FLOOR TO UNDERSIDE OF DECK, CONTINUOUS. PER UL DESIGN #U305. MAINTAIN ONE HOUR FIRE RATING.						
101	GENERAL CONTRACTOR SHALL PROVIDE F.R.T. BLOCKING AS INDICATED ON THE EQUIPMENT SCHEDULE OR AS NORMALLY REQUIRED. ALL BLOCKING TO BE 3/4" F.R.T. PLYWOOD (MARINE GRADE IN WET AREAS). SCREW FASTEN BETWEEN METAL STUDS AT NEW PARTITIONS AND FURRED WALLS. AT DEMISING WALLS, APPLY F.R.T. BLOCKING OVER 5/8" TYPE 'X' GYPSUM BD. COVER W/ 5/8" GYP BD. AND FINISH WITH F.R.P. TILE. SECURE TO DEMISING WALL METAL STUDS. REFER TO BLOCKING DETAILS ON THIS SHEET.						
102	NOT USED						
103	GENERAL CONTRACTOR SHALL PROVIDE AND INSTALL AT 16" O.C. & 3-5/8" METAL STUD PART. WITH 5/8" WATER RESISTANT WALLBOARD ON BOTH SIDES OF WALL BETWEEN SALES/KITCHEN; TAPE AND SPACKLE; REMAINING INTERIOR WALLS TO HAVE 5/8" WATER RESISTANT GYP. BD. BOTH SIDES, TAPE & SPACKLE. USE 6" MTL. STUDS AT RESTROOM PLUMBING WALL.						
103A	GENERAL CONTRACTOR SHALL FUR-OUR WALL FOR PLUMBING PIPING INSTALLATION WITH 3-5/8" METAL STUD PART. WITH 5/8" WATER RESISTANT WALLBOARD ON KITCHEN OF WALL; TAPE AND SPACKLE; FINISH WITH FRP.						
104	DINING ROOM TABLES AND CHAIRS. COORDINATE WITH OWNER.						
105	PROVIDE AND INSTALL NEW WALL TILE, WALL TILE, SOFFIT TILE AND BASES IN ROOMS WITH GYPSUM WALLBOARD WALLS SHALL BE THIN SET WITH ADHESIVE IN ACCORDANCE WITH THE TILE COUNCIL OF AMERICA, INC. ANSI A001.008.5. NOTE: ALL WALL AND SOFFIT TILE SUPPLIED AND INSTALLED BY GENERAL CONTRACTOR.						
106	GENERAL CONTRACTOR SHALL PROVIDE & INSTALL F.R.P. ACCORDING TO THE MANUFACTURERS INSTRUCTIONS FOR APPLICATION OVER GYPSUM DRYWALL.						
107	INSTALL NEW ADA COMPLIANCE RESTROOM FIXTURES AND ACCESSORIES, SEE ENLARGED RESTROOM PLAN.						
108	GENERAL CONTRACTOR SHALL INSTALL 1-1/2" X 1-1/2" 18ga.S/S CORNER GUARDS OR END CAPS FROM FLOOR TO CEILING AT ALL OUTSIDE CORNERS WITHIN THE PREP. ROOM. SCREW FASTEN AND SEAL WITH CLEAR SILICONE, TYP., AT ALL OUTSIDE CORNERS.						
109	PROVIDE AND INSTALL DINING ROOM FLOOR FINISH PER FLOOR FINISH PLAN AND FINISHES SCHEDULE.						
110	QUARRY TILE FLOOR FINISH QT-1 TO BE SUPPLIED AND INSTALLED BY THE GENERAL CONTRACTOR PER THE LATEST ADDITION OF THE TILE COUNCIL OF AMERICA, INC. "HANDBOOK FOR CERAMIC TILE INSTALLATION" #F113-94 FOR INTERIOR FLOORS. PROVIDE SANDED GROUT WITH ACRYLIC ADDITIVE, INSTALL PER MANUFACTURER'S SPECIFICATIONS OVER WATERPROOF MEMBRANE.						
111	EXISTING STOREFRONT GLASS WINDOWS AND DOOR TO REMAIN.						
112	VERIFY EQUIPMENT SIZES AND COUNTER CUT OUT WITH EQUIPMENT SUPPLIER BEFORE THE CONSTRUCTION OF SALES COUNTER.						
113	GENERAL CONTRACTOR SHALL COORDINATE WITH OWNER AND EQUIPMENT SUPPLIER AND INSTALL NEW CASEWORK. SEE SECTIONS AND DETAILS. INSTALL ALL FINISHES AS SPECIFIED. ALL JOINTS IN AND AROUND CABINETS, SINKS, VENTILATOR, ICE BIN, ETC., TO BE SEALED WITH CLEAR SILICONE SEALANT. PROVIDE BLACK PLASTIC WIRE WAY GROMMETS AT ALL DRILLED OPENINGS.						
114	PROVIDE AND INSTALL FRONT SERVICE LOW WALL PER SECTIONS AND DETAILS.						
115	GENERAL CONTRACTOR SHALL PROVIDE AND INSTALL STAINLESS STEEL PANELS OVER GYPSUM WALL BOARD FROM TOP OF QUARRY TILE BASE TO BOTTOM OF NEW HOOD AND ALONG THE LENGTH OF THE NEW HOOD.						

DOOR SCHEDULE							
MARK	DESCRIPTION	TYPE	FINISH	JAMB	JAMB FINISH	JAMB DETAIL	HARDWARE
1	EXISTING 3'-0"x 7'-0" GLAZED STOREFRONT DOOR						EXISTING
2	EXISTING BACK EXIT DOOR 3'-0"x 7'-0" H.M. DOOR U.L. LABEL "B"	A	GRAY SEMI GLOSS P-2	STEEL U.L. LABEL "B"	P-2	1 A1.0	3 STANLEY HINGES: FB8179, 4-1/2"x4-1/2" NRP, 260 1 SCHLAGE LOCK, D80PD RHODES, 626 1 NORTON CLOSER, P8301BF SNB ALUM. 1 KICK PLATE, 32"x12" 1 STOP AS REQUIRED 1 PANIC BAR @ 44" A.L.F.F. 1 THRESHOLD PEAK® #2005 AT; 1 SMOKE GASKET 1 IVES VIEWER, 6988260 3 SILENCERS.
3	H.M. DOOR. RESTROOM DOOR 3'-0"x 7'-0"	B	P-1 SEMI GLOSS	ALUMINUM	P-1	2 A1.0	3 STANLEY HINGES: FB8179, 4-1/2" X 4-1/2" NRP, 260 1 SCHLAGE LOCK, D80PD RHODES, 626 1 NORTON CLOSER, P8301BF SNB ALUM. 1 KICK PLATE, 12"x2" LOW, 32D 1 STOP AS REQUIRED

TYPE A
HOLLOW METAL

SEE ELEVATION FOR FINISHES

EXISTING DEMISING WALL

EXISTING HOLLOW METAL 'B' LABEL FRAME, W/ THREE JAMB ANCHORS PER JAMB.

EXISTING 1 3/4" H.M. 'B' LABEL DOOR, PAINT GRAY SEMI GLOSS (BOTH SIDES AND EDGES)

1
HEAD / JAMB DETAIL
Scale: 3" = 1'-0"

TYPE B
HOLLOW METAL

SEE ELEVATION FOR FINISHES

HOLLOW METAL FRAME, W/ THREE JAMB ANCHORS PER JAMB.

SEE DOOR SCHEDULE

2
HEAD / JAMB DETAIL
Scale: 3" = 1'-0"

WALL LEGEND

EXISTING 1 HOUR FIRE RATED DEMISING WALL, 2X6 WOOD STUDS WITH 1 LAYER OF 5/8" TYPE 'X' GYP. BD. ON BOTH SIDES, UL DESIGN #U305. MAINTAIN 1 HOUR FIRE RATING.

3-5/8" METAL STUDS @ 16" O.C. WITH 5/8" GYP. BD. ON BOTH SIDES, SEE DETAIL, 6" METAL STUDS AT RESTROOM WALLS

3-5/8" OR 6" METAL STUDS @ 16" O.C. WITH 5/8" GYP. BD. ON ONE SIDES, FUR-OUT FOR PLUMBING.

3-5/8" METAL STUDS @ 12" O.C. WITH 5/8" GYP. BD. SALES COUNTER LOW WALL

EXISTING EXTERIOR BEARING WALL, 2X6 WOOD STUDS WITH EXTERIOR WALL SHEATHING.

ROOM FINISH SCHEDULE

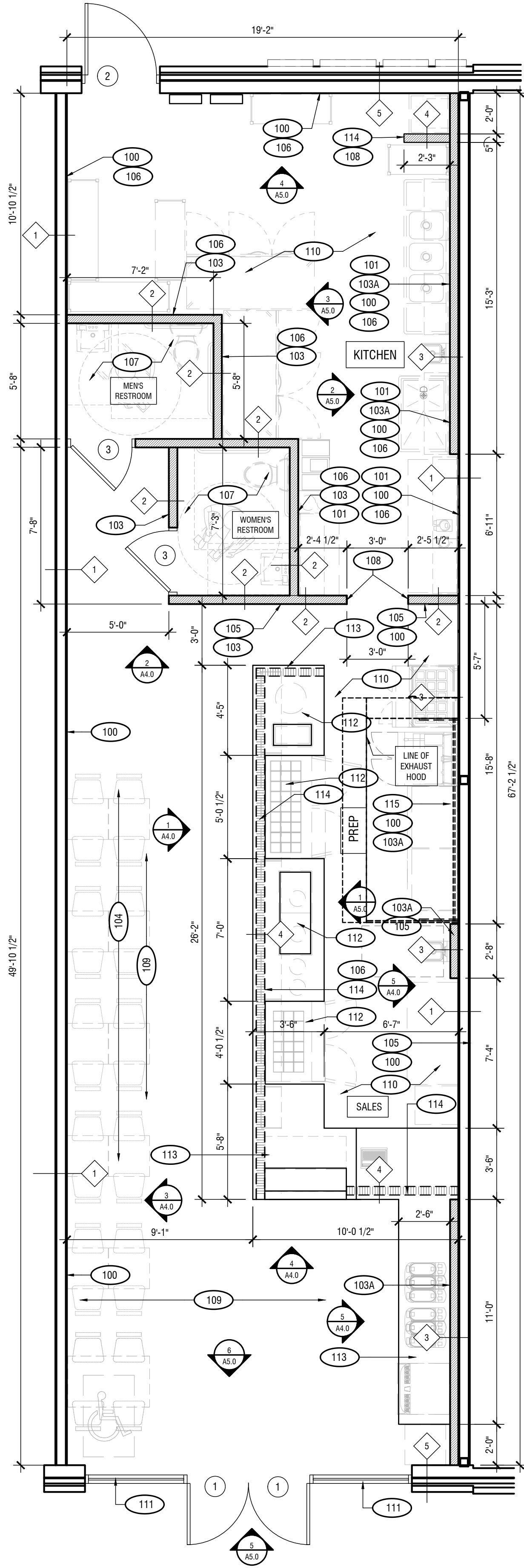
SEE FINISH SCHEDULE, SHEET A-1.2 FOR FINISH SPECIFICATIONS

AREA	FLOOR			BASE		WALLS			CEILING								
	QUARRY TILE	CERAMIC TILE	WOOD FLOORING	POLISHED CONC.	EXISTING	COVERED QUARRY TILE	RUBBER BASE	EXISTING	CERAMIC TILE	FRP	METAL WALL PANELS	EXISTING	SEE ELEVATIONS	ACoustICAL CLG	GYP. BD. CLG	PANT	EXISTING
PREP AREA	●				●			●					●		●	●	
DINING AREA			●				●		●				●	●	●	●	
KITCHEN	●				●					●			●	●			
RESTROOMS		●				●		●					●		●	●	

SECTION: NON DEMISING WALL
Scale: 3" = 1'-0"

TYPICAL SHELVING ELEVATION
Scale: 1/4" = 1'-0"

WALL WOOD BLOCKING DETAILS
Scale: 3" = 1'-0"



FLOOR PLAN
SCALE: 1/4" = 1'-0"

DATE: 10-31-25
JOB NO: 2567

HUMMUS REPUBLIC
FRESH BREADS

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WAUWATOSA, WI 53226

REVISIONS
1 REVISED PER BUILDING DEPT.
12/1/2025

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12-4-25
D. Hiatt

FLOOR PLAN AND NOTES

SHEET NUMBER

A1.0

REFLECTED CEILING PLAN CONSTRUCTION NOTES

200

CEILING & DRYWALL WORK (GENERAL CONTRACTOR)
LAY-IN CEILING SYSTEM:
PROVIDE AND INSTALL A 2X4 LAY-IN CEILING GRID AND TILE SYSTEM AS SPECIFIED IN THE FINISHES SCHEDULE.
THE ENTIRE PERIMETER OF THE CEILING GRID MUST BE SEALED WITH A COLOR-MATCHED SILICONE CAULK WHERE IT MEETS THE WALL.

201

GYPSUM BOARD CEILINGS & SOFFITS:
PROVIDE AND INSTALL 5/8" TYPE "X" GYPSUM BOARD ON ALL CEILINGS AND SOFFITS INDICATED ON THE REFLECTED CEILING PLAN (RCP), SECTIONS, AND ELEVATIONS.
FINISH ALL GYPSUM BOARD TO A LEVEL 5 FINISH OR AS SPECIFIED.
PRIME AND PAINT ALL INSTALLED GYPSUM BOARD PER THE PAINT SCHEDULE AND RCP.
PROVIDED AND INSTALL ACCESS PANELS IN DRYWALL CEILINGS.

202

SIGNAGE COORDINATION:
THE GENERAL CONTRACTOR SHALL COORDINATE DIRECTLY WITH THE OWNER AND THE SIGN VENDOR TO FACILITATE THE INSTALLATION OF THE NEW STOREFRONT SIGN.
IMPORTANT: ALL SIGNAGE IS TO BE SUPPLIED AND INSTALLED BY THE OWNER'S VENDOR. THE SIGN MANUFACTURER IS RESPONSIBLE FOR A SEPARATE SUBMISSION AND APPROVAL PROCESS FOR ALL SIGNAGE. THE GC'S DUTY IS TO PROVIDE ACCESS, COORDINATE SCHEDULING, AND ENSURE PROPER STRUCTURAL SUPPORT IS IN PLACE PER THE SIGN VENDOR'S REQUIREMENTS.

203

MECHANICAL DIFFUSERS AND DUCTWORK, REFER TO MECHANICAL DRAWING M-1 FOR THE FULL EXTENT OF MECHANICAL, ELECTRICAL, AND PLUMBING (MEP) WORK. ALL MEP TRADES MUST COORDINATE ROUTING WITH THE CEILING PLAN.

204

HEAT LAMP INSTALLATION:
THE GENERAL CONTRACTOR SHALL PROVIDE, COORDINATE WITH THE OWNER FOR PLACEMENT, AND INSTALL A WALL- OR CEILING-SUSPENDED HEAT LAMP.
THE FINAL LOCATION MUST BE COORDINATED AND VERIFIED AGAINST THE EQUIPMENT PLAN BEFORE ROUGH-IN.

205

EXPOSED STRUCTURE AREAS:
IN AREAS DESIGNATED ON PLANS AS "OPEN TO STRUCTURE ABOVE" OR "NO CEILING".
ALL EXPOSED MECHANICAL DUCTWORK, THE BOTTOM OF THE ROOF DECK, AND ALL EXPOSED CONDUITS AND PIPES MUST BE CLEANED AND PAINTED PER FINISH P-2.

FIRE PROTECTION SYSTEM COORDINATION

•

SPRINKLER AND FIRE ALARM MODIFICATIONS

THE GENERAL CONTRACTOR SHALL CONTACT THE LANDLORD'S DESIGNATED SPRINKLER AND/OR FIRE ALARM CONTRACTOR FOR ALL ADDITIONS AND REVISIONS TO THE EXISTING SYSTEMS. ALL ASSOCIATED COSTS SHALL BE BORNE BY THE GENERAL CONTRACTOR.

•

DOCUMENTATION AND PERMITTING

THE SPRINKLER CONTRACTOR SHALL PREPARE AND SUBMIT ALL NECESSARY DOCUMENTATION FOR CONSTRUCTION AND PERMITTING UNDER SEPARATE COVER TO THE ARCHITECT, LANDLORD, AND GOVERNING AUTHORITIES. NO MODIFICATIONS TO THE EXISTING SPRINKLER SYSTEM SHALL PROCEED WITHOUT PRIOR WRITTEN APPROVAL.

•

SCHEDULING AND COORDINATION

COORDINATE THE MODIFICATION SCHEDULE WITH THE LANDLORD'S FIELD REPRESENTATIVE TO ENSURE TIMELY EXECUTION AND MINIMAL DISRUPTION.

•

SYSTEM ACTIVATION

THE FIRE PROTECTION SYSTEM MUST BE FULLY CHARGED AND OPERATIONAL PRIOR TO THE GENERAL CONTRACTOR'S DEPARTURE FROM THE SITE.

•

FINAL LAYOUT

FINAL SPRINKLER LAYOUT SHALL BE DETERMINED BY THE SUBCONTRACTOR'S APPROVED SHOP DRAWINGS.

LIGHTING FIXTURE SCHEDULE

TYPE	SYMBOL	DESCRIPTION	MANUFAC.	CATALOG	LAMP	MTG.	VOLT	REMARKS	LAMPS/ FIXT.	TOTAL WATT
LT1		17"Ø DECORATIVE PENDANT	MILLENNIUM LIGHTING	RLM SINGLE-LIGHT 17" WIDE PENDANT	MEOS-E26 3500 K	PENDANT TRACK	120	MOUNT AT 8'-9" A.F.F.	1	5
LT2		RECESSED DOWN LIGHT	JUNO	IC22LED G4 14LM 3500K 90CRI 120 ZT 24 WHH TRIM	20.3 WATT LED	RECESSED	120	10%-100% DIMMING	1	17.4
LT3		2X4 FLAT PANEL TROFFER	MAXLITE	MLFP24EP4050	LED (40W) 5000 LUMEN	RECESSED	120	PROVIDE ALL RECD. HARDWARE 0-10V DIMMING 10%-100% DIMMING	1	40
LT4		FLOOD PENDANT LIGHT	RED DOT / HUBBELL	S500EG / 141503	13PAR30VLEDV40/ 3500K/120 SATCO S9431LED	PENDANT	120	PROVIDE @ Ø STRUCTURE AND SUSPEND FIXTURE WITH 1/2" RIGID CONDUIT. CONFIRM MOUNTING HEIGHT WITH OWNER.	1	13
LT5		TRACK MOUNTED SPOT LIGHT	BRUCK	CX15 CYLINDER FIXTURE 350440 13LM 35K 90 120 ELV BK PBK	CREE XLAMP® CX141512	TRACK	120	10%-100% DIMMING	1	13
EX		EXIT LIGHT	ATLITE	PNLRU	FURNISHED W/UNIT	UNIVERSAL	120	90 MINUTE BATT. BACKUP POWER	N/A	5
EM		EMERGENCY LIGHT	LITHONIA LIGHTING	ELM6-LED-W-LP03VS	FURNISHED W/UNIT	UNIVERSAL	120	90 MINUTE BATT. BACKUP POWER	N/A	5
EMX		EMERGENCY / EXIT LIGHT COMBO	LITHONIA LIGHTING	LHQM-LED-R-HO-SD	FURNISHED W/UNIT	UNIVERSAL	120	90 MINUTE BATT. BACKUP POWER	N/A	5

REFLECTED CLG. PLAN

SCALE: 1/4" = 1'-0"

DATE: 10-22-25

JOB NO: 2567

HUMMUS REPUBLIC

FRESH LIGHTS

860 N MAYFAIR RD, SUITE B-1

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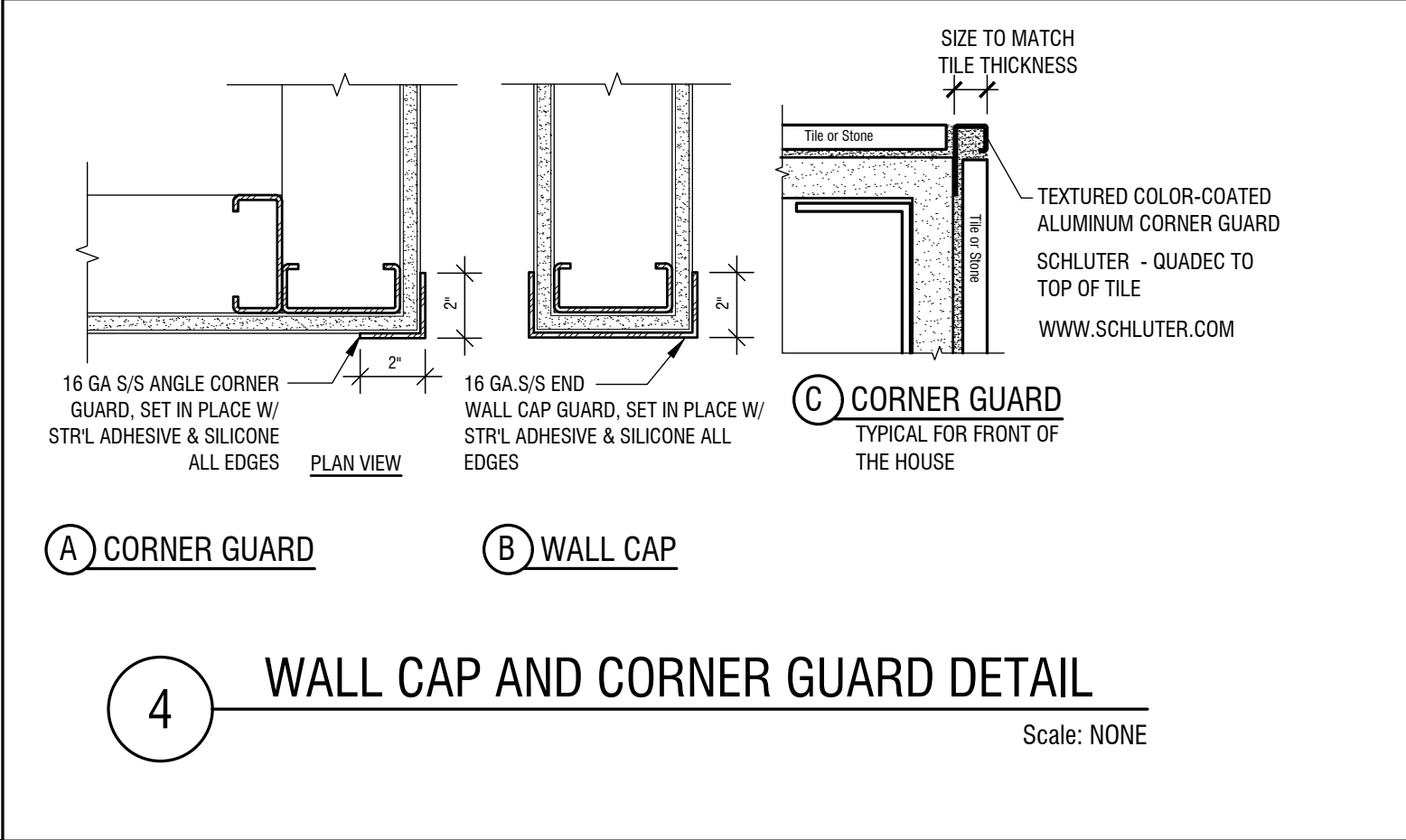
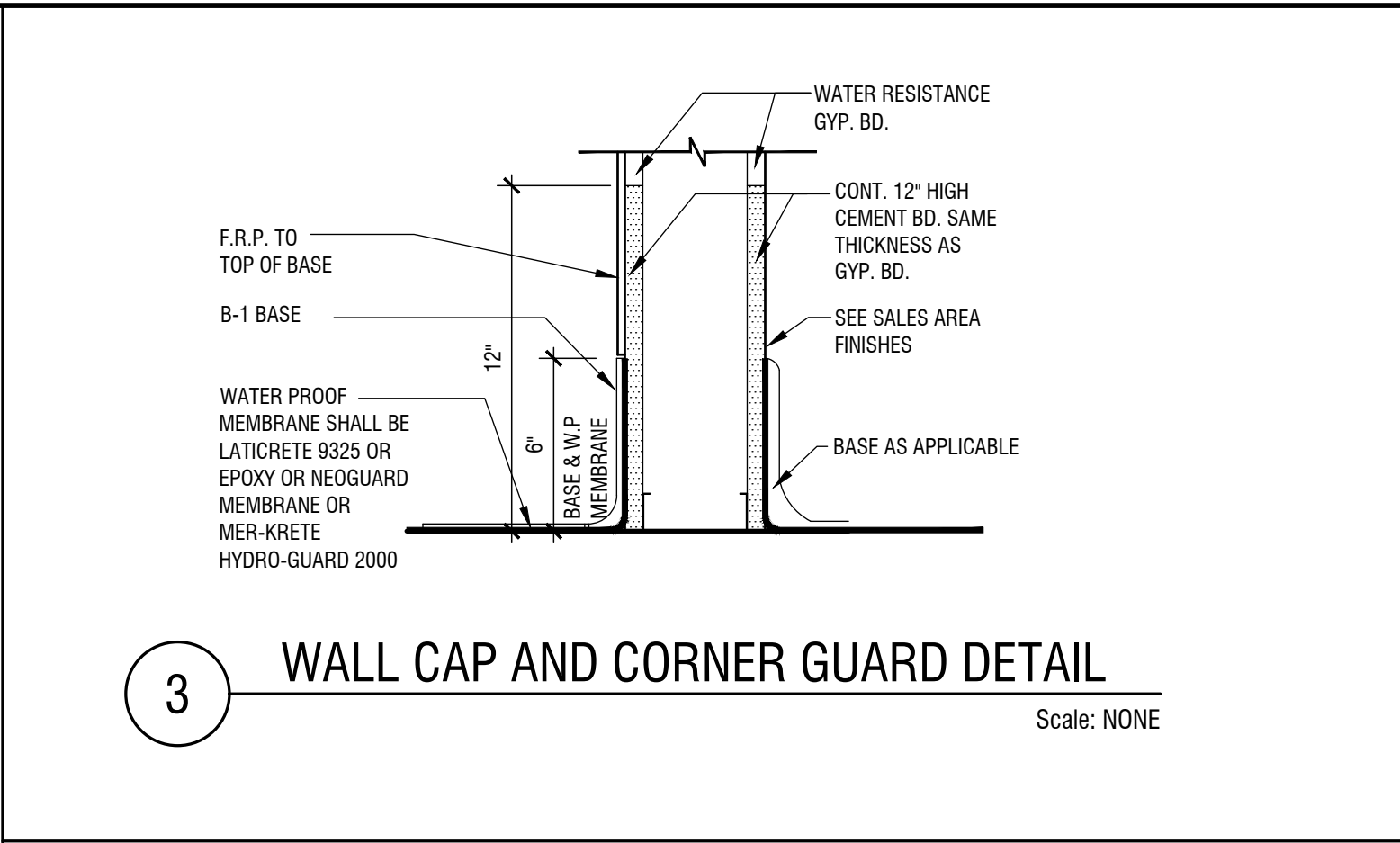
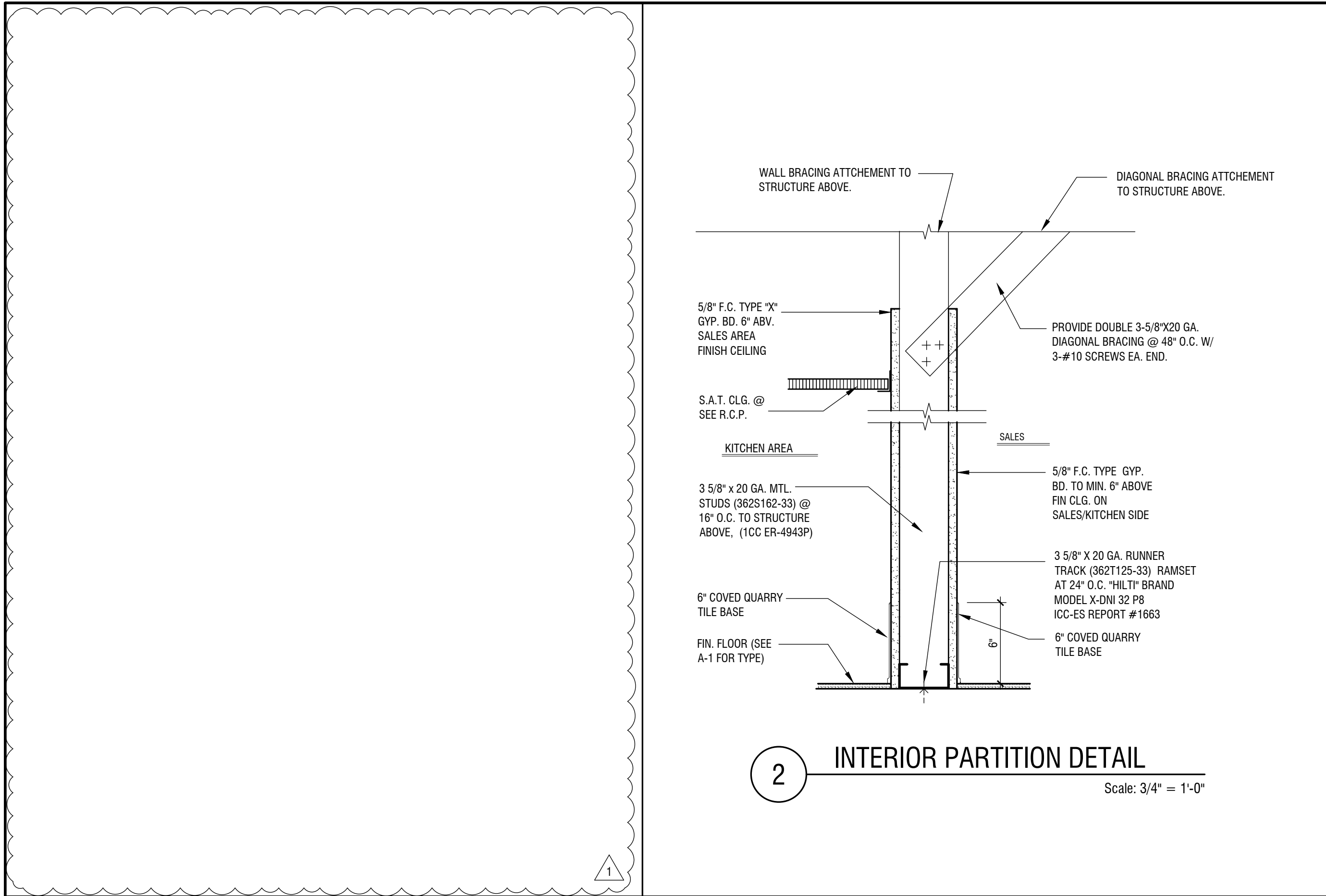
12.4.25

REFLECTED CEILING PLAN SCHEDULES AND NOTES

SHEET NUMBER

A1.1

16



FINISH SCHEDULE:				
★ ALL COVE BASES IN KITCHEN, WALK-IN COOLER/FREEZER, AND JANITOR'S AREAS SHALL HAVE A MINIMUM OF 3/8" RADIUS COVE.				
MARK	MATERIAL	MANUFACTURER	DESCRIPTION	LOCATION/REMARKS
SCP-1	CEILING TILE	USG INTERIORS 1.800.950.3839	USG CLEAN ROOM CLIMAPLUS, VINYL CLAD GYPSUM ROCK GRID 24"x48" CHICAGO METALLIC SERIES 830 ALUMINUM WITH #41 WHITE FINISH. (CLASS A, FLAME SPREAD = <20, SMOKE DEVELOPED = 5)	KITCHEN CEILING
GB-1	GYPSUM BOARD	USG INTERIORS 1.800.950.3839	5/8" TYPE 'X', SMOOTH FINISH, PAINTED PER REFLECTED CEILING PLAN	SALES AREA / DINING CEILINGS
T-1	CERAMIC TILE	DALTILE	MODEL: RESTORE 3 IN. X 12 IN. CERAMIC BRIGHT WHITE SUBWAY TILE SIZE: 3X12 GROUT: MAPEI GREY #9	ON SALES AREA WALLS INSTALL NEW WHERE REQUIRED.
T-2	CERAMIC TILE	ADESSI HOME DEPOT	MODEL: SUNDANCE NIGHT PORCELAIN TILE SIZE: 15X30, CUT TO 6 X 30 FOR SALES COUNTER BASE GROUT: Charcoal #5047	SALES COUNTER BASE
B-1 ★	QUARRY COVED TILE	DALTILE	COVED QUARRY TILE, INSTALL NEW TO MATCH EXISTING WHERE REQUIRED. SIZE: 6X6 GROUT: TO MATCH TILE COLOR, 3/16" JOINT	KITCHEN AND SERVICE AREA BASE
B-2	COVED VINYL BASE	HOME DEPOT	DARK GRAY VINYL 4 IN. WIDE X 120 FT. LENGTH ROLL VINYL WALL BASE	
BR-1	BRICK WALL PANELING	HOME DEPOT HDF KINGSTON BRICK PANEL [OR] LOWES MDF BRICK PANEL	MODEL # KINGSTONSTORE INTERNET #311316427 SKU #1001100052 SIZE: 48" X 96" PANEL WALL PANELING MUST BE PAINTED EGG SHELL WHITE WITH THE HR DECOR STYLE SELECTIONS 48-IN X 96-IN EMBOSSED WHITE MDF WALL PANEL. FAUX BRICK	DINING ROOM WALLS
QT-1	QUARRY FLOOR TILE	DAL-TILE	COLOR: ASHEN GRAY, ABRASIVE SIZE: 6" x 6" GROUT: MAPI CHARCOAL	SALES AND KITCHEN FLOORING
WD-1	REFINISHED ACOUSTIC SLAT WOOD WALL PANELS	THE WOOD VENEER HUB USA 302-216-6177	NATURAL OAK ACOUSTIC SLAT WOOD WALL PANELS	SALES COUNTER AND DINING WALLS
SSM1	SOLID SURFACE MATERIAL	MSI QUARTZ www.msisurfaces.com	CALACATTA IDA	SALES COUNTER COUNTERTOP AND LOW WALL CAP.
PL-1	PLASTIC LAMINATE	WILSONART 1.800.433.3222	COLOR: DESIGNER WHITE D354 (CLASS A, FLAME SPREAD = 30, SMOKE DEVELOPED = 15) FINISH: MATTE	INTERIOR OF CABINETS
PL-2	PLASTIC LAMINATE	WILSONART 1.800.433.3222	COLOR: TO MATCH WD-1 (CLASS A, FLAME SPREAD = 30, SMOKE DEVELOPED = 15) FINISH: MATTE	CABINET DOORS
P-1	PAINT	BEHER	WHITE SATIN	SALES CEILING
P-2	PAINT	SHERWIN WILLIAMS	SW 7048 URBANE BRONZE SATIN	WALLS, CLG. AND EXPOSED DUCTWORK
MT-1	CORRUGATED METAL	HOME DEPOT	12-FT-CORRUGATED-GALVANIZED-STEEL-29-GAUGE-ROOF-PANEL PAINT BLACK SEMI GLOSS	BEVERAGE COUNTER WALL
FRP	FIBERGLASS REINFORCED POLYESTER PANELS EXISTING	MARLITE 1.216.343.6621	P-100 WHITE. INSTALL PER MANUFACTURER'S INSTRUCTIONS. PROVIDE TOP AND VERTICAL MOLDING AS REQUIRED, CAULK ALL EDGES FOR WATER TIGHT SEAL. (CLASS C, FLAME SPREAD = <200, SMOKE DEVELOPED = 450)	KITCHEN WALLS

DATE: 10-31-25
JOB NO: 2567

HUMMUS REPUBLIC
FRESH HARBORS
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REVISIONS
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REVISED PER BUILDING DEPT.
12/1/2025

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SEAL
WISCONSIN
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10226-005
TAMPA
FLA.
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12-4-25
D. Hiatt

FINISH SCHEDULE AND DETAILS

SHEET NUMBER
A1.2

EQUIPMENT SCHEDULE										
REF	DESCRIPTION	QTY	SIZE	MANUFACTURER	MODEL #	PLUMBING	ELECTRICAL	REMARKS	NSF	UL
1	HOT FOOD WELL	1	20"X12"	WYOTT	BM-30 UL -120-EE		120V/60/750W 6.3 AMP	DROP I N	Y	Y
2	ELECTRIC CREPE MAKER	1	16" ROUND	WARING	WSC160X		120V/60/1800W	COUNTERTOP	Y	Y
3	2 DR MEGATOP	1	60-1/5"L x 34"D x 46-3/5" H	BEVERAGE-AIR	SPE60HC-24M		115V / 60 / 9.6 AMP	NEMA5-15P	Y	Y
4	2 DR MEGATOP	1	48" L x 38-3/8" D x 49" H	BEVERAGE-AIR	SPE48HC-18M		115V/60/2 AMP	NEMA5-15P	Y	Y
5	AIR CURTAIN DISPLAYCASE	1	47.25" L x 32 .38" D x 32.75" H	STRUCTURE	OASIS CO43R		115V/60/ 12 AMP	NEMA5-15P	Y	Y
6	GAS DEEP FRYER	2	15.62" W X 34.29" D X 44.22" H	FRYMASTER	#MJ35			110,000 BTUH GAS	Y	Y
7	2DR REFRIGERATED PREP TABLE	1	36" L x 38-3/8" D x 49" H	BEVERAGE-AIR	SPE36HC-15M		115V/60/4.5AMP		Y	Y
8	GAS GRIDDLE	2	36" W x 31 1/2" D x 15 1/4" H	VULCAN	MSA36-101		115V/60/1.5AMP	81,000 BTUH GAS	Y	Y
9	REACH-IN REFRIGERATOR	1	75" L x 33" D x 84" H	BEVERAGE-AIR	RB72HC-1S		115V / 60 / 6.2 AMP	NEMA5-20P	Y	Y
10	REACH-IN FREEZER	1	75" L x 33" D x 84" H	BEVERAGE-AIR	HBF72HC-5		115V / 60 / 14 AMP	NEMA5-20P	Y	Y
12	FOOD PROCESSOR	1	19" H x 9" W x 14"D	WARING	SFP16S		120V/60/8AMP	NEMA5-15P	Y	Y
13	BLENDER	1	17" H X 8" W X 11" D	WARING	MX1000CTXP		120V/60/3.5AMP	NEMA5-15P	Y	Y
14	HAND SINK W/ SPLASH GUARDS	2	17" W X 18" D X 13 1/2" H	REGENCY	600HS17SP	1/2"CW-1/2"HW2"S.			Y	
15	4 TIER WIRE SHELVING W/ CASTERS	5	PER PLAN	SPG INTERNATIONAL				EPOXYCOATED	Y	
16	EXHAUST HOOD CANOPY	1	54" D X 24" H.	CAPTIVEAIRE					Y	
17	SS WORK TABLE WITH UNDER SHELF	4	SEE PLAN FOR WIDTH 30" D X 34" H	ATOSA	SSTW-30----			SEE PLAN FOR LENGTH	Y	
19	3 COMPARTMENT SINK	1	L X 23 1/2" D X 48 3/4" H	REGENCY	600S3181818X	1/2"CW-1/2"HW		DIRECTTOF.S.	Y	
20	DROP IN HEATED SHELF	1	49.625" W. x 19.625" D x 2.2" H	HATCO	HBGB-4818		115V / 60/ 7.1 AMP	NEMA5-15P	Y	
21	WALL MOUNTED WIRE SHELF	7	REFER TO PLAN FOR SIZES	METRO				SUPER-ERECTA-METROSEAL-3	Y	
22	MOP SINK W/FAUCET	1	25" W X 21" D X 16 7/8" H	REGENCY	600SM162012	1/2"CW-1/2"HW			Y	
23	WATER HEATER	2	REFER TO PLUMBING DRAWING					VENTED	Y	
24	BEVERAGE DISPENSER	2	27.25" X 25.75" X 16"	GRINDMASTER	CECILWARE D35-3		115V/60/8.5AMP	NEMA5-15P	Y	Y
25	1 COMPARTMENT SINK / RIGHT DRAIN BD	1	44" L X 28" D X 45" H	REGENCY	600S1172324GRHT	1/2"CW-1/2"HW		DIRECT TO F.S.	Y	Y
26	GARBAGE / TREY HOLDER	1								
27	HEAT LAMP	1	11" DIA. 10" SHADE LENGTH	HANSON	400-RET-B		115V/60/ 250 WATT		Y	Y
28	CASH REGISTER	1		COORDINATE W/OWNER			115V/60/1			
29	SODA DISPENSER WITH ICE MACHINE HEAD	1	COORDINATE WITH COKE CO.				115V/60/1			
30	BAG-N-BOX	1	COORDINATE WITH COKE CO.				115V/60/1			

EQUIPMENT NOTES

1. ALL EQUIPMENT AND SIGNAGE SHALL BE PURCHASED BY THE OWNER AND INSTALLED BY THE GENERAL CONTRACTOR.
2. FOOD SERVICE AND BEVERAGE DISPENSING EQUIPMENT SHALL COMPLY W/ NSF REQUIREMENTS AND REQUIREMENTS OF LOCAL HEALTH OFFICIALS HAVING JURISDICTION.
3. INSTALLATION AND CONNECTION OF ALL FOOD SERVICE EQUIPMENT IS TO BE PERFORMED BY THE GENERAL CONTRACTOR UNLESS OTHERWISE INDICATED.
4. SHELVING UNITS SHALL BE ASSEMBLED AND SET IN PLACE BY THE GENERAL CONTRACTOR.
5. FOOD SERVICE EQUIPMENT REQUIRING AN ELECTRICAL CONNECTION IS TO BE FURNISHED W/ CORD AND PLUG UNLESS OTHERWISE INDICATED.
6. VERIFY THE ELECTRICAL AND MECHANICAL REQUIREMENTS OF FOOD SERVICE EQUIPMENT PRIOR TO INSTALLATION.
7. SINKS SHALL BE PROVIDED W/ DRAIN TAILPIECES AND FITTINGS. THE GENERAL CONTRACTOR SHALL PROVIDE SHUT-OFF VALVES, SUPPLIES AND TRAPS NECESSARY TO CONNECT SUCH SINKS.
8. PROVIDE A SHUT-OFF VALVE AT HOT AND/OR COLD WATER SERVICE TO EACH PIECE OF EQUIPMENT REQUIRING WATER CONNECTION(S).
9. PROVIDE A BACKFLOW PREVENTER AT EACH PIECE OF EQUIPMENT REQUIRING WATER CONNECTIONS. (NOT INCLUDING SINKS)

- EQUIPMENT NOTES
- THE GENERAL CONTRACTOR (GC) SHALL PROVIDE ALL LABOR AND EQUIPMENT NECESSARY TO RECEIVE AND OFFLOAD EQUIPMENT AND DELIVERIES ON BEHALF OF THE OWNER.

• UPON DELIVERY, ALL EQUIPMENT MUST BE VISUALLY INSPECTED FOR DAMAGE PRIOR TO REMOVAL FROM THE DELIVERY TRUCK.

• ANY DAMAGED OR MISSING ITEMS MUST BE:

• DOCUMENTED AND PHOTOGRAPHED IMMEDIATELY

• NOTED ON THE SHIPMENT RECEIPT BEFORE THE TRANSPORT REPRESENTATIVE LEAVES THE SITE.

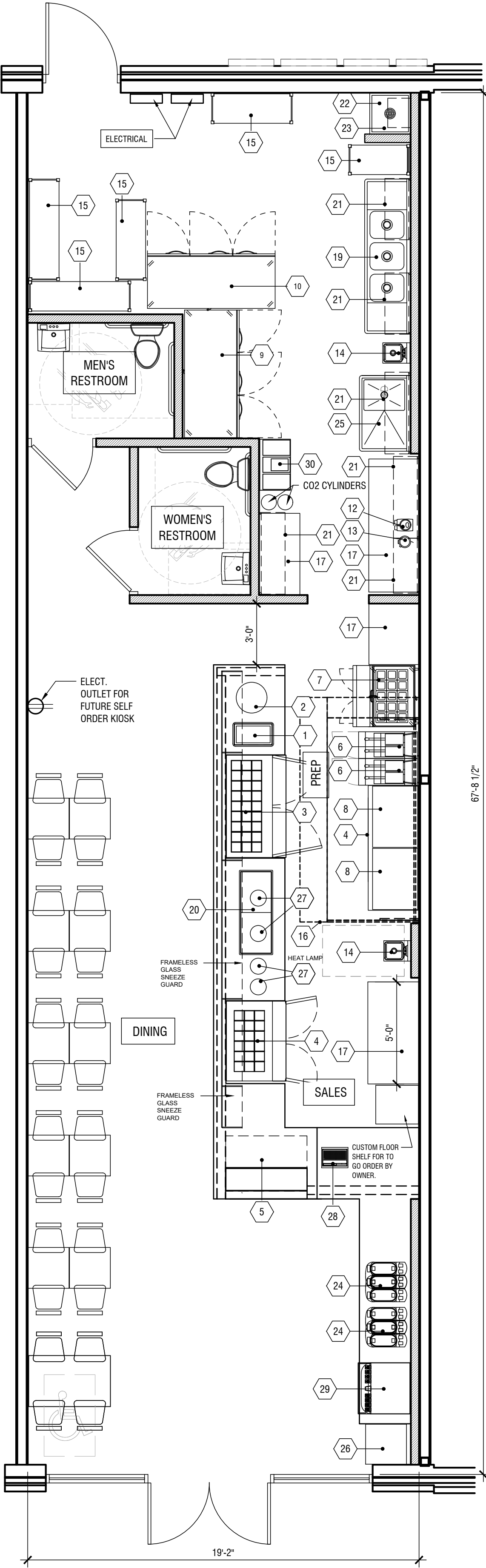
• REPORTED TO THE OWNER THE SAME DAY

• ALL EQUIPMENT AND DELIVERIES MUST BE TRANSPORTED AND STORED IN A DESIGNATED AREA OR STORAGE LOCATION APPROVED BY THE OWNER.

• THE GC IS RESPONSIBLE FOR UNCRATING AND PLACING ALL EQUIPMENT AS DIRECTED.

• ALL DEBRIS RESULTING FROM UNCRATING OR PLACEMENT SHALL BE REMOVED AND PROPERLY DISPOSED OF BY THE GC.

• AT ALL TIMES, EQUIPMENT AND ITEMS MUST BE PROTECTED FROM CONSTRUCTION ACTIVITIES AND PERSONNEL TO PREVENT DAMAGE OR INTERFERENCE.



EQUIPMENT PLAN

SCALE: 1/4" = 1'-0"

DATE: 10-31-25

JOB NO: 2567

HUMMUS REPUBLIC
FRESH LABS

860 N MAYFAIR RD, SUITE B-1
WAUWATOSA, WI 53226

REVISIONS

DAVID HIATT
ARCHITECT

902 GOODRICH AVENUE,
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SEAL



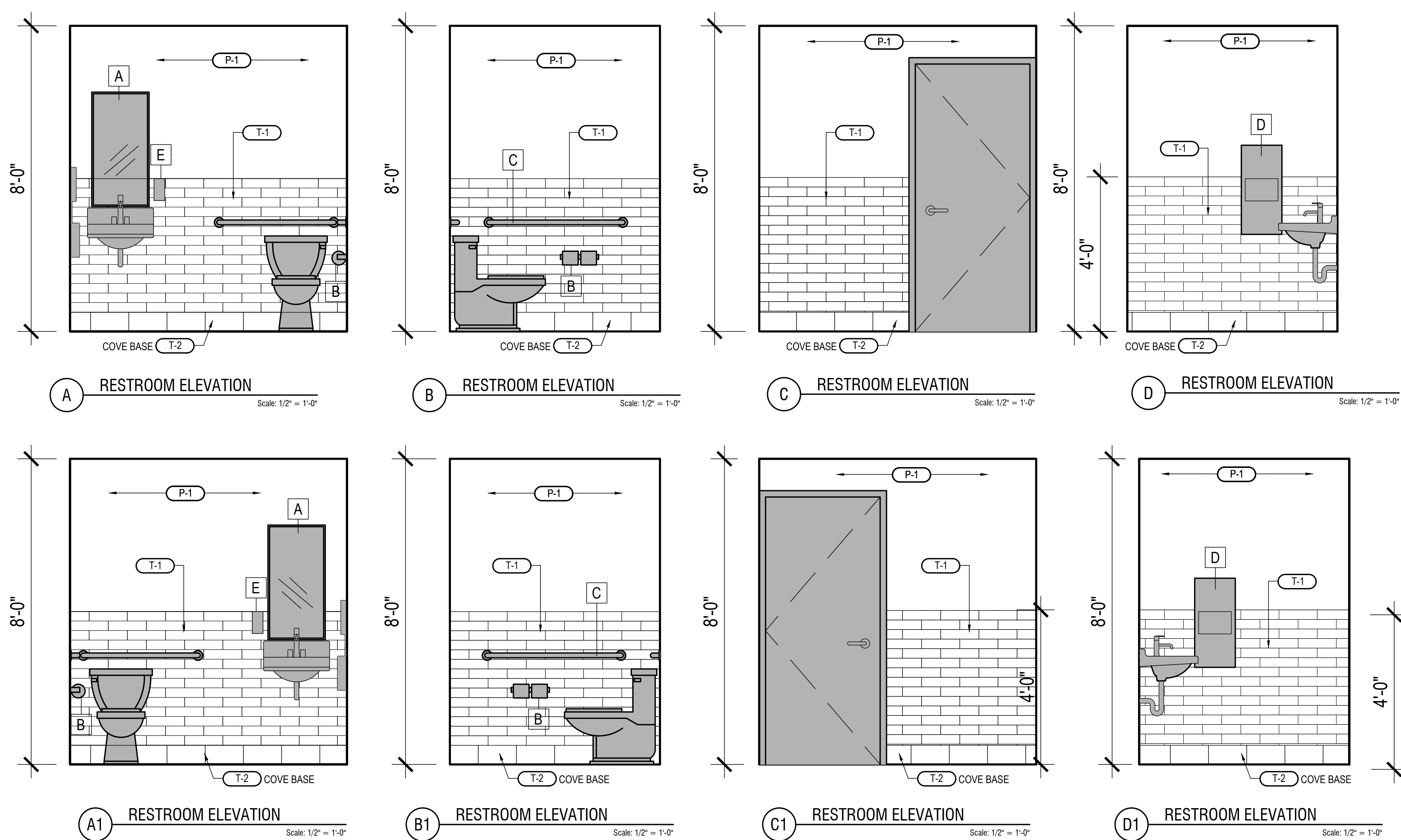
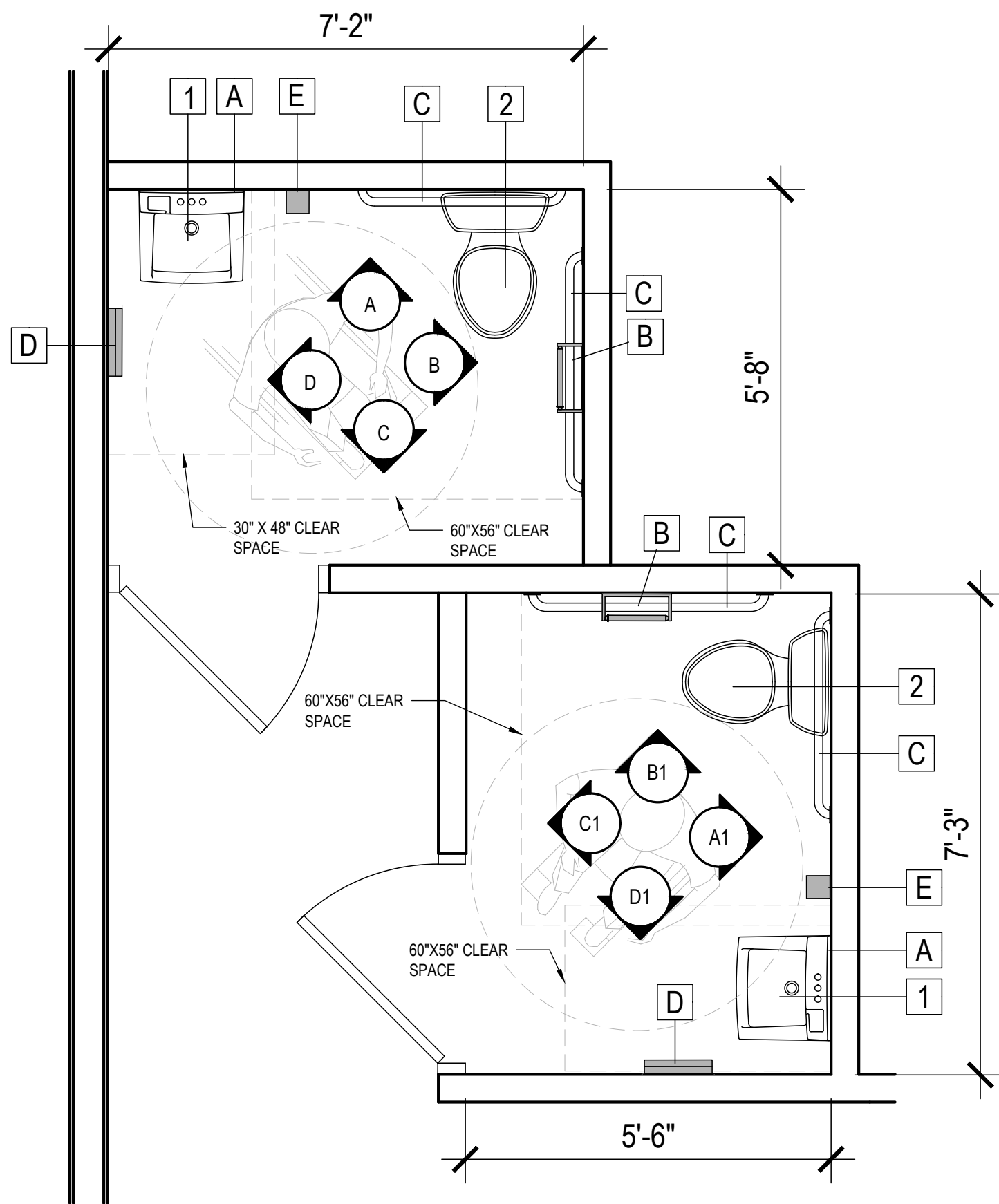
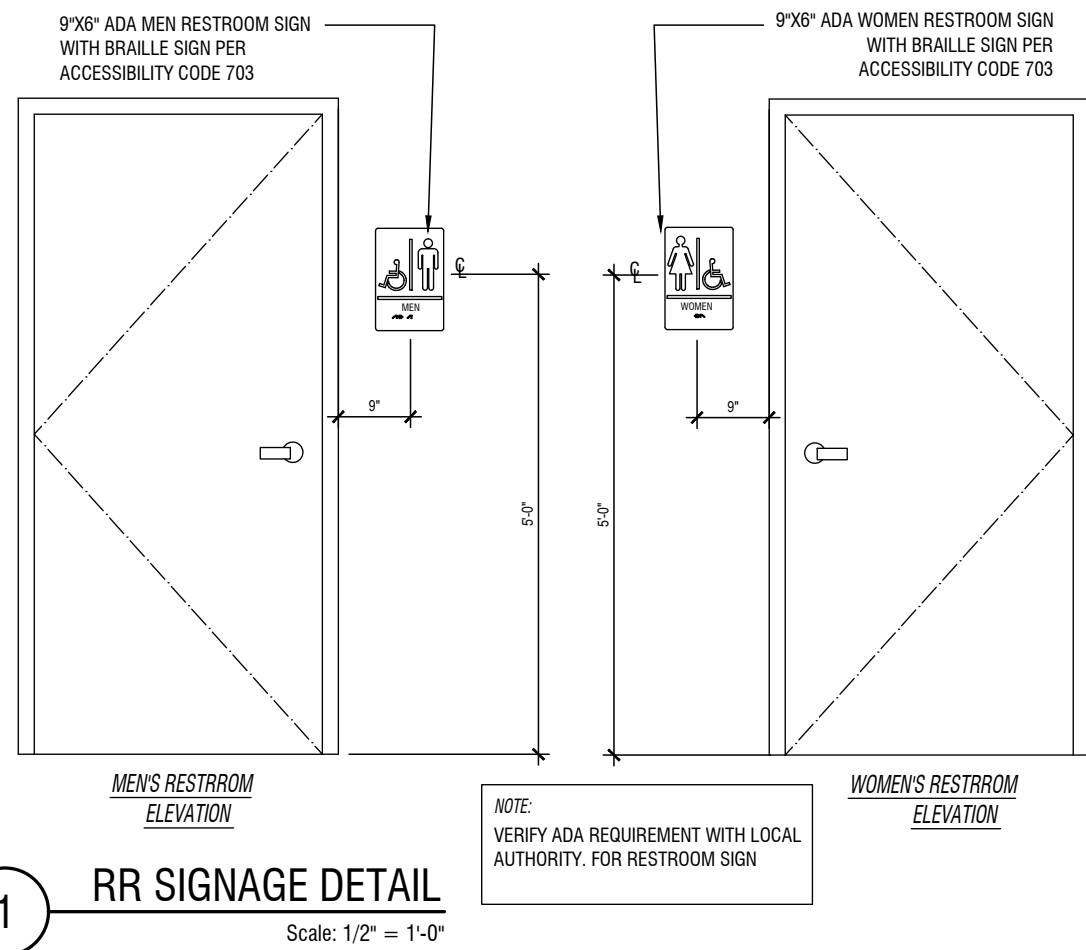
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EQUIPMENT PLAN AND SCHEDULE

SHEET NUMBER

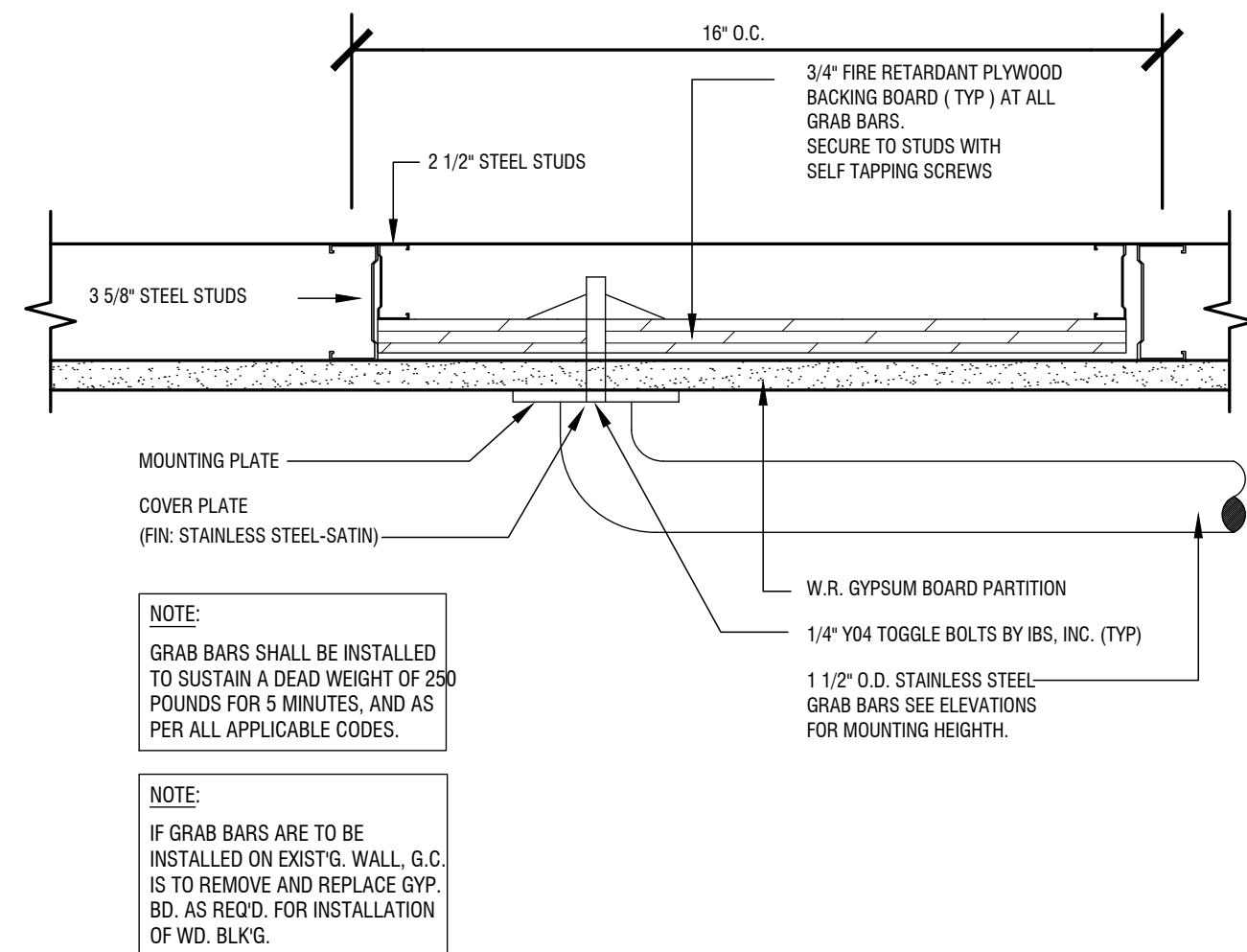
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RESTROOM ACCESSORY SCHEDULE

G.C. TO PROVIDE AND INSTALL ALL RESTROOM FIXTURES AND ACCESSORIES.

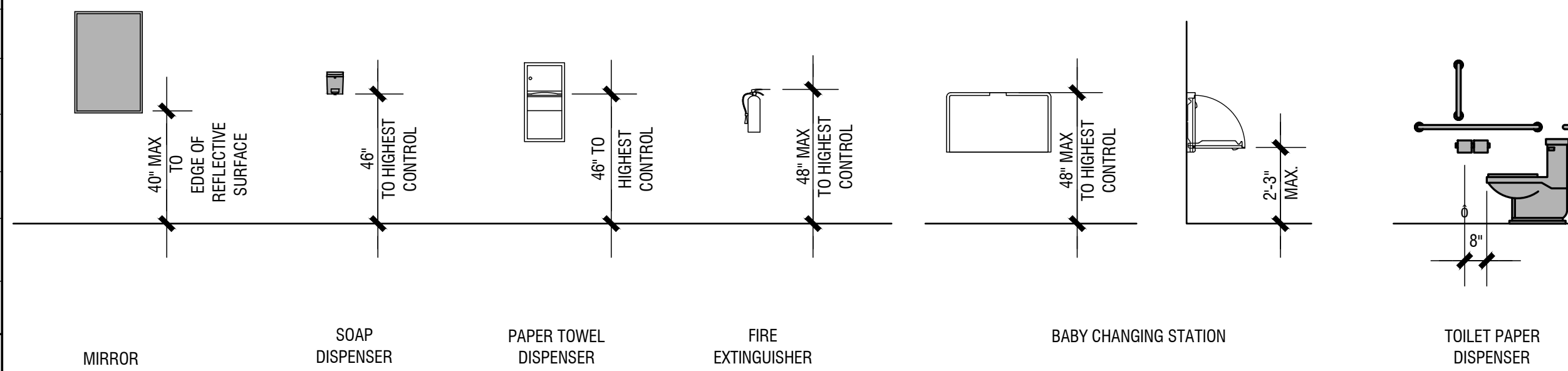
MARK	DESCRIPTION	TOILET ACCESSORIES TO BE "BOBRICK" OR APPROVED EQUAL.
A	24" X 36" WALL MOUNTED MIRROR, HANDICAP COMPLAINT	
B	GRAB BARS, 1-1/2" O.D. MAX., 1-1/4" O.D. MIN., HANDICAP COMPLAINT	
C	TOILET PAPER DISPENSER, SURFACE MOUNTED, HANDICAP COMPLAINT	
D	ELECTRIC HAND DRYER, SURFACE MOUNTED, HANDICAP COMPLAINT	
E	LIQUID SOAP DISPENSER, SURFACE MOUNTED, HANDICAP COMPLAINT	
1	LAVATORY, PER OWNER SELECTION MOUNTED PER ADA CODE, THE HIGHEST PART OF THE FRONT RIM TO BE 34" MAX. A.F.F.	
2	WATER CLOSET, TO EQUAL "AMERICAN STANDARD" 3043.001. FLOOR MOUNTED, INSTALL FLUSH VALVE ON OPEN (ACCESS) SIDE	



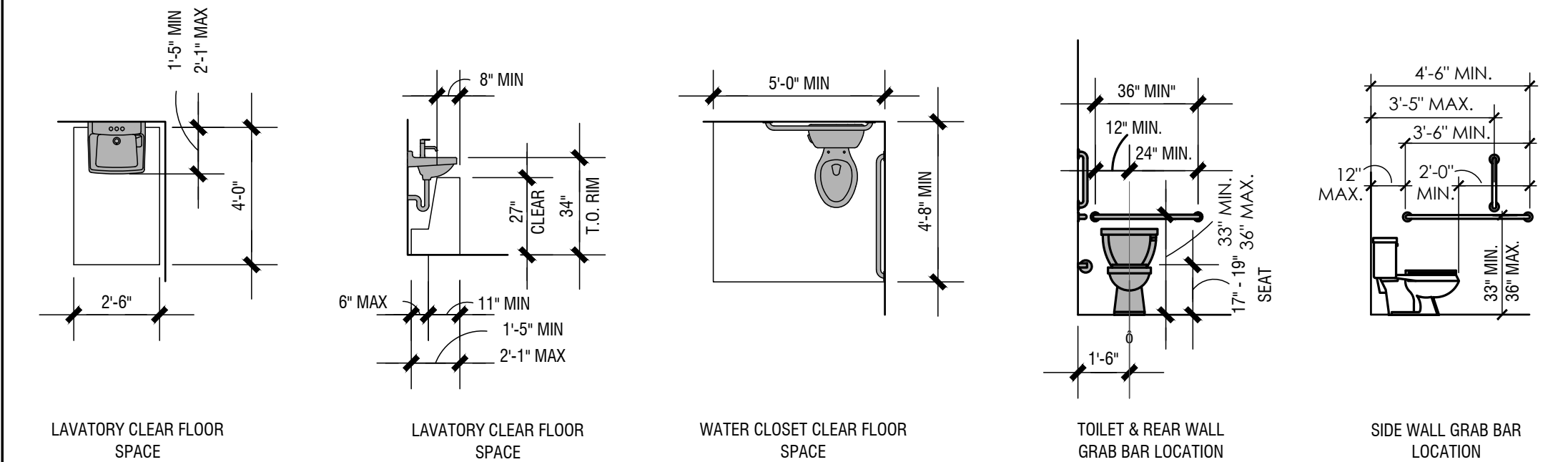
GRAB BAR SUPPORT DETAIL

SCALE: none

ACCESSORY MOUNTING LOCATIONS



TOILET FIXTURES



DATE: 10-31-25
JOB NO: 2567

HUMMUS REPUBLIC
FRESH HABITS

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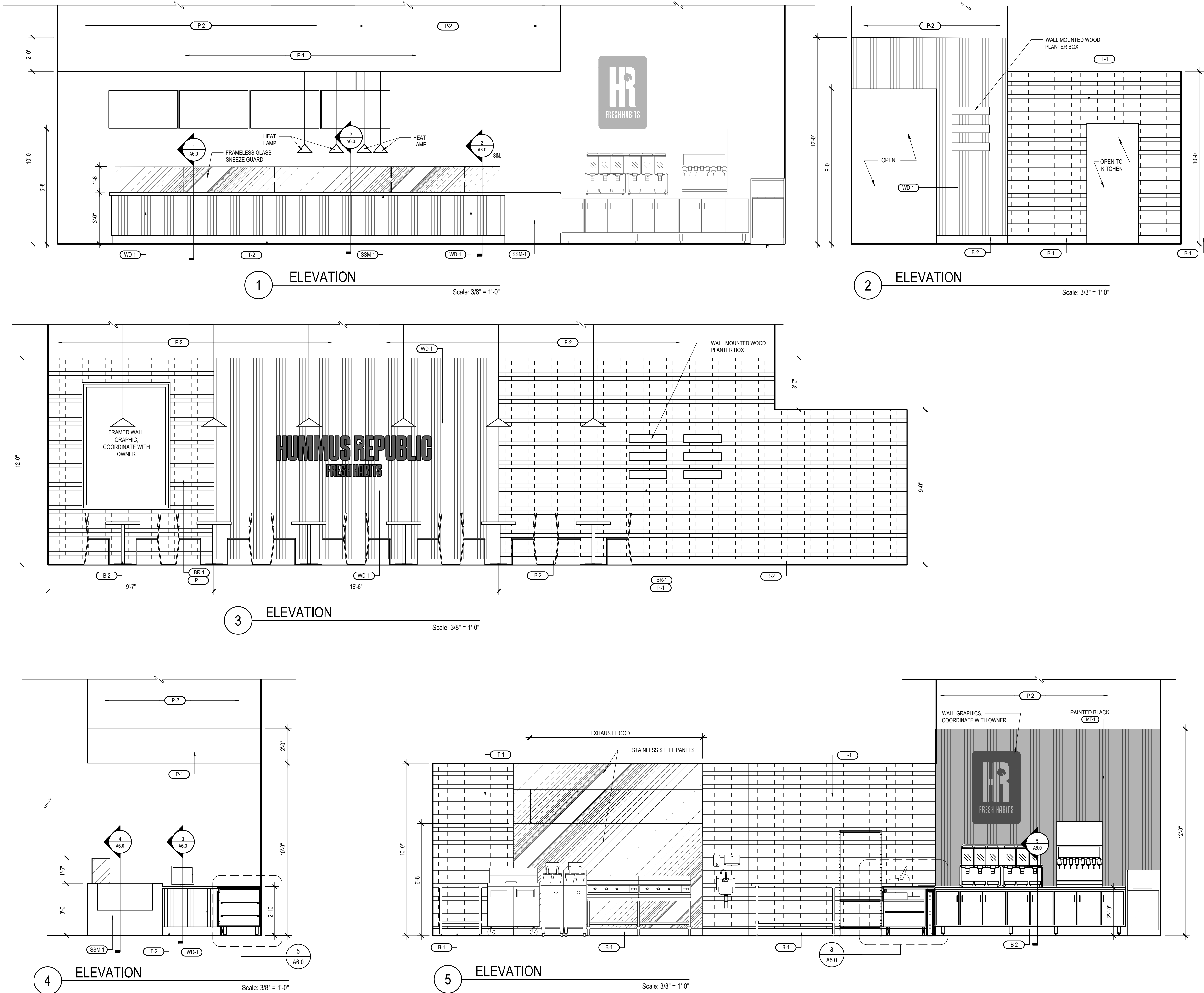
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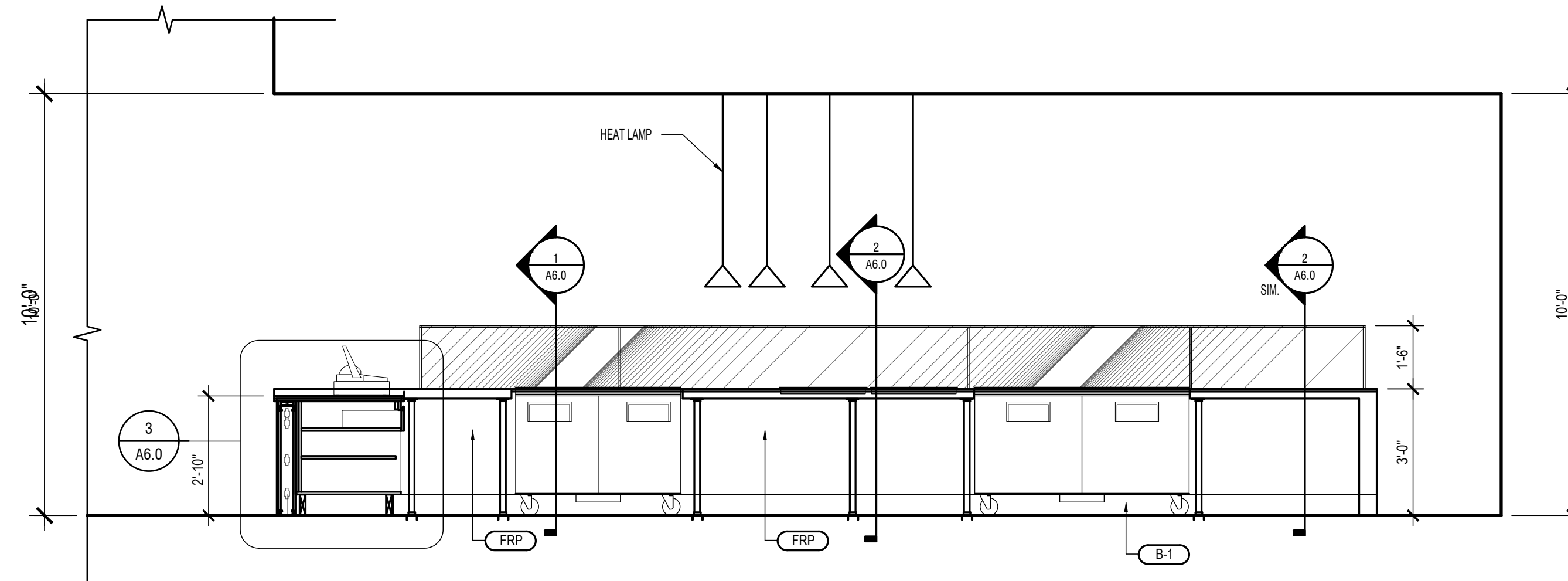


RESTROOM ELARGED PLAN
AND ELEVATIONS

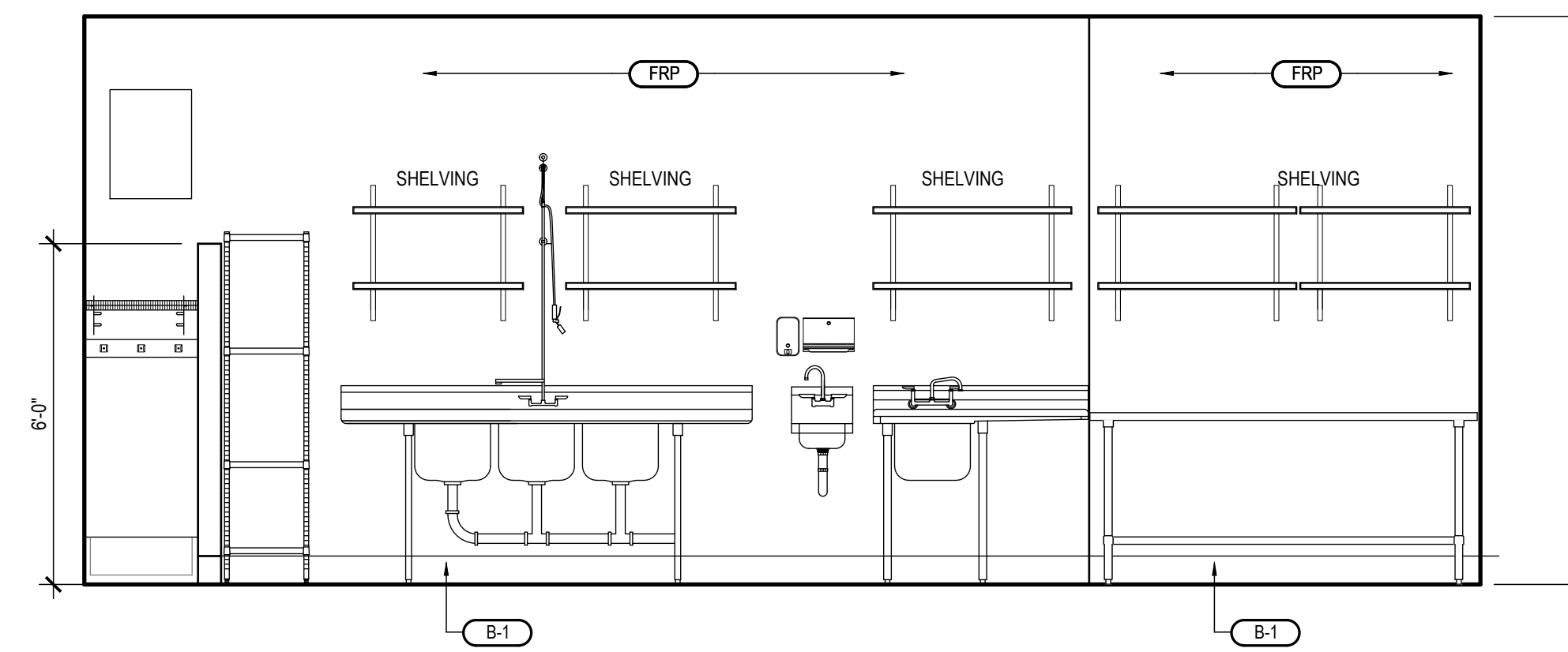
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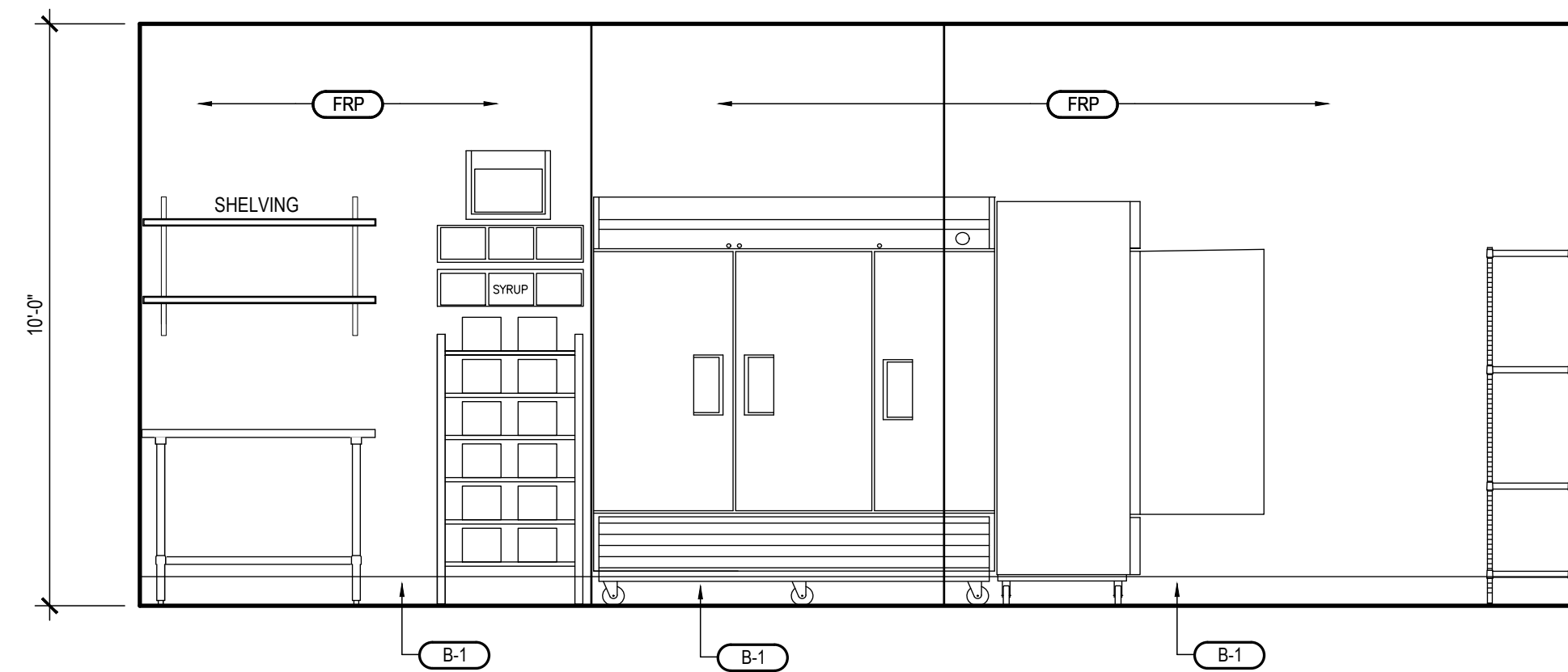




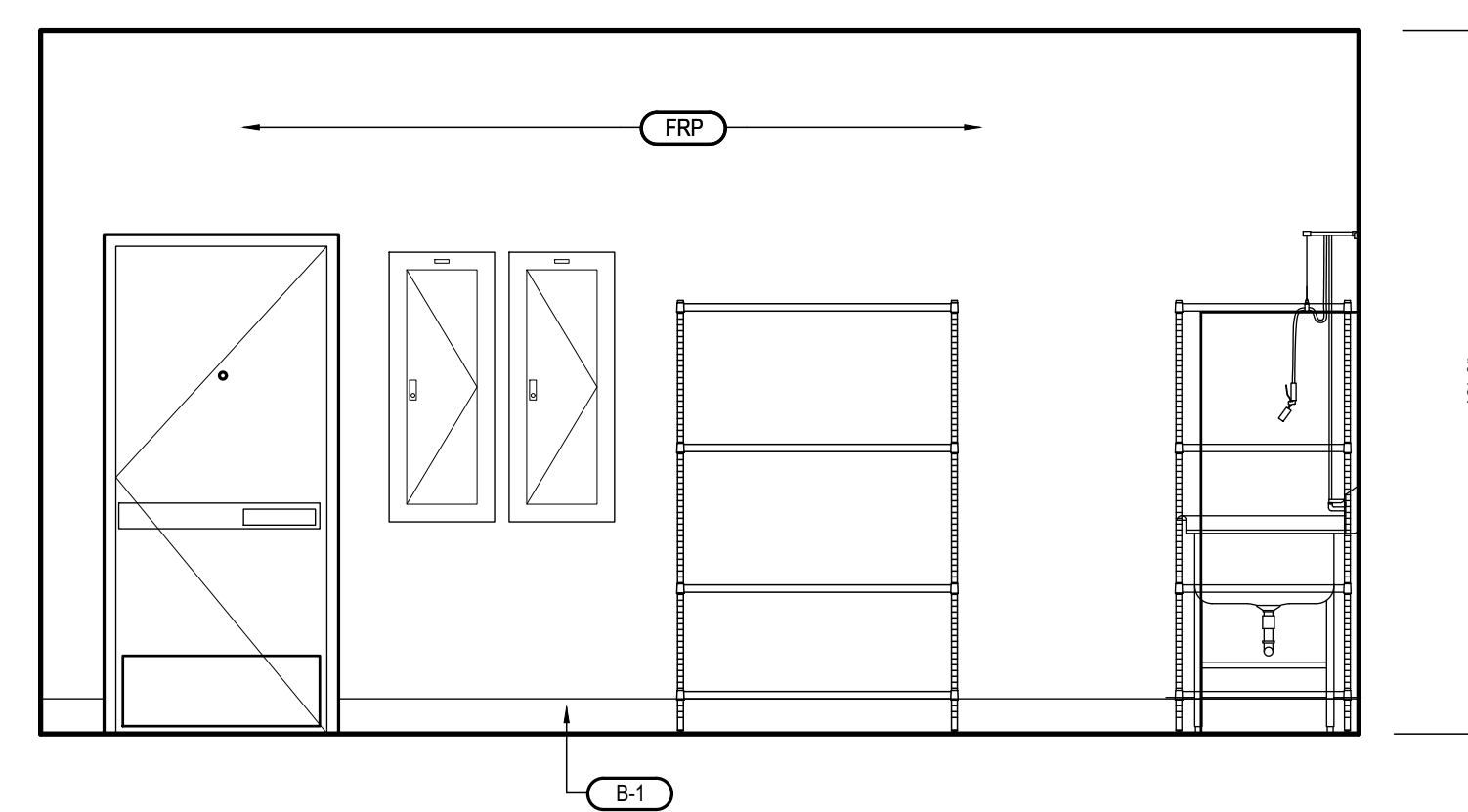
1 SLAES COUNTER BACK SIDE ELEVATION
Scale: 3/8" = 1'-0"



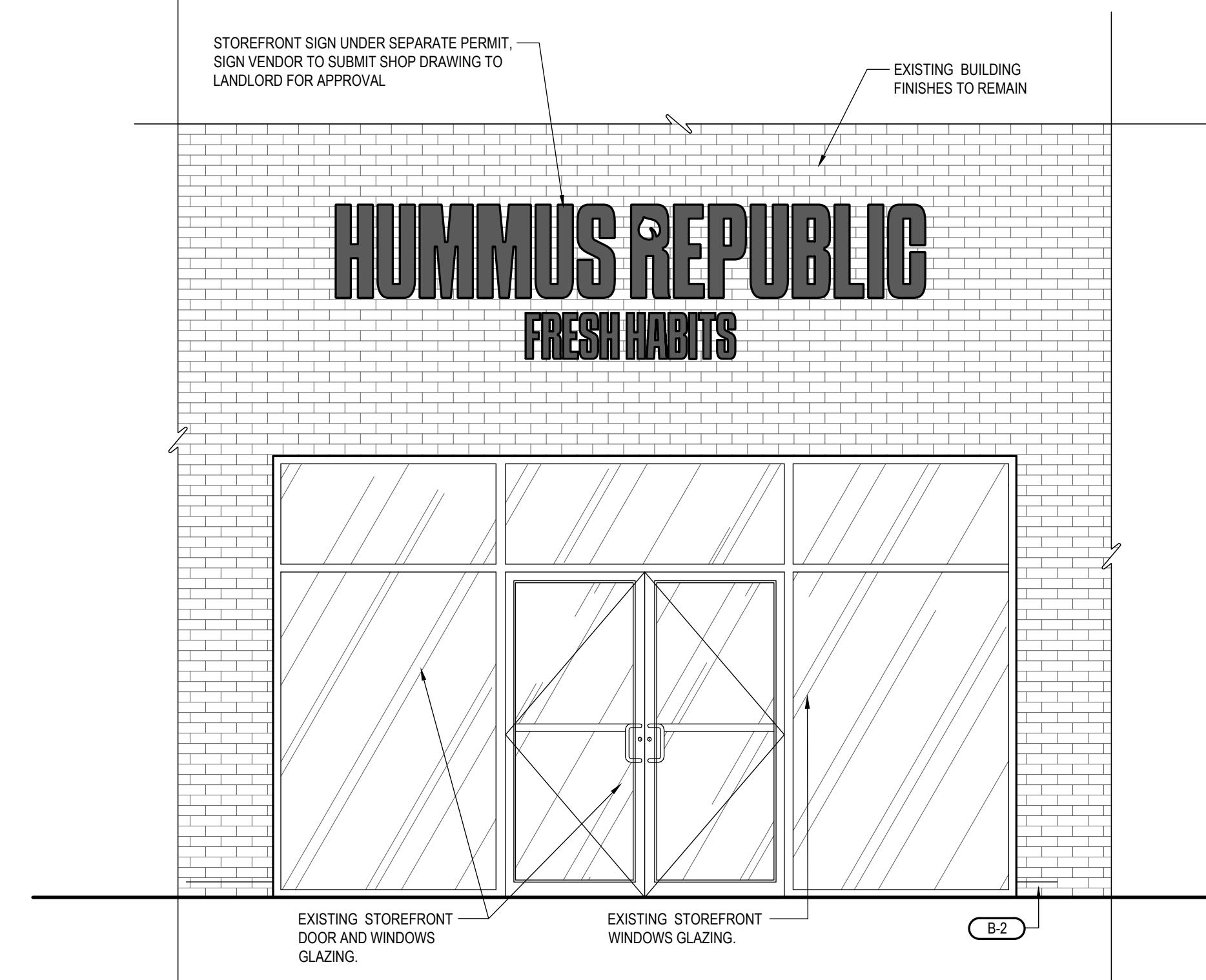
2 KITCHEN ELEVATION
Scale: 3/8" = 1'-0"



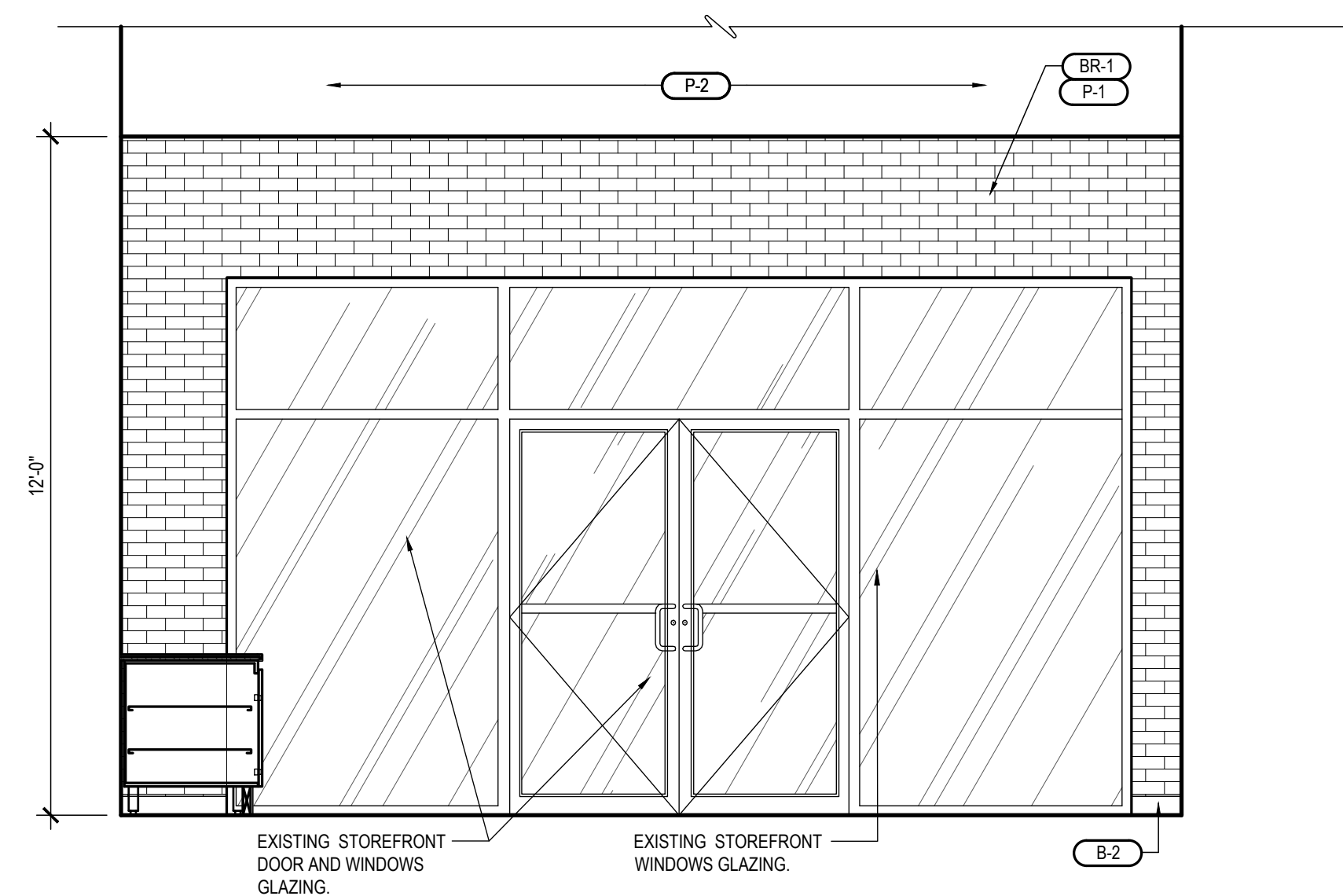
3 KITCHEN ELEVATION
Scale: 3/8" = 1'-0"



4 KITCHEN ELEVATION
Scale: 3/8" = 1'-0"



5 STOREFRONT ELEVATION
Scale: 3/8" = 1'-0"



6 ELEVATION
Scale: 3/8" = 1'-0"

DATE: 10-22-25
JOB NO: 2567

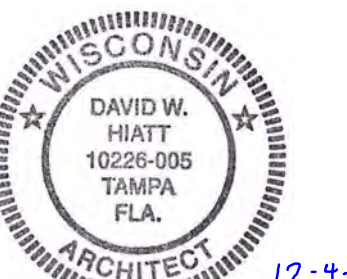
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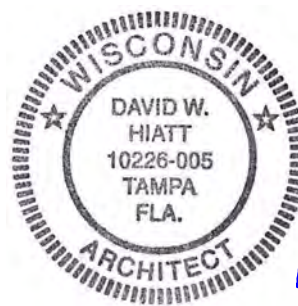
12-4-25

INTERIOR AND EXTERIOR
ELEVATIONS

SHEET NUMBER

A5.0





12-4-25
David W. Hiatt

GENERAL NOTES

- CHECK DIMENSIONS AND CONDITIONS IN THE FIELD
ALL DIMENSIONS AND CONDITIONS OF THIS JOB SHALL BE FIELD CHECKED BY GENERAL CONTRACTOR WHO WILL BE RESPONSIBLE FOR SAME. ANY DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT PRIOR TO THE START OF CONSTRUCTION. COSTS DUE TO A FAILURE OF REPORTING THESE DISCREPANCIES WILL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR.
- ERRORS AND OMISSIONS
ANY DISCREPANCIES OR OMISSIONS ON THESE DOCUMENTS MUST BE BROUGHT TO THE ATTENTION OF THE ARCHITECT PRIOR TO THE COMMENCEMENT OF ANY WORK. FAILURE BY THE CONTRACTOR TO IDENTIFY DISCREPANCIES OR OMISSIONS WILL THEN BECOME THE RESPONSIBILITY OF THE CONTRACTOR.
- NOTES
ALL NOTES ON ANY PORTION OF THESE DOCUMENTS APPLY TO ENTIRE DOCUMENT WHETHER OR NOT THEY ARE REPEATED IN OTHER AREAS.
- WORK, MATERIALS AND CONSTRUCTION METHODS
ALL WORK, MATERIALS AND CONSTRUCTION METHODS SHALL CONFIRM WITH ALL GOVERNING AUTHORITIES HAVING JURISDICTION.
- APPROVAL BY GOVERNING AUTHORITIES
APPROVAL OF THESE DRAWINGS BY GOVERNING AUTHORITIES DOES NOT RELEASE THE CONTRACTOR FROM COMPLYING WITH ALL APPLICABLE CODES AND STANDARDS.
- INSTALLATION BY GENERAL CONTRACTOR
ALL MATERIALS AND EQUIPMENT ITEMS SUPPLIED BY THE OWNER/TENANT ARE TO BE INSTALLED BY GENERAL CONTRACTOR UNLESS INDICATED OTHERWISE.
- MATERIALS
ALL MATERIALS SHALL BE NEW AND FIRST CLASS. ALL WORK AND EQUIPMENT ITEMS SHALL BE WARRANTIED BY THE CONTRACTOR FOR A MINIMUM OF ONE YEAR FROM THE DATE OF FINAL ACCEPTANCE. EXCEPT FOR MANUFACTURE'S WARRANTY WHICH MAY BE LONGER.
- COMBUSTIBLE MATERIALS
NO COMBUSTIBLE MATERIALS ARE PERMITTED ABOVE CEILING.
- FIRE EXTINGUISHERS
CAPACITY AND RATING AS REQUIRED BY N.F.P.A. PAMPHLET #10 AND LOCAL AUTHORITIES. LOCATE PER LOCAL AUTHORITIES AND N.F.P.A. 10.
- FIRE WALLS
ALL FIRE-WALL PENETRATIONS TO BE INSTALLED PER U.L. NUMBERS
WL 1001 WL 2002
WL 1002 WL 2003
WL 1003 WL 2004
WL 5001 WL 2005
WL 5002
- MISCELLANEOUS
PRIOR TO INSTALLING SHELVING IN REFRIGERATOR, T.G.C. TO WASH DOWN (SPONGE) INTERIOR THREE (3) TIMES WITH A SOLUTION OF 50% VINEGAR AND 50% WATER. SET REFRIGERATOR TO OPERATE AT 34 - 38 RANGE.
- SOME SPECIFIED ITEMS (SUCH AS FLUORESCENT FIXTURES IN SALES COUNTER, WALL STANDARDS, SHELVING BRACKETS, CERAMIC TILE, ETC.) MAY REQUIRE LONG DELIVERY.
- UNLESS OTHERWISE NOTED, ALL WORK TO BE THE RESPONSIBILITY OF THE TENANT'S GENERAL CONTRACTOR.
- ONE SET OF LANDLORD APPROVED DRAWINGS TO BE KEPT ON SITE AND AVAILABLE FOR CHECKING AT ALL TIMES DURING CONSTRUCTION.
- BUILDING CODES ARE SUBJECT TO CHANGE & SHOULD BE VERIFIED WITH THE GOVERNING AUTHORITIES BEFORE START OF WORK. ALL WORK MUST CONFORM TO THE APPLICABLE LOCAL AND NATIONAL CODES.
- ALL MATERIALS TO MEET FLAME SPREAD RATINGS REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.
- MAINTAIN INTEGRITY OF EXISTING FIRE RATED ASSEMBLIES AT ALL TIMES.
- ALL WORK BY THE TENANT'S CONTRACTOR(S) SHALL BE COMPLETED USING NEW MATERIALS.
- MAKE GOOD ANY DAMAGE TO LANDLORD'S OR OTHER TENANT'S WORK CAUSED DURING CONSTRUCTION.
- REMOVE ALL GARBAGE AND DEBRIS TO THE APPROVED CONTAINERS, DAILY.
- TENANT'S GENERAL CONTRACTOR SHALL OBTAIN COPY OF "TENANT/LANDLORD RESPONSIBILITIES" SECTION OF THE LEASE, AND CONFORM AS REQUIRED.
- ALL WORK TO BE SCHEDULED THROUGH THE TENANT COORDINATOR SO THAT IT DOES NOT INTERFERE WITH MALL OPERATIONS.
- ALL ELECTRICAL, MECHANICAL & PLUMBING - FLOOR & CEILING ROUGH-IN TO BE LOCATED & TAGGED ON THIS LAYOUT. ALL VERTICAL DIMENSIONS OR SPECIAL LOCATE NOTES I.E. (ABOVE CEILING) TO BE NOTED ON EQUIPMENT SCHEDULE & ROUGH-IN SPECS. ON THIS DRAWING.
- SUBCONTRACTORS MUST EXAMINE EACH INSTALLATION AREA FOR CONDITIONS INTERFERING WITH PROPER, TIMELY, OR ACCEPTABLE COMPLETION OF THE WORK & SHALL NOTIFY THE GENERAL CONTRACTOR OF UNACCEPTABLE CONDITION REQUIRING ATTENTION BEFORE FINISH MATERIAL INSTALLATION.
- DO NOT BEGIN FINISH MATERIAL INSTALLATION BEFORE UNACCEPTABLE CONDITIONS HAVE BEEN CORRECTED IN A MANNER ACCEPTABLE TO THE GENERAL CONTRACTOR & ARCHITECT FOR THAT PORTION OF THE WORK.
- PERFORMANCE OF THIS WORK BY THE INSTALLER INDICATES ACCEPTANCE OF ALL SUBSTRATE CONDITIONS & ASSUMPTION OF RESPONSIBILITY FOR COMPLIANCE WITH MATERIAL INSTALLATION QUALITY STANDARDS.
- CARRY OUT DEMOLITION WITHIN THE PREMISES TO A BROOM SWEEP CONDITION, OF ANY EXISTING EQUIPMENT, CEILING AND PARTITIONS NOT REQUIRED BY THE TENANT, INCLUDING THE REMOVAL AND CAPPING OF WATER AND GAS LINES, AND THE REMOVAL OF CIRCUIT WIRING BACK TO THE BREAKER PANEL.
- SUPPLY AND INSTALL CONSTRUCTION BARRICADE TO THE PREMISES, THREE FEET BEYOND LEASE LINE. REMOVE AT CONCLUSION OF CONSTRUCTION.
- SUPPLY TEMPORARY FACILITIES OF A MINIMUM 100 AMP HYDRO SERVICE, READILY ACCESSIBLE WATER SUPPLY, AND GARBAGE DISPOSAL TO THE TENANTS G.C. FOR THE DURATION OF THE CONSTRUCTION PERIOD.
- ALLOW ACCESS BY TENANTS G.C. TO LOADING FACILITIES AND/OR FREIGHT ELEVATOR IF APPLICABLE, DURING REGULAR MALL HOURS.
- ALL HORIZONTAL EQUIPMENT DRAINS TO BE KEPT A MINIMUM OF 6" A.F.F. TO FACILITATE MOPPING.
- CALLING FOR ALL OPEN JOINTS TO BE CAULKED.

ARCHITECTURAL SPECIFICATIONS

- DEFINITIONS
1.1.1 THE WORD ARCHITECT MEANS LICENSED ARCHITECT.
1.1.2 THE WORD OWNER MEANS: SEE SHEET C-1 FOR OWNER INFORMATION
1.1.3 THE WORD LANDLORD SEE SHEET C-1 FOR LANDLORD INFORMATION
1.1.4 THE WORD CONTRACTOR MEANS LICENSED CONTRACTOR AWARDED CONTRACT FOR THIS PROJECT BY OWNER.
- WORK INCLUDED
1.2.1 UNLESS SPECIFIED OTHERWISE, THE FOLLOWING INSTRUCTIONS APPLY TO ALL SECTIONS OF WORK, WHETHER OR NOT THE PROJECT WAS AWARDED BY TENDER PROCESS.
1.2.2 THE CONTRACTOR SHALL PERFORM THE WORK AS SHOWN IN THE DRAWINGS, SCHEDULES, SPECIFICATIONS AND ADDENDA ISSUED HEREWITH.
1.2.3 IN THE EVENT OF CONFUSING INFORMATION, THE CONTRACTOR US TO IMMEDIATELY CONTACT THE ARCHITECT FOR CLARIFICATION.
1.2.4 CO-ORDINATE WITH SEPARATE CONTRACTORS.
- FOR A LIST OF WORK INCLUDED UNDER SEPARATE CONTRACTS, SEE ATTACHED.
1.2.6 FOR A LIST OF EXISTING OR NEW ITEMS PROVIDED BY THE OWNER, SEE ATTACHED.
- GENERAL INSTRUCTIONS
2.1.1 CONFORM TO THE LATEST EDITION OF THE BUILDING CODE HAVING JURISDICTION WHERE THE WORK IS TO BE PERFORMED, AND TO THE LATEST VERSION OF ADA (AMERICANS WITH DISABILITIES ACT).
2.1.2 OBTAIN ALL PERMITS, CERTIFICATES AND AUTHORIZATIONS REQUIRED BY AUTHORITIES.
2.1.3 CONSERVE AS MUCH AS POSSIBLE OVERHEAD SPACE BY INSTALLING AND ARRANGING DUCTS, PIPING, TUBING, CONDUIT, EQUIPMENT AND FIXTURES IN AN ORDERLY MANNER AND TO PROVIDE MINIMUM INTERFERENCE. RUN PIPE, DUCTS, TUBING AND CONDUIT SQUARE WITH BUILDING GRID, VERTICALLY AND HORIZONTALLY UNLESS OTHERWISE NOTED. CONCEAL PIPES, DUCTS, TUBING AND CONDUIT IN PUBLIC AREAS.
2.1.4 THE USE OF SCOPE, RELATED WORK OR SIMILAR ARTICLES IN THE SPECIFICATIONS SHALL NOT RELIEVE THE CONTRACTOR FROM THEIR RESPONSIBILITY TO ASSIGN THE VARIOUS PARTS OF THE WORK TO THE APPROPRIATE SUBCONTRACTORS, AND FORCES, AND SHALL NOT IMPOSE UPON THE ARCHITECT OR THE OWNER THE DUTY TO ARBITRATE DISPUTES BETWEEN THE CONTRACTOR AND SUBCONTRACTORS, NOR SHALL IT RELIEVE THE SUBCONTRACTORS FROM THEIR RESPONSIBILITY FOR CAREFULLY EXAMINING ALL THE SPECIFICATIONS AND DRAWINGS, AND CO-ORDINATING THEIR WORK WITH EACH OTHER AND THE GENERAL CONTRACTOR.
- CO-OPERATION
2.2.1 CO-OPERATE AND CO-ORDINATE WITH OTHE CONTRACTORS AND SUBCONTRACTORS REQUIRED FOR SATISFACTORY AND EXPEDITIOUS COMPLETION OF THE WORK. TAKE SITE DIMENSIONS RELATIVE TO THE WORK. FABRICATE AND ERECT WORK TO SUIT SITE DIMENSIONS AND CONDITIONS. PROVIDE FORMS, TEMPLATES, ANCHORS, SLEEVES, INSERTS AND ACCESSORIES REQUIRED TO BE FIXED TO OR INSERTED IN THE WORK AND SET IN PLACE, OR INSTRUCT RELATED SUBCONTRACTORS AS TO THEIR LOCATION, GIVING REQUIRED SUPERVISION. PAY COST OF EXTRA WORK CAUSED BY AND MAKE UP TIME LOST AS RESULT OF FAILURE TO PROVIDE NECESSARY CO-OPERATION, INFORMATION OR ITEMS TO BE FIXED OR BUILT-IN WITHIN ADEQUATE TIME.
2.2.2 THE OWNER OR THE ARCHITECT AND THEIR EMPLOYEES OR AGENTS SHALL HAVE THE RIGHT TO ENTER THE PREMISES AND INSPECT THE SITE, MATERIALS AND WORKMANSHIP AT ANY TIME.
- DIMENSIONS
2.3.1 REPORT ALL DISCREPANCIES TO THE ARCHITECT OR PROJECT MANAGER.
2.3.2 WHERE DIMENSIONS ARE NOT AVAILABLE BEFORE FABRICATION, AGREE UPON THEM AMONG THE TRADES CONCERNED.
2.3.3 THE LOCATION OF PLUMBING, HEATING, ELECTRICAL FIXTURES AND OUTLETS, DUCTS, CONDUIT AND PIPE SHOWN OR SPECIFIED BUT NOT DIMENSIONED ARE APPROXIMATE.
2.3.4 NOMINAL PARTITION AND COLUMN THICKNESSES ARE SHOWN ON THE DRAWINGS. DETERMINE ACTUAL SIZES ON SITE.
2.3.5 VERIFY DIMENSIONS FOR SHOP FABRICATED PORTIONS OF THE WORK ON SITE BEFORE DOING SHOP DRAWINGS AND FABRICATIONS.
- DRAWINGS ON SITE
2.4.1 KEEP ON COPY OF ALL DOCUMENTATION ON SITE AT ALL TIMES, COMPLETE WITH LANDLORD AND LOCAL AUTHORITIES APPROVAL.
- EXAMINATION OF SITE AND DOCUMENTATION
2.5.1 BEFORE ANY CONSTRUCTION OR FABRICATION BEGINS, EXAMINE THE SITE AND DETERMINE THE EXTENT AND NATURE OF ALL CONDITIONS AFFECTING THE PERFORMANCE OF THE WORK, INCLUDING THE LOCATION OF ALL CONCEALED SERVICES WHICH MAY HAVE TO BE PROTECTED, REMOVED OR RELOCATED. BEFORE ANY CONSTRUCTION OR FABRICATION BEGINS, EXAMINE CAREFULLY ALL SPECIFICATIONS, SCHEDULES, DRAWINGS AND OTHER DOCUMENTATION. BY ACCEPTING THIS WORK, IT IS ASSUMED THAT THE CONTRACTOR THOROUGHLY UNDERSTANDS THESE DOCUMENTS.
2.5.2 EACH TRADE SHALL EXAMINE THE WORK UPON WHICH THEIR WORK DEPENDS. APPLICATION OF WORK OR ANY PART OF IT SHALL BE DEEMED ACCEPTANCE OF THAT WORK UPON WHICH THE CONTRACTORS' WORK OR THAT PART OF IT WHICH HAS BEEN APPLIED DEPENDS.
2.5.4 DRAWINGS ARE INTENDED TO CONVEY SCOPE OF THE GENERAL CONTRACT WORK AND INDICATE GENERAL AND APPROXIMATE LOCATIONS, ARRANGEMENTS, AND SIZE OF FIXTURES, EQUIPMENT, DUCTS, PIPING, CONDUIT, AND OUTLETS. OBTAIN MORE ACCURATE INFORMATION FROM STUDY AND CO-ORDINATION OF DRAWINGS, AND SHOP DRAWINGS, INCLUDING ARCHITECTURAL, MECHANICAL AND ELECTRICAL, AND BECOME FAMILIAR WITH CONDITIONS AND SPACE AFFECTING THESE MATTERS BEFORE BEGINNING OR PROCEEDING WITH THE WORK. WHERE JOB CONDITIONS REQUIRE REASONABLE CHANGES IN INDICATED LOCATION AND ARRANGEMENTS, MAKE AT NO EXTRA COST TO OWNER. CO-ORDINATE ALL WORK WITH RESPECTIVE TRADE CONTRACTORS.
- SHOP DRAWINGS AND SUBMITTAL
2.6.1 WHERE SHOP DRAWINGS ARE REQUESTED, THE CONTRACTOR SHALL SUBMIT ONE SETPIA AND THREE WHITEPRINTS TO THE ARCHITECT OR PROJECT MANAGER FOR APPROVAL. COPIES OF THE FINAL SHOP DRAWINGS ARE TO BE PROVIDED TO THE ARCHITECT AND TO BE KEPT ON SITE FOR REFERENCE.
- SITE MEETINGS
2.7.1 HOLD SITE MEETINGS AS REQUIRED THROUGH THE DURATION OF THE WORK. REVIEW APPROVED PROGRESS SCHEDULE FOR QUICK AND EFFICIENT COMPLETION OF THE WORK, ACCORDING TO CONTRACT REQUIREMENTS, WITH SUPPLIERS OF PRODUCTS AND SUBCONTRACTORS.
2.7.2 KEEP THE ARCHITECT INFORMED OF PROGRESS, DELAYS AND POTENTIAL DELAYS DURING ALL STAGES OF THE WORK.
- TRADEMARKS AND LABELS
2.8.1 TRADEMARKS AND LABELS SHALL NOT BE VISIBLE IN THE FINISHED WORK EXCEPT FOR UL LABELS AND/OR OTHER SIMILAR AUTHORITIES, AND EXCEPT WHERE NECESSARY TO IDENTIFY ELECTRICAL EQUIPMENT, MECHANICAL EQUIPMENT, FOR MAINTENANCE AND REPLACEMENT, AND EXCEPT WHERE SPECIFIED.
2.8.2 OTHER THAN EXCEPTIONS IN PREVIOUS PARAGRAPH, RELOCATE TRADEMARKS AND LABELS TO CONCEALED OR INCONSPICUOUS SURFACES, OR REMOVE BY GRINDING IF NECESSARY OR PAINT OUT TO MATCH WHERE ADJOINING SURFACE IS PAINTED.
- EXTENDED WARRANTIES
2.9.1 THE FOLLOWING IS A LIST OF EXTENDED WARRANTIES THAT EXTEND BEYOND THE TWELVE MONTHS AS REQUIRED UNDER THE GENERAL CONDITIONS OF THE CONTRACT.

THIS LIST IS FOR CONVENIENCE ONLY AND MAY BE INCOMPLETE. ANY WARRANTIES IN THE SPECIFICATIONS OR OTHER CONTRACT DOCUMENTS OR WARRANTIES FOR PRODUCT SUPPLIED FOR THE WORK BUT NOT NOTED, ARE APPLICABLE AND IN FORCE WHETHER LISTED HERE OR NOT.

DESCRIPTION EXTENSION OF WARRANTY
CARPENTRY AND MILLWORK 1 YEAR
FINISH HARDWARE 1 YEAR

2.9.2 WARRANTY, OPERATING AND MAINTENANCE DOCUMENTATION
ALL WARRANTIES ARE TO BE DELIVERED TO THE CLIENT UPON SUBSTANTIAL COMPLETION OF THE WORK. INCLUDE IN THIS COMPILATION ALL MAINTENANCE INSTRUCTIONS FOR FLOOR, WALL AND CEILING SURFACE AND OPERATING AND MAINTENANCE INSTRUCTIONS FOR ALL MECHANICAL AND ELECTRICAL EQUIPMENT. ALSO INCLUDE ALL FIRE RATING CERTIFICATES OF COMPLIANCE ON CONSTRUCTION MATERIALS.

- GENERAL WORK
3.0.1 CO-ORDINATE ALL SECTIONS OF THE WORK. ANY WORK REQUIRED BY CONTRACT DOCUMENTS OR REASONABLY NECESSARY TO COMPLETE THE WORK BUT NOT INCLUDED IN ANY SPECIFIC SECTION OF THE SPECIFICATIONS IS HEREBY INCLUDED IN THIS SECTION.
3.0.2 PRODUCTS SPECIFIED IN CERTAIN SECTIONS OF THE SPECIFICATIONS, E.G. SPECIALTIES, EQUIPMENT, ETC., MAY OR MAY NOT REQUIRE INSTALLATION BY THE SUPPLIER. ALLOCATE THE INSTALLATION OF ITEMS NOT INSTALLED BY THE SUPPLIER.
- SETTING OUT
3.1 LAY OUT PARTITIONS, DOORS AND BUILT-IN MILLWORK OR METALWORK. NOTIFY THE ARCHITECT OR PROJECT MANAGER SHOULD ANY PROBLEM ARISE BECAUSE OF SITE CONDITIONS OR OTHER CAUSES. OBTAIN ARCHITECT'S OR PROJECT MANAGER'S APPROVAL FOR ANY DEVIATION FROM THE CONTRACT DOCUMENTS.
- PREPARATION OF SURFACES
3.2.1 WHERE CONCRETE FLOORS, WHICH ARE TO RECEIVE ADHERED FLOOR FINISHES, ARE CONTAMINATED WITH GREASE OR OIL, OBTAIN AND FOLLOW FLOORING MANUFACTURER'S INSTRUCTIONS PRIOR TO INSTALLING FLOORING.
3.3 FLOOR SURFACES
3.3.1 PROTECT TROWELLED CONCRETE FLOORS ADEQUATELY, AND FINISHED FLOORING FROM DAMAGE. TAKE SPECIAL MEASURES WHEN MOVING HEAVY EQUIPMENT OR LOADS ON THEM.
3.3.2 KEEP FLOORS AS DRY AS POSSIBLE. KEEP FLOORS FREE FROM OILS, GREASE, OR OTHER MATERIALS LIKELY TO DAMAGE, DISCOLOUR OR AFFECT THE BOND OF APPLIED FINISHES.
3.4 SOUND ATTENUATING PARTITIONS
3.4.1 AVOID "SHORT CIRCUITING" SOUND ATTENUATING PARTITIONS BY THE CAREFUL LOCATION AND TREATMENT OF DUCTS, GRILLES, DIFFUSERS, ELECTRICAL OUTLETS AND BOXES, ETC., WHERE ELECTRICAL BOXES ARE BACK TO BACK, LOCATE THEM AT LEAST 10" APART AND USE FLEXIBLE CONNECTIONS IF INTERCONNECTED.
- DEFLECTION
3.5 MAKE ALLOWANCE AT WALL AND PARTITION HEADS FOR DEFLECTION OF THE STRUCTURES ABOVE. IF NO OTHER INSTRUCTIONS ARE GIVEN, ALLOW DEFLECTION OF STRUCTURAL MEMBERS IN THE ORDER OF SPAN/180 BECAUSE OF LIVE LOAD ONLY. WHERE PARTITIONS ABUT THE UNDERSIDE OF THE FLOOR, THE CLEARANCE SHALL BE BASED ON THE SPAN OF THE MEMBERS SUPPORTING THE FLOOR. USE METHODS WHICH MAINTAIN THE INTEGRITY OF THE WALL OR PARTITION AS A SOUND BARRIER IN MAKING SUCH ALLOWANCES.
- SCAFFOLDING
3.6.1 CONSTRUCT AND MAINTAIN SCAFFOLDING IN A RIGID, SECURE AND SAFE MANNER. REMOVE SCAFFOLDING PROMPTLY WHEN NO LONGER REQUIRED. ERECT SCAFFOLDING INDEPENDENT OF PARTITIONS AND COLUMNS. USE SCAFFOLDING SO AS TO INTERFERE AS LITTLE AS POSSIBLE WITH OTHER CONTRACTORS AND SUBCONTRACTORS. WHEN NOT IN USE MOVE SCAFFOLDING AS NECESSARY TO PERMIT OTHER WORK.
- GLASS WORK
3.7.1 GLASS CUTTING ON SITE IS PROHIBITED EXCEPT WITH PROJECT MANAGER'S PERMISSION AFTER REVIEWING THE CONTRACTOR'S PROPOSED METHODS.
- OPENINGS
3.8.1 WHETHER NOTED IN THE DOCUMENTATION OR NOT, THE CONTRACTOR(S) SHALL MAINTAIN ACCESS TO BASE BUILDING SYSTEMS AS REQUIRED.
- PROTECTION AND MAKING GOOD
3.9.1 PROTECT ALL WORK AND EXISTING ADJACENT PUBLIC AND PRIVATE PROPERTY, AND WORK OF THESE SECTIONS FROM DAMAGE WHILE PERFORMING WORK. PROVIDE HOARDING WHEN REQUIRED BY LANDLORD, OWNER OR THE CODES.
3.9.2 DAMAGED WORK SHALL BE MADE GOOD WHEREVER EXPENSED BY THOSE PERFORMING THE ORIGINAL WORK, BUT AT THE EXPENSE OF THOSE CAUSING THE DAMAGE.
3.9.3 ATTACH AND FASTEN FITTINGS AND FIXTURES IN SAFE, STURDY AND SECURE MANNER SO THAT THEY CANNOT WORK LOOSE, FALL OR SHIFT FROM POSITION DURING OCCUPANCY OF BUILDING, AS A RESULT OF VIBRATION OR OTHER CAUSES OF NORMAL USE.
- PROTECT FINISHES AGAINST HEAT, SLAG AND WELD SPLATTERS BY ERECTING STURDY PLYWOOD OR OTHER HEAVY SHIELD DURING SUCH WORK.
- CLEANING AND COMPLETION
3.10.1 PROMPTLY REMOVE FROM FINISHED SURFACES ALL PRODUCTS WHICH COULD HARDEN ON SET OR BECOME DIFFICULT TO REMOVE. CLEAN FINISHED SURFACES UPON COMPLETION OF WORK OF YOUR SECTIONS OR WHEN REQUIRED BY GENERAL CONTRACTORS.
3.10.2 DAILY, OR MORE OFTEN IF REQUIRED, REMOVE OILY RAGS AND WASTE AND OTHER COMBUSTIBLE DEBRIS FROM PREMISES, AND FROM SITE AT LEAST ONCE A WEEK.
3.10.3 IMMEDIATELY PRIOR TO OCCUPANCY BY OWNER, CLEAN, DUST, AND REMOVE ALL STAINS, SMUDGES, TAPE, PENCIL MARKS, ETC., FROM ALL FINISHED SURFACES, EXPOSED FIXTURES, HARDWARE AND EQUIPMENT. CLEAN BOTH SIDES OF WINDOWS OR OTHER GLAZING. TURN WORK OVER IN NEW CONDITION.
- ALTERATIONS AND REPAIRS
3.11.1 CUT, PATCH AND MAKE GOOD TO LEAVE WORK IN A FINISHED CONDITION WHERE NEW WORK ABUTS EXISTING AND WHERE EXISTING WORK IS ALTERED.
3.11.2 REGARDLESS OF WHICH SECTION OF THE SPECIFICATIONS ANY PORTION OF THE CUTTING, PATCHING WORK MAY FALL UNDER, EMPLOY PERSONS QUALIFIED IN THE WORK BEING CUT AND PATCHED TO DO SUCH WORK IN ORDER THAT IT BE DONE CORRECTLY AND SKILLFULLY.
3.11.3 WHERE EXISTING ITEMS ARE DESIGNATED FOR RELCATION OR REMOVAL, DO ALL REQUIRED CONSTRUCTION, ALTERATION AND MAKING GOOD TO SUCH ITEMS. MAKE GOOD BOTH NEW AND EXISTING DAMAGE. REMOVE FROM SITE ALL ITEMS NOT REQUIRED TO BE TURNED OVER TO LANDLORD NOR TO BE RELOCATED OR REUSED. CAP ALL EXISTING SERVICES REQUIRED TO BE SEVERED.
- WATER REMOVAL
3.12.1 PROVIDE VACUUM WATER REMOVER ON THE FLOOR NEAR THE WORK FOR IMMEDIATE REMOVAL OF SPILLED OR LEAKED WATER BEFORE IT CAN PENETRATE TO THE SPACE BELOW THE FLOOR.
- TEMPORARY FACILITIES
3.13.1 PROVIDE A TELEPHONE ON SITE FOR GENERAL USE DURING CONSTRUCTION. LONG DISTANCE CHARGES ARE TO BE PAID TO THE GENERAL CONTRACTOR BY PERSON(S) MAKING THE CALL(S).
3.13.2 PERMIT USE OF TEMPORARY FACILITIES BY OTHER CONTRACTORS.
3.13.3 PROVIDE TEMPORARY ELECTRICAL SERVICE FOR LIGHTING AND THE OPERATION OF PUMPS, MOTORS AND OTHER POWER TOOLS DURING CONSTRUCTION.
3.13.4 PROVIDE TEMPORARY HEATING, MAINTAINED AT LEAST AT 13 C DURING CONSTRUCTION.
3.13.5 PROVIDE AND MAINTAIN, IN COMPLIANCE WITH LOCAL BY-LAWS AND LABOR AGREEMENTS, SANITARY TEMPORARY TOILETS AND WASHBASINS FOR USE OF ALL WORKERS ON THE SITE.
- FIRE PROTECTION
3.14.1 TAKE NECESSARY PRECAUTIONS TO ELIMINATE FIRE HAZARDS AND TO PREVENT DAMAGE TO WORK, MATERIALS, EQUIPMENT AND OTHER PROPERTY, BOTH PUBLIC AND PRIVATE.
3.14.2 STORE AND LOCATE PRODUCTS AND EQUIPMENT PACKED IN COMBUSTIBLE CONTAINERS IN ORDERLY AND ACCESSIBLE MANNER. UNTIL PERMANENT FIRE PROTECTION AND EQUIPMENT IS AVAILABLE, PLACE APPROVED TYPES OF FIRE FIGHTING EQUIPMENT IN VICINITY.
- SECURITY
3.15.1 PERMISSION OF THE LANDLORD MUST BE OBTAINED TO WORK AT TIMES OTHER.

SCOPE OF WORK

- GENERAL:**
A. CONTRACTOR SHALL INCLUDE IN HIS COST ALL HIS EQUIPMENT AND MATERIALS INCLUDING HANDLING SHIPPING AND RECEIVING. CONTRACTOR WILL TAKE FULL RESPONSIBILITY FOR ALL ITEMS.
B. CONTRACTOR SHALL INCLUDE IN HIS COST ALL HANDLING AND RECEIVING OF OWNER'S EQUIPMENT AND MATERIALS.
C. CONTRACTOR SHALL BE RESPONSIBLE TO PROVIDE SECURE STORAGE AS REQUIRED FOR OWNER'S EQUIPMENT AND INCLUDE COSTS IN HIS WORK.
D. REMOVE ALL DEBRIS MATERIALS AND EQUIPMENT FOR FINAL CLEAN UP OF THE ENTIRE STORE.
E. CONSTRUCT AS PER FINAL APPROVED STAMPED "CONSTRUCTION" DRAWINGS AND STAMPED "PERMIT" SET OF DRAWINGS.
F. IT IS CONTRACTOR'S RESPONSIBILITY TO VERIFY THE CORRECTNESS OF THE DRAWING BEFORE STARTING CONSTRUCTION, AND TO NOTIFY THE OWNER IN WRITING IF THERE ARE ANY ISSUES OR ERRORS WITHIN 3 DAYS.
- PERMITS:**
A. CONTRACTOR WILL BE RESPONSIBLE FOR PICK-UP OF BUILDING PERMITS.
B. CONTRACTOR WILL BE RESPONSIBLE FOR ELECTRICAL, PLUMBING, SPRINKLER AND ALL OTHER PERMITS REQUIRED BY ALL SUB TRADES.
C. CONTRACTOR TO ATTEND AND SCHEDULE ALL INSPECTIONS AND TO ENSURE ALL WORK MEETS WITH ALL LOCAL AND ANY OTHER APPLICABLE CODES AND REGULATIONS.
D. CONTRACTOR TO OBTAIN ALL FINAL INSPECTIONS APPROVALS AND OBTAIN THE CERTIFICATE OF OCCUPANCY.
- FINISHES:**
A. TO SUPPLY AND INSTALL ALL SURFACES FINISHES AS PER FINAL APPROVED DRAWINGS.
B. TO SUPPLY AND INSTALL ALL DOORS AS PER FINAL APPROVED DRAWINGS.
- EQUIPMENT AND FIXTURES AND GRAPHICS:**
A. INSTALL AND CONNECT ALL EQUIPMENT, FIXTURES AND GRAPHICS SUPPLIED BY OWNER AS PER FINAL APPROVED DRAWING.
- SIGNS:**
A. CONTRACTOR TO COORDINATE AND CONTRACT SIGN INSTALLATION WITH OWNER APPROVED SIGN CONTRACTOR.
B. CONTRACTOR WILL ENSURE ALL ELECTRICAL WORK TO BE AVAILABLE FOR THIS INSTALLATION.
- DEMOLITION: IF REQUIRED**
A. SUPPLY ALL LABOR, MATERIALS AND EQUIPMENT FOR DEMOLITION IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
B. REMOVE AND DISPOSE OF ALL DEBRIS AND GARBAGE AWAY FROM THE SITE.
- FLOORING:**
A. TO SUPPLY AND INSTALL FLOORING SYSTEM AS PER FINAL APPROVED DRAWINGS INCLUDING ALL MATERIALS AND EQUIPMENT.
B. TO SUPPLY AND INSTALL NEW FLOOR MEMBRANE AS PER FINAL APPROVED DRAWINGS.
- PLUMBING:**
A. SUPPLY AND INSTALL ALL PLUMBING, INCLUDING METER PLACEMENT IF APPLICABLE, AS REQUIRED PER FINAL APPROVED DRAWINGS INCLUDING ALL MATERIALS AND EQUIPMENT.
- ELECTRICAL:**
A. SUPPLY AND INSTALL ALL ELECTRICAL, INCLUDING METER IF APPLICABLE, AS REQUIRED PER FINAL APPROVED DRAWINGS INCLUDING ALL MATERIALS AND EQUIPMENT.
- HVAC:**
A. SUPPLY AND INSTALL ALL HVAC AS REQUIRED PER FINAL APPROVED DRAWINGS INCLUDING ALL MATERIALS AND EQUIPMENT.
- HOOD, EXHAUST SYSTEMS, ANSUL FIRE SYSTEMS AND MAKE-UP AIR:**
A. SUPPLY AND INSTALL ALL DUCTWORK AND RELATED WORK (I.E. DUCT SHAFT, FIRE WRAP) TO INSTALL THE EXHAUST SYSTEMS AND MUA SYSTEMS AS PER CONTRACT DOCUMENTS AND LOCAL AUTHORITIES.
B. INSTALL EXHAUST HOODS, FANS AND MAKE-UP AIR UNIT AS SUPPLIED BY THE OWNER, INCLUDING APPLICABLE ROOF TOP CODE REQUIRED CLEARANCE TO ADJACENT TENANT INTAKE & EXHAUSTS.
C. COORDINATE ANSUL SYSTEM INSTALLATION WITH THE OWNER'S APPOINTED CONTRACTOR.
D. SCHEDULE AND ATTEND ALL HOOD AND ANSUL INSPECTIONS.
E. CONTRACTOR SHALL ENGAGE A QUALIFIED INDEPENDENT TESTING COMPANY TO PERFORM SMOKE TEST OF ALL DUCTWORK, AND TO PERFORM AIR TESTING AND BALANCING OF THE AIR SYSTEM, INCLUDING EXHAUST MAKE-UP AIR AND AIR CONDITIONING SYSTEMS. CONTRACTOR SHALL PROVIDE SEPARATELY A CERTIFIED REPORT OF THE SMOKE TEST, AND A CERTIFIED REPORT OF THE AIR TESTING AND BALANCING REPORT. THE REPORTS MUST BE CERTIFIED BY A QUALIFIED INDEPENDENT PROFESSIONAL. THE CONTRACTOR SHALL SUBMIT THE TESTING REPORTS TO THE OWNER WITHIN THREE DAYS AFTER THE TESTING. THE REPORT MUST BE RECEIVED BY THE OWNER PRIOR TO DISBURSEMENT OF ANY HOLDBACK AMOUNT.
- FIRE ALARM: (IF REQUIRED)**
A. INSTALL NEW FIRE ALARM SYSTEM.
- SPRINKLERS:**
A. SUPPLY AND INSTALL SPRINKLERS IN ACCORDANCE WITH THE FACTORY MUTUAL REQUIREMENTS AND CONTRACT DOCUMENTS.
B. WHERE APPLICABLE, EXISTING SPRINKLER PIPING SHALL BE ADJUSTED TO SUIT NEW HEAD LOCATIONS. ALL EXISTING PIPING THAT DOES NOT MEET CODE REQUIREMENTS SHALL BE REMOVED AND REPLACED AS REQUIRED.
C. THE SYSTEM INSTALLATION IS TO BE CARRIED OUT BY A QUALIFIED SPRINKLER COMPANY APPROVED BY LANDLORD.
D. APPLY FOR, OBTAIN AND PAY FOR ALL PERMITS, LICENSES, WORKING DOCUMENTS REVIEWS, INSPECTIONS AND EXAMINATIONS.
E. THE CONTRACTOR SHALL COORDINATE INSTALLATION WITH ALL TRADES AT SITE.
F. THE CONTRACTOR SHALL COORDINATE WITH THE MALL ADMINISTRATION FOR DRAIN TIME AND REFILL OF SPRINKLER SYSTEM AND PAY FOR ANY FEES AS REQUIRED.

Hummus Republic- Wauwatosa Project Description

Space Description

Hummus Republic is leasing approximately 1369 RSF for a new restaurant located at 860 N. Mayfair Road. The space is positioned in the middle between Verizon and Noodles and Company. The main entrance will be located on the east side of the building with a secondary service entrance on the west side. The anticipated business hours of operation are 10:30 am – 9:00 pm, seven days per week, these hours may or may not change once the business is up and running. The new restaurant at 860 N Mayfair Rd, Wauwatosa will be owned by franchisees Zankar Amin and Aulik Amin members of Shri Dipeshwari LLC. We are targeting approx. 6-10 employees(FTE/PTE) on payroll and activity during work hours 2-4 people.

Tenant Description

Hummus Republic is a fast-casual Mediterranean restaurant with a passion for meeting the high demand for readily available fresh, healthy food. It was founded in 2012 by Nir Giat, and the first restaurant was opened in El Segundo, CA. The business is headquartered at 20855 Ventura Blvd, Woodland Hills, CA 91364.

Hummus Republic specializes in healthier, faster, fresher, lighter, and tastier customizable pizzas, wraps, and bowls are always made fresh and whenever possible using organic, sustainable, locally grown ingredients. It aims to become a regular part of a healthy lifestyle by providing meals that are savory, nutritious, affordable, and highly convenient. With the demand for fresh, fast, and delicious Mediterranean food skyrocketing, Hummus Republic is rapidly expanding across the United States. The company's menu offering includes- Build your own Wrap/Pita/Bowl where one gets to choose the base with some fresh Greens, Hummus and Spreads, proteins, fresh toppings and the dressings. The company also serves Vegan Burger, Sweet Potato fries, Pita Chips, Dolmade along with drinks and homemade Lemonades. The company provides catering services, online ordering, online reservations, gift cards, offers and promotions, and takeaway services.

PUBLIC COMMENT NOTICE

Please note that our system for online public comment – **eComment** – is currently unavailable due to a major system outage.

Residents interested in submitting a public comment for this public hearing may do so by sending an email with your written public comment to tclerks@wauwatosa.net.



10506 W. Blue Mound Rd.

City of
Wauwatosa



Conditional Use Application: Happy Endings No Kill Cat Shelter

Project Description

Happy Endings is a nonprofit 501(c)(3), no-kill cat shelter run solely by volunteers. Established in 1994, Happy Endings' mission is to find permanent homes for unwanted, stray, or abused animals that are brought to us or rescued from the street.

Hours:

Currently the shelter is open to the public on Thursdays from 6-9pm and on Saturday from 11am to 4pm for Open Houses. We intend to maintain these hours at the new location on Bluemound Ave.

Every day of the week cleaning crews are at the shelter to clean cages, feed and care for the cats. Twice a day, volunteers administer any medications necessary to cats in the shelter. Cleaning and med crews may be present at the shelter anytime between 7am and 9 pm. Every cleaning crew has a 'lead' that is responsible for unlocking and locking the building and ensuring safety and cleanliness standards are upheld. Volunteers may also be in the space during the day to transport cats to and from vet appointments. Typical occupancy in the shelter space will be a 8-10 person cleaning crew.

Number of employees:

Happy Endings has no paid staff. In any given year, over 50 individuals volunteer to manage every aspect of the shelter and its fundraising. Happy Endings has a strong board of directors that ensure policies and procedures are maintained.

Description of the Nature of Business:

Happy Endings' current location is in a mixed-use commercial & residential building at 5349 W. Forest Home in the City of Milwaukee. The current square footage is 800. The significantly larger space at 10506 W. Bluemound will allow us to improve space for our cats and increase our storage capacity.

The Bluemound building's uses include space for: adult cat cages, kitten exercise, segregating cats that may be ill, intake of newly surrendered cats and administering medications, socialization/meet & greet room, office space, laundry, washing dishes, and storage.

Cleaning and sanitary procedures at the shelter are of utmost importance. Each volunteer must be trained on the cleaning procedures prior to starting on a cleaning crew. Additionally, each cleaning crew has a crew leader who is responsible for the procedure adherence.

Currently cats are in individual cages, or cages shared with siblings/litter mates. Volunteers clean each cage individually. The cleaning process includes:

1. Observe cats in each cage for changes in physical and behavioral health. Document and report findings as appropriate. Cats may remain in the cage or free play in room/s while their cage is being cleaned.
2. Pick up food and water bowls and set aside. Heavily soiled bowls should be removed for cleaning and disinfection.
3. If cat beds/bedding are soiled, shake off excess debris into the trash can. Place items in the laundry basket for subsequent laundering.
4. Scoop litter boxes daily, removing excreta and any soiled litter. Replace any soiled litter boxes and replenish litter as needed.
5. Wipe down soiled areas of the floor, walls, and doors with detergent solution.
6. Wash hands then refresh food and water bowls as needed. Cats should have free access to food and water at all times, with multiple bowls of food and clean potable water. To ensure availability, water bowls should be checked twice daily and refilled as needed. After scooping litter, sweep the floor.
7. Remove trash and dirty items from room.
8. Mop floors.
9. Wash all soiled bedding.
10. Wash all dishes
11. Trash is bagged and disposed in shelter garbage dumpster on alley.

Approval Criteria

Establishment, maintenance or operation will not be detrimental to or endanger the public health, safety or general welfare:

Happy Endings is a cat shelter that maintains a secure building. All shelter operations uphold best practices for this use and will take place inside the building.

Uses, values and enjoyment of surrounding properties for purposes already permitted in the district will not be substantially impaired or diminished by the establishment, maintenance or operation;

As an 31 year old organization, Happy Endings has a track record of being a good neighbor to adjacent homes and businesses. Volunteers will park in the parking lot, be respectful of neighbors on all sides. The building's exterior and landscape will be maintained to a high standard. Snow removal services will be contracted to a professional. All shelter operations take place inside building.

Cats are generally quiet animals. Noise will not be, nor has it previously been, an issue for neighbors. Similarly, odors from animal waste are securely bagged and disposed of. Our current location is a mixed use commercial/residential building. We haven't received complaints from our residential or commercial neighbors about odors..

Establishment will not impede the normal and orderly development and improvement of surrounding properties for permitted uses;

Happy Endings is a cat shelter that maintains a secure building. All shelter operations uphold best practices for this use and will take place inside the building.

Adequate utilities, access roads, drainage and other necessary improvements have been or are being provided;

NA

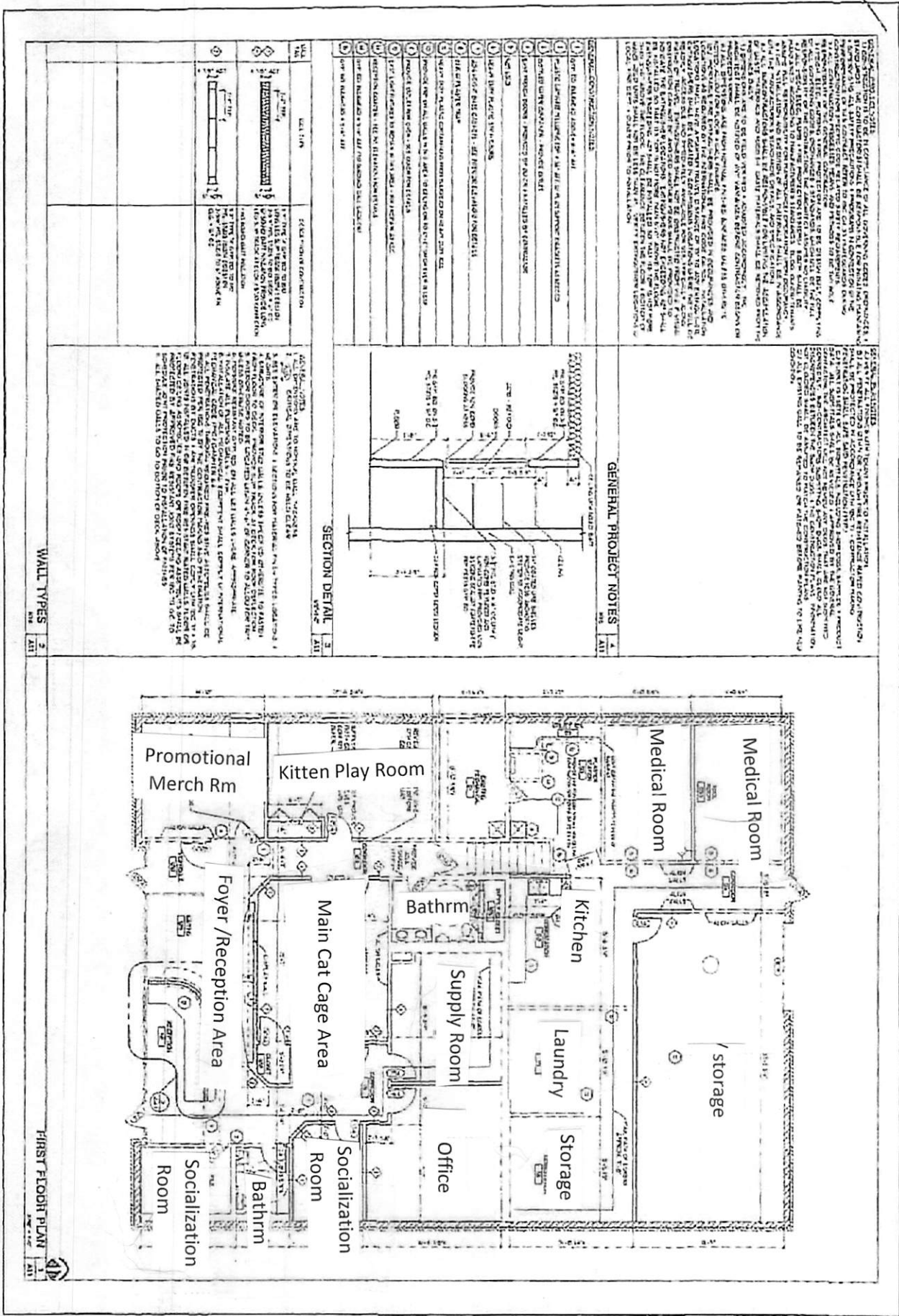
Adequate measures will be taken to provide ingress and egress that will minimize on- and off-site traffic congestion;

Happy Endings is a very low traffic establishment. The Bluemound property's parking lot accommodates 8 vehicles and there is street parking in front of the

building. The parking lot will almost always accommodate volunteers or Open House visitors. Additionally the property is on Connect 1 MCTS bus line which will accommodate volunteers and visitors that don't drive. Happy Endings will also be adding the required bike racks to the site.

Complies with all applicable regulations of the zoning district.

NA

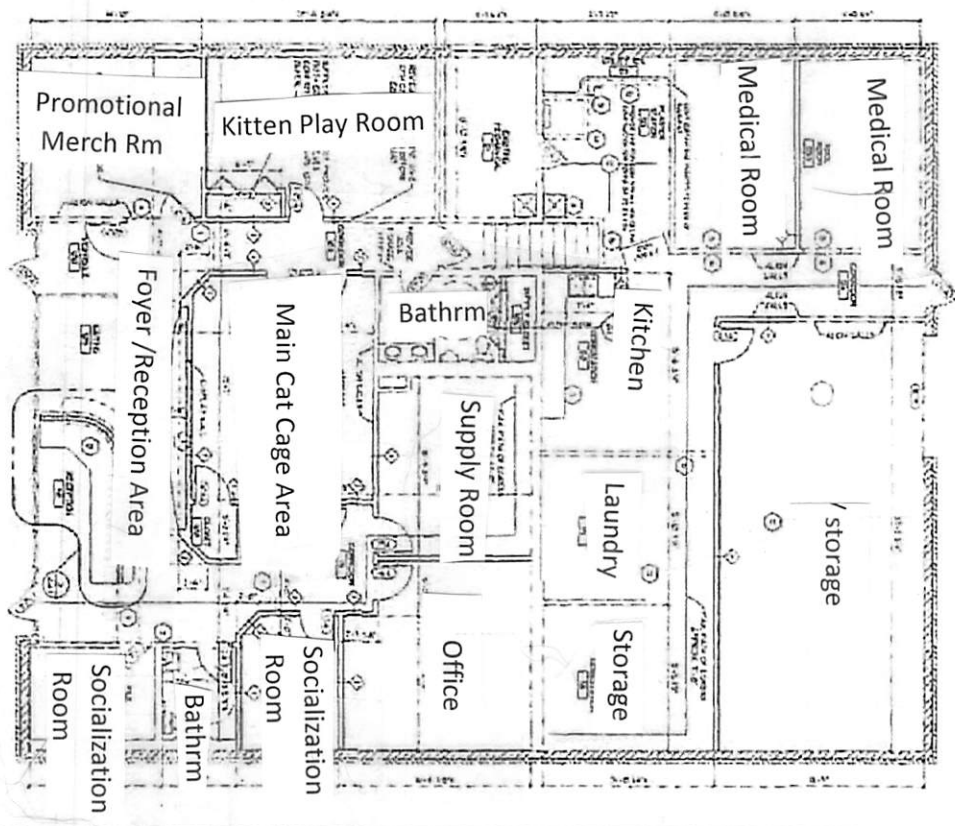


WALL TYPES

1	2
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FIRST FLOOR PLAN

1	2
ATI	ATI



Michael A. Seaman
Ogden & Company, Inc.
1645 North Water Street
Milwaukee, Wisconsin 53222

PERSPECTIVE DESIGN, INC.
10504-10506 WEST BLUEMOUND ROAD
WAUKESHA, WI 53120
Tel: (414) 332-1240 Fax: (414) 332-1241

O & P ASSOCIATES, INC.
10504-10506 WEST BLUEMOUND ROAD
WAUKESHA, WI 53120

RI
Drawing Title:
FIRST FLOOR
Drawing No.:
Date:
Scale:
Drawing By:
Check By:
Date:

ATI

PUBLIC COMMENT NOTICE

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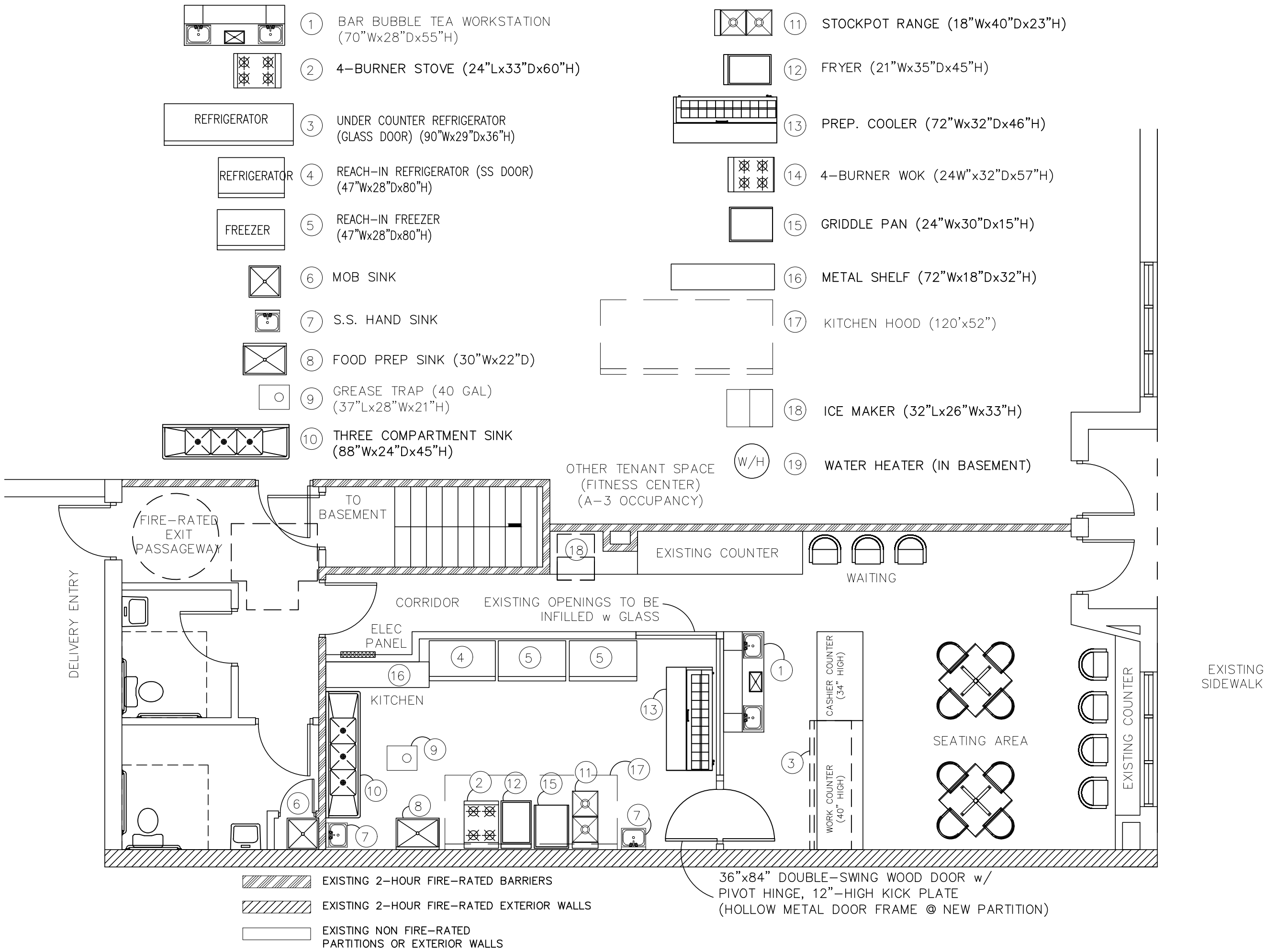
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6927 W. North Ave.

City of
Wauwatosa





PROPOSED FLOOR PLAN
3/16"=1'-0" • 11x17

BARRY C. YANG ARCHITECT
Milwaukee, WI 53217
Phone: 262-385-2680
Email: byang.architect@gmail.com

DE SOL COFFEE & TEA
6927 WEST NORTH AVENUE
WAUWATOSA, WI 53213

DATE 20251210
DRAWN BY BCY

JOB NUMBER 20251128
SHEET NUMBER 200

Project Description for Conditional Approval

Development Department
City of Wauwatosa
7725 W. North Avenue
Wauwatosa, WI 53213

Proposed Restaurant w/o drive-through:	Des Sol Coffee & Tea
Tenant Address:	6927 West North Avenue, Wauwatosa, WI
Operation Hours:	9:00 am – 8:30 pm
Number of Employees:	4
Business Operation:	Take-out & dine in Coffee & tea Noodles, rice & sandwiches

PUBLIC COMMENT NOTICE

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7105 W. North Ave.

City of
Wauwatosa



Justification for additional hours.

7105 West North Ave

X  G. Xiong
8 reviews

★★★★★ a year ago

Best laundromat experience with large load options, fair prices, convenient pay options, and a clean atmosphere with ample seating. The 24-hour option is a big advantage for me, making it convenient to get laundry done on my schedule. Thanks Flash Laundromat!

X  Level 777
Local Guide · 25 reviews

★★★★★ a year ago

From the moment you enter the parking lot you are greeted by 2 owls in the corners. It is very clean very affordable all the machines work and best of all the clothes come out clean and smelling wonderful. They even have a little play area for the kiddos. There's enough table space enough karts and plenty of room when you're not bumping into people. I absolutely love it. I downloaded the app and you don't have to hassle with quarters. It is in the perfect area. Another great thing is that it's open 24 hours and there are cameras for safety. Also if you run out of detergent you can go right down the street to Dollar General and if you're thirsty you can grab a drink at let's roll tobacco. I can't give you 10 stars but you certainly deserve it thank you for bringing this laundromat to Waukesha.

X  SaxyCass Struve
Local Guide · 20 reviews

★★★★★ a year ago

WOW!!! An actual Laundromat that is not totally wrecked! This laundromat is the nicest one I have ever seen! **Open 24 hours** too? Am I dreaming?? It is so close to downtown Waukesha that it's a great relief to anyone without a washer and dryer

X  Antoine Maclin
Local Guide · 32 reviews

★★★★★ 3 months ago

24 hours !! Always clean !!

X  Becca C
3 reviews

★★★★★ 2 months ago

Amazing laundromat, 5 mins away from the house prices are great. Washers and dryers working very well. Love that you can see how much time left from the app and pay from your phone. Also open 24/7 is fantastic because I get home from work really late sometimes and need to wash my uniform for the next day. Highly recommend

Amazing place deserves more than 5 stars but **39** all google allows.



Who Dis
Local Guide · 84 reviews

★★★★★ 5 years ago

Very clean quiet and the best part is it's 24 hours.

Brian bergner
Local Guide · 26 reviews

★★★★★ 5 years ago

It open 24 hours
It kept up
Awesome washer driers
Please keep up
I come from South Milwaukee just

Karly Smith
Local Guide · 66 reviews

★★★★★ a year ago

They have extremely large
washers and dryers that work well.
And open 24hrs.

James Archimede
4 reviews

★★★★★ 9 months ago

Clean and super convenient. I enjoy that I can use the app to connect with the machines and check on dry times and pay. Hours are great being 24/7. My reasonings for not... [more](#)

Hearts Faith
27 reviews in Waukesha

★★★★★ Edited 8 months ago

My number one favorite thing about this place is that it's 24 hours for MY CONVENIENCE!! Some people are so busy all day working and taking care of children that the only... [more](#)

Scott Rausch
7 reviews

★★★★★ 9 years ago

Inexpensive, usually clean, I go there all the time everyone is really friendly, limited parking but there's usually a spot in back, open 24hrs same with the George Webb's 3 steps away, can also run across the street to get snacks or sodas. Good location

Christopher Ramos
Local Guide · 57 reviews

★★★★★ 2 years ago

Very welcoming environment. Machines were touch screen and very ready to operate. There were no broken machines, and the workers/attendants were on site. Change machines worked. They are open 24 hours, so that's a plus. These machines can also be paid for using an app on your phone once downloaded.

Michael Wolffe
Local Guide · 81 reviews

★★★★★ 11 months ago

...also the fact that they're open 24 hours makes it another Plus for me to want to go there again and again

Press and hold to react Reply

Cherry St. Louis
5 reviews

★★★★★ 3 years ago

...months worth of laundry done in about 2 hours. Great little seating areas and tables for waiting, nice parking lot, nice bathrooms, stress free laundry... [more](#)

Miniii Cooper
Local Guide · 90 reviews

★★★★★ 7 years ago

Free WiFi. 24 hours. Clean. Right next door to a 24 hr George Webb. Additional parking in back.

Jaz Rodriguez
Local Guide · 98 reviews

★★★★★ Edited 2 years ago

Updated my review! very nice and relaxing place to go to wash clothes late at night.

Hearts Faith
Local Guide · 90 reviews

★★★★★ Edited 8 months ago

My number one favorite thing about this place is that it's 24 hours for MY CONVENIENCE!! Some people are so busy all day working and taking care of children that the only time they get a minute to do laundry is some stupid hour in the middle of the night.

Michael Robinson
Local Guide · 36 reviews

★★★★★ Edited a month ago

I pretty much use this laundromat whenever because I work two jobs, Monday through Sunday, so it's convenient that it's opened later. Regardless the pictures posted or what others say, this laundromat is pretty sweet. Washer machines are beautiful, clothes

Marcus
7 reviews

★★★★★ a week ago

Open 24/7 convenience to do laundry anytime

R G
Local Guide · 10 reviews

★★★★★ 4 months ago

Usually go from midnight to 2 or 3 whenever I get done. Sometimes there's a little mess, but someone's there. Cleaning it up, the machine seem to get fixed pretty quickly. I like that time cause no one's there. You can get it done, get in never had a problem. They have a private security company that comes to their every so often. Walked in and out, check out things. Make sure everybody's safe. Of all the twenty four hour laundromats i've been to it's the best

SaxyCass Struve
Local Guide · 20 reviews

★★★★★ a year ago

WOW!!! An actual Laundromat that is not totally wrecked! This laundromat is the nicest one I have ever seen! Open 24 hours too? Am I dreaming?? It is so close to downtown Waukesha that it's a great relief to anyone without a washer and dryer

Rita Dayana Tinajero
Local Guide · 74 reviews

★★★★★ a year ago

This is our new go to! 24 hours, clean, updated!

Arlene Wesley
Local Guide · 8 reviews

★★★★★ a year ago

Clean, open 24 hours, safe and can use an app to pay!!

Tracey Connors
1 review

★★★★★ 4 months ago

first time here needed and i love it i love how clean and big bright it is and the best part is the kids play area i have a 2 year old and having a place to let him play while i do laundry is complete genius Justin the guy on duty while i was here was amazing very helpful and friendly i will be making this my new laundromat for sure and its open 24 hrs a plus

j
14 reviews

★★★★★ 3 years ago

Best laundromat I ever been to ! Especially the big washers they clean so well, Easy to pay, not too many people, very clean, plus they are 24 hours ! 😊

Press and hold to react

X  **Marcello Mendez**
Local Guide · 137 reviews

★★★★★ a year ago

I go there quite often in the wee hours of the morning. Always clean. Always quiet. I even been in later in the morning even when it's a little busier. Still pretty clean. Nice in and out spot. Not too far from the house. If you don't have a washer and dryer like me, I definitely recommend it the best part about it. It's 24 hours so you can come whenever! They also have the digital pay if you're not one of those people that carry cash.

♥️ 2

X  **Shelly Kueny**
Local Guide · 23 reviews

★★★★★ Edited a year ago

This has always been my go-to place to do laundry, especially being open 24 hours. Mornings are obviously the busiest, but I've found that going late at night was always best. They've always had their own security roll through randomly and I've never had any issues.

X  **Jocelyne Jimenez**
9 reviews

★★★★★ 3 years ago

I have been coming to this location for some years now. I like the new system of paying with your phone, very good addition. Every time I come it is clean and the machines are working. I try to stay away from the busy days and the fact that it is open 24/7 is very convenient.

X  **Kayla Wolcyk**
Local Guide · 67 reviews

★★★★★ 4 years ago

Usually very well kept and low key after 8 pm for laundry

X  **Rita**
Local Guide · 58 reviews

★★★★★ 8 months ago

I always go here at 4am ish to do my wash. There is a security guy that stops by to check everything out. I feel safe and they have a cleaning crew early.

X  **Kaung Myat**
4 reviews


★★★★★ 2 years ago

It's a clean and spacious place, most importantly it opens 24 hours.

X  **Felicite Wusterbarth**
3 reviews

★★★★★ 3 years ago

One of the most cleanest cheapest places I've been to. An it's safe at night time love that they are 24hrs

X  **Amy**
121 reviews

★★★★★ 3 years ago

24/7 convenient right next to Speedway

X  **Lala Lopez**
Local Guide · 47 reviews

★★★★★ 6 years ago

Love this place! Open 24 hrs and not the usual crowd you may see at other locations. Place is kept up very well

X  **Yvonne Bell**
Local Guide · 28 reviews


★★★★★ 6 months ago

Clean quiet and quick just the way I like it...I go after hours so I can miss the "crowd"

X  **Marcus Meisner**
Local Guide · 85 reviews


★★★★★ 2 years ago

It's a 24hour laundry mat

X  **Yesseina Mendoza**
Local Guide · 17 reviews

★★★★★ 3 years ago

Place to wash clothes 24/7 and the prices of the machines are very good

X  **Steve**
Local Guide · 91 reviews

★★★★★ Edited 3 years ago

One of the best laundry places I have ever been too. Very clean you can tell they take care of it. Even at 2am it was still in great shape. Being open all night is a huge plus. Not many places offer that. It is in a good area. Very chill relaxing place. I would recommend trying this place if you are in the area. A schedule like mine this place is perfect.

X  **BigStacks100**
Local Guide · 37 reviews


★★★★★ 5 years ago

Went in the middle of the night while clear. Quick and easy, in and out. A couple other people were in there but overall it was quiet and quick.

X  **Lakisha Alston**
5 reviews

★★★★★ a month ago

I couldn't sleep so I randomly searched 24hr laundry. Clean and quiet.

X  **Vincent King**
Local Guide · 61 reviews

★★★★★ 2 years ago

Firstly the 24/hrs a day, 7 days a week operating schedule this laundromat operates on is, a 4 ☀️ without even using the facility. The lady that tends to the facilities "up-keep" deserves the key to the city because the place is, stop scrolling tiktok and look up good! She does a Prodigiously,, unparalleled job at keeping the facility beyond job description clean. I just feel she is someone who should be told verbally on how well she is at her duties... and I just want to say thank you.

X  **Nichole "TurtleLover" Reschke**
Local Guide · 76 reviews

★★★★★ 3 years ago

This laundry place is every thing it says it is! Open 24 hrs every day. A whole lot of washers plus dryers in differently sizes too! I think the lady that cleans the place is the owner. Very friendly and kind. I will be coming here for now on! Music is played (no tv's, and I am okay with that 😊) mostly the 80's (I'm okay with that too)! Dryer (bigger size) is 1.00 for 20 min add .25 cents to get an extra 5 min. Most of my loads were only a 1.00 some I did add the 5 min (bigger loads/bedding). There is also a cash app that you can use where you wont need to bring cash (I don't remmeber the name of the app). Neighbor next to the laundry mat is a Speedway Which is also opened 24 hrs a day too! Give it a try, you wont be disappointed! 😊😊

Customer Need For 24/7 Service



- 3rd shift workers, healthcare workers, police, etc.
- Non 24/7 stores compress everyone into limited hours which causes crowding, longer wait times, parking problems. 24/7 operations reduce peak congestion.
- 28% of customers do their laundry during the current required closing times
- Customers appreciate doing laundry during times where it is quieter and less machines are in use.
- In other locations that are not 24/7, laundromats are required to close actually 2 hours before said time. This creates even more of a hard to overcome burden.

Bluemound Coin Laundry	
Date Range:	06/05/2025 - 07/05/2025
	Bluemound Coin Laundry
12 A.M.	5.27 %
1 A.M.	3.63 %
2 A.M.	2.30 %
3 A.M.	1.71 %
4 A.M.	1.32 %
5 A.M.	1.25 %
6 A.M.	1.24 %
7 A.M.	2.17 %
8 A.M.	3.11 %
9 A.M.	3.63 %
10 A.M.	4.31 %
11 A.M.	5.52 %
12 P.M.	4.93 %
1 P.M.	5.08 %
2 P.M.	5.33 %
3 P.M.	5.33 %
4 P.M.	5.16 %
5 P.M.	4.63 %
6 P.M.	5.06 %
7 P.M.	5.32 %
8 P.M.	5.68 %
9 P.M.	6.16 %
10 P.M.	5.93 %
11 P.M.	5.93 %

Data From our 24/7 Wauwatosa Location.

History of success



- In Wauwatosa, we have successfully owned and operated a 24/7 laundromat for over 30 years.
- The same neighbor has lived directly behind the property for the entire duration.
- This long-term coexistence demonstrates that the business creates no disturbance, no safety issues, and virtually no neighborhood impact.
- Across Wisconsin, we currently operate multiple 24/7 locations, including:
 - 2 in West Allis
 - 1 in Whitewater
 - 1 in Waukesha
 - 1 in Greenfield
 - 1 in Wauwatosa
 - 1 in Cudahy
- Our team has a decades-long proven track record of safely running 24/7 facilities in diverse communities.
- We understand how to manage overnight operations responsibly.
- Our stores consistently maintain cleanliness, order, security, and community compliance.
- We take pride in being the best neighbor possible, responding quickly to concerns and proactively maintaining our properties.
- This long-standing operational success shows that 24/7 laundromats, when run correctly, are safe, respectful, and beneficial to the surrounding community.

Security measures in place.



Nightly Security Checks by Securitas

- A professional 24/7 security company conducts nightly on-site checks at our locations, providing email reports and documented updates every night.

Company-Employed Roving Security Guards

- Flash Laundromats employs its own roving security team that actively monitors all Milwaukee County locations 24/7, ensuring rapid response and continuous oversight.

AI-Enabled Camera System With Intelligent Alerts

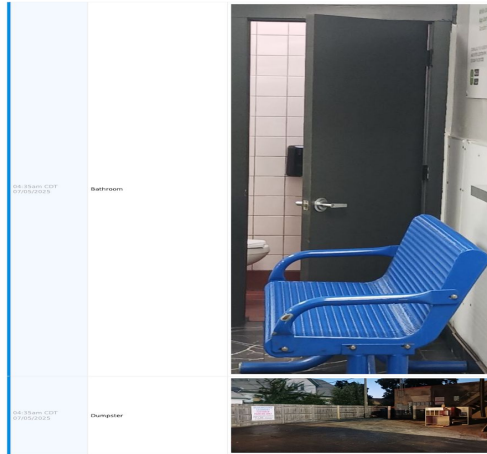
- Our camera network utilizes advanced AI features, including facial recognition and behavioral detection capable of identifying: Vagrancy, Suspicious Behavior, Loitering, Non Customer Presence

This technology alerts management and security instantly.

- **24/7 Customer Phone Line**

Customers may report suspicious activity at any time through our dedicated 24/7 phone line, ensuring immediate awareness and response.

3/5



4/5

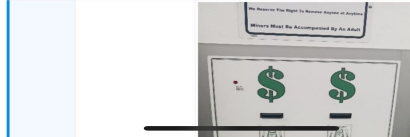
SIGR WW

1/5

Tour Details

Time	Action	Details
04:28am CDT 07/05/2023	Checkpoint Scan	Checkpoint Name: Bluemound Laundry Extra Scan Option: Excavation Multi-Question - Completed
04:28am CDT 07/05/2023	Checkpoint Scan Question	Bluemound Laundry Checklist
04:28am CDT 07/05/2023	Comments	exterior and interior patrol no problems occurred no contact made
04:28am CDT 07/05/2023	Front Sign	
04:28am CDT 07/05/2023	Inside	
04:28am CDT 07/05/2023	Inside	
04:28am CDT 07/05/2023	Inside	

2/5



Patrol Report

Confidential

Sidello - Bluemound Laundry

Starting Information

Route: Sidello Bluemound

Start: 07/05/2023 04:28am CDT

Employee: Willie Williams

End: 07/05/2023 04:36am CDT

Duration: 8 Minutes

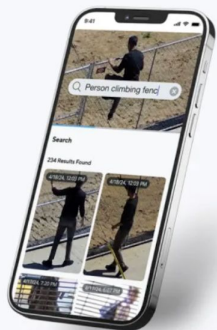
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1/5

Tour Details

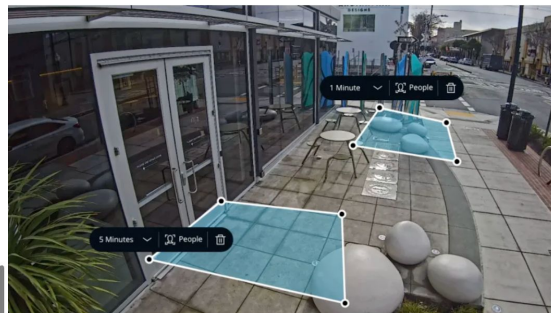
Time	Action	Details
04:28am CDT 07/05/2023	Checkpoint Scan	Checkpoint Name: Bluemound Laundry Extra Scan Option: Excavation Multi-Question - Completed
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04:28am CDT 07/05/2023	Front Sign	
04:28am CDT 07/05/2023	Inside	

Photos of daily reports from securitas.



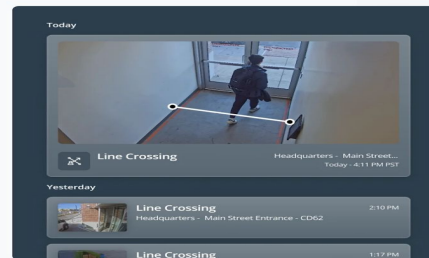
Accelerate Incident Response

Use AI-Powered Search to find people and vehicles within seconds. Quickly share live footage and floorplans over text or email to speed up incident response.



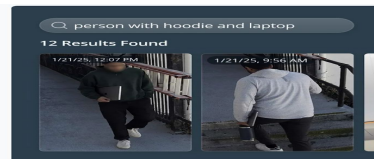
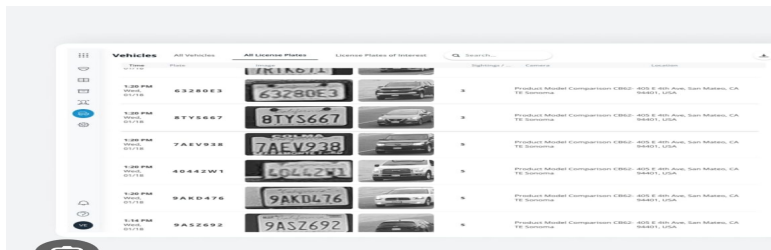
Line-Crossing and Loitering Alerts

Protect sensitive areas with line-crossing alerts that notify security when boundaries are breached. Use loitering alerts to address individuals staying too long in restricted zones.



Alerting

Create alerts from AI-powered search queries, persons of interest, line crossing, motion detection, camera tampering, and other criteria for proactive premises management. Route alerts in real time to a GSOC, specific individuals, or third-party mass notification systems.



AI Search and Analytics

Use a variety of AI-based people and vehicle analytics – from AI-powered search, to face search, and reverse image search – to retrieve relevant footage in seconds.

[Learn more >](#)

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Verkada- Ai Enabled Cameras Monitored by verkadas staff [Customer Stories - Verkada](#)

Why our 24/7 Laundromat Will Not Impact Others

- Customers remain inside the building with their clothing, not outside the premises, which keeps exterior noise levels extremely low.
- Customers visit for convenience, aiming to complete laundry quickly—not to loiter, linger, or cause issues.
- Zero alcohol is permitted on-site, eliminating the primary driver of late-night disturbances in most commercial districts.
- No music, bands, or entertainment that would generate noise or attract crowds.
- A fenced perimeter surrounds the parking lot, keeping all activity contained within the property and preventing overflow into neighboring yards or streets.
- No parties or group gatherings are allowed or typical in a laundromat setting.
- Zero light pollution, with no strobe lights, flashing lights, or intrusive exterior lighting directed at neighboring homes.
- No outdoor seating or lounge areas, which eliminates opportunities for people to “hang out” or remain on-site unnecessarily.
- Combined with our extensive security measures—including nightly Securitas checks, roving guards, AI-enabled surveillance, and a 24/7 customer hotline—
- anyone seeking to cause trouble will avoid this property. It is not an easy or attractive target.



Hours are customary for laundromats nearby

To allow our business to remain competitive we need to have the same hours as our competition.

Premier Express Laundry West Allis -24/7

Bluemound Laundry Wauwatosa-24/7

West Allis Laundromat 8630 W National Ave-24/7

Flash Laundromat West Allis- 24/7

Cudahy Quick Coin- 24/7



Testimonials

- Dan Roadt - Alderman for both West Allis Locations that are 24/7
- Neighbor adjacent to Bluemound location for 30+ years.
- Mike Neitzke- Mayor of Greenfield



OFFICE OF THE MAYOR

December 8, 2025

Flash Laundromat
Attention: Gabe Sidello
5552 South 108th Street
Hales Corners, WI 53130

RE: Greenfield Flash Laundromat

Dear Mr. Sidello/To Whom it May Concern:

I am providing this letter of reference to you with respect to your development of the Flash Laundromat at 4515 West Forest Home Avenue in Greenfield. That development involved transforming a former Dutchland Dairy restaurant/Bingo Hall into an attractive, well-run, and active business. That transformation brought necessary improvements and vibrancy to a formerly vacant, blighted commercial property.

To be clear, there was initial hesitancy to approve of a 24-hour business of any type, much less a laundromat. That said, you worked closely with our community and the neighbors to alleviate objections and concerns. You made a sizeable investment in the project and 'did it right.' With the business now open, we enthusiastically endorse and applaud the business endeavor and are proud of the project. Fears of loitering, absentee supervision, and generalized problems involving city enforcement and oversight have evaporated with your active and attentive management.

If anyone in receipt of this letter of reference has any questions concerning Greenfield's experience with Flash Laundromat, I encourage them to reach out to me at (414) 329-5208 or by email at mayor@neitzke@greenfieldwi.gov.

Very truly yours,

Michael J. Neitzke
Mayor, City of Greenfield, Wisconsin

7325 W Forest Home Avenue • Greenfield, WI 53220

7325 W Forest Home Avenue • Greenfield, WI 53220

Mayor of Greenfield From Our Latest 24/7 Laundromat Buildout



Daniel J. Roadt
Fourth District Alderperson
Committees:
Public Works, Chair
Board of Health, Vice Chair
Public Safety
droadt@westalliswi.gov
414.321.7264

To Whom it may concern:

Flash Laundromat owns and operates two 24/7 locations within my jurisdiction. Both locations are neighboring single family residences. I have never had a complaint against the laundromats from either of those neighboring homes. Flash Laundromats have been exemplary members of the community throughout their tenure in the city. As an Alderman, I can confidently say that with the addition of these businesses to the community, there is a level of stability and safety provided that other businesses do not offer. Upon the purchasing of both of these properties, extensive renovations and upgrades, both inside and outside, have been completed that immediately added value to the nearby homes.

A handwritten signature in black ink, appearing to read "Daniel J. Roadt", written over a horizontal line.

Daniel J. Roadt

A handwritten date "11-6-24" in black ink, written over a horizontal line.

Date

Daniel Roadt. Alderman of Both West Allis Locations.

LETTER OF SUPPORT
From Neighbor: Joseph Pfiffner
523 N 61st St, Wauwatosa, WI 53213

To Whom It May Concern,

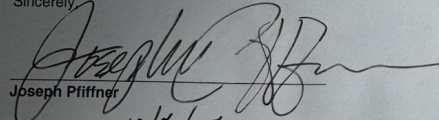
My name is **Joseph Pfiffner**, and I reside at **523 N 61st St, Wauwatosa, WI 53213**. I have lived adjacent to the Flash Laundromats 24/7 location on West Bluemound Road for nearly **30 years**. During that time, I have witnessed firsthand the business's growth, the continual improvement of the property, and their long-standing commitment to the neighborhood.

As other businesses and homes in the area have changed hands many times over the decades, one constant pillar in the community has remained: the laundromat. I have maintained a direct line of communication with the owner, and we have always been able to immediately address any minor issues that naturally arise between neighboring properties—such as fence concerns or trash not being picked up by the garbage company. Flash Laundromats has been **tremendously responsive** in resolving anything that has come up over the years.

I have always felt safe knowing their **24-hour security staff** is present and attentive. They have consistently looked out for me and ensured I was okay if anything unusual occurred. Their presence has been reassuring and has contributed positively to the safety of the surrounding area.

I have truly cherished my time being their neighbor, and I cannot imagine having a better or more responsible business next to me. Flash Laundromats has been an excellent, reliable, and respectful member of the community throughout my time living here.

Sincerely,



Joseph Pfiffner
Date: 12/5/25

Joseph Pfinner. Neighbor for over 30 years at our Wauwatosa Store



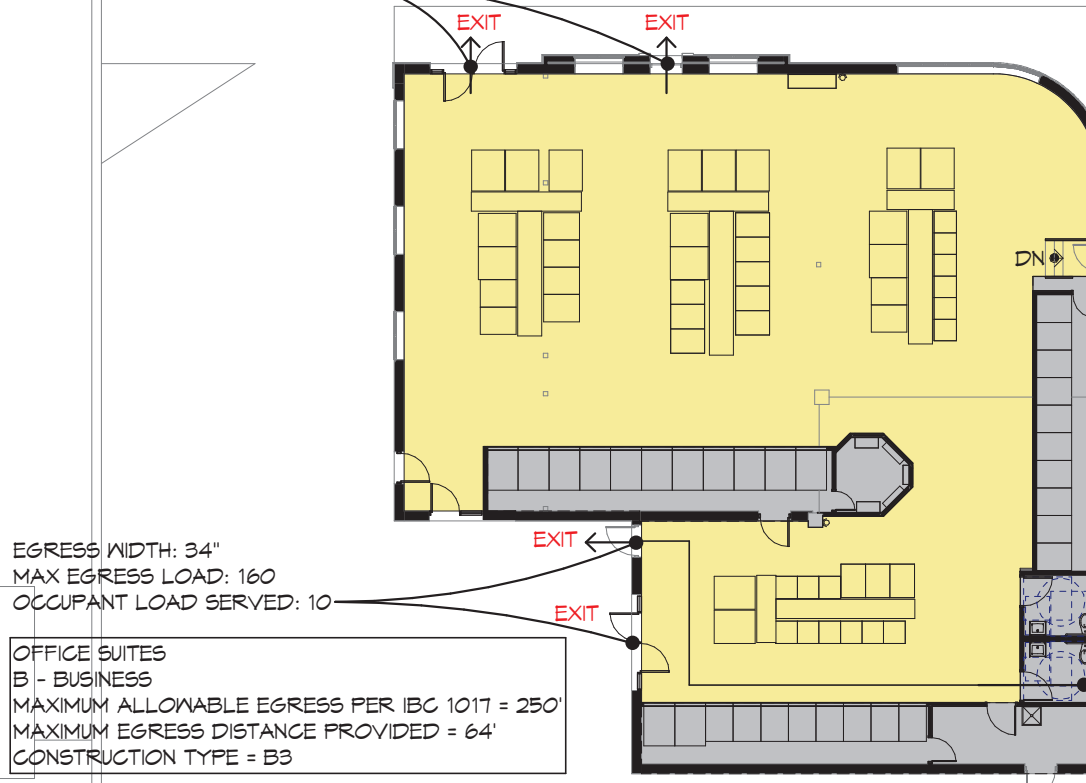
In Conclusion

- We value creating a safe, beautiful laundromat that eliminates old “zombiemat” stereotypes.
- We have decades + of experience in operating 24/7 laundromats and keeping them safe, clean, and an overall positive impact on the community
- In order to make this business successful we must have it as 24 hours. It will be impossible to succeed, if we have reduced hours due to the fact that we have to shut down business 2 hours before the actual closing time.
- We have shown our laundromat will have all operations indoors, not be noisy or problematic
- We ask that you grant our conditional use for our laundromat to be 24/7

PROJECT STATISTICS

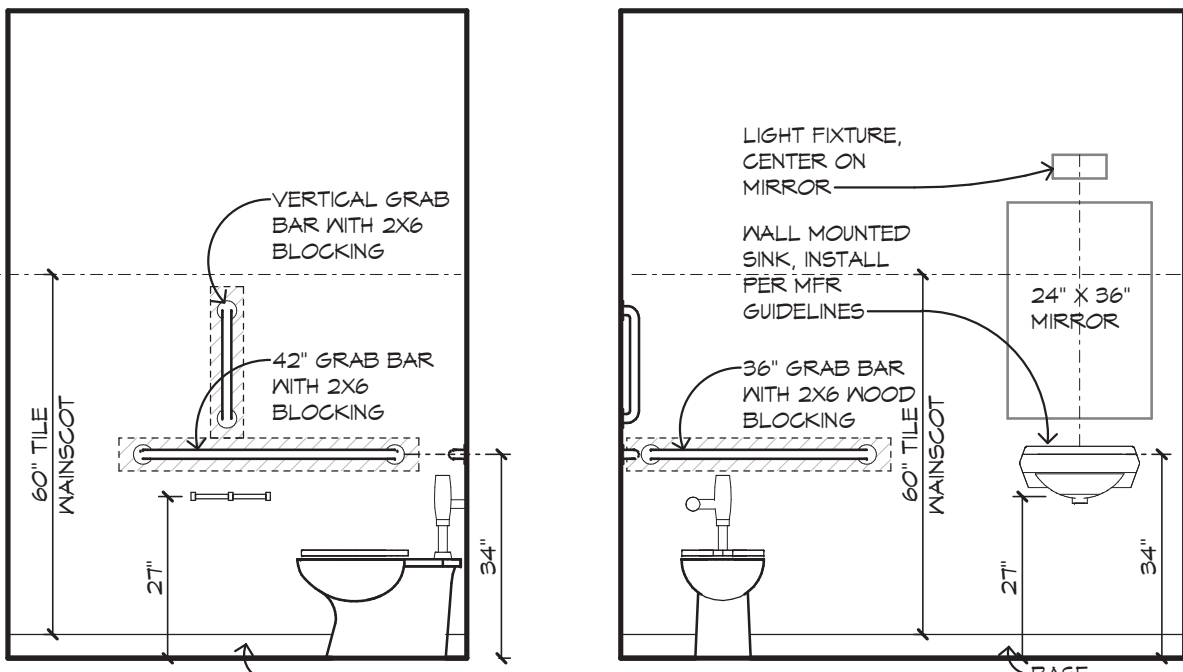
OCCUPANCY	B - BUSINESS (LAUNDRY)		
SPRINKLERS	NONE		
GROUND FLOOR AREA	4,511 SQ FT		
RENOVATION VOLUME	46,544 CU FT (2,542 SF X 4 + 1,436 SF X 12)		
APPLICABLE CODES	WISCONSIN EXISTING BUILDING CODE - 2015 IBC - WISCONSIN COMMERCIAL BUILDING CODE - 2015 IBC - WISCONSIN ACCESSIBILITY CODE - ICC/ANSI 117-2009 ENERGY - IECC 2009 - WISCONSIN ADOPTED IECC 2015 IV AMENDMENTS PLUMBING CODE - WISCONSIN SPS 381-581 MECHANICAL CODE - 2015 IMC - WISCONSIN SPS 364-365 ELECTRICAL CODE - NEC 2011 - SPS 316		
CONSTRUCTION TYPE	BB	FIRE RATING	
	CORRIDOR FIRE-RESISTANCE RATING	N/A	
	PRIMARY STRUCTURAL FRAME	0 HOUR	
	BEARING WALLS - EXTERIOR	2 HOUR	
	BEARING WALLS - INTERIOR	0 HOUR	
	NON-BEARING WALLS - EXTERIOR	0 HOUR	
	NON-BEARING WALLS - INTERIOR	0 HOUR	
OCCUPANT LOADS	FLOOR CONSTRUCTION	0 HOUR	
	ROOF CONSTRUCTION	0 HOUR	
	FUNCTION	LOAD FACTOR	AREA
	BUSINESS	100 GROSS	3576 SQ FT
PLUMBING FIXTURE CALCULATIONS (202.1)	OCCUPANCY	LOAD	WATER CLOSETS LAVATORIES SERVICE SINK
	BUSINESS	40	1.64
	MINIMUM REQUIRED	2	1.03
	NUMBER PROVIDED	2	1

EGRESS WIDTH: 34"
MAX EGRESS LOAD: 180
OCCUPANT LOAD SERVED: 10



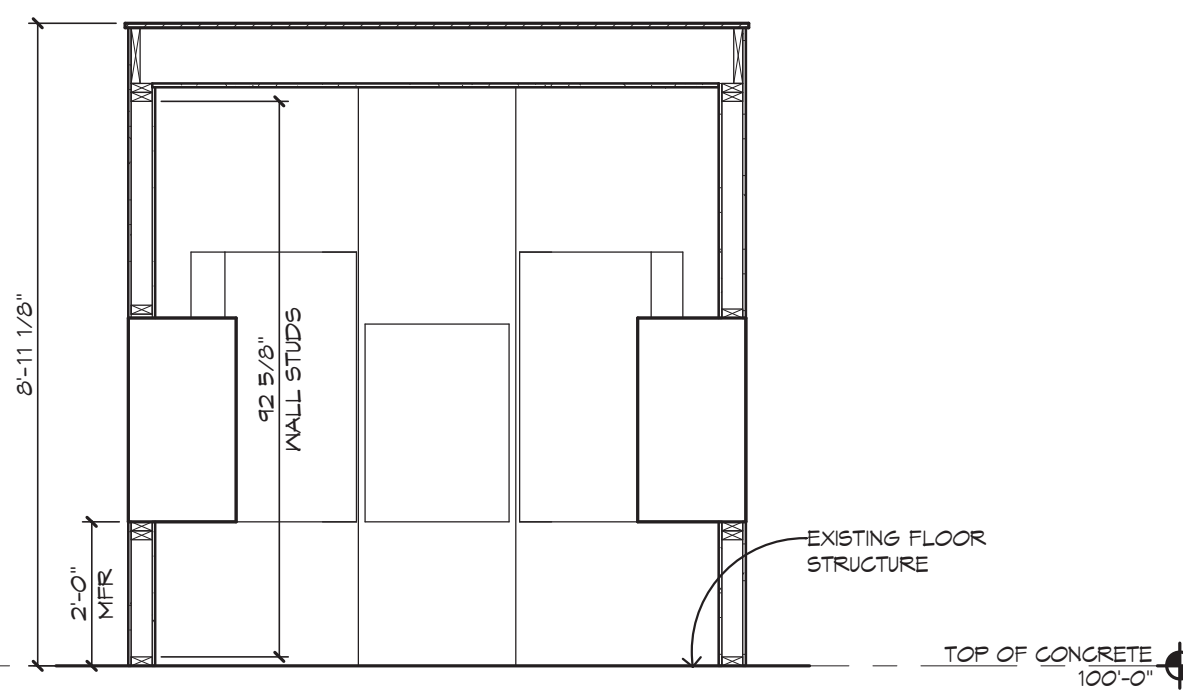
GROUND FLOOR LIFE SAFETY PLAN

1" = 20'-0"



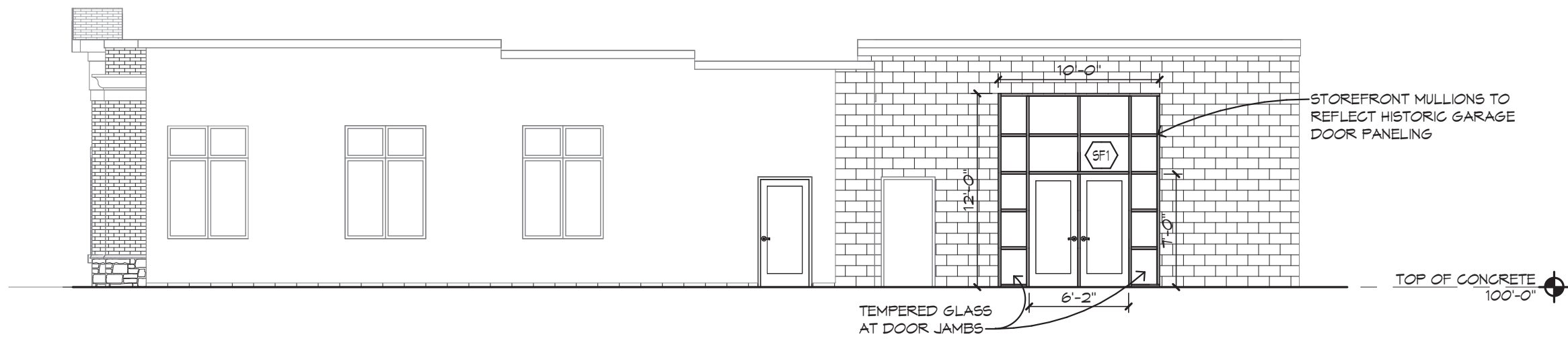
TOILET

TOILET



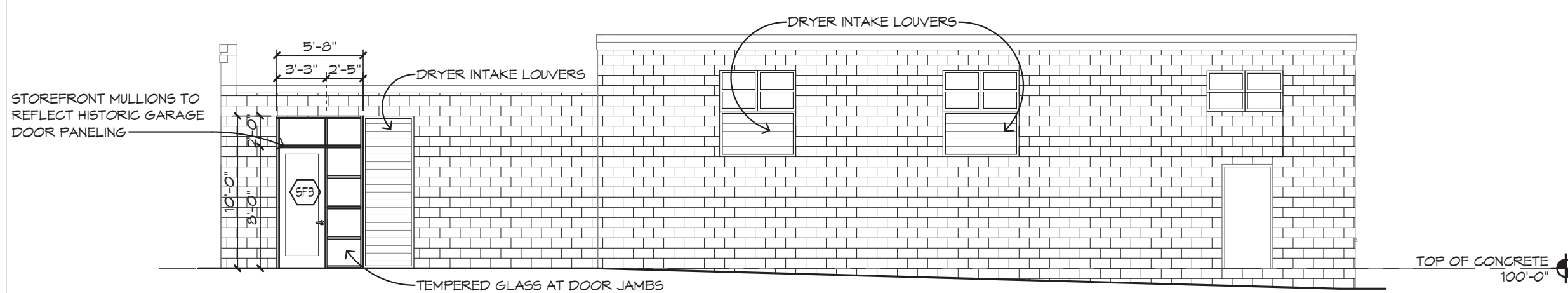
SERVICE ROOM SECTION

3/8" = 1'-0"



WEST ELEVATION

1/8" = 1'-0"



SOUTH ELEVATION

1/8" = 1'-0"

NEW WORK GENERAL NOTES:

- CONTRACTOR TO FIELD VERIFY ALL DIMENSIONS AND CONDITIONS AT JOB SITE. DRAWINGS REPRESENTED THE INFORMATION AVAILABLE AT THE TIME OF DRAWING PREPARATION. HOWEVER THE EXISTING DRAWINGS MAY NOT REPRESENT ALL CURRENT CONDITIONS. BRING ALL CONFLICTS TO THE ATTENTION OF THE GENERAL CONTRACTOR.
- DIMENSIONS AT EXISTING INTERIOR AND EXTERIOR WALLS ARE TO FINISHED FACE OF EXISTING DRYWALL OR MASONRY.
- ALL OTHER DIMENSIONS ARE TO FACE OF STUD.
- ALL DEMOLITION TO BE PATCHED AND REPAIRED TO MATCH EXISTING OR TO ACCOMMODATE NEW CONSTRUCTION. PREPARE SUBSTRATES AS REQUIRED FOR NEW FINISHES.
- FILL DEPRESSIONS WHERE TILE, GROUT, MORTAR BEDS, ETC. WERE REMOVED WITH A CONCRETE THINSET (USE BONDING AGENTS) COMPATIBLE WITH THE FINISHED FLOORING.
- COORDINATE STUD LOCATION WITH ELECTRICAL AND MECHANICAL CONTRACTORS TO ALLOW FOR ELECTRICAL PANELS, VENTS, ETC.
- VERIFY WALL CONSTRUCTION WITH WALL TYPE.
- FIELD VERIFY EXISTING WALL CONSTRUCTION. PROVIDE 2X WOOD BLOCKING AS REQUIRED WHERE NEW CONSTRUCTION, ETC. IS SHOWN ATTACHING TO EXISTING WALLS.

DIMENSIONS SHOWN AS ROUGH OPENINGS FOR SPECIFIC PRODUCTS BASED ON CURRENT INFORMATION AVAILABLE AT TIME OF DRAWING PREPARATION. CONTRACTOR TO VERIFY AS APPROPRIATE.

WALL TYPES

DOOR SCHEDULE

FE FIRE EXTINGUISHER WITH SURFACE MOUNTED BRACKET.

INDICATES EXISTING BUILDING COMPONENT TO REMAIN

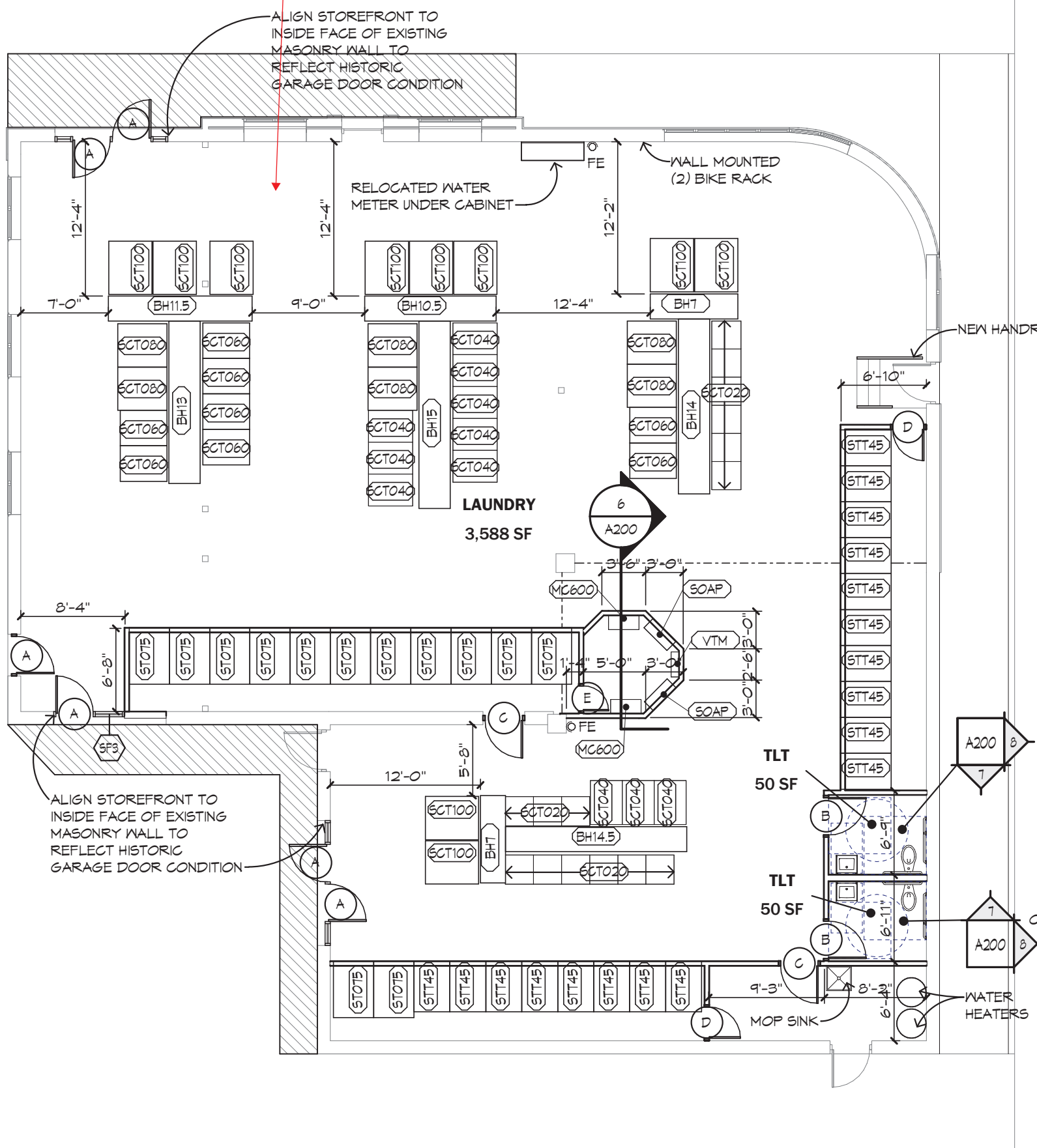
INTERIOR ELEVATION NOTES

- MOUNT WASHROOM ACCESSORIES AT HEIGHTS AS RECOMMENDED BY MANUFACTURER FOR ADA COMPLIANCE.
- FIELD VERIFY ALL TOPS, MIRRORS AND CABINETRY DIMENSIONS.
- PROVIDE 2 X 6 WOOD BLOCKING FOR ALL GRAB BARS. PROVIDE 2 X 6 WOOD BLOCKING AS REQUIRED FOR MIRRORS, ETC.

NEW GROUND FLOOR PLAN

1" = 10'-0"

FIRE-BLOCKING PER SPS 321.085 ALL CONCEALED SPACES WITH APPROVED MATERIALS.

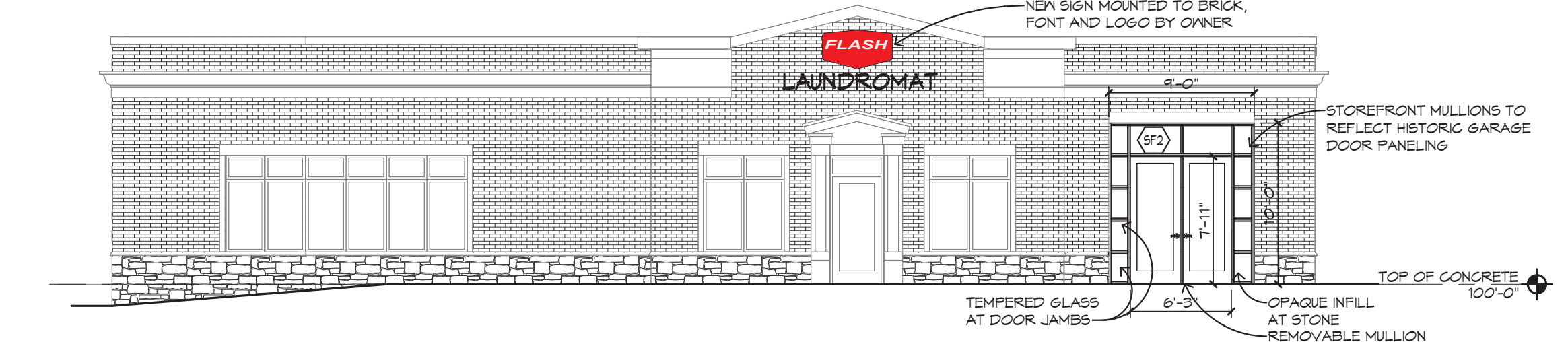


PLAN CONDITIONALLY APPROVED

No Variation of this Plan is Permitted without the Approval of Wauwatosa Inspection Department. See Plan Review Letter and/or Permit for additional conditions that must be addressed during construction prior to inspection.

Review Type: Building Review Only.

Approved By: Kurt McMahon Date: 10/22/2025



NORTH ELEVATION

1/8" = 1'-0"

Building Inspector - East Side
Kurt McMahon
kcmcmahon@wauwatosa.net
(414)479-8908

Email or Call for Rough, Insulation & Final
(or other inspections required per SPS 320.10(3))

A full-size copy of the approved plans and specifications shall be on-site during construction and open to inspection by authorized representatives of the Department. The Applicant is responsible to download, print, and bind the full size set of plans and permit. A Department electronic stamp and signature shall be on the plans which are used at the job site for construction.

NEW SITE PLAN NOT USED - SEE SITE AND LANDSCAPE SHEET

1" = 20'-0"

FLASH LAUNDROMAT

7105 W North Ave, Wauwatosa

NEW CONSTRUCTION

8/10/2025



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0148

Agenda Date: 1/27/2026

Agenda #: 6.

Public hearing for proposed assessments for 2026 street and alley improvements

Submitted by:

Jennifer Schroeder, PE
Senior Civil Engineer

Department:

DPW, Engineering Division

Public hearing for proposed assessments for 2026 street and alley improvements

PUBLIC COMMENT NOTICE

Please note that our system for online public comment – **eComment** – is currently unavailable due to a major system outage.

Residents interested in submitting a public comment for this public hearing may do so by sending an email with your written public comment to tclerks@wauwatosa.net.

NOTICE OF PUBLIC HEARING

NOTICE OF PUBLIC HEARING on proposed Improvements for the 2026 paving of certain alleys and streets in the City of Wauwatosa.

PLEASE TAKE NOTICE, that the Wauwatosa Board of Public Works has declared its intention under Section 66.0703, Wisconsin Statutes, to charge special assessments as determined by exercise of police powers, upon abutting property along the following described public streets/alleys for improvements conferred upon such property by the repaving of the following streets.

Street & Location:	Perry Court, Maple Terrace to the end of the cul de sac
Aldermanic Dist.:	2
Exist. & (Prop.) Width:	26 ft (26 ft)
Pavement Const. Type:	Type A / Asphalt
Assessed Sidewalk work:	No

Street & Location:	Laurel Court, Maple Terrace to the end of the cul de sac
Aldermanic Dist.:	2
Exist. & (Prop.) Width:	30 ft (26 ft)
Pavement Const. Type:	Type A / Asphalt
Assessed Sidewalk work:	No

Street & Location:	Maple Terrace, N 75 th Street to N 76 th Street
Aldermanic Dist.:	2
Exist. & (Prop.) Width:	36 ft (34 ft)
Pavement Const. Type:	Type C / Asphalt
Assessed Sidewalk work:	No

Alley Location:	Meinecke Ave – North Ave, N 102 nd St to Mayfair Rd
Aldermanic Dist.:	7
Exist. & (Prop.) Width:	20 ft (20 ft)
Pavement Const. Type:	Type A / Green
Assessed Sidewalk work:	No

Reconstruction: Type “A” (Asph.) or (Conc.) Completely removing existing curb and gutter and existing pavement, placing new concrete curb and gutter (excluding alleys), and asphalt or concrete pavement surface on a new base.

The above repaving type also includes placing necessary water and sewer service pipes and storm sewer and appurtenances; relaying sanitary sewer and storm sewer as required; relocating existing street lighting system where necessary; constructing new concrete driveway approaches; and replacing concrete sidewalks which are disturbed by other construction, which are defective, or which have a hazard potential.

Repaving Type “B” (Asph.) Completely removing existing curb and gutter, milling the existing asphalt pavement as required, and placing new concrete curb and gutter and asphalt pavement surface on the existing road base.

The above repaving type also includes placing necessary water and sewer service pipes and storm sewer and appurtenances; relaying sanitary sewer and storm sewer as required; relocating existing street lighting system where necessary; constructing new concrete driveway approaches; and replacing concrete sidewalks which are disturbed by other construction, which are defective, or which have a hazard potential.

Repaving: Type "C" (Asph) Milling the existing pavement as required, repairing curbs (and abutting approaches and sidewalks where necessary), and surfacing with asphalt pavement. Also included is the placing of necessary water and sewer service pipes and storm sewer and appurtenances, and relaying sanitary sewer and storm sewer as required.

Repaving: Type "D" Replacing defective curb and gutter, removing, milling and/or pulverizing the existing pavement surface as required, and surfacing with new asphalt pavement. Also included is the placing of necessary water and sewer service pipes and storm sewer and appurtenances, and relaying sanitary sewer and storm sewer as required.

Repaving: Type "E" Replacing minimal defective curb and gutter, minor pavement milling, overlay existing pavement with asphalt pavement. Also included is the placing of necessary water and sewer service pipes and storm sewer and appurtenances, and relaying sanitary sewer and storm sewer as required.

The report of the Board of Public Works showing preliminary plans and specifications, estimated cost of permanent improvements, and the proposed assessments and awards of damages is on file in the City Clerk's office at the City Hall, 7725 W. North Avenue, Wauwatosa, Wisconsin and may be viewed there on any regular business day from Monday to Friday inclusive, between the hours of 8:00 A.M. and 4:30 P.M.

You are further notified that the Common Council will hear all interested persons, or their agents or attorneys, concerning matters contained in the preliminary resolution authorizing such assessments and the Board of Public Works report, including proposed assessments for improvements at a regular meeting of the Common Council held on **Tuesday, January 27th, 2026 at 6:30 P.M.**, both in-person in the Council Chambers and virtually via use of the Zoom platform. All comments will be considered at the public hearing and thereafter the amount of the assessments will be finally determined.

Dated December 16, 2025

City Clerk



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Signature Report

Resolution-Council: R-25-196

File Number: 25-2331

Enactment Number: R-25-196

Resolution setting a Common Council public hearing date of January 27, 2026 for proposed assessments for 2026 street and alley improvements

BE IT RESOLVED by the Common Council of the City of Wauwatosa, Wisconsin that a public hearing be held before the Common Council both in-person in the Council Chambers and virtually via use of the Zoom platform, at 6:30 PM Local Time on Tuesday, January 27th, 2026 at which time all persons interested, or their agents or attorneys, will be heard concerning special assessments relating to the City's intent to perform street construction work in the City of Wauwatosa.

By: Board of Public Works

Adopted


City Clerk Deyanira Nevarez

Date

12/18/25

Approved


Mayor Dennis McBride

Date

12/18/25

Special Assessment Master Schedules by Project
2026 462 Perry Ct. 76TH St. To End Of Street

Hearing Date: 1/27/2026

<u>Tax Key / PIN</u>	<u>OrderNo</u>	<u>U/M</u>	<u>Border / Class</u>	<u>Charge</u>	<u>Billable Length</u>	<u>Owner / Border Addr</u>	<u>Status</u>	<u>Legal Desc</u>	<u>Rate</u>	<u>Qty</u>	<u>Total</u>
Tax Key: 382-0072-000			Front Res		0.00	STEFFES LIVING TRUST 1085 N. PERRY CT		1085 N. PERRY CT			
PIN:	121 193	LF		Paving			Draft	72.0000	58.30		4,197.60
	121 184	SF		Driveway Approach			Draft	15.0000	81.64		1,224.60
	121 205	SF		Service Walk			Draft	14.0000			0.00
Tax Key: 382-0073-000			Front Res		0.00	JOHN K & DENISE E OMEARA 1083 N. PERRY CT		1083 N. PERRY CT			
PIN:	121 194	LF		Paving			Draft	72.0000	105.00		7,560.00
	121 185	SF		Driveway Approach			Draft	15.0000	169.92		2,548.80
Tax Key: 382-0074-000			Front Res		0.00	VAN HORN REVOCABLE TRUST 1077 N. PERRY CT		1077 N. PERRY CT			
PIN:	121 195	LF		Paving			Draft	72.0000	63.10		4,543.20
	121 186	SF		Driveway Approach			Draft	15.0000	94.07		1,411.05
Tax Key: 382-0076-000			Front Res		0.00	MATTHEW S KULASA 1067 N. PERRY CT		1067 N. PERRY CT			
PIN:	121 196	LF		Paving			Draft	72.0000	77.52		5,581.44
	121 203	LF		Paving			Draft	36.0000	62.70		2,257.20
	121 187	SF		Driveway Approach			Draft	15.0000	241.77		3,626.55
	121 207	SF		Service Walk			Draft	14.0000			0.00
Tax Key: 382-0077-000			Front Res		0.00	MARK P & JENNIFER A MURPHY 1055 N. PERRY CT		EREOF WH PART IS 17 FT ON FRONT LI & 25. 1055 N. PERRY CT			
PIN:	121 197	LF		Paving			Draft	72.0000	74.80		5,385.60
	121 188	SF		Driveway Approach			Draft	15.0000	159.66		2,394.90
Tax Key: 382-0078-000			Front Res		0.00	THOMSON MARK HANES KATHERINE 1045 N. PERRY CT		1045 N. PERRY CT			
PIN:	121 198	LF		Paving			Draft	72.0000	74.90		5,392.80
	121 189	SF		Driveway Approach			Draft	15.0000	281.56		4,223.40
	121 206	SF		Service Walk			Draft	14.0000	10.62		148.68

Special Assessment Master Schedules by Project
2026 462 Perry Ct. 76TH St. To End Of Street

<u>Tax Key / PIN</u>		<u>Border / Class</u>	<u>Billable Length</u>	<u>Owner / Border Addr</u>	<u>Legal Desc</u>							
<u>OrderNo</u>	<u>U/M</u>	<u>Charge</u>			<u>Status</u>	<u>Rate</u>	<u>Qty</u>	<u>Total</u>				
Tax Key: 382-0079-000		Side Res	0.00	JAMES AND MARGARET COURTRIGHT LIVING TRUST 1040 N. PERRY CT		1040 N. PERRY CT						
PIN:												
121 204	LF		Paving						Draft	36.0000	112.00	4,032.00
121 199	LF		Paving						Draft	72.0000	101.00	7,272.00
121 192	SF		Driveway Approach						Draft	15.0000	87.63	1,314.45
121 208	SF	Service Walk	Draft	14.0000	29.10	407.40						
Tax Key: 382-0080-000		Front Res	0.00	STALLSMITH WILL P SHEWCHUK LINDSAY A 1062 N. PERRY CT		1062 N. PERRY CT						
PIN:												
121 200	LF		Paving						Draft	72.0000	75.20	5,414.40
121 190	SF	Driveway Approach	Draft	15.0000	203.58	3,053.70						
Tax Key: 382-0081-000		Front Res	0.00	COCCIA PATRICIA A SEKULA JOHN A 1076 N. PERRY CT		1076 N. PERRY CT						
PIN:												
121 201	LF		Paving						Draft	72.0000	119.00	8,568.00
121 191	SF	Driveway Approach	Draft	15.0000	162.87	2,443.05						
Tax Key: 382-0082-000		Front Apt	0.00	HAWTHORNE TERRACE A LLC 7700 PORTLAND AVE		7700 PORTLAND AVE						
PIN:												
121 202	LF	Paving	Draft	90.0000	173.70	15,633.00						

Project Totals: 25 Items 2,619.64

\$98,633.82

Special Assessment Master Schedules by Project
2026- 581 Laurel Ct Maple Terr to End of Street

Hearing Date: 1/27/2026

<u>Tax Key / PIN</u>		<u>OrderNo</u>	<u>U/M</u>	<u>Border / Class</u>	<u>Charge</u>	<u>Billable Length</u>	<u>Owner / Border Addr</u>	<u>Status</u>	<u>Legal Desc</u>	<u>Rate</u>	<u>Qty</u>	<u>Total</u>
Tax Key: 383-0360-000				Side Res		0.00	SCOTT AND MICHELE HOFFMAN 1036 LAUREL CT		1 NW 1/4 SEC 27 1036 LAUREL CT			
PIN:		143 113	LF		Paving			Draft		36.0000	172.04	6,193.44
		143 114	SF		Driveway Approach			Draft		15.0000	146.81	2,202.15
		143 118	SF		Service Walk			Draft		14.0000	25.54	357.56
Tax Key: 383-0361-001				Front Res		0.00	1999 REVOCABLE TRUST GARY J LEO & SUSAN 1041 LAUREL CT		N TH S 51D32M E 30 FT TH S 38D28M W ONE 1041 LAUREL CT			
PIN:		143 110	LF		Paving			Draft		72.0000	68.71	4,947.12
		143 115	SF		Driveway Approach			Draft		15.0000	107.76	1,616.40
		143 119	SF		Service Walk			Draft		14.0000	37.21	520.94
Tax Key: 383-0362-001				Front Res		0.00	STEVENS ANN L GUSZKOWSKI EUGENE R 1035 LAUREL CT		F MOST S COR OF LOT 18 TH N 51D32M W 30 1035 LAUREL CT			
PIN:		143 111	LF		Paving			Draft		72.0000	71.77	5,167.44
		143 116	SF		Driveway Approach			Draft		15.0000	182.32	2,734.80
Tax Key: 383-0363-000				Front Res		0.00	MARKOWSKI JUDITH A DEISINGER FRANCIS W 1025 LAUREL CT		1025 LAUREL CT			
PIN:		143 112	LF		Paving			Draft		72.0000	105.00	7,560.00
		143 117	SF		Driveway Approach			Draft		15.0000	355.17	5,327.55
		143 120	SF		Service Walk			Draft		14.0000	19.52	273.28

Project Totals: 11 Items 1,291.85

\$36,900.68

Special Assessment Master Schedules by Project
2026- 582 Maple Terr from N. 75TH St. to N. 76TH St.

Hearing Date: 1/27/2026

<u>Tax Key / PIN</u>	<u>OrderNo</u>	<u>U/M</u>	<u>Border / Class</u>	<u>Charge</u>	<u>Billable Length</u>	<u>Owner / Border Addr</u>	<u>Status</u>	<u>Legal Desc</u>	<u>Rate</u>	<u>Qty</u>	<u>Total</u>
Tax Key: 383-0358-000			Front Res		0.00	BAKER PATRICE A VANLERBERGHE LISA M					
PIN:						7436 MAPLE TER					
	143 124	LF		Paving			Draft	7436 MAPLE TER	28.8000	112.50	3,240.00
	143 121	SF		Driveway Approach			Draft		15.0000		0.00
Tax Key: 383-0359-000			Front Res		0.00	MARY C FERNANDEZ CLOWRY 1997 REVOCABLI					
PIN:						7504 MAPLE TER					
	143 125	LF		Paving			Draft	7504 MAPLE TER	28.8000	70.00	2,016.00
	143 122	SF		Driveway Approach			Draft		15.0000	211.22	3,168.32
Tax Key: 383-0360-000			Front Res		0.00	SCOTT AND MICHELE HOFFMAN					
PIN:						1036 LAUREL CT					
	143 126	LF		Paving			Draft	1 NW 1/4 SEC 27 1036 LAUREL CT	28.8000	90.00	2,592.00
Tax Key: 383-0363-000			Side Res		0.00	MARKOWSKI JUDITH A DEISINGER FRANCIS W					
PIN:						1025 LAUREL CT					
	143 132	LF		Paving			Draft	1025 LAUREL CT	14.4000	125.90	1,812.96
Tax Key: 383-0375-000			Front Res		0.00	BRANDON J REBHOLZ AND MEGAN K GLEESON W LI & 113.58 FT ON N LI OF LOT 17 NW					
PIN:						7425 MAPLE TER					
	143 127	LF		Paving			Draft	7425 MAPLE TER	28.8000	22.24	640.51
Tax Key: 383-0376-000			Front Res		0.00	NATHAN M AND MELANIE T MYHRE					
PIN:						7507 MAPLE TER					
	143 128	LF		Paving			Draft	7507 MAPLE TER	28.8000	94.64	2,725.63
	143 130	SF		Service Walk			Draft		14.0000	41.68	583.54
Tax Key: 383-0377-000			Front Res		0.00	SARAH MOORE					
PIN:						7525 MAPLE TER					
	143 129	LF		Paving			Draft	FT TH E 100 FT ON FRONT LI OF LOTS 2 & 3 7525 MAPLE TER	28.8000	95.00	2,736.00
	143 123	SF		Driveway Approach			Draft		15.0000	235.93	3,538.99
	143 131	SF		Service Walk			Draft		14.0000	41.46	580.44
Tax Key: 383-0378-000			Side Res		0.00	GARY J LEO AND SUSAN J LEO					
PIN:						7535 MAPLE TER					
	143 133	LF		Paving			Draft	SEC 27 7535 MAPLE TER	14.4000	97.50	1,404.00
	143 134	SF		Service Walk			Draft		14.0000	31.10	435.34

Special Assessment Master Schedules by Project
2026- 582 Maple Terr from N. 75TH St. to N. 76TH St.

Hearing Date: 1/27/2026									
<u>Tax Key / PIN</u>		<u>Border / Class</u>	<u>Billable Length</u>	<u>Owner / Border Addr</u>		<u>Legal Desc</u>			
<u>OrderNo</u>	<u>U/M</u>	<u>Charge</u>			<u>Status</u>	<u>Rate</u>	<u>Qty</u>	<u>Total</u>	
			Project Totals:		14 Items		1,269.17		
									\$25,473.73

Special Assessment Master Schedules by Project
2026 532 Alley Meinecke Ave.-North Ave./102ND St.-Mayfair Rd.

Hearing Date: 1/27/2026

<u>Tax Key / PIN</u>	<u>OrderNo</u>	<u>U/M</u>	<u>Border / Class</u>	<u>Charge</u>	<u>Billable Length</u>	<u>Owner / Border Addr</u>	<u>Status</u>	<u>Legal Desc</u>	<u>Rate</u>	<u>Qty</u>	<u>Total</u>
Tax Key: 335-0056-000 PIN:	139 609	LF	Alley Res	Alley w/drive	0.00	SUSAN E HANSON 10224 W. NORTH AVE	Draft	10224 W. NORTH AVE	82.0000	70.00	5,740.00
Tax Key: 335-0057-000 PIN:	139 610	LF	Alley Res	Alley w/drive	0.00	RICHARD JR & MARY FRENN 10216 W. NORTH AVE	Draft	10216 W. NORTH AVE	82.0000	70.00	5,740.00
Tax Key: 335-0058-000 PIN:	139 611	LF	Alley Res	Alley w/drive	0.00	ANNE T J SCHIMMEL 10204 W. NORTH AVE	Draft	10204 W. NORTH AVE	82.0000	73.04	5,989.28
Tax Key: 335-0059-000 PIN:	139 612	LF	Alley Res	Alley w/drive	0.00	SWEETMAN PAMELA K STAEDLER STEPHEN P 10205 BEVERLY PL	Draft	10205 BEVERLY PL	82.0000	73.84	6,054.88
Tax Key: 335-0060-000 PIN:	139 613	LF	Alley Res	Alley w/drive	0.00	JORDAN HAUPT 10213 BEVERLY PL	Draft	10213 BEVERLY PL	82.0000	60.00	4,920.00
Tax Key: 335-0061-000 PIN:	139 614	LF	Alley Res	Alley w/drive	0.00	JUDITH C BUSALACCHI REVOCABLE TRUST 10221 BEVERLY PL	Draft	10221 BEVERLY PL	82.0000	60.00	4,920.00
Tax Key: 335-0096-000 PIN:	139 615	LF	Alley Apt	Alley w/drive	0.00	DK NORTH LLC 10320 W. NORTH AVE	Draft	10320 W. NORTH AVE	123.0000	68.24	8,393.52
Tax Key: 335-0097-000 PIN:	139 616	LF	Alley Apt	Alley w/drive	0.00	JOHN R III ET AL DWYER 10310 W. NORTH AVE	Draft	10310 W. NORTH AVE	123.0000	63.00	7,749.00
Tax Key: 335-0099-000 PIN:	139 617	LF	Alley Apt	Alley w/drive	0.00	S AND S PROPERTIES NORTH LLC 10232 W. NORTH AVE	Draft	10232 W. NORTH AVE	123.0000	65.00	7,995.00
Tax Key: 335-0100-000 PIN:	139 606	LF	Alley Res	Alley no drive	0.00	SELINA M. JOHNSON 10229 BEVERLY PL	Draft	10229 BEVERLY PL	41.0000	55.00	2,255.00

Special Assessment Master Schedules by Project
2026 532 Alley Meinecke Ave.-North Ave./102ND St.-Mayfair Rd.

Hearing Date: 1/27/2026

Hearing Date: 1/27/2026									
<u>Tax Key / PIN</u>			<u>Border / Class</u>	<u>Billable Length</u>	<u>Owner / Border Addr</u>	<u>Legal Desc</u>			
	<u>OrderNo</u>	<u>U/M</u>	<u>Charge</u>		<u>Status</u>	<u>Rate</u>	<u>Qty</u>	<u>Total</u>	
Tax Key: 335-0101-000									
PIN:									
	139 618	LF	Alley w/drive	0.00	Draft	82.0000	86.86	7,122.52	BRANDER MCCAFFREY GREER CAMPBELL CHR 10239 BEVERLY PL 10239 BEVERLY PL
Tax Key: 335-0102-000									
PIN:									
	139 607	LF	Alley no drive	0.00	Draft	41.0000	71.20	2,919.20	BOSMAN JOSHUA KERNS SARAH 10245 BEVERLY PL 10245 BEVERLY PL
Tax Key: 335-0118-000									
PIN:									
	139 619	LF	Alley w/drive	0.00	Draft	82.0000	19.25	1,578.50	REBECCA BARRIE 10304 W. NORTH AVE 10304 W. NORTH AVE
Tax Key: 335-0119-000									
PIN:									
	139 620	LF	Alley w/drive	0.00	Draft	82.0000	19.25	1,578.50	MEI YU 10304 W. NORTH AVE 10304 W. NORTH AVE
Tax Key: 335-0120-000									
PIN:									
	139 621	LF	Alley w/drive	0.00	Draft	82.0000	19.25	1,578.50	LARAMIE SEVERSON 10304 W. NORTH AVE 10304 W. NORTH AVE
Tax Key: 335-0121-000									
PIN:									
	139 622	LF	Alley w/drive	0.00	Draft	82.0000	19.25	1,578.50	ALLIE HREN 10304 W. NORTH AVE 10304 W. NORTH AVE
Tax Key: 335-2002-000									
PIN:									
	139 608	LF	Alley no drive	0.00	Draft	164.0000	35.00	5,740.00	MAYFAIR MALL LLC 10400 W. NORTH AVE 10400 W. NORTH AVE
Project Totals:					17 Items	928.18			
\$81,852.40									

Application Form

Profile

Patricia _____ A _____ Salentine _____
 First Name Middle Initial Last Name

 Email Address

 Home Address Suite or Apt

 City State Postal Code

What district do you live in? *

☒ District 2

Home: _____ Home: _____
 Primary Phone Alternate Phone

Retired _____ MSN/APRN retired _____
 Employer Job Title

Please look at the vacancy page before applying. Some Boards, Committees and Commissions have requirements that they are looking for in an applicant, such as specific skills or member types such as Adult or Student.

The Vacancy page can be found here:

[**VACANCIES**](#)

Which Boards would you like to apply for?

Senior Commission: For Review

Why are interested in joining this Board, Committee or Commission?

[Patricia_Salentine_Volunteer_Resume_Senior_Commission.pdf](#)
 Upload a Resume

If you have issues uploading your resume, email it to Misty Richey at mrichey@wauwatosa.net

If you need to send your resume separately, complete the remainder of the application, save it, and we will submit both the application and resume for you.

Please tell us about yourself and why you want to serve.

I am deeply committed to education and the health and wellness of individuals and families across all life stages and ability levels, as reflected in my professional and personal life. These values are reflected in my active involvement within the Wauwatosa School community and the broader community. As a parent of four children with diverse educational needs, including special education, gifted and talented, and varying achievement levels, I bring firsthand experience and empathy to my volunteer work. In my free time, I enjoy caring for my youngest grandchildren, gardening, exploring nature, taking long walks, sewing, knitting, reading, and spending quality time with friends and family.

Demographics

☒

☒

☒

08/12/1947

Once you submit your application, check [here](#) for the Common Council agenda that has your appointment or reappointment. It may be possible that it will be on future agendas and not on the next upcoming meeting date agenda. This will be how you know if you have been appointed or reappointed.

Patricia Salentine, MSN, APRN, ANP



Summary

Dedicated healthcare professional and lifelong Wauwatosa resident with experience in community engagement, senior advocacy, and volunteer leadership and education. Strongly committed to education, health, and wellness of individuals and families across the lifespan and ability levels, as a professional and as a volunteer. Former Adult Nurse Practitioner and Clinical Faculty at Marquette University College of Nursing with a background in health education and program development. Passionate about improving quality of life for older adults through civic involvement and advisory roles.

Volunteer and Community Leadership

Wauwatosa Historical Society (2024-present): Supporting preservation and community heritage initiatives.

Wauwatosa Senior Citizen Club (2022-present): Active participant in programs supporting older adults.

International Philanthropic Education Organization (2018-present): Providing higher education grants and loans to support women.

Wauwatosa United Methodist Church (1949-present): Engaged in missions and disaster relief, including Wauwatosa's August 2025 Flood Disaster response.

La Familia de Arte (2022-2024): Served as board member supporting grassroots community arts organization located on Milwaukee's near South Side, focused on using art to strengthen neighborhoods and foster pride, hope, and connection.

Wauwatosa Public Schools (1978-2022)

- Parent Teacher Association: Jefferson Elementary School, Lincoln Elementary School, Longfellow Middle School, and Wauwatosa East High School.
- Wauwatosa Youth Commission (2 years): Contributed to community initiatives and youth engagement. Tosa Fest, Battle of the Bands Committee (2 years)

- Special Education Parent Advisory Committees: Madison Elementary School, Jefferson Elementary School and Wauwatosa West High School.
- Learning Disability Association (1983-1992): Provided support to parents of children with disabilities; served as President for 2 years.
- Parent Advisory Committee: Lincoln Elementary School (1991, 1992).

Marquette Clinic for Women and Children : Delivered primary health care and education to underserved women as an RN (2000-2001) , Adult Nurse Practitioner (2001-2007) and volunteer APRN (2013-2019).

Professional Experience

Clinical Nursing Instructor, Marquette University (2001–2019)

Educated and mentored undergraduate BSN students, and MSN, nurse practitioner students in diverse clinical settings, fostering advanced clinical skills and professional development.

Adult Nurse Practitioner, Zablocki VA Medical Center (2007–2014)

Delivered comprehensive primary and women’s health care to female veterans, with a strong emphasis on preventive health, wellness promotion, and chronic disease management.

Registered Nurse / Adult Nurse Practitioner – Various Roles (1970–2014)

Served in multiple nursing capacities, including parish, schools, clinic, psychiatric, chemical dependency, geriatric, pediatric, and surgical, medical, and neonatal intensive care, providing high-quality patient care across a wide range of healthcare environments and ages.

Education

Master of Science in Nursing, Adult Nurse Practitioner – Marquette University, 2001

Bachelor of Science in Nursing – Marquette University, 1999

Diploma in Nursing – Lutheran Hospital School of Nursing, 1970

Personal Interests and Commitment

I am deeply committed to education and the health and wellness of individuals and families across all life stages and ability levels, as reflected in my professional and personal life. These values are reflected in my active involvement within the Wauwatosa School community and the broader community.

As a parent of four children with diverse educational needs, including special education, gifted and talented, and varying achievement levels, I bring firsthand experience and empathy to my volunteer work.

In my free time, I enjoy caring for my youngest grandchildren, gardening, exploring nature, taking long walks, sewing, knitting, reading, and spending quality time with friends and family.

Application Form

Profile

Vera

First Name

C

Middle Initial

Westphal

Last Name

Email Address

Home Address

Suite or Apt

City

State

Postal Code

What district do you live in? *

☒ District 4

Primary Phone

Alternate Phone

Milwaukee County Zoo

Employer

Deputy Zoo Director

Job Title

Please look at the vacancy page before applying. Some Boards, Committees and Commissions have requirements that they are looking for in an applicant, such as specific skills or member types such as Adult or Student.

The Vacancy page can be found here:

[VACANCIES](#)

Which Boards would you like to apply for?

Civic Celebration Commission: Submitted

Why are interested in joining this Board, Committee or Commission?

[Westphal.Vera.Resume_2026_Civic_Celebration_Commission.docx](#)
Upload a Resume

If you have issues uploading your resume, email it to Misty Richey at mrichey@wauwatosa.net

If you need to send your resume separately, complete the remainder of the application, save it, and we will submit both the application and resume for you.

Please tell us about yourself and why you want to serve.

I have dedicated more than 40 years of my career to public service and have been a proud resident of Wauwatosa since 1988. I currently serve on two community boards, the Wauwatosa West Allis Chamber of Commerce and the Wauwatosa Distinguished Citizen Council Award Board, where I support initiatives that strengthen civic engagement and community pride. I have a deep appreciation for the City of Wauwatosa and all it offers to residents, businesses, and visitors. I am particularly interested in serving on the Civic Celebration Commission because of its important role in honoring Memorial Day, Independence Day, and other civic observances that reinforce our shared values and community identity. I would be honored to contribute my experience, time, and commitment to ensuring these celebrations remain meaningful, well-organized, and welcoming to all Wauwatosa residents.

Demographics

 _____
Date of Birth

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APPLICATION FOR CITY OF WAUWATOSA – CIVIC CELEBRATION COMMISSION

SUMMARY

Engaged Wauwatosa resident with a strong commitment to civic life, public service, and community traditions. Brings experience working with public-sector organizations, a collaborative approach to volunteer service, and a deep appreciation for events that honor national history, community pride, and inclusive civic participation.

COMMUNITY & CIVIC EXPERIENCE

Community Volunteer & Civic Participant

Wauwatosa, WI

- Actively engaged in local civic issues and public-sector initiatives
- Support community-focused efforts that promote transparency, public trust, and resident engagement
- Strong interest in preserving and enhancing community traditions that bring residents together across generations

Public-Sector & Policy Engagement

- Professional experience working with government-related organizations and public finance topics
 - Recognized by the **Wisconsin Policy Forum** for individual excellence, reflecting a commitment to high standards in public service and civic responsibility
 - Comfortable working within formal governance structures, meeting schedules, and public accountability expectations
-

RELEVANT SKILLS & STRENGTHS

- Civic event planning support and coordination
- Collaboration with volunteers, staff, and elected officials
- Attention to detail and follow-through on commitments

- Respect for traditions, protocols, and ceremonial practices
 - Clear communication and teamwork
 - Dependable participation in meetings and events
-

INTEREST IN THE CIVIC CELEBRATION COMMISSION

I am particularly interested in serving on the Civic Celebration Commission because of its role in honoring Memorial Day, Independence Day, and other civic observances that strengthen community identity and shared values. I would be honored to contribute my time and skills to ensure these events remain meaningful, well-organized, and welcoming to all Wauwatosa residents.

AVAILABILITY

- Willing and able to serve a **four-year term**
- Available to attend meetings, planning sessions, and community events as required
- Open to supporting leadership roles, including committee work, as needed

VERA WESTPHAL

EXPERIENCE

Milwaukee County Zoo

May 2005 – Present

Deputy Zoo Director (Administration, Finance and Operations)

Responsibilities include:

- Proposing, formulating, developing, planning, directing and leading organization strategy, policy making and managing the fiscal and administrative activities of the Zoo and operations
- Responsible for the oversight of accounting, budgeting, IT, human resources, procurement, accounts payable/ receivable, communications, capital budget development, cash management, program and audience evaluation and research services, Zoo-wide performance measures and goals and visitor services including the operations of the admission gate, rides, special exhibits, safety and security programs and revenue generating contracts and leases
- Additional duties include annual budget preparation and monitoring over \$24 million budget including \$20 million in revenues with 166 full-time positions and up to 300 seasonal employees, programmable budget development and implementation, representation of the department in all fiscal and administrative matters
- Serving as second in command, when Executive Zoo Director is unavailable, which includes participation in the County Executive's Cabinet
- Zoo representative at County Committee meetings and participation in Countywide planning activities and inter-departmental work groups; represent the Zoo at the Zoological Society of Milwaukee board meetings
- Monitors and reviews trends in Zoo operations and management issues; researches and recommends operational, procedural and policy improvements

Highlights include:

- Led the Zoo to reopen and remain open safely after being closed for three months in 2020 due to the COVID pandemic. This provided a respite for family and friends as most of the Country was shut down.

- Successfully secured \$6.8 million in Shuttered Venue Operators Grant from the Small Business Administration to offset revenue losses due to the pandemic
- Visionary for Process Improvements – customer feedback portal, guest injury log, uniform policy, seasonal employee training and orientation, school field trip registration (increased revenues over \$200K in the first year)
- Key player of the 2022/2023 Strategic Planning Executive Leadership Team (mission, vision, key objectives and refresh of the 2013 Master Plan and Business Plan)
- Created and led Quarterly Zoo-wide management team meetings and instrumental in bringing back Zoo-wide meetings and preparing meeting presentations
- Developed Zoo-wide goals and priorities for the organization that cascaded down to individual performance goals
- Oversaw a project that reviewed over 84 job descriptions to ensure the roles and responsibilities met the current needs of the organization.
- Researched and issued a Request for Proposal to outsource the Zoo's concessions and novelty operations and successful implementation of a lease with Service Systems Associates, which included \$4.2 million in facility improvements
- Key player in re-negotiating a Memorandum of Understanding with the Zoological Society of Milwaukee (Zoo non-profit support partner) resulting in 50% of membership sales (\$3 million + annually)
- Under my leadership of the Green Committee, received the 2016 Ideal of Education award from Keep Greater Milwaukee Beautiful, the Governor's 2018 Tourism Stewardship Award for ongoing sustainability and conservation efforts and received the 2018 Wisconsin Department of Natural Resources Recycling Excellence Honorable Mention for outstanding recycling and waste minimization services
- Creation of Mission related programs - Responsible for creating the Zoo's Conservation, Research and Sustainability Coordinator to enhance the Zoo's mission of wildlife conservation and public education
- Staff succession planning
- Participation and development of Zoo's 10 Year Master Plan in 2013; participation in the development of the Zoo's new west entrance and parking lot; member of the design team for a new rhino and penguin habitats ensuring there is a guest experience opportunity to generate additional revenues

- Study and analyze Zoo Governance options
- Member of Milwaukee County's Leadership Committee for Employee Engagement; instrumental in developing a Zoo-wide communications plan after receiving feedback from the employee engagement survey; implementation of conservation, research and sustainability position and tracking program to advance the mission of zoos and aquariums
- Instrumental in creating the Zoo's Wild Connections program and a new Wild Lights program to bring in new revenues
- Expanded the Zoo's audience/program evaluation studies to gain better insight on guest experience, empathy for wild life and how to best use language to use to connect our guests to conservation and wildlife
- Oversee the management of the Operations Division beginning in 2017 which includes all revenue generating venues such as admissions, rides, special exhibit and experiences
- Participation in three Association of Zoos and Aquarium (AZA) accreditation inspections resulting in accreditation each time
- Development of the Zoo's Accessibility Program
- Development including approval by the County Board of Supervisors of a dynamic pricing strategy for admission fees to generate additional revenues
- Created a guest round-up program that has generated over \$600,000 for conservation programs since 2015
- Participated in AZA Advocacy Day in Washington DC by meeting with staff from four House Representatives and two Senators for support of zoo and aquarium legislation
- Part of the executive leadership team that supported the Zoological Society of Milwaukee \$27 million Adventure Africa capital campaign

Milwaukee County Zoo
Interim Zoo Executive Director

March 19, 2021 – August 3, 2021

Accomplishments during Interim assignment included:

- Successfully handled the roles and responsibilities of the Zoo Executive Director while also fulfilling the role of Deputy Zoo Director
- Continued to lead the organization through the impacts of the COVID Pandemic
- Fostered greater collaboration between the senior leadership team
- Resolved a long running unaddressed personnel situation involving a senior leader – unfortunately, this resulted in termination for that person but it was necessary for the organization to thrive
- Regularly meet with the President of the Zoological Society of Milwaukee Executive Director and presented at Society Board meetings.

Milwaukee County

January 1994 – May 2005

Department of Administrative Services

Senior Fiscal and Management Analyst &

BRASS System Administrator (1999 to May 2005)

Responsibilities included:

- Administered the County-wide budgeting system (Budget of \$1 billion)
- Developed a number of County-wide fiscal reports, including fiscal impact of position reclasses and reallocations, County-wide salary cost projections, budget development fiscal status reports, projected labor agreement cost analyses and County-wide retirement and sick leave payout reports
- Conducted financial and policy analyses
- Prepared department budget requests for the Zoo and other departments
- Reviewed departmental financial statements to monitor and develop systems for budget compliance
- Assisted in interpreting County, State, and Federal budget procedures and administrative rules
- Performed programmatic and fiscal reviews of local, state and federal legislation
- Analyzed the need for new positions and submitted reports and recommendations

- Monitored and attended on a monthly basis Milwaukee County Board standing committee meetings
- Assisted in the development of Memoranda of Understanding with the Milwaukee Art Museum/War Memorial Center, Marcus Center for the Performing Arts and for the multi-jurisdictional Justice Assistance Grant with Cities of Milwaukee, West Allis, and Wauwatosa; administered the Local Law Enforcement Block Grant
- Analyzed and made recommendations on budget requests for County departments and outside agencies for the County Executive's Budget (Office of the Sheriff, House of Correction, District Attorney, DAS-Human Resources, DAS-Risk Management, DAS-Procurement, Corporation Counsel, Employee Fringe Benefits, Zoo, UW Extension, Combined Court Related Operations, County Health Related Programs, County Treasurer, War Memorial Center, Villa Terrace Museum & Charles Allis Museum, Marcus Center for the Performing Arts, Historical Society, Fund for the Arts, Greater Milwaukee Convention and Visitors Bureau, Keep Greater Milwaukee Beautiful, various county-wide non-departmental budgets); assisted in the development and implementation of improved budget procedures

OTHER ACTIVITIES

Awarded the 2022 Norman N. Gill Award for Individual Excellence from the Wisconsin Policy Forum. [Wisconsin Policy Forum | 2022 Salute to Local Government Award Winners \(wispolicyforum.org\)](https://wispolicyforum.org/2022-salute-to-local-government-award-winners)

Professional Fellow – Association of Zoos & Aquariums; Active member of the AZA CFO, & Business Operations group

Wauwatosa West Allis Chamber of Commerce – Executive Committee, Board Member and past President

Wauwatosa Distinguished Citizen Council Member – 2018 to present

Milwaukee County Pension Board Member – Elected by Pension System Members; Chair of Audit Committee; November 2012 to February 2017 – accomplishments -- instrumental in lowering investment return assumption rate to a more realistic one and reducing liability amortization period from 30 years to 20 years; as Audit Committee Chair, lead to greater accountability from Pension staff.

Tempo Milwaukee Member since 2015 and member of the Program Committee (largest professional women's group in Milwaukee), which empowers women to achieve and sustain leadership roles.

Certificate from the University of Pennsylvania The Wharton School Aresty Institute of
Executive Education in International Foundation of Employee Benefit Plans: Portfolio Concepts
and Management Program

Species360 Board of Trustees, Beginning January 2026

EDUCATION

Bachelors of Arts - Business Management and Communications

Honors: Magna Cum Laude

Concordia University

Application Form**Profile**

Joseph

First Name

M

Middle
Initial

Carioti

Last Name

Email Address

Home Address

Suite or Apt

City

State

Postal Code

What district do you live in? *☒ District 5

Mobile:

Primary Phone

Alternate Phone

Cranky Al's

Employer

Owner

Job Title

Please look at the vacancy page before applying. Some Boards, Committees and Commissions have requirements that they are looking for in an applicant, such as specific skills or member types such as Adult or Student.

The Vacancy page can be found here:

[VACANCIES](#)

Which Boards would you like to apply for?

East Tosa Business Improvement District (BID) Board: Submitted

Question applies to East Tosa Business Improvement District (BID) Board

Please note the following requirements for membership on the East Tosa Business Improvement District (BID) Board:

- 1)** If an applicant is not a Wauwatosa resident within the Tosa East Towne, Inglewood Heights, Pabst Park, Olde Hillcrest, or Washington Heights neighborhoods, the applicant must own property or operate a business within the BID
- 2)** If an applicant does not own property or operate a business within the BID, they need to be a Wauwatosa resident within the Tosa East Towne, Inglewood Heights, Pabst Park, Olde Hillcrest, or Washington Heights neighborhoods

Question applies to East Tosa Business Improvement District (BID) Board

Please select which of the following applies to your status with the East Tosa Business Improvement District: *

- ☒ Commercial Property Owner
- ☒ Business Owner

Question applies to East Tosa Business Improvement District (BID) Board

If you are a property owner (residential or commercial) within the East Tosa BID, please provide the address of your property.

6901 West North Ave

Question applies to East Tosa Business Improvement District (BID) Board

If you are a business owner within the East Tosa BID, please provide the address of your business.

Cranky Al's

Why are interested in joining this Board, Committee or Commission?

[Resume_.pdf](#)

Upload a Resume


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If you need to send your resume separately, complete the remainder of the application, save it, and we will submit both the application and resume for you.

Please tell us about yourself and why you want to serve.

I am interested in serving on the BID board because I genuinely care about the North Avenue community and its long-term success. Cranky's has been a staple on North Avenue for 25 years, and during that time I have seen firsthand how important a strong, vibrant business district is—not just for business owners, but for residents and visitors as well. I am invested in the continued growth, safety, and appeal of North Avenue, and I want to contribute my experience, perspective, and commitment to helping both the community and fellow businesses thrive.

Demographics


Date of Birth

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Joseph Carioti

Owner & Operator | Commercial Property Owner | Industry Leader

North Avenue, Wisconsin

Professional Summary

Established business owner and commercial property holder with over 25 years of experience contributing to the economic vitality of North Avenue. Proven leader within the Wisconsin baking industry, with extensive board and governance experience. Deeply committed to community development, small business success, and the long-term growth and sustainability of local commercial districts.

Professional Experience

Owner

Cranky Al's — North Avenue

2025–Present

- Owner of a longstanding bakery and food service institution serving the North Avenue community
- Responsible for strategic direction, financial oversight, and long-term business planning
- Continued stewardship of a well-established neighborhood brand and community staple

Operator

Cranky Al's— North Avenue

2010–2025

- Managed day-to-day operations for 15 years, including staffing, production, budgeting, and customer experience
- Led operational growth while maintaining consistency, quality, and strong community ties
- Actively supported neighboring businesses and contributed to a vibrant business district

Commercial Property Ownership

Owner

6831 West North Avenue (Nobleman Property)

Owner

6901 West North Avenue (Cranky Al's Building)

- Owner and steward of multiple commercial properties on North Avenue
- Committed to responsible property management and long-term neighborhood stability
- Invested in maintaining and enhancing the physical and economic environment of the district

Leadership & Board Experience

President

Wisconsin Bakers Association

2018–Present

- Provide strategic leadership to a statewide trade association representing bakery professionals
- Advocate for industry best practices, business sustainability, and workforce development
- Collaborate with board members and stakeholders to guide organizational direction and policy

Board of Directors

Valley Bakers Cooperative

2017–2025

- Served on the board of a regional cooperative supporting independent bakeries
- Participated in governance, financial oversight, and strategic planning
- Supported initiatives aimed at strengthening member businesses

Core Competencies

- Board Governance & Leadership

- Small Business Operations
- Commercial Property Ownership & Management
- Financial Oversight
- Community & Stakeholder Engagement
- Strategic Planning & Long-Term Investment

Application Form

Profile

Joseph

First Name

Galbraith

Last Name

Middle
Initial

Email Address

Home Address

Suite or Apt

City

State

Postal Code

What district do you live in? *

☒ District 1

Mobile:

Primary Phone

Business:

Alternate Phone

Galbraith Carnahan
Architects

Employer

Partner

Job Title

Please look at the vacancy page before applying. Some Boards, Committees and Commissions have requirements that they are looking for in an applicant, such as specific skills or member types such as Adult or Student.

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[VACANCIES](#)

Which Boards would you like to apply for?

East Tosa Business Improvement District (BID) Board: Submitted

Why are interested in joining this Board, Committee or Commission?[Joe - NoBind.pdf](#)

Upload a Resume

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If you need to send your resume separately, complete the remainder of the application, save it, and we will submit both the application and resume for you.

Please tell us about yourself and why you want to serve.

I am a passionate supporter of East Tosa and the vitality of the commercial district therein. I am a local resident of District 1, and a business owner on North Avenue. I also own two commercial properties on North Avenue. My firm has designed several projects along North Avenue, including the neighboring districts of Uptown (Milwaukee) and Midtown (Tosa). My role has put me in touch with prospective tenants, buyers, and developers of property along North Avenue, which offers me a unique perspective into what makes the area attractive and what are the challenges. I would be very interested in serving the community in this role to advocate for the highest and best uses of the BID budget to keep North Avenue thriving.

Demographics

Date of Birth

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JOE GALBRAITH
Partner

With over 25 of professional experience, Joe excels at managing complex projects, long range planning, and facilitating group decisions. As the partner primarily focused on business development, Joe is adept at coordinating multi-faceted schedules, ensuring good communication, and maintaining office adherence to deadlines.

CREDENTIALS

- Registered Architect in the states of Colorado, Idaho, Illinois, Indiana, Iowa, Kansas, Michigan, Minnesota, Nebraska, North Dakota, Texas, Utah, and Wisconsin
- National Council of Architectural Registration Boards (NCARB) Certified
- American Institute of Architects (AIA)
- LEED Accredited Professional

EDUCATION

- University of Wisconsin – Milwaukee, Masters of Architecture, 2002
- University of Minnesota, Bachelor of Arts, 1999

PAST EXPERIENCE

- Vetter Denk Architects, Milwaukee, WI. 2010 - 2012
- The Kubala Washatko Architects, Cedarburg, WI. 2004 - 2010
- BLDD Architects, Champaign, IL. 2002 - 2004
- Woods Associates, Milwaukee, WI. 2000 - 2002
- MCL Architects, Minneapolis, MN. 1997 - 1999

COMMUNITY INVOLVEMENT

- Easterseals Southeast Wisconsin, Board Member 2024-present
- Wauwatosa Design Review Board, 2019 - present
- Board of Building & Fire Code Appeals, 2017 - present
- The Aemilian Preschool, Board Member, 2013 - 2025
- Park Ridge Neighborhood Association, Board Member 2006 - 2017
- AIA Central Illinois, Champaign Chapter, Treasurer, 2003 - 2004

AWARDS

- 2021 Mayor's Design Award - Legacy Co-Working and Innovation Space
- 2023 Merit Award, AIA Wisconsin - Frederick Underwood Log Cabin
- 2023 Preservation of Property Award, City of Wauwatosa Historic Preservation Commission - Frederick Underwood Log Cabin
- 2023 Biz Times Future 50
- 2024 Daily Reporter, Architect of the Year

Application Form**Profile**

Logan

First Name

Glasesnapp

Last Name

Middle
Initial

Email Address

Home Address

Suite or Apt

City

State

Postal Code

What district do you live in? *☒ District 5

Primary Phone

Alternate Phone

von Briesen & Roper

Employer

Attorney

Job Title

Please look at the vacancy page before applying. Some Boards, Committees and Commissions have requirements that they are looking for in an applicant, such as specific skills or member types such as Adult or Student.

The Vacancy page can be found here:[**VACANCIES**](#)**Which Boards would you like to apply for?**

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Question applies to East Tosa Business Improvement District (BID) Board

Please select which of the following applies to your status with the East Tosa Business Improvement District: *☒ Residential Property Owner

Question applies to East Tosa Business Improvement District (BID) Board

If you are a property owner (residential or commercial) within the East Tosa BID, please provide the address of your property.

[REDACTED]

Question applies to East Tosa Business Improvement District (BID) Board

If you are a business owner within the East Tosa BID, please provide the address of your business.

Why are interested in joining this Board, Committee or Commission?

[Logan_Glasenapp_CV.docx](#)

Upload a Resume

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If you need to send your resume separately, complete the remainder of the application, save it, and we will submit both the application and resume for you.

Please tell us about yourself and why you want to serve.

I have lived in East Tosa (Tosa East Towne Neighborhood) since July 2022 and immediately immersed myself in the community. A few months after we moved back to southeastern Wisconsin, the Little Village Play Cafe opened just a couple blocks away. With a 2 year old and a new winter limitation to activities, compared to our old home in Albuquerque, we felt incredibly lucky to have this resource a short walk away and we quickly developed a friendship with Abi and her family. About a month after the Play Cafe opened, I joined the Center Street Hosers, the group of neighborhood dads that build and maintain a free-to-use pond hockey rink at Center Street Park. From there, I was asked to join the Board of the Friends of Center Street Park and I now serve as the President of the Friends group. We love East Tosa and want to do whatever we can to make it better and more appealing to potential new neighbors.

Demographics

[REDACTED]

Date of Birth

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EDUCATION

University of New Mexico School of Law, Albuquerque, NM

Juris Doctor, May 2018

Top 20% of the Class of 2018

Honors: Dean's List | Honor Roll | Eileen Gauna Natural Resources and Environmental Law Program Award | Natural Resources Certificate | Contracts and Property Law Teaching Assistant

Activities: Natural Resources Journal Submissions Editor | National Environmental Law Moot Court Competition Quarterfinalist 2017 | William E. McGee National Civil Rights Moot Court Competition Quarterfinalist 2018

University of Wisconsin-Madison, Madison, WI

Bachelor of Arts in History, May 2013

EXPERIENCE

von Briesen & Roper, Milwaukee, WI

March 2025 through Present

Principal Associate

- Representing clients on a wide range of environmental matters including enforcement matters; real estate transactions; corporate governance and transactions
- Assisting the firm's real estate and business law groups as matters arise needing environmental or natural resources law expertise
- Presenting on relevant topics to trade organizations, municipalities, clients, bar organizations, and attorneys in the firm
- Tasked with rebuilding a relatively dormant environmental law practice at one of the oldest and most respected law firms in Milwaukee

Environmental Protection Agency, Region 5, Chicago, IL

July 2022 through February 2025

Associate Regional Counsel

- Counseled EPA's program offices on enforcement matters covering all media regulated by the agency, including, air, water, hazardous and non-hazardous waste, toxics, pesticides, and drinking water
- Counseled the Great Lakes National Program Office on agreements to fund cleanups across the Great Lakes and their watersheds
- Drafted and edited enforcement and compliance documents, including, compliance orders, consent agreements, information requests, and permits
- Negotiated settlements with the regulated community to efficiently achieve a return to compliance and to levy reasonable penalties based upon federal policy
- Reviewed state rulemakings to confirm compliance with federal statutes and regulations while also consistently working with Region 5 state counterparts on parallel enforcement matters
- Participated in various internal groups focused on administrative litigation, party planning, and statute-specific work groups

New Mexico Wilderness Alliance, Albuquerque, NM

June 2019 through May 2022

Staff Attorney

- Drafted technical comment letters on behalf of New Mexico Wild and our partners on a wide variety of projects subject to National Environmental Policy Act review as well as review by New Mexico state agencies
- Aided other staff in state legislative efforts, place-based conservation campaigns, and crafting communications and organizing strategies
- Tracked activities on federal and state public lands across New Mexico including permitting activities, reported illegal and destructive use, and ensuring our volunteer activities do not violate the Wilderness Act, National Forest Management Act, or the Federal Land Policy and Management Act

New Mexico Court of Appeals, Albuquerque, NM

May 2018 through May 2019

Law Clerk

- Served the chambers of the Honorable Jacqueline Medina
- Conducted legal research and drafted opinions
- Aided the Court of Appeals in expanding its clerkship program by serving as a roving clerk for Judge Miles Hanisee, Judge Julie Vargas, Judge Monica Zamora, and Judge Stephen French

University of New Mexico, Albuquerque, NM

Spring 2019-Spring 2021

Adjunct Professor

- Coached the University of New Mexico School of Law Civil Rights Moot Court team
- Helped students master their appellate research, writing, and oral argument skills
- Coordinated outreach with attorneys in the community to moot the team and create mentorship opportunities for the students

PUBLICATIONS

Logan Glasenapp, *Judicially Sanctioned Environmental Injustice*, New Mexico Law Review, Volume 49, Winter 2019

Logan Glasenapp, *Collaborative Federalism: The Sage Grouse Solution to the Sagebrush Rebellion*, Arizona Journal of Environmental Law and Policy (January 21, 2018) (online publication)

Application Form**Profile**

Anna

First Name

Jarecki

Last Name

Middle
Initial

Email Address

Home Address

Suite or Apt

City

State

Postal Code

What district do you live in? *☒ District 6

Primary Phone

Alternate Phone

Nourish Skin and Sugar
Studio, Wauwatosa

Employer

Owner

Job Title

Please look at the vacancy page before applying. Some Boards, Committees and Commissions have requirements that they are looking for in an applicant, such as specific skills or member types such as Adult or Student.

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Question applies to East Tosa Business Improvement District (BID) Board

Please select which of the following applies to your status with the East Tosa Business Improvement District: *☒ Business Owner

Question applies to East Tosa Business Improvement District (BID) Board

If you are a property owner (residential or commercial) within the East Tosa BID, please provide the address of your property.

Question applies to East Tosa Business Improvement District (BID) Board

If you are a business owner within the East Tosa BID, please provide the address of your business.

6230 W. North Ave.

Why are interested in joining this Board, Committee or Commission?

[Anna Resume.pdf](#)

Upload a Resume

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If you need to send your resume separately, complete the remainder of the application, save it, and we will submit both the application and resume for you.

Please tell us about yourself and why you want to serve.

I am a small business owner, community advocate, and longtime resident deeply invested in the vitality of the North Avenue corridor in East Tosa. Since opening Nourish Skin & Sugar Studio on North Ave in 2021, I've experienced firsthand how a strong, well-supported business district can positively impact not only individual businesses but the entire neighborhood. My work has allowed me to build meaningful relationships with fellow business owners, property owners, residents, and city partners. I want to serve on the BID Board because I believe in proactive, collaborative stewardship of our commercial corridors. East Tosa has incredible potential, and a thoughtfully structured BID can help ensure the area remains clean, safe, welcoming, and economically resilient while supporting both long-established and newer businesses. I am particularly motivated by work that brings stakeholders together around shared goals, transparent communication, and measurable return on investment. Through my business and community leadership experience, I bring a practical understanding of budgeting, operations, marketing, and outreach, along with a deep appreciation for inclusive, small-business-forward growth. Serving on the BID Board feels like a natural extension of the work I am already committed to—helping East Tosa thrive as a vibrant, connected, and sustainable district for years to come.

Demographics



Date of Birth

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Anna Jarecki

Wauwatosa, WI

Business Owner • Community Advocate



PROFESSIONAL SUMMARY

Entrepreneur and community-focused leader with over 15 years of experience in small business ownership, neighborhood development, and collaborative placemaking. Founder of a successful, high-traffic wellness studio and a key organizer behind economic development efforts along the North Avenue corridor in East Tosa. Proven ability to unite stakeholders, manage budgets, lead teams, and execute initiatives that strengthen local business districts.

CORE STRENGTHS

- Business Improvement District (BID) Development
- Small Business Advocacy & Retention
- Budgeting & Financial Oversight
- Community Engagement & Outreach
- Board Governance & Strategic Planning
- Event Programming & Placemaking
- Marketing, Branding & Communications
- Cross-Sector Collaboration

PROFESSIONAL EXPERIENCE

Founder & Owner

Nourish Skin & Sugar Studio — Wauwatosa, WI

2018–Present

- Founded and operate a thriving holistic spa employing 10 staff members and serving hundreds of clients monthly.
 - Oversee financial planning, budgeting, payroll, vendor relationships, and long-term growth strategy.
 - Activate retail, service, and event-based programming to increase foot traffic and neighborhood visibility.
 - Build strong partnerships with neighboring businesses, property owners, and local organizations.
-

COMMUNITY & DISTRICT LEADERSHIP

East Tosa / North Avenue Corridor — Wauwatosa, WI

Ongoing

- Key organizer and advocate for the formation of the East Tosa Business Improvement District (BID).
- Conduct outreach to business owners and property owners regarding BID structure, assessments, and benefits.
- Coordinate stakeholder meetings, surveys, and informational sessions to build district-wide support.
- Research and benchmark successful BIDs locally and statewide to inform governance and budgeting.
- Lead and participate in neighborhood clean-ups, business mixers, and placemaking initiatives.

BOARD & LEADERSHIP EXPERIENCE

- Founder & Organizer, North Ave East Tosa Business Association (informal)
 - Experience collaborating with City staff, Alders, BID consultants, and peer district leaders
 - Skilled in balancing business owner and property owner perspectives
Comfortable with open meetings, transparency, and public-facing leadership roles
-

EDUCATION & CERTIFICATIONS

- Bachelor of Arts, UW Whitewater, 2002
 - Esthetics Certification, 2008
 - Certified Sugaring Educator
 - Ongoing professional development in business operations, wellness, and leadership
-

COMMUNITY IMPACT

- Advocate for inclusive, small-business-forward neighborhood growth
 - Champion for clean, safe, and vibrant commercial corridors
Supporter of local entrepreneurs, families, and community-driven initiatives
 - Believer in data-informed decision-making paired with authentic community input
-

AVAILABILITY & COMMITMENT

Available for regular board meetings, committee participation, outreach initiatives, and special projects. Deeply invested in the long-term success, identity, and economic vitality of the East Tosa / North Avenue district.

Application Form**Profile**

Melanie

First Name

L

Middle
Initial

Landgraf

Last Name

Email Address

Home Address

Suite or Apt

City

State

Postal Code

What district do you live in? *☒ District 5

Primary Phone

Alternate Phone

Tosa Yoga, LLC

Employer

Owner

Job Title

Please look at the vacancy page before applying. Some Boards, Committees and Commissions have requirements that they are looking for in an applicant, such as specific skills or member types such as Adult or Student.

The Vacancy page can be found here:

[VACANCIES](#)

Which Boards would you like to apply for?

East Tosa Business Improvement District (BID) Board: Submitted

Why are interested in joining this Board, Committee or Commission?

[Melanie_Landgraf_Resume.pdf](#)

Upload a Resume

If you have issues uploading your resume, email it to Misty Richey at mrichey@wauwatosa.net

If you need to send your resume separately, complete the remainder of the application, save it, and we will submit both the application and resume for you.

Please tell us about yourself and why you want to serve.

I have owned a business (Tosa Yoga) in East Tosa for 20 years. I have been a part of and/or have contributed to a few different business groups and have seen the positive effects that a group like this can have in our area. I would love to be a part of the BID helping to support the efforts of enhancing our area with measures of safety, beautification, marketing and more, and to be a part of supporting the wonderful small businesses in this area and well as the residents and patrons who enjoy our businesses.

Demographics

Date of Birth

Once you submit your application, check [here](#) for the Common Council agenda that has your appointment or reappointment. It may be possible that it will be on future agendas and not on the next upcoming meeting date agenda. This will be how you know if you have been appointed or reappointed.

Melanie L. Landgraf

Education:

Multiple Yoga Continuing Education Workshops from 2005-present

300-Hour Yoga Teacher Training, May 2013, YogaOne Vinyasa Flow Teacher Training, Cedarburg, WI

200-Hour Yoga Teacher Training, November 2004, Integrative Yoga Therapy, Garopaba, Brazil

BA with Honors, Human Development and Spanish, 1998, UW Green Bay

Experience:

Founder and Owner, Tosa Yoga, LLC, Wauwatosa, WI, January 2006 - present.

Massage Therapist and Yoga Teacher, Med Alliance, Glendale, WI, October 2004 - October 2005.

Student Employment Coordinator, Milwaukee Institute of Art & Design, Milwaukee, WI, March 1999 - October 2004.

Assistant Manager, Sherper's Inc., Oconomowoc, WI, May 1998 - March 1999.

Resident/Community Assistant, UW-Green Bay Department of Residence Life, Green Bay, WI, August 1995 - May 1998.

Affiliations:

Continuing Education Provider Yoga Teacher (YACEP), Yoga Alliance, 2016

Experienced Registered Yoga Teacher at the 500HR Level (E-RYT500), Yoga Alliance, 2015

Experienced Registered Yoga Teacher at the 200HR Level (E-RYT200), Yoga Alliance, 2011

Registered Yoga Teacher at the 200HR Level (RYT200), Yoga Alliance, 2005

Recognition:

UW-Green Bay Chancellor's Leadership Medallion, Spring 1998

Dean's List at UW-Green Bay, 5 semesters (2 semesters of High Honors)

Application Form

Profile

Jeremy

First Name

Maggio

Last Name

Middle
Initial

Email Address

Home Address

Suite or Apt

City

State

Postal Code

What district do you live in? *

☒ District 5

Primary Phone

Business:

Alternate Phone

Maggio's Wood Fired Pizza

Employer

Owner

Job Title

Please look at the vacancy page before applying. Some Boards, Committees and Commissions have requirements that they are looking for in an applicant, such as specific skills or member types such as Adult or Student.

The Vacancy page can be found here:

[VACANCIES](#)

Which Boards would you like to apply for?

East Tosa Business Improvement District (BID) Board: Submitted

Why are interested in joining this Board, Committee or Commission?

[Restaurant_Resume.pdf](#)

Upload a Resume

If you have issues uploading your resume, email it to Misty Richey at mrichey@wauwatosa.net

If you need to send your resume separately, complete the remainder of the application, save it, and we will submit both the application and resume for you.

Please tell us about yourself and why you want to serve.

I am an owner of a North Avenue business and supported of the BID approval effort. I have experience of working in approval-by-committee settings and enjoy that type of decision making process. I don't have a specific agenda of my own for what the BID should accomplish, but am excited for the potential it has to strengthen the community.

Demographics

Date of Birth

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Jeremy Walter Maggio

Restaurant Owner, Former Retail Technology Professional



Maggio's Wood Fired Pizza, Milwaukee, WI

Founder/Owner

2022 - Present

Built out and operate 60 seat restaurant at 7212 West North Avenue

2015 - 2017

Operated profitable catering business offering wood fired pizza

Starbucks, Seattle, WA

Sr Technical Product Manager 2018 - 2022

Design, implement, and maintain IT retail hardware that support in-store operations for over 10,000 stores. Also research, develop, and test technologies for existing and new store concepts.

Kohl's Corporation, Menomonee Falls, WI

Senior Project Coordinator 2015 - 2017

Design, implement, and maintain mobile technologies that support in-store operations in more than 1,100 stores

Senior Business Analyst 2013 - 2015

Built and aligned IT and business strategies for enterprise level digital technologies including in-store hardware, software, and innovation

Stella Nova Technologies (Acquired by Xenia), Richfield, MN

Project Manager 2010 - 2013

Managed the full software development lifecycle for POS customizations as the single point of contact for client (Best Buy) averaging \$7 million/ year in account revenue

KEY SKILLS

- Thought Leadership
- Human Centered Design
- Process Improvement
- SDLC (Waterfall & Agile)
- Strategic Planning
- Capital Planning
- Technical Writing

TECHNICAL SKILLS

- MS Office
- Microsoft Project
- Jira
- Sharepoint
- ServiceNow

EDUCATION

University of Wisconsin-Milwaukee
Sheldon B. Lubar School of Business

Bachelor of Science in Business Administration
September 2005 - May 2009

Major: Supply Chain and Operations Management

Application Form**Profile**

Natasha

First Name

Meyer

Last Name

Middle
Initial

Email Address

Home Address

Suite or Apt

City

State

Postal Code

What district do you live in? *☒ District 5

Primary Phone

Alternate Phone

The Well Red Damsel

Employer

Owner

Job Title

Please look at the vacancy page before applying. Some Boards, Committees and Commissions have requirements that they are looking for in an applicant, such as specific skills or member types such as Adult or Student.

The Vacancy page can be found here:

[VACANCIES](#)

Which Boards would you like to apply for?

East Tosa Business Improvement District (BID) Board: Submitted

Question applies to East Tosa Business Improvement District (BID) Board

Please note the following requirements for membership on the East Tosa Business Improvement District (BID) Board:

- 1)** If an applicant is not a Wauwatosa resident within the Tosa East Towne, Inglewood Heights, Pabst Park, Olde Hillcrest, or Washington Heights neighborhoods, the applicant must own property or operate a business within the BID
- 2)** If an applicant does not own property or operate a business within the BID, they need to be a Wauwatosa resident within the Tosa East Towne, Inglewood Heights, Pabst Park, Olde Hillcrest, or Washington Heights neighborhoods

Question applies to East Tosa Business Improvement District (BID) Board

Please select which of the following applies to your status with the East Tosa Business Improvement District: *

☒ Business Owner

Question applies to East Tosa Business Improvement District (BID) Board

If you are a property owner (residential or commercial) within the East Tosa BID, please provide the address of your property.

Question applies to East Tosa Business Improvement District (BID) Board

If you are a business owner within the East Tosa BID, please provide the address of your business.

[REDACTED]

Why are interested in joining this Board, Committee or Commission?

[Natasha_Meyer_Resume.pdf](#)

Upload a Resume

If you have issues uploading your resume, email it to Misty Richey at mrichey@wauwatosa.net

If you need to send your resume separately, complete the remainder of the application, save it, and we will submit both the application and resume for you.

Please tell us about yourself and why you want to serve.

I am the owner of The Well Red Damsel, a romance bookstore located on North Avenue in Wauwatosa. As a small business owner, I am deeply invested in the success and vibrancy of East Tosa, not only as a place to shop, but as a destination people actively seek out. Through my work, I have seen firsthand how intentional events can drive foot traffic, support neighboring businesses, and strengthen community connections. In September, I organized a reader-focused crawl that brought more than 2,500 visitors from around the world to North Avenue. The event resulted in strong sales and increased visibility for all 20 of the participating businesses and those surrounding them as well. Demonstrating the impact collaborative, experience-driven programming can have on our area! I am interested in serving on the East Tosa BID Board because I want to continue building on this momentum. I am passionate about creating events and initiatives that attract new visitors, encourage people to stay and explore, and foster a strong sense of community among businesses and our residents alike. I love that East Tosa is our home and I would be honored to help shape its continued growth and success!

Demographics

[REDACTED]

Date of Birth

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Natasha Meyer



Professional Experience

Owner & Founder — *The Well Red Damsel, A Romance Bookstore*

2024 – Present

- Founded and operated a pop-up romance-focused bookstore, overseeing daily operations and long-term strategy.
- Curate inventory and merchandise aligned with customer interests and seasonal trends.
- Plan and host author events, book clubs, and large scale community gatherings.
- Manage marketing efforts including social media, email communication, and partnerships.
- Handle budgeting, vendor relationships, and customer experience from start to finish.

Real Estate Agent

2021 – Present

- Guide buyers and sellers through residential real estate transactions from consultation to closing.
- Build and maintain a strong referral-based client network through clear communication and trust.
- Coordinate showings, negotiations, inspections, and transaction timelines.
- Market listings using digital platforms, open houses, and local outreach.
- Ensure compliance with contracts, deadlines, and state regulations.

Nanny

2012 – 2024

- Provided full-time, long-term childcare for multiple families.
- Managed daily schedules, transportation, meals, and activities.
- Supported children's emotional, social, and developmental needs.
- Maintained open communication with parents and adapted to evolving family needs.
- Balanced multiple responsibilities with discretion, reliability, and professionalism.

Key Skills

- Relationship Building & Client Care
 - Small Business Ownership & Operations
 - Event Planning & Community Engagement
 - Time Management & Organization
 - Sales & Negotiation
 - Marketing & Social Media
 - Problem Solving & Adaptability
-

Education

College of the Holy Cross, B.A. in Anthropology
University of York, M.A. in Funerary Archaeology

References

Available upon request.

Application Form**Profile**

Meg Miller
First Name Middle Initial Last Name

[REDACTED]
Email Address

[REDACTED] Suite or Apt
Home Address

[REDACTED] [REDACTED]
City State Postal Code

What district do you live in? *

☒ District 5

[REDACTED]
Primary Phone Alternate Phone

CHESSE HEALTH VP of Marketing
Employer Job Title

Please look at the vacancy page before applying. Some Boards, Committees and Commissions have requirements that they are looking for in an applicant, such as specific skills or member types such as Adult or Student.

The Vacancy page can be found here:

[VACANCIES](#)

Which Boards would you like to apply for?

East Tosa Business Improvement District (BID) Board: Submitted

Question applies to East Tosa Business Improvement District (BID) Board

Please note the following requirements for membership on the East Tosa Business Improvement District (BID) Board:

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- 2)** If an applicant does not own property or operate a business within the BID, they need to be a Wauwatosa resident within the Tosa East Towne, Inglewood Heights, Pabst Park, Olde Hillcrest, or Washington Heights neighborhoods

Question applies to East Tosa Business Improvement District (BID) Board

Please select which of the following applies to your status with the East Tosa Business Improvement District: *

☒ Residential Property Owner

Question applies to East Tosa Business Improvement District (BID) Board

If you are a property owner (residential or commercial) within the East Tosa BID, please provide the address of your property.

[REDACTED]

Question applies to East Tosa Business Improvement District (BID) Board

If you are a business owner within the East Tosa BID, please provide the address of your business.

Why are interested in joining this Board, Committee or Commission?

[Meg_Miller_Dec_2025.pdf](#)

Upload a Resume

If you have issues uploading your resume, email it to Misty Richey at mrichy@wauwatosa.net

If you need to send your resume separately, complete the remainder of the application, save it, and we will submit both the application and resume for you.

Please tell us about yourself and why you want to serve.

I have lived in this neighborhood for over twenty years and love what we have while seeing even greater potential. I'd like to support the BID's initiatives to make the East Tosa community more vibrant and better connected between residential and commercial areas. I have been a dedicated volunteer committed to the success of the region - helping establish it as a destination and laying the foundation for the neighborhood it is today. I have both participated in and led efforts toward this goal, working effectively and collaboratively with business and property owners to bring about these successes. I would be honored to support the BID's efforts in future initiatives.

Demographics

[REDACTED]

Date of Birth

Once you submit your application, check [here](#) for the Common Council agenda that has your appointment or reappointment. It may be possible that it will be on future agendas and not on the next upcoming meeting date agenda. This will be how you know if you have been appointed or reappointed.

MEG MILLER

MARKETING EXECUTIVE

Results-driven marketing executive delivering revenue-generating outcomes through strategic thinking, data-driven marketing, and customer-centric product evolution. Skilled in strategy, business development, branding, communications, product marketing, and go-to-market execution. Proven cross-functional leader in collaboration, product strategy, life-cycle management, brand marketing, sales enablement, and marketing operations. Recognized for can-do attitude, innovation, and infectious enthusiasm.

CORE COMPETENCIES

- | | | |
|--------------------------------------|---|----------------------------------|
| • Strategy Development and Execution | • Positioning, Training, and Release Management | • Critical Thinking |
| • Data-Driven Decision Making | • Branding | • Creative Problem Solving |
| • Go-To-Market Strategy | • Project Management | • Cross-Functional Collaboration |
| • Workflow Optimization | • Team Development & Leadership | • Partner Development |
| | | • Voice of Customer |

PROFESSIONAL EXPERIENCE

CHES Health Rochester, NY

Vice President, Marketing (Aug 2023 – Present)

- Lead multi-channel marketing initiatives driving 43% of FYCV in closed-won sales, with 50% of annual revenue tied to primary marketing campaign attribution
- Led operational excellence initiative consolidating four key functions under marketing and establishing a unified system of record across all departments, automating processes, and incorporating comprehensive reporting, resulting in an 85% increase in documentation within six months and improved cross-organizational efficiency and transparency
- Spearheaded organizational rebranding to align market positioning with growth strategy, establishing and gaining organizational adoption of market-responsive approach that optimizes ABM strategies and go-to-market execution
- Increased share of voice by 10 percentage points over 12 months, achieving 29% market share of voice as of June 2025
- Developed and implemented a focused market segmentation approach to increase market awareness, creating 120+ high-impact content pieces, including 12 case studies in 12 months, resulting in increased website traffic, 30% increase in on-site dwell time, and 51% MQL-to-SAL conversion rate
- Refocused marketing organization to support the complete customer lifecycle from awareness through adoption and utilization, establishing informal customer advisory board (CAB) to capture market insights and guide strategy, with recent approval to formalize integrated GTM and CAB approach
- Executed comprehensive go-to-market strategy for new product launches, including pricing, positioning, internal enablement, and sales enablement, resulting in deployment across 77 locations with 16 sites within a 12-month period.

WebMD Ignite New York, NY

Vice President, Product Marketing, WebMD (2021 – Aug 2023)

- Integrated product portfolio and operationalized cross-functional sales strategy for multiple acquisitions.

- Led growth strategy and execution of clinical solutions for hospitals and health systems, as well as payer and government overall strategy, resulting in a \$70M annual contract value (ACV) line of business.
- Accomplished the launch of two products and enhancements within six months, contributing to over \$200,000 ACV and \$1.8M in total contract value (TCV) to date.
- Developed and implemented a new volume-based pricing model, aligning it with market conditions and driving increased profitability.
- Managed strategic content partnerships, accounting for one-third of the content offering, positioning the division as the top comprehensive content partner, and generating an estimated \$1.7M ACV from additive partner content.
- Devised sales, marketing, and customer success training strategies to reposition the portfolio for expanded sales at the C-level.
- Built and led a high-performing team, fostering collaboration and driving success in product marketing initiatives.
- Developed and implemented a streamlined implementation process, ensuring efficient and effective execution of product strategies.

The Wellness Network, Pewaukee, WI

Acquired by WebMD in 2021

Vice President, Content & Marketing, The Wellness Network (2014 – 2021) *

- Pivotal role in executing the sale of the company; actively involved in due diligence efforts, and strategic positioning to showcase the company's potential for growth and profitability. The successful outcome of the sale reflected the effectiveness of my strategic planning, meticulous execution, and ability to create a compelling narrative that resonated with potential buyers.
- Identified and executed growth strategies that led to a 51% increase in revenue between 2016 and 2021.
- Played a pivotal role in executing the sale of the company, actively involved in due diligence efforts and strategic positioning to showcase the company's growth potential and profitability.
- Identified and executed growth strategies, resulting in a remarkable 51% increase in revenue between 2016 and 2021.
- Drove product innovation by articulating business requirements, transitioning the company from service-line to higher-value enterprise sales. This led to a 200% increase in annual contract value (ACV) through repackaged solutions and an expanded product portfolio.
- Developed and launched unified products and messaging, successfully operationalizing workflow from three acquired companies.
- Achieved an 80% increase in sales leads, driving business growth.
- Streamlined and unified content workflow post-acquisition, enhancing operational efficiency.
- Secured and managed strategic partnerships to drive brand positioning and extend product value.

**Promoted from Manager to Vice President, reporting to the Board in 2016*

GEM Strategies, Wauwatosa, WI

Founder & Principal Consultant (2009 – 2014)

Strategic and content marketing services for B2B and non-profit community service-focused organizations. Focused on brand development and positioning and improving marketing lead generation and conversion through buyer journey-centric strategy and content. Clients include The Wellness Network (later hired full time), Wauwatosa Village Business Improvement District, Active Across America

National Association of Health Education Centers, Milwaukee, WI

Director, Marketing, Advocacy & Outreach (2005 – 2008)

- Led marketing, advocacy, and outreach efforts for a nationwide organization supporting 100+ community-based health education centers.
- Drove national legislation advocacy initiative to establish an Office of Coordinated School Health in collaboration with the Friends of School Health Collaborative.

- Managed member-based committees, overseeing membership, communications, professional learning, and advocacy to achieve organizational goals.
- Directed comprehensive communications, marketing, advocacy, and outreach initiatives at both local and national levels.
- Monitored and supervised all external and internal communications, event management, advocacy activities, and collaborative partnerships.

ADDITIONAL EXPERIENCE

Froedtert & the Medical College of Wisconsin

Manager, Community Health Outreach & Education

Ledger Bank

Manager, Marketing & Sales

Hyatt Regency

Manager, Corporate, State, and National Association Sales

Vail Resorts

Representative, International Marketing & Sales

United Nations, New York, NY

Intern

EDUCATION

University of Wisconsin-Madison

Bachelor of Arts, International Relations, Scandinavian Studies, and Political Science

Madison, WI

University of Copenhagen

International Business and Human Rights Law (Semester Abroad)

Denmark

PROFESSIONAL DEVELOPMENT

- Choose People Leadership Training and Communications Course
- Product Marketing Alliance, Core Certification
- Business Analysis Certification, Business Analysis & Project Management, University of Wisconsin-Milwaukee
- National Prevention and Health Promotion Summit, Washington DC
- Improving Community Health through Policy, Marshfield Health Lifestyles Program
- Certificate in Leadership & Management, Marquette University

COMMUNITY SERVICE

-
- VP Marketing (volunteer role), Board Member, Wauwatosa Historical Society (current)
 - Liaison, AFS Intercultural Exchange Program (current)
 - Volunteer of Excellence, Girl Scouts of America
 - Committee Member, City of Wauwatosa Ad Hoc Marketing Committee
 - Leadership Team, Milwaukee Childhood Obesity Prevention Project
 - Board Member, Wauwatosa Chamber of Commerce
 - East Tosa Alliance, Board Chair & Founder
 - Susan G. Komen Breast Cancer Foundation, Board Member, Milwaukee Affiliate
 - Children's Programs Director, Freestyle & Men's Alpine World Cups

Application Form

Profile

Bobby

First Name

Pantuso

Last Name

Middle Initial

Email Address

Home Address

Suite or Apt

City

State

Postal Code

What district do you live in? *

☒ District 5

Home:

Primary Phone

Alternate Phone

4Jay Films

Employer

Owner

Job Title

Please look at the vacancy page before applying. Some Boards, Committees and Commissions have requirements that they are looking for in an applicant, such as specific skills or member types such as Adult or Student.

The Vacancy page can be found here:

[VACANCIES](#)

Which Boards would you like to apply for?

East Tosa Business Improvement District (BID) Board: Submitted

Why are interested in joining this Board, Committee or Commission?

[Bobby_Pantuso_Resume_2025.pdf](#)

Upload a Resume

If you have issues uploading your resume, email it to Misty Richey at mrichey@wauwatosa.net

If you need to send your resume separately, complete the remainder of the application, save it, and we will submit both the application and resume for you.

Please tell us about yourself and why you want to serve.

I bring a long track record of civic engagement and neighborhood-focused leadership in Wauwatosa. I served eight years on the Wauwatosa Common Council (2010–2018), representing East Tosa during a period of significant revitalization along North Avenue. In that role, I worked closely with local businesses, residents, and partner organizations to strengthen the district’s economic vitality and sense of place. I also have direct Business Improvement District experience, having served on BID boards both prior to and during my time as an alderman, and I currently own and operate 4Jay Films, a small storytelling-focused business based in East Tosa. My background in public service, small business, and community storytelling positions me to be a thoughtful, collaborative board member who understands both the policy and people side of sustaining a vibrant East Tosa business district.

Demographics

Date of Birth

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Bobby Pantuso

PROFESSIONAL SUMMARY

Experienced project manager and community leader with expertise in nonprofit work, community engagement, event coordination, and video production. Over 10 years of experience leading teams, managing initiatives, and building relationships with diverse stakeholders. Passionate about using storytelling to foster inclusive, impactful environments.

EXPERIENCE

Owner/Founder

4Jay Films – Wauwatosa, WI

2020 – Present

- Manage all aspects of videography, social media content creation, and project coordination for small businesses and nonprofits.
- Oversee client relationships, project budgets, and timelines to deliver high-quality video and marketing content.
- Produce video content for websites, social media, and events to help clients grow their online presence and engagement.

Associate Director of Vocations & Mission Advancement

Society of the Divine Savior, Sisters of the Divine Savior – Milwaukee, WI

2014 – July 2025

- Lead fundraising strategies, including grant writing and donor relations, and coordinate logistics for events.
- Manage social media content and provide video/photography for website and outreach initiatives.
- Support administrative tasks such as scheduling, meetings, and documentation.

5th District Alderman

City of Wauwatosa, WI

2010 – 2018

- Led urban development projects and collaborated with local businesses, strengthening community relationships.

- Chaired Community Affairs Committee and actively recruited businesses to Wauwatosa.

Various Leadership Roles in Foodservice, Airline, Healthcare Industries

1993 – 2014

- Managed teams, budgets, and operations in fast-paced, service-oriented industries.
 - Developed and executed business strategies that improved operational efficiency and stakeholder satisfaction.
-

COMMUNITY INVOLVEMENT

- **President, Friends of TOSA Park and Pool** (2018 – 2024): Lead initiatives supporting park and pool programs.
 - **Board Member, North Avenue Neighborhood Alliance** (2009 – 2018): Promote neighborhood development and organize community events.
 - **Founder, Friends of Center Street Park** (2013 – 2018): Coordinated park revitalization efforts, including fundraising and volunteer management.
 - **Appointed Roles:** Past board member of Wauwatosa Business Improvement District, GMVCB, and Civic Celebration Commission.
-

EDUCATION

Bachelor of Science in Community Engagement and Education

University of Wisconsin-Milwaukee – Milwaukee, WI Magna Cum Laude

SKILLS

- Project Management: Event coordination, budgeting, logistics, timelines
 - Video Production: Videography, editing (FinalCut Pro), social media content
 - Community Engagement: Volunteer management, outreach, relationship building
 - Communication: Strong written and verbal skills, social media strategy
 - Technical: Microsoft Office Suite, Adobe
-

Application Form**Profile**

Nolan

First Name

Smith

Last Name

Middle
Initial

Email Address

Home Address

Suite or Apt

City

State

Postal Code

What district do you live in? *☒ District 5

Home: (

Primary Phone

Alternate Phone

Lauterbach & Amen

Employer

Staff Accountant

Job Title

Please look at the vacancy page before applying. Some Boards, Committees and Commissions have requirements that they are looking for in an applicant, such as specific skills or member types such as Adult or Student.

The Vacancy page can be found here:[**VACANCIES**](#)**Which Boards would you like to apply for?**

East Tosa Business Improvement District (BID) Board: Submitted

Question applies to East Tosa Business Improvement District (BID) Board

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- 1)** If an applicant is not a Wauwatosa resident within the Tosa East Towne, Inglewood Heights, Pabst Park, Olde Hillcrest, or Washington Heights neighborhoods, the applicant must own property or operate a business within the BID
- 2)** If an applicant does not own property or operate a business within the BID, they need to be a Wauwatosa resident within the Tosa East Towne, Inglewood Heights, Pabst Park, Olde Hillcrest, or Washington Heights neighborhoods

Question applies to East Tosa Business Improvement District (BID) Board

Please select which of the following applies to your status with the East Tosa Business Improvement District: *☒ Residential Property Owner

Question applies to East Tosa Business Improvement District (BID) Board

If you are a property owner (residential or commercial) within the East Tosa BID, please provide the address of your property.

[REDACTED]

Question applies to East Tosa Business Improvement District (BID) Board

If you are a business owner within the East Tosa BID, please provide the address of your business.

Why are interested in joining this Board, Committee or Commission?

[Nolan_Smith_s_Resume.docx](#)

Upload a Resume

If you have issues uploading your resume, email it to Misty Richey at mrichy@wauwatosa.net

If you need to send your resume separately, complete the remainder of the application, save it, and we will submit both the application and resume for you.

Please tell us about yourself and why you want to serve.

I was born and raised in Wauwatosa on the west side, attended college at St. Norbert in De Pere, and have been working in the Milwaukee area for over a decade. My wife and I have been living on the east side of Wauwatosa for the last five years and love it. As someone who loves this city and has experience in Governmental Accounting, I want to offer my expertise to the Board and get more involved with the city.

Demographics

[REDACTED]

Date of Birth

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Nolan Smith's Resume

Professional Summary

Successful accountant with 10+ years of experience with small business, FIS Wealth Outsourcing Solutions, and three CPA firms, including my current position. Adept at various accounting functions, efficient with Microsoft Office and various accounting software, and detail oriented. Looking for opportunities to grow in the accounting world and offer my services and expertise.

Experience

Lauterbach & Amen LLP – Naperville, IL (Clients in WI) Jan 2025 – Present

Client Accounting and Advisory Services (Staff Accountant)

- Reconciliation of numerous general ledger accounts, including bank accounts and clearing accounts
- Billing for a variety of miscellaneous items, including DPW engineering services and legal fees
- Accounts Payable Oversight
- Monthly Penalty and Interest Processing
- Recording Daily Revenues and Expenses through various accounting system modules
- Preparation of Monthly Fund Budget and Cash Balance Reports
- Daily Recording and Posting of Manual Journal Entries

Dwayne Johnson & Associates – Pewaukee, WI June 2024 – Dec 2024

Staff Accountant

- Prepared Tax Returns for Individuals, Businesses and Trusts
- Performed Audit functions for clients
- Compiled Financial Statements
- Prepared Depreciation Schedules
- Prepared Tax Plans and Estimates
- Engaged in Financial Statement Reviews

RitzHolman CPAs – Milwaukee, WI June 2023 – April 2024

Staff Accountant

- Prepared over 100 Tax Returns for Individuals, Small Businesses, Trusts, and Non-Profit Organizations
- Assisted with Audit projects outside of tax season
- Prepared Depreciation Schedules for Small Businesses
- Compiled Financial Statements for clients

FIS Wealth Outsourcing Solutions - Brown Deer, WI Sept 2018 – May 2023

Accountant I (Sept 2018 – Nov 2020)

- Processed over 100 Maturity Payments for our clients and their accounts every month
- Analyzed end-of-day balance of allocations from our custodians
- Prepared Daily/Weekly/Monthly/Quarterly Financial Reporting and Analysis

Tax Administrator (Aug 2020 – May 2023)

- Filed and processed over 100,000 tax returns and payments for Estimates, Dues, and Backup and Foreign Withholdings throughout the year
- Updated and sent out Account Opening and Closing Reports bi-monthly to each client

Sky High Marketing – Waukesha, WI

Feb 2013 – Aug 2018

Accountant

- Aided in A/P and A/R responsibilities, handling over 100 bills and invoices monthly between the WI and NV offices
- Manage Tax Exemption Statuses for the non-profit clients at both offices
- Provide financial analysis reports on specific general ledger accounts, clients based on industry, and products based on popularity and profit margins

Education

Bachelor’s in Business Administration – Accounting St. Norbert College – De Pere, WI	(GPA 3.0)	2008 - 2012
Master’s in Science – Professional Accounting (Tax Track) UWM Lubar School of Business – Milwaukee, WI	(GPA 3.6)	2022 - 2026

STATE OF WISCONSIN**CIRCUIT COURT****MILWAUKEE**

Milwaukee Regional Medical Center Thermal Service, Inc.
vs. City of Wauwatosa

**Electronic Filing
Notice**

Case No. 2025CV010755
Class Code: Money Judgment

FILED

12-17-2025

Anna Maria Hodges

Clerk of Circuit Court

2025CV010755

Honorable Cynthia M.
Davis-21

Branch 21

CITY OF WAUWATOSA
7725 W. NORTH AVENUE
WAUWATOSA WI 53213

Received by

DEC 18 2025

City Clerk's Office

12-18-25

19:15
Carol Mumb

Case number 2025CV010755 was electronically filed with/converted by the Milwaukee County Circuit Court office. The electronic filing system is designed to allow for fast, reliable exchange of documents in court cases.

Parties who register as electronic parties can file, receive and view documents online through the court electronic filing website. A document filed electronically has the same legal effect as a document filed by traditional means. Electronic parties are responsible for serving non-electronic parties by traditional means.

You may also register as an electronic party by following the instructions found at <http://efiling.wicourts.gov/> and may withdraw as an electronic party at any time. There is a fee to register as an electronic party. This fee may be waived if you file a Petition for Waiver of Fees and Costs Affidavit of Indigency (CV-410A) and the court finds you are indigent under §814.29, Wisconsin Statutes.

If you are not represented by an attorney and would like to register an electronic party, you will need to enter the following code on the eFiling website while opting in as an electronic party.

Pro Se opt-in code: d0e636

Unless you register as an electronic party, you will be served with traditional paper documents by other parties and by the court. You must file and serve traditional paper documents.

Registration is available to attorneys, self-represented individuals, and filing agents who are authorized under Wis. Stat. 799.06(2). A user must register as an individual, not as a law firm, agency, corporation, or other group. Non-attorney individuals representing the interests of a business, such as garnishees, must file by traditional means or through an attorney or filing agent. More information about who may participate in electronic filing is found on the court website.

If you have questions regarding this notice, please contact the Clerk of Circuit Court at 414-278-4140.

Milwaukee County Circuit Court
Date: December 17, 2025

FILED
12-17-2025
Anna Maria Hodges
Clerk of Circuit Court
2025CV010755
Honorable Cynthia M.
Davis-21
Branch 21

STATE OF WISCONSIN
MILWAUKEE COUNTY

CIRCUIT COURT

**MILWAUKEE REGIONAL MEDICAL CENTER
THERMAL SERVICE, INC.,**

a Wisconsin non-profit, non-stock corporation,
8700 Watertown Plank Road
Wauwatosa, WI 53226,

For Official Use:

Plaintiff,

Case No.

vs.

Classification:
30301 – Money Judgment

CITY OF WAUWATOSA,
a Wisconsin municipal corporation,
7725 W. North Avenue
Wauwatosa, WI 53213,

Defendant.

SUMMONS

THE STATE OF WISCONSIN, To each person named above as a defendant:

You are hereby notified that the plaintiff named above has filed a lawsuit or other legal action against you. The Complaint, which is attached, states the nature and basis of the legal action.

Within twenty (20) days of receiving this Summons, you must respond with a written answer, as that term is used in Chapter 802 of the Wisconsin Statutes, to the Complaint. The Court may reject or disregard an answer that does not follow the requirements of the statutes. The answer must be sent or delivered to the Court, whose address is Milwaukee County Courthouse, 901 N. 9th Street, Milwaukee, Wisconsin 53233, and to Joseph A. Pickart, Smitha Chintamaneni, Anthony Anzelmo, and Amy Ambro of Husch Blackwell LLP, Plaintiff's attorneys, whose address is 511

FILED
12-17-2025
Anna Maria Hodges
Clerk of Circuit Court
2025CV010755
Honorable Cynthia M.
Davis-21
Branch 21

STATE OF WISCONSIN
MILWAUKEE COUNTY

CIRCUIT COURT

**MILWAUKEE REGIONAL MEDICAL CENTER
THERMAL SERVICE, INC.,**

a Wisconsin non-profit, non-stock corporation,
8700 Watertown Plank Road
Wauwatosa, WI 53226,

Plaintiff,

vs.

CITY OF WAUWATOSA,
a Wisconsin municipal corporation,
7725 W. North Avenue
Wauwatosa, WI 53213,

Defendant.

Case No.

Classification:
30301 – Money Judgment

For Official Use:

COMPLAINT

Plaintiff, Milwaukee Regional Medical Center Thermal Service, Inc. (“MRMC Thermal”), by and through its attorneys, Husch Blackwell LLP, states and alleges its Complaint against Defendant, City of Wauwatosa (the “City”) as follows:

INTRODUCTION

1. This is an action filed pursuant to Wis. Stat. § 74.37(3)(d) for a refund of excessive real estate property taxes to be imposed upon and paid by MRMC Thermal for the 2025 tax year, plus statutory interest, with respect to a parcel of real property in the City (the “Property”). The assessment of the Property exceeded its fair market value in violation of Wis. Stat. § 70.32 and, therefore, such assessment was excessive.

PARTIES

2. Plaintiff is a Wisconsin non-profit, non-stock corporation, with its principal place of business located at 8700 Watertown Plank Road, Wauwatosa, Wisconsin 53226.

18. MRMC Thermal timely submitted a Request for Waiver of Board of Review Hearing (“Waiver Request”), which resulted in the Board of Review approving the Waiver Request on October 21, 2025.

19. MRMC Thermal was advised of the City’s Board of Review granting the Waiver Request on October 21, 2025 which, pursuant to Wis. Stat. § 70.47(8m) requires this action to be commenced at this time, within 60 days of notice of the Board of Review’s grant of MRMC Thermal’s Waiver Request.

20. Based on the City’s 2025 Assessment, in the amount of \$205,000,000, and in accordance with the City’s 2025 tax bill, the City has imposed property tax in the amount of \$3,648,708.55.

21. MRMC Thermal has complied with all statutory requirements under its control for objecting to the 2025 Assessment under Wis. Stats. §§ 70.47 and 74.37.

CLAIM FOR RELIEF

22. All of the foregoing paragraphs are incorporated as if fully re-alleged.

23. To the extent the Property is determined to be taxable (in whole or in part), the 2025 Assessment is improper in that it is in excess of the Property’s fair market value, contains property which is not subject to taxation, and/or or is otherwise exempt as fully described, *supra*, and as incorporated herein.

24. When excluding non-taxable personal property and exempt machinery and equipment, the Property should be assessed as of January 1, 2025 no higher than \$12,000,000.

25. As a result, the 2025 Assessment is excessive by at least \$193,000,000.

26. Therefore, applying the City’s 2025 tax rate of \$17.798954per \$1,000 of assessed value, as described in paragraph 13, the correct property tax for the Property for 2025 should not

P.O. ADDRESS:

511 North Broadway, Suite 1100

Milwaukee, Wisconsin 53202

414.273.2100

414.223.5000 (fax)

Joseph.Pickart@huschblackwell.com

Smitha.Chintamaneni@huschblackwell.com

Anthony.Anzelmo@huschblackwell.com

Amy.Ambro@huschblackwell.com

1-21-26
3:20 PM
Carl [Signature]

Smitha Chintamaneni
Partner

511 North Broadway, Suite 1100
Milwaukee, WI 53202
Direct: 414.978.5504
Fax: 414.223.5000
Smitha.Chintamaneni@huschblackwell.com

Received by

City Clerk's Office

January 16, 2026

VIA PERSONAL SERVICE

City of Wauwatosa
Attn: Deyanira Nevarez, Clerk
7725 W. North Avenue
Wauwatosa, WI 53213

**Re: Refund Claim – Tax Year 2025
MRMC Land Bank, LLC
W Wisconsin Avenue
Parcel No. 380-1011-000**

Dear Clerk:

On behalf of MRMC Land Bank, LLC (“MRMC Land Bank”), and pursuant to Wis. Stat. § 74.35(2), we hereby file this refund claim (“Refund Claim”) against the City of Wauwatosa (“City”). This Refund Claim is to recover the unlawful tax assessed against the above-referenced parcel of real property (“Property”) because the City’s assessment as of January 1, 2025 (“2025 Assessment”) is unlawful.

In support of this Refund Claim, MRMC Land Bank asserts that the Property was exempt by law from taxation, pursuant to Wis. Stat. § 70.11(4), and that its January 1, 2025 assessment as taxable property was non-uniform to other properties that were granted exemptions and were in the same classification as the Property. Further grounds are set forth in the pleadings and papers filed and exchanged in Milwaukee County Case No. 25-CV-6250. All such materials are available with the City Assessor’s office and through consultation with the City’s counsel: Amy R. Seibel, Seibel Law Offices LLC, ars@amylawoffices.com, 11520 North Port Washington Road, Ste. 4, Mequon, WI 53092.

For 2025, the City partially assessed the Property at \$6,232,900, which included \$6,232,900 of exempt property, resulting in taxes of \$110,939.10. Accordingly, MRMC Land Bank’s Refund Claim is for an amount not less than \$110,939.10, plus any interest as provided by law.

MRMC Land Bank has complied with all procedures required for objecting to the 2025 Assessment under Wis. Stat. § 74.35(2). MRMC Land Bank has not contested the 2025 Assessment of the Property under Wis. Stat. §§ 74.33 or 806.04, pursuant to § 74.35(2m).

Despite the unlawful assessment of the Property, and prior to the filing of the Refund Claim, MRMC Land Bank paid the tax of \$110,939.10 alleged to be due, on January 6, 2026. (See Exhibit A, attached hereto.)

By this letter, MRMC Land Bank has stated a valid claim to recover taxes paid with respect to the unlawful assessment on the Property for the 2025 tax year. MRMC Land Bank respectfully requests that the City act on this Refund Claim within 90 days from the date of service thereof.

Please contact the undersigned with any questions regarding this matter.

Respectfully,

HUSCH BLACKWELL LLP



Smitha Chintamaneni
Partner

SC/jee

2025 Real Estate Property Tax Receipt

Printed from
Public Portal 01/12/2026
08:50:11 AM

Tax District: CITY OF WAUWATOSA
County: MILWAUKEE COUNTY
Parcel #: 3801011000
Alt. Parcel #: 380101100

Property Address: W WISCONSIN AVE
Section/Town/Range:
Volume/Page:
Acres: 10.160

Plat:

Block/Condo Bldg:

Legal Description:

CERTIFIED SURVEY MAP NO 9522, NE 1/4 SEC 29-7-21, LOT 1, EXC PTS LYING IN
CITY OF MILWAUKEE 2024

Bill #: 29112345

Total Land	Total Improve	Total Value	Ratio	Est. Fair Market Value
6,232,900	0	6,232,900	1.0071	6,189,000

Payment

Date Paid: 01/06/2026
Interest/Penalty Date: 01/06/2026
Receipt #: 3 **Batch #:** 607028
Gen. Property Tax: 110,939.10
Special Assessment: 0.00
Special Charges: 0.00
Delinquent Utility Charges: 0.00
Private Forest Crop Taxes: 0.00
Woodland Tax Law Taxes: 0.00
Managed Forest Land Taxes: 0.00
Interest: Jan 2026 0.00
Penalty: Jan 2026 0.00
Other Charges: 0.00
Total Amount Paid: 110,939.10
CR Batch #: 55150 **Transaction #:** 231145
Transaction Cash: 0.00
Transaction Check: 0.00
Transaction Other: 110,939.10
Transaction Overpayment: 0.00

Balance

Prior Tax Balance: 110,939.10
Tax Amount Paid: 110,939.10
New Tax Balance: 0.00
Interest: Jan 2026 0.00
Penalty: Jan 2026 0.00
New Balance Due: 0.00

Payment Note:
MAIL 1/8/26 BUSINESS CK

If Paid By Check, Tax Receipt Is Not Valid Until Check Has Cleared All Banks.

RECEIVED BY:

CITY OF WAUWATOSA
7725 W NORTH AVE
WAUWATOSA WI 53213

MRMC LAND BANK LLC
8700 WATERTOWN PLANK RD
WAUWATOSA WI 53226

EXHIBIT
A

Smitha Chintamaneni
Partner

511 North Broadway, Suite 1100
Milwaukee, WI 53202
Direct: 414.978.5504
Fax: 414.223.5000
Smitha.Chintamaneni@huschblackwell.com

Received by

City Clerk's Office

January 16, 2026

VIA PERSONAL SERVICE

City of Wauwatosa
Attn: Deyanira Nevarez, Clerk
7725 W. North Avenue
Wauwatosa, WI 53213

**Re: Refund Claim – Tax Year 2025
MRMC Land Bank, LLC
9455 W Watertown Plank Road
Parcel No. 380-1014-000**

Dear Clerk:

On behalf of MRMC Land Bank, LLC (“MRMC Land Bank”), and pursuant to Wis. Stat. § 74.35(2), we hereby file this refund claim (“Refund Claim”) against the City of Wauwatosa (“City”). This Refund Claim is to recover the unlawful tax assessed against the above-referenced parcel of real property (“Property”) because the City’s assessment as of January 1, 2025 (“2025 Assessment”) was unlawful.

In support of this Refund Claim, MRMC Land Bank asserts that the Property was exempt by law from taxation, pursuant to Wis. Stat. § 70.11(4), and that its January 1, 2025 assessment as taxable property was non-uniform to other properties that were granted exemptions and were in the same classification as the Property. Further grounds are set forth in the pleadings and papers filed and exchanged in Milwaukee County Case No. 25-CV-6250. All such materials are available with the City Assessor’s office and through consultation with the City’s counsel: Amy R. Seibel, Seibel Law Offices LLC, ars@amylawoffices.com, 11520 North Port Washington Road, Ste. 4, Mequon, WI 53092.

For 2025, the City partially assessed the Property at \$3,378,500, which included \$3,378,500 of exempt property, resulting in taxes of \$60,133.76. Accordingly, MRMC Land Bank’s Refund Claim is for an amount not less than \$60,133.76, plus any interest as provided by law.

MRMC Land Bank has complied with all procedures required for objecting to the 2025 Assessment under Wis. Stat. § 74.35(2). MRMC Land Bank has not contested the 2025 Assessment of the Property under Wis. Stat. §§ 74.33 or 806.04, pursuant to § 74.35(2m).

Despite the unlawful assessment of the Property, and prior to the filing of the Refund Claim, MRMC Land Bank paid the tax of \$60,133.76 alleged to be due, on December 30, 2025. (See Exhibit A, attached hereto.)

By this letter, MRMC Land Bank has stated a valid claim to recover taxes paid with respect to the unlawful assessment on the Property for the 2025 tax year. MRMC Land Bank respectfully requests that the City act on this Refund Claim within 90 days from the date of service thereof.

Please contact the undersigned with any questions regarding this matter.

Respectfully,

HUSCH BLACKWELL LLP



Smitha Chintamaneni
Partner

SC/jee

2025 Real Estate Property Tax Receipt

Printed from
Public Portal

01/08/2026
02:32:46 PM

Tax District: CITY OF WAUWATOSA
County: MILWAUKEE COUNTY

Property Address: 9455 W WATERTOWN PLANK
Section/Town/Range:
Volume/Page:
Acres: 4.740

Parcel #: 3801014000
Alt. Parcel #: 380100402

Plat:

Block/Condo Bldg:

Legal Description:

CERTIFIED SURVEY MAP NO 9546, NE 1/4 SEC 29 & NW 1/4 SEC 28-7-21, LOT 2
2025

Bill #: 29112347

Total Land	Total Improve	Total Value	Ratio	Est. Fair Market Value
3,378,500	0	3,378,500	1.0071	3,354,700

Payment

Date Paid: 12/30/2025
Interest/Penalty Date: 12/30/2025
Receipt #: 233550

Gen. Property Tax:	60,133.76
Special Assessment:	0.00
Special Charges:	0.00
Delinquent Utility Charges:	0.00
Private Forest Crop Taxes:	0.00
Woodland Tax Law Taxes:	0.00
Managed Forest Land Taxes:	0.00
Interest: Dec 2025	0.00
Penalty: Dec 2025	0.00
Other Charges:	0.00
Total Amount Paid:	60,133.76

CR Batch #: 55108 **Transaction #:** 229675

Transaction Cash:	0.00
Transaction Check:	60,133.76
Transaction Other:	0.00
Transaction Overpayment:	0.00

Balance

Prior Tax Balance: 60,133.76
Tax Amount Paid: 60,133.76

New Tax Balance: 0.00
Interest: Dec 2025 0.00
Penalty: Dec 2025 0.00
New Balance Due: 0.00

Payment Note:

BUSINESS CK, CK # 110529

If Paid By Check, Tax Receipt Is Not Valid Until Check Has Cleared All Banks.

RECEIVED BY:

CITY OF WAUWATOSA
7725 W NORTH AVE
WAUWATOSA WI 53213

CHILDRENS HOSPITAL OF WISCONSIN INC
999 N 92ND ST C760
WAUWATOSA WI 53226

EXHIBIT
A

HUSCH BLACKWELL

Smitha Chintamaneni
Partner

511 North Broadway, Suite 1100
Milwaukee, WI 53202
Direct: 414.978.5504
Fax: 414.223.5000
Smitha.Chintamaneni@huschblackwell.com

1-21-26
3:20 pm
Carl M.

Received by

JAN 21 2026

City Clerk's Office

January 16, 2026

VIA PERSONAL SERVICE

City of Wauwatosa
Attn: Deyanira Nevarez, Clerk
7725 W. North Avenue
Wauwatosa, WI 53213

**Re: Refund Claim – Tax Year 2025
MRMC Land Bank, LLC
9501 W. Watertown Plank Road
Parcel No. 380-1013-000**

Dear Clerk:

On behalf of MRMC Land Bank, LLC (“MRMC Land Bank”), and pursuant to Wis. Stat. § 74.35(2), we hereby file this refund claim (“Refund Claim”) against the City of Wauwatosa (“City”). This Refund Claim is to recover the unlawful tax assessed against the above-referenced parcel of real property (“Property”) because the City’s assessment as of January 1, 2025 (“2025 Assessment”) was unlawful.

In support of this Refund Claim, MRMC Land Bank asserts that the Property was exempt by law from taxation, pursuant to Wis. Stat. § 70.11(4), and that its January 1, 2025 assessment as taxable property was non-uniform to other properties in the same classification that were granted exemptions. Further grounds are set forth in the pleadings and papers filed and exchanged in Milwaukee County Case No. 25-CV-6250. All such materials are available with the City Assessor’s office and through consultation with the City’s counsel: Amy R. Seibel, Seibel Law Offices LLC, ars@amylawoffices.com, 11520 North Port Washington Road, Ste. 4, Mequon, WI 53092.

For 2025, the City assessed the Property at \$15,689,400, which included \$15,689,400 of exempt property, resulting in taxes of \$279,254.91. Accordingly, MRMC Land Bank’s Refund Claim is for an amount not less than \$279,254.91, plus any interest as provided by law.

MRMC Land Bank has complied with all procedures required for objecting to the 2025 Assessment under Wis. Stat. § 74.35(2). MRMC Land Bank has not contested the 2025 Assessment of the Property under Wis. Stat. §§ 74.33 or 806.04, pursuant to § 74.35(2m).

Despite the unlawful assessment of the Property, and prior to the filing of the Refund Claim, MRMC Land Bank paid the tax of \$279,254.91 alleged to be due, on January 6, 2026. (See Exhibit A, attached hereto.)

By this letter, MRMC Land Bank has stated a valid claim to recover taxes paid with respect to the unlawful assessment on the Property for the 2025 tax year. MRMC Land Bank respectfully requests that the City act on this Refund Claim within 90 days from the date of service thereof.

Please contact the undersigned with any questions regarding this matter.

Respectfully,

HUSCH BLACKWELL LLP



Smitha Chintamaneni
Partner

SC/jee

2025 Real Estate Property Tax Receipt

Printed from 01/13/2026
Public Portal 01:00:12 PM

Tax District: CITY OF WAUWATOSA
County: MILWAUKEE COUNTY

Property Address: 9501 W WATERTOWN PLANK
Section/Town/Range:
Volume/Page:
Acres: 20.010

Parcel #: 3801013000
Alt. Parcel #: 380101300

Plat:

Block/Condo Bldg:

Legal Description:

CERTIFIED SURVEY MAP NO 9546, NE 1/4 SEC 29 & NW 1/4 SEC 28-7-21, LOT 1
2025

Bill #: 29112346

Total Land	Total Improve	Total Value	Ratio	Est. Fair Market Value
15,689,400	0	15,689,400	1.0071	15,578,800

Payment

Date Paid: 01/06/2026
Interest/Penalty Date: 01/06/2026
Receipt #: 8 **Batch #:** 607030
Gen. Property Tax: 279,254.91
Special Assessment: 0.00
Special Charges: 0.00
Delinquent Utility Charges: 0.00
Private Forest Crop Taxes: 0.00
Woodland Tax Law Taxes: 0.00
Managed Forest Land Taxes: 0.00
Interest: Jan 2026 0.00
Penalty: Jan 2026 0.00
Other Charges: 0.00
Total Amount Paid: 279,254.91
CR Batch #: 55163 **Transaction #:** 231465
Transaction Cash: 0.00
Transaction Check: 0.00
Transaction Other: 279,254.91
Transaction Overpayment: 0.00

Balance

Prior Tax Balance: 279,254.91
Tax Amount Paid: 279,254.91
New Tax Balance: 0.00
Interest: Jan 2026 0.00
Penalty: Jan 2026 0.00
New Balance Due: 0.00

Payment Note:
MAIL 1/12/26 BUSINESS CK

If Paid By Check, Tax Receipt Is Not Valid Until Check Has Cleared All Banks.

RECEIVED BY:

CITY OF WAUWATOSA
7725 W NORTH AVE
WAUWATOSA WI 53213

MRMC LAND BANK LLC
8700 W WATERTOWN PLANK RD
WAUWATOSA WI 53226

EXHIBIT
A

HUSCH BLACKWELL

Smitha Chintamaneni
Partner

511 North Broadway, Suite 1100
Milwaukee, WI 53202
Direct: 414.978.5504
Fax: 414.223.5000
Smitha.Chintamaneni@huschblackwell.com

1-20-26
10:15 AM
Carl Mueh

Received by
JAN 20 2026
City Clerk's Office

January 16, 2026

VIA PERSONAL SERVICE

City of Wauwatosa
Attn: Deyanira Nevarez, Clerk
7725 W. North Avenue
Wauwatosa, WI 53213

**Re: Refund Claim – Tax Year 2025
Milwaukee Regional Medical Center Thermal Service, Inc.
9250 Watertown Plank Road
Parcel No. 373-9999-027**

Dear Clerk:

On behalf of Milwaukee Regional Medical Center Thermal Service, Inc. ("MRMC Thermal"), and pursuant to Wis. Stat. § 74.35(2), we hereby file this refund claim ("Refund Claim") against the City of Wauwatosa ("City"). This Refund Claim is to recover the unlawful tax assessed against the above-referenced parcel of real property ("Property") because the City's assessment as of January 1, 2025 ("2025 Assessment") was unlawful.

In support of this Refund Claim, MRMC Thermal asserts that the Property was exempt by law from taxation, pursuant to Wis. Stats. § 70.11, 70.01, 70.015, 70.02, and/or 70.111 and that its January 1, 2025 assessment as taxable property was non-uniform to other properties in the same classification that were granted exemptions. Further grounds are set forth in the pleadings and papers filed and exchanged in Milwaukee County Case No. 22-CV-4361, Appeal Number 25-AP-1708, which is currently pending before the Wisconsin Court of Appeals, and in Milwaukee County Case No. 25-CV-10755, which is currently pending before the Milwaukee County Circuit Court.¹ All such materials are available with the City Assessor's office and through consultation with the City's counsel: Amy R. Seibel, Seibel Law Offices LLC, ars@amylawoffices.com, 11520 North Port Washington Road, Ste. 4, Mequon, WI 53092.

¹ Case Number 25-CV-10755 involves MRMC Thermal's challenge to the City's Assessment of the Property as excessive under Wis. Stat. § 74.37(3)(d). In its Complaint, MRMC Thermal specifically reserved its right to challenge the exempt status of the Property pursuant to Wis. Stats. § 70.11, 70.01, 70.015, 70.02, and/or 70.111.

For 2025, the City assessed the Property at \$205,000,000, which included \$205,000,000 of exempt property, resulting in taxes of \$3,648,708.55. Accordingly, MRMC Thermal's Refund Claim is for an amount not less than \$3,648,708.55, plus any interest as provided by law.

MRMC Thermal has complied with all procedures required for objecting to the 2025 Assessment under Wis. Stat. § 74.35(2). MRMC Thermal has not contested the 2025 Assessment of the Property under Wis. Stat. §§ 74.33 or 806.04, pursuant to § 74.35(2m).

Despite the unlawful assessment of the Property, and prior to the filing of this Refund Claim, MRMC Thermal timely paid the first installment of the alleged tax due, in the amount of \$1,240,560.91 out of a total of \$3,648,708.55, on December 29, 2025. (See Exhibit A, attached hereto.)

By this letter, MRMC Thermal has stated a valid claim to recover taxes paid with respect to the unlawful assessment on the Property for the 2025 tax year. MRMC Thermal respectfully requests that the City act on this Refund Claim within 90 days from the date of service thereof.

Please contact the undersigned with any questions regarding this matter.

Respectfully,

HUSCH BLACKWELL LLP

A handwritten signature in blue ink, reading "Smitha Chintamaneni".

Smitha Chintamaneni
Partner

SC/jee

1-20-26
10:15am
Carl Smith

Smitha Chintamaneni
Partner

511 North Broadway, Suite 1100
Milwaukee, WI 53202
Direct: 414.978.5504
Fax: 414.223.5000
Smitha.Chintamaneni@huschblackwell.com

Received by
JAN 20 2026
City Clerk's Office

January 16, 2026

VIA PERSONAL SERVICE

City of Wauwatosa
Attn: Deyanira Nevarez, Clerk
7725 W. North Avenue
Wauwatosa, WI 53213

**Re: Refund Claim – Tax Year 2025
The Medical College of Wisconsin, Inc.
8701 W. Watertown Plank Road
Parcel No. 381-1004-000**

Dear Clerk:

On behalf of The Medical College of Wisconsin, Inc. ("MCW"), and pursuant to Wis. Stat. § 74.35(2), we hereby file this refund claim ("Refund Claim") against the City of Wauwatosa ("City"). This Refund Claim is to recover the unlawful tax assessed against the above-referenced parcel of real property ("Property") because the City's assessment as of January 1, 2025 ("2025 Assessment") was unlawful.

In support of this Refund Claim, MCW asserts that the Property was exempt by law from taxation, pursuant to Wis. Stat. § 70.11, and that its January 1, 2025 assessment as taxable property was non-uniform to other properties in the same classification that were granted exemptions. Further grounds are set forth in the pleadings and papers filed and exchanged in Milwaukee County Case No. 21-CV-7368. All such materials are available with the City Assessor's office and through consultation with the City's counsel: Amy R. Seibel, Seibel Law Offices LLC, ars@amylawoffices.com, 11520 North Port Washington Road, Ste. 4, Mequon, WI 53092.

For 2025, the City assessed the Property at \$22,780,000, which included \$22,780,000 of exempt property, resulting in taxes of \$405,383.14. Accordingly, MCW's Refund Claim is for an amount not less than \$405,383.14, plus any interest as provided by law.

MCW has complied with all procedures required for objecting to the 2025 Assessment under Wis. Stat. § 74.35(2). MCW has not contested the 2025 Assessment of the Property under Wis. Stat. §§ 74.33 or 806.04, pursuant to § 74.35(2m).

Despite the unlawful assessment of the Property, and prior to the filing of this Refund Claim, MCW paid the tax of \$405,383.14 alleged to be due, on December 29, 2025. (See Exhibit A, attached hereto.)

By this letter, MCW has stated a valid claim to recover taxes paid with respect to the unlawful assessment on the Property for the 2025 tax year. MCW respectfully requests that the City act on this Refund Claim within 90 days from the date of service thereof.

Please contact the undersigned with any questions regarding this matter.

Respectfully,

HUSCH BLACKWELL LLP



Smitha Chintamaneni
Partner

SC/jee

2025 Real Estate Property Tax Receipt

Printed from 01/05/2026
Public Portal 09:21:23 AM

Tax District: CITY OF WAUWATOSA
County: MILWAUKEE COUNTY
Parcel #: 3811004000
Alt. Parcel #: 381100400
Plat:
Legal Description:
CSM NO 9224 NW 1/4 SEC 28-7-21 LOT 1 2021

Property Address: 8701 W WATERTOWN PLANK
Section/Town/Range:
Volume/Page:
Acres: 35.550
Block/Condo Bldg:

Bill #: 29112352

Total Land	Total Improve	Total Value	Ratio	Est. Fair Market Value
836,200	21,943,800	22,780,000	1.0071	22,619,400

Payment

Date Paid: 12/29/2025
Interest/Penalty Date: 12/29/2025
Receipt #: 1 **Batch #:** 607020
Gen. Property Tax: 405,383.14
Special Assessment: 0.00
Special Charges: 312.50
Delinquent Utility Charges: 0.00
Private Forest Crop Taxes: 0.00
Woodland Tax Law Taxes: 0.00
Managed Forest Land Taxes: 0.00
Interest: Dec 2025 0.00
Penalty: Dec 2025 0.00
Other Charges: 0.00
Total Amount Paid: 405,695.64
CR Batch #: 55113 **Transaction #:** 229721
Transaction Cash: 0.00
Transaction Check: 0.00
Transaction Other: 405,695.64
Transaction Overpayment: 0.00

Balance

Prior Tax Balance: 405,695.64
Tax Amount Paid: 405,695.64
New Tax Balance: 0.00
Interest: Dec 2025 0.00
Penalty: Dec 2025 0.00
New Balance Due: 0.00

Payment Note:
FEDEX 12/29/25 BUSINESS CK

If Paid By Check, Tax Receipt Is Not Valid Until Check Has Cleared All Banks.

RECEIVED BY:

CITY OF WAUWATOSA
7725 W NORTH AVE
WAUWATOSA WI 53213

THE MEDICAL COLLEGE OF WISCONSIN INC
C/O FINANCIAL OPERATIONS
8701 WATERTOWN PLANK RD
WAUWATOSA WI 53226

EXHIBIT
A

HUSCH BLACKWELL

Smitha Chintamaneni
Partner

511 North Broadway, Suite 1100
Milwaukee, WI 53202
Direct: 414.978.5504
Fax: 414.223.5000
Smitha.Chintamaneni@huschblackwell.com

1-21-26
3:20 pm
Conf. Mark

Received by
JAN 21 2026
City Clerk's Office

January 16, 2026

VIA PERSONAL SERVICE

City of Wauwatosa
Attn: Deyanira Nevarez, Clerk
7725 W. North Avenue
Wauwatosa, WI 53213

**Re: Omitted Property Refund Claim – Tax Year 2023
Children's Hospital of Wisconsin, Inc.
8907 W. Connell Court
Parcel No. 381-1012-000¹**

Dear Clerk:

On behalf of Children's Hospital of Wisconsin, Inc. ("CHW"), and pursuant to Wis. Stat. § 74.35(2), we hereby file this omitted property refund claim ("Omitted Property Refund Claim") against the City of Wauwatosa ("City"). This Omitted Property Refund Claim is to recover the additional unlawful tax assessed against the above-referenced parcel of real property ("Property") because the City's omitted property assessment for 2023 ("2023 Omitted Property Assessment"), which was issued in 2025, was unlawful.

This Omitted Property Refund Claim arises from the Notice of Board of Review ("BOR") Determination dated November 19, 2025, reflecting the BOR's addition of omitted property in the amount of \$36,881,300, to the Original 2023 Assessment.

In further support of this Omitted Property Refund Claim, CIHW asserts that the Property was exempt by law from taxation, pursuant to Wis. Stat. § 70.11(4m), and that the 2023 Omitted Property Assessment was non-uniform to other properties in the same classification that were granted exemptions. Additional grounds are set forth in the pleadings and papers filed and exchanged in Milwaukee County Case No. 21-CV-7367. All such materials are available with the City Assessor's office and through consultation with the City's counsel: Amy R. Seibel, Seibel

¹ Parcel identification number for tax year 2023.

Law Offices LLC, ars@amylawoffices.com, 11520 North Port Washington Road, Ste. 4, Mequon, WI 53092.

The addition of the \$36,881,300 of omitted property, which included \$36,881,300 of exempt property, has resulted in additional taxes in the amount of \$789,422.80. Accordingly, CHW's Omitted Property Refund Claim is for an additional amount not less than \$789,422.80, plus any interest as provided by law.

Previously, on or about January 16, 2024, after timely payment of taxes, a refund claim ("Original Refund Claim") was timely filed for the Original 2023 Assessment, for the amount of \$182,016,000 and taxes of \$3,896,199.13. That Original Refund Claim was deemed denied on April 18, 2024, and a complaint under Wis. Stat. § 74.35(3)(d) was timely filed on June 20, 2024 in Milwaukee County Circuit Court. However, because of the addition of omitted property through the November 19, 2025 BOR Determination, CHW is filing this Omitted Property Refund Claim for the additional assessed value of \$36,881,300, resulting in an additional tax payment of \$789,422.80 attributable to the 2023 tax year.² CHW intends to seek leave to amend the pleadings in Case No. 24-CV-4926 to add an unlawful assessment claim based on the 2023 Omitted Property Assessment when this Omitted Property Refund Claim is deemed denied.

CHW has complied with all procedures required for objecting to the 2023 Omitted Property Assessment under Wis. Stat. § 74.35(2). CHW has not contested the 2023 Omitted Property Assessment of the Property under Wis. Stat. §§ 74.33 or 806.04, pursuant to § 74.35(2m).

Despite the unlawful assessment of the alleged omitted property, and prior to the filing of this Omitted Property Refund Claim, CHW paid the tax of \$789,422.80 alleged to be due, on December 30, 2025. (See Exhibit A, attached hereto.)

By this letter, CHW has stated a valid claim to recover taxes paid with respect to the unlawful 2023 Omitted Property Assessment. CHW respectfully requests that the City act on this Omitted Property Refund Claim within 90 days from the date of service thereof.

Please contact the undersigned with any questions regarding this matter.

² The taxes for parcel 381-1012-000 adding both the 2023 Omitted Property Assessment and the Original 2023 Assessment now total \$4,685,621.93. The Complaint filed in Case No. 24-CV-4926 also includes parcel 380-1001-000, which is not affected by the 2023 Omitted Property Assessment.

City of Wauwatosa
January 16, 2026
Page 3

Respectfully,

HUSCH BLACKWELL LLP



Smitha Chintamaneni
Partner

SC/jee

City of Wauwatosa
Treasurer's Office
7725 W North Ave
Wauwatosa, WI 53213
414-479-8960

12/30/2025 03:13PM Vicki N.
010996-0001

GENERAL BILLING

CHILDREN'S HOSPITAL OF WISCONSIN
2025 9487

PROPERTY TAXES
OMITTED \$789,422.80

PROPERTY TAXES
OMITTED \$969,648.82

\$1,759,071.62

Subtotal \$1,759,071.62
Total \$1,759,071.62

CHECK \$1,759,071.62
Check Number 110531

Change due \$0.00

Paid by: CHILDREN'S HOSPITAL OF
WISCONSIN



Thank you for your payment. For
questions, please contact the
Treasurer's office at 414-479-8960.

City of Wauwatosa COPY
DUPLICATE RECEIPT

EXHIBIT
A

1-21-26
3:20 pm
Conf. Ref.

Smitha Chintamaneni
Partner

511 North Broadway, Suite 1100
Milwaukee, WI 53202
Direct: 414.978.5504
Fax: 414.223.5000
Smitha.Chintamaneni@huschblackwell.com

January 16, 2026

Received by
JAN 16 2026
City Clerk's Office
RW

VIA PERSONAL SERVICE

City of Wauwatosa
Attn: Deyanira Nevarez, Clerk
7725 W. North Avenue
Wauwatosa, WI 53213

**Re: Omitted Property Refund Claim – Tax Year 2024
Children’s Hospital of Wisconsin, Inc.
8907 W. Connell Court
Parcel No. 381-1012-000¹**

Dear Clerk:

On behalf of Children’s Hospital of Wisconsin, Inc. (“CHW”), and pursuant to Wis. Stat. § 74.35(2), we hereby file this omitted property refund claim (“Omitted Property Refund Claim”) against the City of Wauwatosa (“City”). This Omitted Property Refund Claim is to recover the additional unlawful tax assessed against the above-referenced parcel of real property (“Property”) because the City’s omitted property assessment for 2024 (“2024 Omitted Property Assessment”), which was issued in 2025, was unlawful.

This Omitted Property Refund Claim arises from the Notice of Board of Review (“BOR”) Determination dated November 19, 2025, reflecting the BOR’s addition of omitted property in the amount of \$43,059,100 to the Original 2024 Assessment.

In further support of this Omitted Property Refund Claim, CHW asserts that the Property was exempt by law from taxation, pursuant to Wis. Stat. § 70.11(4m), and that the 2024 Omitted Property Assessment was non-uniform to other properties in the same classification that were granted exemptions. Additional grounds are set forth in the pleadings and papers filed and exchanged in Milwaukee County Case No. 21-CV-7367. All such materials are available with the City Assessor’s office and through consultation with the City’s counsel: Amy R. Seibel, Seibel

¹ Parcel identification number for tax year 2024.

Law Offices LLC, ars@amylawoffices.com, 11520 North Port Washington Road, Ste. 4, Mequon, WI 53092.

The addition of the \$43,059,100 of omitted property, which included \$43,059,100 of exempt property, has resulted in additional taxes in the amount of \$969,648.82. Accordingly, CHW's Omitted Property Refund Claim is for an additional amount not less than \$969,648.82, plus any interest as provided by law.

Previously, on January 14, 2025, after timely payment of taxes, a refund claim ("Original Refund Claim") was timely filed for the Original 2024 Assessment, for the amount of \$175,296,500 and taxes of \$3,947,448.93. That Original Refund Claim was deemed denied on April 14, 2025, and a complaint under Wis. Stat. § 74.35(3)(d) was timely filed on June 16, 2025 in Milwaukee County Circuit Court. However, because of the addition of omitted property through the November 19, 2025 BOR Determination, CHW is filing this Omitted Property Refund Claim for the additional assessed value of \$43,059,100, resulting in an additional tax payment of \$969,648.82 attributable to the 2024 tax year.² CHW intends to seek leave to amend the pleadings in Case No. 25-CV-5176 to add an unlawful assessment claim based on the 2024 Omitted Property Assessment when this Omitted Property Refund Claim is deemed denied.

CHW has complied with all procedures required for objecting to the 2024 Omitted Property Assessment under Wis. Stat. § 74.35(2). CHW has not contested the 2024 Omitted Property Assessment of the Property under Wis. Stat. §§ 74.33 or 806.04, pursuant to § 74.35(2m).

Despite the unlawful assessment of the alleged omitted property, and prior to the filing of this Omitted Property Refund Claim, CHW paid the tax of \$969,648.82 alleged to be due, on December 30, 2025. (See Exhibit A, attached hereto.)

By this letter, CHW has stated a valid claim to recover taxes paid with respect to the unlawful 2024 Omitted Property Assessment. CHW respectfully requests that the City act on this Omitted Property Refund Claim within 90 days from the date of service thereof.

Please contact the undersigned with any questions regarding this matter.

² The taxes for parcel 381-1012-000 adding both the 2024 Omitted Property Assessment and the Original 2024 Assessment now total \$4,917,097.75. The Complaint filed in Case No. 25-CV-5176 also includes parcel 380-1009-001, which is not affected by the 2024 Omitted Property Assessment.

Respectfully,

HUSCH BLACKWELL LLP



Smitha Chintamaneni
Partner

SC/jee

City of Wauwatosa
Treasurer's Office
7725 W North Ave
Wauwatosa, WI 53213
414-479-8960

12/30/2025 03:13PM Vicki N.
010996-0001

GENERAL BILLING

CHILDREN'S HOSPITAL OF WISCONSIN
2025 9487

PROPERTY TAXES
OMITTED \$789,422.80

PROPERTY TAXES
OMITTED \$969,648.82

\$1,759,071.62

Subtotal \$1,759,071.62
Total \$1,759,071.62

CHECK \$1,759,071.62
Check Number 110531

Change due \$0.00

Paid by: CHILDREN'S HOSPITAL OF
WISCONSIN



Thank you for your payment. For
questions, please contact the
Treasurer's office at 414-479-8960.

City of Wauwatosa COPY
DUPLICATE RECEIPT

EXHIBIT
A

1-21-26
3:20
Carl [signature]

Smitha Chintamaneni
Partner

511 North Broadway, Suite 1100
Milwaukee, WI 53202
Direct: 414.978.5504
Fax: 414.223.5000
Smitha.Chintamaneni@huschblackwell.com

Received by
JAN 17 2026
City Clerk's Office on

January 16, 2026

VIA PERSONAL SERVICE

City of Wauwatosa
Attn: Deyanira Nevarez, Clerk
7725 W. North Avenue
Wauwatosa, WI 53213

**Re: Refund Claim – Tax Year 2025
Children's Hospital of Wisconsin, Inc.
W. Watertown Plank Road
Parcel No. 380-1016-000**

Dear Clerk:

On behalf of Children's Hospital of Wisconsin, Inc. ("CHW"), and pursuant to Wis. Stat. § 74.35(2), we hereby file this refund claim ("Refund Claim") against the City of Wauwatosa ("City"). This Refund Claim is to recover the unlawful tax assessed against the above-referenced parcel of real property ("Property") because the City's assessment as of January 1, 2025 ("2025 Assessment") was unlawful.

In further support of this Refund Claim, CHW asserts that the Property was exempt by law from taxation, pursuant to Wis. Stat. § 70.11(4m), and that its 2025 Assessment as taxable property was non-uniform to other properties in the same classification that were granted exemptions. Additional grounds are set forth in the pleadings and papers filed and exchanged in Milwaukee County Case No. 21-CV-7367. All such materials are available with the City Assessor's office and through consultation with the City's counsel: Amy R. Seibel, Seibel Law Offices LLC, ars@amylawoffices.com, 11520 North Port Washington Road, Ste. 4, Mequon, WI 53092.

For 2025, the City initially assessed the Property for the amount of \$244,006,900. The addition of \$47,675,400 in omitted property via the Notice of Board of Review Determination dated November 19, 2025 increased the total assessed value to \$291,682,300, which included \$291,682,300 of exempt property. The 2025 Assessment resulted in taxes of \$5,191,562.80.

Accordingly, CHW's Refund Claim is for an amount not less than \$5,191,562.80, plus any interest as provided by law.

CHW has complied with all procedures required for objecting to the 2025 Assessment and under Wis. Stat. § 74.35(2). CHW has not contested the 2025 Assessment under Wis. Stat. §§ 74.33 or 806.04, pursuant to § 74.35(2m).

Despite the unlawful assessment of the Property, and prior to the filing of this Refund Claim, CHW paid the tax of \$5,191,562.80 alleged to be due, on December 30, 2025. (See Exhibit A, attached hereto.)

By this letter, CHW has stated a valid claim to recover taxes paid with respect to the unlawful assessment on the Property for the 2025 tax year. CHW respectfully requests that the City act on this Refund Claim within 90 days from the date of service thereof.

Please contact the undersigned with any questions regarding this matter.

Respectfully,

HUSCH BLACKWELL LLP



Smitha Chintamaneni
Partner

SC/jee

2025 Real Estate Property Tax Receipt

Printed from
Public Portal 01/05/2026
09:35:37 AM

Tax District: CITY OF WAUWATOSA
County: MILWAUKEE COUNTY
Parcel #: 3801016000
Alt. Parcel #: 3801016000

Property Address: W WATERTOWN PLANK RD SU
Section/Town/Range:
Volume/Page:
Acres: 40.830

Plat:

Block/Condo Bldg:

Legal Description:

CERTIFIED SURVEY MAP NO 9546, NE 1/4 SEC 29 & NW 1/4 SEC 28-7-21, LOT 4
2025

Bill #: 29112348

Total Land	Total Improve	Total Value	Ratio	Est. Fair Market Value
13,126,900	278,555,400	291,682,300	1.0071	289,626,000

Payment

Date Paid: 12/30/2025
Interest/Penalty Date: 12/30/2025
Receipt #: 233548
Gen. Property Tax: 5,191,562.80
Special Assessment: 0.00
Special Charges: 312.50
Delinquent Utility Charges: 0.00
Private Forest Crop Taxes: 0.00
Woodland Tax Law Taxes: 0.00
Managed Forest Land Taxes: 0.00
Interest: Dec 2025 0.00
Penalty: Dec 2025 0.00
Other Charges: 0.00
Total Amount Paid: 5,191,875.30
CR Batch #: 55108 **Transaction #:** 229673
Transaction Cash: 0.00
Transaction Check: 5,191,875.30
Transaction Other: 0.00
Transaction Overpayment: 0.00

Balance

Prior Tax Balance: 5,191,875.30
Tax Amount Paid: 5,191,875.30
New Tax Balance: 0.00
Interest: Dec 2025 0.00
Penalty: Dec 2025 0.00
New Balance Due: 0.00

Payment Note:
BUSINESS CK, CK # 110530

If Paid By Check, Tax Receipt Is Not Valid Until Check Has Cleared All Banks.

RECEIVED BY:

CITY OF WAUWATOSA
7725 W NORTH AVE
WAUWATOSA WI 53213

CHILDRENS HOSPITAL OF WISCONSIN
C/O LEGAL DEPT
999 N 92ND ST, C760
WAUWATOSA WI 53226

**EXHIBIT
A**

Received by
Received by
DEC 11 / 2025
City Clerk's Office
City Clerk's Office

Received by
DEC 17 2025
City Clerk's Office

von Briesen
von Briesen & Roper, s.c. | Attorneys at Law

TAGLaw International Lawyers

Alan H. Marcuvitz
Direct Telephone
414-287-1401
alan.marcuvitz@vonbriesen.com

CLAIM FOR EXCESSIVE ASSESSMENT

TO: Clerk, City of Wauwatosa
7725 W. North Ave.
Wauwatosa, Wisconsin 53213

Now comes Phoenix Wauwatosa II Industrial Investors LLC ("Claimant") owner of parcel 2580003004 (the "Property") in the City of Wauwatosa, Wisconsin, by Claimant's attorneys, von Briesen & Roper, s.c., and files this Claim for Excessive Assessment against the City of Wauwatosa (the "City"), pursuant to Wis. Stat. § 74.37.

1. Claimant is the owner of Property located at 3300 N. 124th Street, Wauwatosa, Wisconsin.
2. For 2025, property in the City was assessed at 100.71% of its fair market value as of January 1, 2025, and was taxed at \$17.798954 per \$1,000 of assessed value
3. The 2025 assessment of the Property was set by the City at \$45,300.00. Timely objection was filed on August 12, 2025, and acknowledged by the City.
4. By letter dated September 2, 2025, and subsequently received by Claimant through the mail, City stated as follows:

"... on August 28, 2025 the Wauwatosa Board of Review at their Initial Meeting of the 2025 Board of Review decided to dismiss the assessment objection for 3300 N. 124th Street, Wauwatosa, WI 53222 (Tax Key # 258-0003-004), due to the failure by the owner, or the owner's authorized representative, to provide the City Assessor's office with income and expense information pursuant to the requirements of the Wauwatosa Board of Review Rules and Wisconsin State Statute 70.47(7)(af)."

and

"The Assessor appeared before the Board of Review at the August 28, 2025, meeting and documented the requests of the information and the failure to provide the requested information to the Assessor."

5. At no time was Claimant notified of any hearing to be held on August 28, 2025, or at any other time, regarding Claimant's objection.

6. City's action to dismiss Claimant's objection without notice of any hearing was a denial of Claimant's due process rights under the U.S. Constitution and the Wisconsin Constitution, making the action and decision made regarding Claimant's objection on August 28, 2025 legally null and void.

7. Based on the 2025 assessment as set by the City, the City imposed a net tax of \$807,245.58 on the Property.

8. The value of the Property for 2025 is no higher than \$30,350,000. This value is derived from a contemporaneous appraisal of the Property.

9. The correct net tax on the Property for 2025 should be no higher than \$541,151.22.

10. As a result of the excessive assessment of the Property for 2025, excess tax in at least the amount of \$266,094.36 was imposed on the Property.

11. On December 17, 2025, Claimant paid the first installment of 2025 taxes on the Property in the amount of \$275,143.30, and acknowledged by the City.

12. The total amount of this claim for 2025 is at least \$266,094.36, plus interest thereon.

Dated at Milwaukee, Wisconsin this 17th day of December, 2025.

von BRIESEN & ROPER, s.c.



Alan H. Marcuvitz
Christopher R. Smith
Ryan R. Simatic
Nicholas S. Cerwin

1

From: Luisa Urban lurban@wauwatosa.net
Subject: Claim Form
Date: Dec 12, 2025 at 9:11:10 AM
To: mccross26@yahoo.com

RECEIVED

DEC 19 2025

Wauwatosa
City Attorney's Office

Good morning Mr. Cross,

Included in this email is the claim form that would need to be completed then returned to the City Attorney's office either via this email address (lurban@wauwatosa.net) or to the address 7725 W. North Avenue, Wauwatosa, WI 53213.

Thank you,

Luisa Urban
Administrative Support Specialist
City Attorney & HR | City of Wauwatosa
7725 W North Avenue | Wauwatosa, WI 53213
(414) 479-8905 ext 5615

CITY OF WAUWATOSA
7725 W. North Avenue
Wauwatosa, WI 53213

NOTICE OF CIRCUMSTANCES OF CLAIM

Name:

Michael Cross

Incident/Accident Information

Date: 12/7/25

Time: Morning

CIRCUMSTANCES OF CLAIM

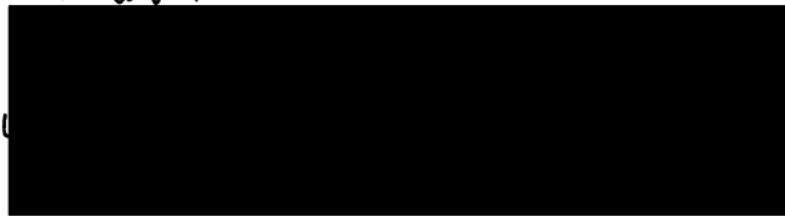
In the space below briefly describe the circumstances of your claim. (Attach additional sheets, if necessary.) For auto damages, attach a copy of police report, if any, and a diagram of the accident scene indicating north, south, east or west corners if the accident occurred at an intersection. For bodily injury, indicate nature of injury, whether or not medical attention was given and the name of the treatment provider. Identify any witnesses to the incident/accident.

SEE ATTACH PAPER

Signed: _____

Date: _____

(2) 01112 12/12/25
Michelle Cross



I called last month to an agent for the city of Wauwatosa for the removal of leaves. at , that time, I was told that they would be moving it ,but it got into early December, and we had a snowstorm. The leaves and tree branches are still here. There is a tremendous amount of debris,leaves, trees, and branches. A week later we had a second snowfall that covered the ground branches and leaves. The snow plow trucks came through the first round. They were neat about it; they didn't hit any tree branches or leaves to pull into the street. The second time we had the snow, whoever was plowing , plowed into the leaves and the branches,

right into my driveway , I needed it to be removed from the back or my driveway so I could get out. So , I used my snowblower, which is a new Cub Cadet snowblower, to try to remove the debris. The motor was overworked and then started to jump and sputter. The unit cut off several times. I cannot use it anymore because it's ruined. The motor is not running properly. The unit was ruin and it's less than a year old; I purchased it at Home Depot. They need to replace my snowblower. I'm 71 years old,I cannot shovel that large amount of snow by hand. I will send you pictures of the snowblower and the debris behind my home. The snowblower was a couple grand.

3

CLAIM

NOTE: You are not required to make a claim at this time. As long as you have filed the above Notice of Circumstances of Claim you may file a claim with the City at any time consistent with the applicable statute of limitations. However, in order for the City to formally accept or deny your claim at this time, the following claim must be completed and signed.

The undersigned hereby makes a claim against the City arising out of the circumstances described above in the amount of \$_____.

To process this claim it is necessary to detail all damages being sought.

Signed: _____

Date: _____

12/12/24



CITY OF WAUWATOSA
7725 W. North Avenue
Wauwatosa, WI 53213

RECEIVED
DEC 30 2025
City Attorney's Office
Wauwatosa

NOTICE OF CIRCUMSTANCES OF CLAIM

Name: Diane Clark



Incident/Accident Information

Date: 12-18-2025

Time: 2:00 a.m. or so

Place: behind my house

CIRCUMSTANCES OF CLAIM

In the space below briefly describe the circumstances of your claim. (Attach additional sheets, if necessary.) For auto damages, attach a copy of police report, if any, and a diagram of the accident scene indicating north, south, east or west corners if the accident occurred at an intersection. For bodily injury, indicate nature of injury, whether or not medical attention was given and the name of the treatment provider. Identify any witnesses to the incident/accident.

A police involved incident
ended behind my home
at approximately 2:00 a.m.
A fence behind my home
was damaged as a result.

25-35535

Shoman

City of Wauwatosa

www.wauwatosa.net/police

OFFICE: (414) 471-8430



1700 N. 116th St. | Wauwatosa, WI 53226

Signed: Diane C. Clark

Date: 12-23-2025

CLAIM

NOTE: You are not required to make a claim at this time. As long as you have filed the above Notice of Circumstances of Claim you may file a claim with the City at any time consistent with the applicable statute of limitations. However, in order for the City to formally accept or deny your claim at this time, the following claim must be completed and signed.

The undersigned hereby makes a claim against the City arising out of the circumstances described above in the amount of \$_____.

To process this claim it is necessary to detail all damages being sought.

Signed: _____

Date: _____

Address: _____

479-8905

414-479-8900

CITY OF WAUWATOSA

7725 W. North Avenue

Wauwatosa, WI 53213

ATTN: CITY ATTORNEY

POLICE - 25-35555

NOTICE OF CIRCUMSTANCES OF CLAIM

Name: ~~Robert Liao~~ Monica Liao

Incident/Accident Information

Date: 12/18/25

Time: 2:09 AM

Place: [REDACTED]

CIRCUMSTANCES OF CLAIM

In the space below briefly describe the circumstances of your claim. (Attach additional sheets, if necessary.) For auto damages, attach a copy of police report, if any, and a diagram of the accident scene indicating north, south, east or west corners if the accident occurred at an intersection. For bodily injury, indicate nature of injury, whether or not medical attention was given and the name of the treatment provider. Identify any witnesses to the incident/accident.

My tire was damaged by the spikes used by the
Wauwatosa Police Department. Three of my tires were affected
causing my vehicle to be towed and sent to the repair shop

Signed: [Signature]

Date: 12/23/25

CLAIM

NOTE: You are not required to make a claim at this time. As long as you have filed the above Notice of Circumstances of Claim you may file a claim with the City at any time consistent with the applicable statute of limitations. However, in order for the City to formally accept or deny your claim at this time, the following claim must be completed and signed.

The undersigned hereby makes a claim against the City arising out of the circumstances described above in the amount of \$ 1,111.99

To process this claim it is necessary to detail all damages being sought.

Signed: [Signature]

Date: 12/28/25



"DAMAGE FREE"
TOWING

N & S TOWING, INC.

1759 So. 83rd Street • West Allis, WI 53214
476-8697 • Fax 476-7828

- 24 HOUR ROAD SERVICE -



FLAT BED SERVICE

TOWED FOR <i>Huawei Lian</i>		DATE <i>12, 18, 25</i>	CASH	
ADDRESS		PO#	CHARGE	<input checked="" type="checkbox"/>
(FLATBED) TOW SERVICE CALL	MAKE <i>Kia</i>	STORAGE YEAR	DRIVER	<i>CV</i>
			TRUCK #	<i>01</i>
				<i>513157644</i>
				<i>125 00</i>
				<i>45 00</i>
NAME				
ADDRESS	PHONE () -			
ADVANCE CHARGES				
STORAGE	<i>1</i>	TO	<i>1</i>	
AUTHORIZATION #	<i>808833</i>	TAX	<i>10</i>	<i>03</i>
TOTAL			<i>180</i>	<i>03</i>

2007279

I agree to hold N&S Towing responsible for towing services provided by them unless negligence can be proven and also I agree to pay total amount of invoice according to card issuers agreement and/or N&S Towing's billing policy if credit voucher.

X *[Signature]* X DRIVER
OWNER/ REPRESENTATIVE

Richlonn's Tire & Service Center - Greendale



5131 South 76th St.
Greendale, WI 53129
414-421-5350

Invoice

Bill To Lian, Ruthy



Mobile



Invoice # 301120915

Work Order # 301111122

Service Advisor Timothy Marcado

Technician Adrian Duviols

Plate WI AYW6157

Description Red 2022 Kia Sportage EX L4 2.4L 2359CC VIN C

VIN KNDP6CAC6N7020954

Odometer 44,024

Invoice Date 12/19/2025 7:35 AM

Concern

Tire(s) Concern

Concern? = Both driver side tires flat

Conditions? = Tires ran over spike strip. 2 spikes in driver front, 3 in driver rear. Tires too low of tread depth for repair.

Wheel Lock? = Unknown

Labor

0.2 Hours

\$0.00 U6

Technician: Adrian Duviols / Service Advisor: Timothy Marcado

Sub \$0.00

Inspection

Quality Control

Service

Richlonn's Tire Installation Package -4 Tires

Install tire and new valve stem where applicable, clean and seal tire to wheel seat, set tire pressure to proper inflation. Computer spin balance tire and wheel. Mount and torque wheel lug nuts to manufacturers torque specifications. Perform final road test as required.

166473021 - 225/55R18 98H Cooper ProControl BLK

4 Unit

\$184.99 / Unit

\$739.96 U6

Service Advisor: Timothy Marcado

Tire Installation Package

\$172.00 U6

Details Below

*Lifetime Warranty Computerized Wheel Balance

*Rubber Valve Stem(s)

*TPMS Sensors is an additional charge including service kits, Cores, Caps and Sensors

*Tire Disposal

*Free Tire Rotation & Re-Balance every 6 months or 6,000 miles

*Free Wheel Alignment Check every 15,000 Miles

*Free Tire Repairs

*Pro-Rated Tire Replacement (if tire is not repairable)

*Free Wheel Corrosion Service

Technician: Adrian Duviols / Service Advisor: Timothy Marcado

Sub \$911.96

Please Note

Some wheels require lug nut re-torque. Ask your Service Consultant for details.

Keeping your tires properly inflated and rotated will assist in maximizing tire wear life and vehicle handling.

DOT Numbers for Tires

DOT Numbers are as followings:

Tire 1 DOT #1U95L1YXR4624

Tire 2 DOT #1U95L1YXR4624

Tire 3 DOT #1U95L1YXR3225

Tire 4 DOT 1U95L1YXR3525

Total Parts

\$739.96

Total Labor

\$172.00

12/19/2025 7:35 AM

Invoice #301120915

Page 1 of 2

Total Before Taxes & Miscellaneous Charges

\$911.96

(U6) Wisconsin Sales Tax (5.9%)

5.9 %

\$53.81

Grand Total

\$965.77

I authorized the above repair work to be done, including necessary materials, and I granted Richlonn's Tire & Service Centers and/or its agents permission to operate the vehicle herein described on any streets, highways, or elsewhere for the purpose of testing and/or inspection. Richlonn's Tire & Service Centers expressly warrants its parts and labor for a period of 36 months, or up to 36,000 miles from the original date of service, whichever occurs first. All other warranties, whether express or implied are hereby disclaimed and waived. An express mechanic's lien is hereby acknowledged on the above vehicle to secure the amounts charged for the parts and services provided. IF PAYMENT IS RETURNED FOR INSUFFICIENT FUNDS, THE VEHICLE MAY BE SUBJECT TO REPOSSESSION. I have read and understand the above statements.



Buyer agrees to pay total amount above according to cardholder's agreement with issuer.

A handwritten signature in black ink, appearing to be a stylized 'J' or 'L' followed by a horizontal line.

Invoice Signature. Signed on 12/19/2025 7:35 AM

Customer Signature: _____

QUOTE
2297553

Printed on 01/03/2026

FIRESTONE COMPLETE AUTO CARE
12300 W BURLEIGH ST
WAUWATOSA, WI. 53222-3123

SERVICE ADVISOR:
01 PORSHA
414.771.3160
RECEIVED
JAN 05 2025

SMITH, DIMITRIC

2018 HYUNDAI SONATA SPORT
2.4L L4 FI GAS VIN F DOHC
LIC #
IN
VIN # 5NPE34AF8JH640906
MILEAGE 0

Wauwatosa
City Attorney's Office

262.409.3758

Store # 351019

QUOTE

Description	Article Number	T#	Qty	Part	Labor	Extended Price	Job Total
BRIDGESTONE TIRE PACKAGE							599.10
WILL NEED AN ALIGNMENT AFTERWARDS.							
012516 TURANZA PRESTIGE BL215/55R17 94V	012516		2	235.99		471.98	
70,000 Mile Limited Warranty							
NEW TIRE WHEEL BALANCE LABOR	7013632		2		13.99	27.98	
TPMS VALVE SERVICE KIT LABOR	7008190		2		3.17	6.34	
TPMS VALVE KIT	7006731		2	7.00		14.00	
7097782 ROAD HAZARD PROTECTION	7097782		2	35.40		70.80	
SCRAP TIRE RECYCLING FEE	7075078		2		4.00	8.00	
TIRE INSTALLATION	7015016		2		N/C	N/C	

ALIGNMENT SERVICE (12-MONTH WARRANTY) WITH SAS

150.99

Steering, Suspension, Alignment Symptoms Sheet

STANDARD WHEEL ALIGNMENT	7004578		1		130.99	130.99	
STEERING ANGLE SENSOR RECALIBRATION	7015515		1		20.00	20.00	

INSPECTION

CUSTOMER REQUESTED NO INSPECTION



ALEX HERRERA
POLICE OFFICER

COMPLAINT # 26-326

WAUWATOSA POLICE DEPT.
1700 N. 116TH STREET
WAUWATOSA, WI 53226

(414) 471-8430
aherrera@wauwatosa.net

Prices valid for 30 days.

Summary	
Parts	556.78
Labor	193.31
Shop Supplies	18.53
Sub	768.62
Tax	45.35
Total	813.97

JAN 05 2025

Wauwatosa
City Attorney's Office

CITY OF WAUWATOSA

7725 W. North Avenue

Wauwatosa, WI 53213

ATTN: CITY ATTORNEY

NOTICE OF CIRCUMSTANCES OF CLAIM

Name: Dimitrio Smith

Incident/Accident Information

Date: January 3rd

Time: 10:41 am

Place: 92nd and Apple

CIRCUMSTANCES OF CLAIM

In the space below briefly describe the circumstances of your claim. (Attach additional sheets, if necessary.) For auto damages, attach a copy of police report, if any, and a diagram of the accident scene indicating north, south, east or west corners if the accident occurred at an intersection. For bodily injury, indicate nature of injury, whether or not medical attention was given and the name of the treatment provider. Identify any witnesses to the incident/accident.

On Jan 3 2025 Officer Alex Herrero and his partner Rodwell pulled me over while they pulled me over off the road will do stop sticks under my back tires and for me to take stop sticks from under back tires causing both of my tires to deflate while I pulled away

Signed: Dimitrio Smith

Date: Jan 3rd 2025

CLAIM

NOTE: You are not required to make a claim at this time. As long as you have filed the above Notice of Circumstances of Claim you may file a claim with the City at any time consistent with the applicable statute of limitations. However, in order for the City to formally accept or deny your claim at this time, the following claim must be completed and signed.

The undersigned hereby makes a claim against the City arising out of the circumstances described above in the amount of \$ 213.97.

To process this claim it is necessary to detail all damages being sought.

Signed: Dimitrio Smith

Date: Jan 3rd 2025

JAN 08 2026

City Clerk's Office

Notice of Circumstances of Injury

TO: City of Wauwatosa, Wisconsin, City Clerk

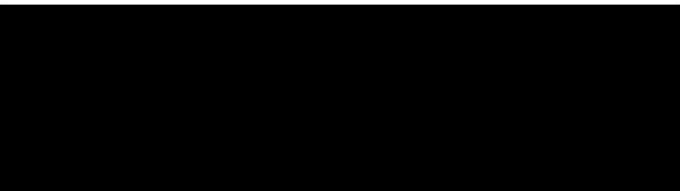
7725 W. North Ave Wauwatosa, WI 53213

DATE OF NOTICE: January 8th, 2026

RE: Notice of Claim for Property Damage to Residential Water Service Line at 6614 Hillcrest Dr., Wauwatosa, WI. Pursuant to Wis. Stat. § 893.80

1. Claimant Information

Name: Jason Weinrich



2. Date, Time, and Place of Incident

Date: August 26, 2025

Time: Approximately 9:30 AM

Place: Public right-of-way, adjacent to the curb stop valve at



3. Description of Circumstances of Injury

Curb Stop Valve

On the morning of August 26, 2025, a work crew from the City of Wauwatosa was operating on the curb stop valve located in the public right-of-way adjacent to my property.

During this operation, the crew encountered significant resistance in turning the valve. I observed the crew initially attempting to operate the valve with a standard valve key, straining in their efforts. When this proved challenging, a crew member retrieved a pipe wrench from their truck and used it in conjunction with the valve key to apply significant and excessive force to the valve.

Immediate Consequences & Contact with City Water Utility

Immediately following the application of this excessive force, I observed water leaking from the valve assembly. The crew then knocked on my door to inform me of the new leak and to inquire about my water pressure inside my home. The crew shared that when this happens the city will work with a contractor to get their side repaired and I can decide if I want to replace my side due to the lead pipes that service my home.

I was contacted later in the morning by Dan from the Wauwatosa Water Utility. He informed me they would be contracting with MidCity Corporation for the repair work. Dan stated that I was not required to do the repairs on my side but that most people went forward with it since the crew was already there. He mentioned there would be cost savings to me if I chose to do the work now as opposed to doing it later, if or when my water service line needed to be replaced. He said I would likely be looking at paying around \$10,000. He apologized for the situation. During that initial conversation, I did not mention the use of excessive force.

Time Constraints & Risks

I was put in contact with MidCity Corporation later that morning. They arrived at my residence, examined the curb stop valve, and examined the interior of my house - where the water service line entered. MidCity provided me with a quote for the work to replace my water service line. If I elected to do the replacement now, it would cost approximately \$9,000. If I waited to do it later, in the event the lead service line failed, the estimate would be \$12,000. Due to the emergent nature of the leak, MidCity had an accelerated timeline because they were contracted to get the city's side repaired as quickly as possible. I was left with very little time to make a decision or seek any other reasonable options. MidCity provided me with the quote around 1:30PM and stated that I had until 3PM that day to make my decision. I attempted to reach back out to Dan at the Wauwatosa Water Utility but he was already gone for the day. I left him a voicemail to call me back as soon as possible.

I was also aware that if the city were to just replace the valve that they would need to reconnect my existing lead line, which would likely be compromised given the work that would need to be done. This work involves cutting a portion of my existing lead line and connecting it to the new shutoff valve. In addition, based on my own research — and supported by the EPA, CDC, and the Wisconsin Department of Natural Resources — disturbing or reconnecting lead service lines can cause a temporary spike in lead levels in drinking water for days or even months after the work is performed. This health risk was a major factor in my decision to proceed with a full replacement. [Sources: EPA, "Protect Your Family from Lead in Your Home"; CDC, "Lead in Drinking Water"; WI DNR, "Lead in Drinking Water"]

Given these conditions, I was compelled to make the decision to proceed with the work.

Evidence of Negligence & Inconsistent Information

The next day, August 27th, Dan from the Wauwatosa Water Utility returned my call. I expressed my frustration with the situation and the lack of time to make a decision. I also informed him of the crew's use of excessive force on the valve. During that conversation, and in subsequent conversations with Dan's supervisor, Adam, key admissions were made that are relevant to this claim.

- **Verbal Admission of Negligence:** I was informed by Dan that in these situations, where the valve is "stuck" or inoperable, their crews are only successful in getting the valve operational "7 out of 10 times." This demonstrates the City's awareness of the significant risk of damage associated with this procedure. When I expressed that the crew should have stopped and

consulted with me and their supervisors, rather than proceeding with excessive force, Dan acknowledged that the situation "could have been done differently" and apologized.

- **Verbal Admission of Fault:** The supervisor, Adam, directly and unequivocally acknowledged that the "crew broke the valve." This verbal admission confirms that the damage was not a pre-existing condition but was a direct result of the crew's actions.
- **Inconsistent Tools & Methods:** While Adam acknowledged that the crew broke the valve, he also stated that the use of a pipe wrench is "normal" but then immediately contradicted this by saying the city would be "talking to the crew" about utilizing "the many other options at their disposal" when dealing with a stuck valve. This inconsistency further highlights the inappropriate nature of the tools and methods used.
- **Unnecessary Actions:** The city's crew was aware that the plumbing work at my residence, which required my water service to be temporarily turned off, was delayed and that their actions were not time-sensitive. Despite this, the crew chose to apply excessive force, breaking the valve and forcing me into an emergency timeline for repairs. Both Dan and Adam acknowledged this fact and agreed that the crew's actions were unnecessary. This demonstrates that the crew's actions, which forced the situation down an emergency timeline, were not a necessity but a choice.
- **Further Evidence of Negligence & Inconsistent Behavior:** The negligence of the city's crew is further demonstrated by their behavior during the subsequent repair/restoration work on August 27, 2025. During the day, I observed the same crew opening and closing nearby shutoff valves, where they used reasonable force and did not resort to using a pipe wrench or other methods of excessive force. This stands in stark contrast to their actions on my property and shows that they are capable of operating these valves properly. This confirms that the excessive force used on my valve was a choice, not a necessity.
- **Inconsistent Statements & Misleading Information:** The city provided inconsistent and incomplete information, leading to a rushed decision without my informed consent. Dan stated that most people replace their water service lines, while his supervisor, Adam, later stated that most people do not and just have the valve reconnected to their lead line. More critically, I was never informed on August 26th that if I did not replace my side, there would be a risk of lead in my water for several months. I was left to discover that on my own violation. It was only in my conversation with Adam, after MidCity had already started their work, that he shared that the City would have provided a water pitcher filter if I elected to not replace my service line. This crucial information was withheld, compromising my ability to make an informed decision about how to safely restore my water service or replace my water service line.

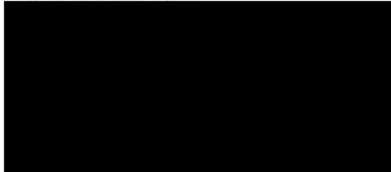
Prior to the actions of the city's crew, there was no leak at the valve, and the valve assembly was believed to be functional. The leak and subsequent damage were a direct result of the negligent and improper use of unreasonable and excessive force by the city's crew. But for the actions of the city's crew, the damage to my water service would not have occurred. The City's own staff has acknowledged that their crew "broke the valve" and that the situation "could have been handled differently."

I was not provided sufficient time, information, or options to consult with other contractors, assess risks, or explore alternatives. The urgency imposed by the City due to their actions and the lack of information created a coercive environment in which I had no practical choice but to proceed with replacement. This constitutes a constructive compulsion — not a voluntary upgrade.

- The final cost of repairs was not finalized until the receipt of Invoice #107731 from MidCity Corporation. This invoice is dated December 31, 2025, and was received by the claimant on January 7, 2026.
- The City suffers no prejudice from this timeline, as the event was documented by City staff at the time of occurrence



Jason Weinrich





12930 W. Custer Ave., Butler, WI 53007

Phone: (262) 781-5940

Website: www.midcitycorp.us

Invoice

Invoice Number
107731
Invoice Date
12/31/2025
Due Date
1/30/2026

Bill To: JASON WEINRICH
6614 HILLCREST DR

WAUWATOSA, WI 53213

Work Performed At:

6614 HILLCREST DR
WAUWATOSA WI

MCC Job No	Customer ID	Customer PO	Payment Terms	Date Ordered
2575-1911-250	WEINJASON		Net 30 Days	
Quantity	Description	Unit Price	Price	
1.00	REPLACE PRIVATE SIDE WATER SERVICE AT 6614 HILLCREST DR ON 8/27/2025 PER EMAILED QUOTE ON 8/26/2025	8,780.00	8,780.00	
1.00	DEDUCT FOR ELECTRICAL WORK (ORIGINAL QUOTE INCLUDED AN ALLOWANCE WHICH WASNT FULLY USED)	-400.00	-400.00	

Subtotal	\$	8,380.00
Sales Tax (if applicable)	\$	0.00
Total Due	\$	8,380.00

Thank you for your business!

As required by the Wisconsin construction lien law, builder hereby notifies owner that persons or companies furnishing labor or materials for the construction on owner's land may have lien rights on owner's land and building if not paid. Those entitled to lien rights, in addition to the undersigned builder, are those who contract directly with the owner or those who give the owner notice within 60 days after they first furnish labor or materials for the construction. Accordingly, owner probably will receive notices from those who furnish labor or materials for the construction, and should give a copy of each notice received to the mortgage lender, if any. Builder agrees to cooperate with the owner and the owner's lender, if any, to see that all potential lien claimants are duly paid 1.5% service charge will be added to all accounts due 30 days or more. 18% per annum.

January 16th, 2026

Scott Schueller

Received by

JAN 16 2026

City Clerk's Office

To Whom It May Concern

I am filing for an Excessive Assessment claim against the Taxation district of Wauwatosa.

This is regards to the 2025 assessment of Parcel 407-0005-000 [REDACTED]

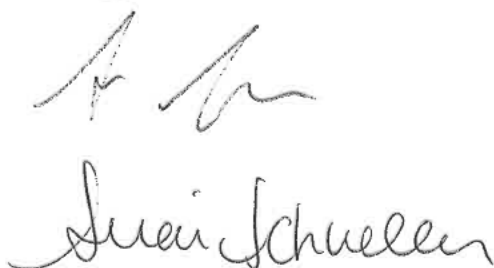
I have fulfilled the requirements for an Excessive Appeal by first going through the Board of Review appeal process (attached), timely payment of my first 2025 Tax installment (attached) and not having contested through the Certiorari process.

In my attached presentation and exhibits, I have laid out what I believe to be an excessive assessment based on 2025 assessment of properties of similar size, style in my neighborhood. We are currently assessed 28% higher than the next highest on our street, and 60% higher than the average of other homes on our street in the same era and with similar bedrooms and baths.

We believe the proper assessed value of our home comparing properties in our neighborhood and making similar adjustments used by the Assessor (substantiating his assessment against homes in other parts of Tosa) is \$955,000 supported by the attached presentation, vs the \$1,283,700 we are currently assessed at. Based on mill rate and the difference in assessed values we believe our property taxes to be \$5,850.52 higher than they should be, and would adjust our tax bill from \$22,540.35 to \$16,689.83 (still a significant increase from \$14,467.42 in 2024).

Thank you for your review and consideration. Please all with any questions

Sincerely,



Scott and Serai Schueller

10712 WEST CRANGE AVENUE
HALES CORNERS, WI 53130

Received by

JAN 20 2026

City Clerk's Office



759 NORTH MILWAUKEE STREET
SUITE 308
MILWAUKEE, WI 53202
Preferred Mailing Address

Emily
NATASHA MISRA LAW LLC
INFO@NATASHAMISRALAW.COM | NATASHAMISRA.COM
P: 414-210-3836 | F: 414-210-3817

NOTICE OF INJURY

TO: CITY OF WAUWATOSA
Attn: City Clerk
7725 W. North Avenue
Wauwatosa, WI 53213

1-20-26
11:30
J

CITY OF WAUWATOSA – POLICE DEPARTMENT
Attn: Chief of Police
1700 N. 116th Street
Wauwatosa, WI 53226

OFFICER KEIGANE MORK-CARDON
1700 N. 116th Street
Wauwatosa, WI 53226

NOTICE OF INJURY PURSUANT TO WIS. STAT. § 893.80(1d)(a)

PLEASE TAKE NOTICE that on October 4, 2025, the claimant, **Niamat Ullah Sahak**, an adult residing at [REDACTED], was operating a motor vehicle eastbound on W. Capitol Drive at the intersection with N. 27th Street in Milwaukee County, City of Wauwatosa, Wisconsin and injured when a City of Wauwatosa Police Officer performed a high-speed chase in which the officer was negligent as to speed, lookout, management and control, and the stolen vehicle the officer was chasing collided with the vehicle operated by **Niamat Ullah Sahak**. Please take further notice that as a proximate result of said collision, **Niamat Ullah Sahak** sustained personal injuries which necessitated medical care and attention; furthermore, these injuries may be permanent in nature.

The attorney for **Niamat Ullah Sahak** is Attorney Natasha R. Misra of Natasha Misra Law, LLC, [REDACTED]

LIABILITY

Liability for the injuries is claimed as follows:

City of Wauwatosa and City of Wauwatosa Police Department are liable for the acts of its employees, agents, and/or apparent agents, and particularly the acts of employee Keigane Mork-Cardon as further set forth in this Notice of Injury, who was acting within the scope of his employment at the time of said accident.

That said accident was caused by the negligence of the City of Wauwatosa and City of Wauwatosa Police Department on account of their employee, Keigane Mork-Cardon, for negligently operating the police vehicle immediately prior to the time of said accident, for failing to operate with due regard, for failing to follow the Standard Operating Procedure for a high-speed chase, for failing to operate with proper management, speed and lookout, was negligent in driving the vehicle at and immediately prior to said collision, and caused the fleeing driver to engage in negligent operation of a vehicle the driver otherwise would not have engaged in.

As the proximate result of the above-described negligence, **Niamat Ullah Sahak** sustained personal injuries, pain, suffering, and disability. Further, **Niamat Ullah Sahak** incurred medical expenses, future medical expenses, and a loss of earnings.

Dated this 13th day of January, 2026.

NATASHA MISRA LAW, LLC
Attorneys for Plaintiff




NATASHA R. MISRA
State Bar No.: 1082945
759 North Milwaukee Street, Suite 208
Milwaukee, WI 53202
(414) 210-3834 Telephone
(414) 210-3517 Fax
natasha@natashamisralaw.com

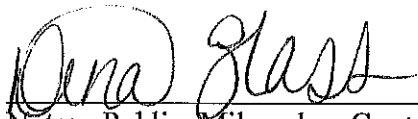
All responsive pleadings, answers, or denial of claims regarding the above captioned action should be served upon the law firm of NATASHA MISRA LAW, LLC, on behalf of the claimant, Niamat Sahak, at [REDACTED]

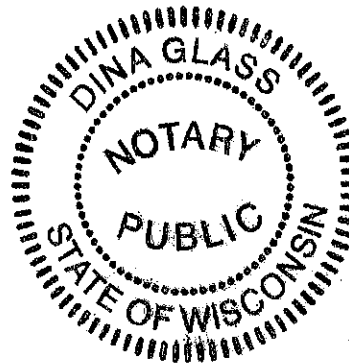
STATE OF WISCONSIN)
)
MILWAUKEE COUNTY)

NATASHA R. MISRA, being duly sworn on oath and deposes and says: that she is the attorney for the above-captioned claimant and that she makes this Affidavit on claimant's behalf being duly authorized to do so; that she is a resident of the County of Milwaukee, State of Wisconsin, and that she has read the foregoing Notice of Injury and believes, upon information and belief, that the matters stated herein are true. That the source of affiant's information are statements made by the claimant, along with relevant documents, and that she has been duly authorized to verify this Notice of Injury.


NATASHA R. MISRA
State Bar No. 1082945

Subscribed and sworn before me
This 13th day of January 2026.


Notary Public, Milwaukee County, WI
My commission Expires: 3/12/27





Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0182

Agenda Date: 1/27/2026

Agenda #: 1.

Resolution approving applications for special event permit and temporary extension of licensed premises by Ray's Growler Gallery, Event Name: Wuckfinter 2026, Date/Time: February 22, 2026, 12:00 PM - 5:00 PM, Location: 8930 W. North Avenue

WHEREAS, Ray's Growler Gallery, 8930 W. North Avenue, has requested a special event permit and a temporary extension of the licensed premises on February 22, 2026 from 12:00 PM - 5:00 PM for the Wuckfinter 2026 event to include their parking lot and the area on N. 89th Street between North Avenue and the north end of the parking lot; and

WHEREAS, the Government Affairs Committee reviewed the applications and recommends approval.

NOW, THEREFORE, BE IT RESOLVED THAT the special event permit is hereby approved and the "Class B" licensed premises of Ray's Growler Gallery be extended on February 22, 2026 from 12:00 PM - 5:00 PM for the Wuckfinter 2026 event.

By: Government Affairs Committee

Recommendation: Approve 6-0



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0183

Agenda Date: 1/27/2026

Agenda #: 2.

Resolution approving application for a new Class “B” Beer and Reserve “Class B” Liquor license by Cuppa Tosa Kitchen and Café LLC, 11320 W. Blue Mound Road, Susan L Modesto - Agent, for the period ending June 30, 2026

WHEREAS, Cuppa Tosa Kitchen and Café LLC, located at 11320 W. Blue Mound Road, Wauwatosa, WI, has applied for a new Retail Class “B” Beer and Reserve “Class B” Liquor license; and

WHEREAS, the applicant meets the qualifications pursuant to WI. Stat. Sec. §125.04(5); and

WHEREAS, the Government Affairs Committee reviewed the request and recommends approval.

NOW, THEREFORE, BE IT RESOLVED THAT a new Retail Class “B” Beer and Reserve “Class B” Liquor license be granted to Cuppa Tosa Kitchen and Café LLC, d/b/a Cuppa Tosa Kitchen and Cafe, Susan Modesto - Agent, located at 11320 W. Blue Mound Road, for the period ending June 30, 2026.

By: Government Affairs Committee

Recommendation: Approve 6-0



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0184

Agenda Date: 1/27/2026

Agenda #: 3.

Resolution designating City Hall Lower Civic Center as an alternate location for requesting and voting an absentee ballot for the April 7, 2026 Spring Election, August 11, 2026 Partisan Primary, and November 3, 2026 General Election

WHEREAS, exercising the right to vote is an essential component of a healthy democracy; and

WHEREAS, the goal of the Wauwatosa Clerk's Office is that each eligible voter will be able to cast a ballot and have that ballot counted; and

WHEREAS, voting in person on election day or voting by mail may not necessarily be the best options for every voter; and

WHEREAS, in-person absentee voting is an option for voters prior to each election during the period prescribed by law with dates and times determined by the City Clerk; and

WHEREAS, it has been determined that the use of the City Hall Lower Civic Center as an alternate absentee voting site will accommodate the potential larger crowds of voters during the upcoming elections, and will make in-person absentee voting more accessible and equitable.

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Wauwatosa that it hereby designates the following location as in-person absentee voting sites that may be used for the April 7, 2026 Spring Election, August 11, 2026 Partisan Primary and November 3, 2026 General Election:

City Hall Lower Civic Center, 7725 West North Avenue

By: Government Affairs Committee

Recommendation: Approved 6-0



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0221

Agenda Date: 1/27/2026

Agenda #: 4.

Resolution approving contract with McDaniels Marketing for services related to an additional design element for the City of Wauwatosa, in the amount of \$14,250

WHEREAS, the Common Council directed staff to obtain proposals for professional services related to the development of an additional, complementary design element for use in City communications; and

WHEREAS, this design element is intended to supplement existing City branding and does not replace the City shield or require replacement of existing materials; and

WHEREAS, five vendors were solicited and McDaniels submitted the lowest-cost proposal that best meets the City's needs; and

WHEREAS, McDaniels is currently providing design services for the City's website redesign, allowing for cohesive integration of visual elements; and

WHEREAS, sufficient funds are available within the existing website project budget and no additional appropriation is required,

NOW, THEREFORE, BE IT RESOLVED that the Common Council of the City of Wauwatosa approves a contract with McDaniels in the amount of \$14,250 for services related to the development of an additional design element for the City of Wauwatosa.

By: Government Affairs Committee

Recommendation: Approve 3-3



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0187

Agenda Date: 1/27/2026

Agenda #: 1.

Resolution approving the installation of stop signs on the Yale Place approaches to 71st Street

BE IT RESOLVED, by the Common Council of the City of Wauwatosa THAT the official stop sign map of the City of Wauwatosa be amended to reflect that stop signs be added on the Yale Place approaches to 71st Street.

By: Transportation Affairs Committee

Recommendation: Approve 8-0



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0189

Agenda Date: 1/27/2026

Agenda #: 2.

Resolution approving the installation of stop signs on the Livingston Avenue approaches to 78th Street

BE IT RESOLVED, by the Common Council of the City of Wauwatosa THAT the official stop sign map of the City of Wauwatosa be amended to reflect that stop signs be added on the Livingston approaches to 78th Street.

By: Transportation Affairs Committee

Recommendation: Approve 8-0



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0190

Agenda Date: 1/27/2026

Agenda #: 3.

Resolution approving the installation of stop signs on the Clarke Street approaches to 118th Street and remove yield signs on the 118th Street approaches to Clarke Street

BE IT RESOLVED, by the Common Council of the City of Wauwatosa THAT the official stop sign map of the City of Wauwatosa be amended to reflect that stop signs be added on the Clarke Street approaches to 118th Street and remove yield signs on the 118th Street approaches to Clarke Street.

By: Transportation Affairs Committee

Recommendation: Approve 8-0



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0192

Agenda Date: 1/27/2026

Agenda #: 4.

Resolution in support of Wisconsin Department of Transportation curb ramp improvement projects 2030-22-72 and 2200-10-74

WHEREAS, the Wisconsin Department of Transportation (WisDOT) in agreement with the Federal Highway Administration (FHWA) is in the process of bringing curb ramps along state highways into compliance with the Americans with Disabilities Act and has identified curb ramps within Wauwatosa that are in need of updates and will be funded by WisDOT;

NOW, THEREFORE BE IT RESOLVED by the Common Council of the City of Wauwatosa that approval is granted for modifying curb ramps along state highways into compliance with the Americans with Disabilities Act.

By: Transportation Affairs Committee

Recommendation: Approve 7-1



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0193

Agenda Date: 1/27/2026

Agenda #: 1.

Resolution approving contract with AstroTurf Great Lakes in the amount of \$607,039.00 for the replacement of field turf at Hart Park Stadium and approval of a Level III fund transfer in amount not to exceed \$690,000 from the flood recovery donation

WHEREAS, there was significant flooding in Wauwatosa from August 9 and August 10, 2025 and many of the facilities at Hart Park were damaged;

WHEREAS, on December 17, 2025, the City of Wauwatosa submitted a Request for Proposals (RFP) for the replacement of synthetic turf field and repairs to a portion of the stone base and a second proposal for cleaning of the stadium's storm sewer system and the city received 5 proposals to the RFP for the turf field replacement but none for the sewer cleaning;

WHEREAS, staff is recommending an approval of a contract with AstroTurf Great Lakes;

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Wauwatosa that proper authorities are authorized to enter in a contract with AstroTurf Great Lakes in the amount of \$607,039.00 and a Level III fund transfer in amount not to exceed of \$690,000.00 from the flood recovery donation.

By: Financial Affairs Committee

Recommendation: Approve 8-0



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0194

Agenda Date: 1/27/2026

Agenda #: 2.

Resolution providing advanced approval to the Engineering Division to enter into a contract for real estate professional services for the reconstruction of North Avenue from Met to Wee Lane to Wauwatosa Avenue (CIP Projects #2301 & #1127), in an amount not to exceed \$400,000

WHEREAS, the Engineering Division requested an advanced approval to enter into contract with a firm for professional services to evaluate and acquire the real estate needed for the North Avenue reconstruction project (CIP Projects #2301 & #1127);

WHEREAS, in coordination with the Department of Transportation (DOT) to partially fund the project, the City needs to acquire a real estate firm to initiate property evaluations, reports and acquisition statements;

NOW, THEREFORE BE IT RESOLVED by the Common Council of the City of Wauwatosa that approval is granted for the Engineering Division to enter into contract with a firm for professional services to evaluate and acquire the real estate to complete the North Avenue project in an amount not to exceed \$400,000.

By: Financial Affairs Committee

Recommendation: Approve 7-1



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0195

Agenda Date: 1/27/2026

Agenda #: 3.

Resolution approving short term financing to the Wauwatosa School District for their share of the Froedtert Settlement in the amount of \$3,502,031.13

WHEREAS, the Froedtert Hospital property tax settlement requires the Wauwatosa School District to pay a proportionate share;

WHEREAS, the City of Wauwatosa collects taxes on behalf of the Wauwatosa School District and both jurisdictions have met and determined the most cost effective solution is for the City to provide a short-term loan charging a 4.5% interest rate to the school district to be repaid prior to November 13, 2026;

WHEREAS, the City of Wauwatosa has executed a Promissory Note between the city and the district,

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Wauwatosa that lending the School District \$3,502,031.13 per the terms of the attached Promissory Note.

By: Financial Affairs Committee

Recommendation: Approve 7-1



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0196

Agenda Date: 1/27/2026

Agenda #: 4.

Resolution approving 2025 Property Tax refunds

BE IT RESOLVED, by the Common Council of the City of Wauwatosa THAT the specified portions of the 2025 property taxes for the following property accounts be and hereby rescinded, as further described at the Financial Affairs Committee meeting of January 20, 2026, and refunds shall be provided to the taxpayers which have already paid such taxes as noted below:

Address	Amount of Refund
7434 W. Garfield Avenue	\$1,658.75
2374 N. 68 th Street	\$3,118.26

BE IT FURTHER RESOLVED THAT a Level 3 fund transfer be approved to make the refund payments and recognize the chargeback revenue.

By: Financial Affairs Committee

Recommendation: Approve 8-0



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0197

Agenda Date: 1/27/2026

Agenda #: 5.

Resolution approving an adjusted 2026 Sanitary Sewer local rate

WHEREAS, the 2026 Budget assumed a 3.0% increase in the local sanitary rate, it is now known that Milwaukee Metropolitan Sewerage District's rate will increase to 4.7%;

WHEREAS, the City of Wauwatosa had larger than normal property tax increases and the Sanitary Reserve has ample reserves and therefore it is recommended to forgo a sanitary rate increase;

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Wauwatosa provide this rate relief with no change made in the local sanitary rates for 2026.

By: Financial Affairs Committee

Recommendation: Approve 8-0



Staff Report

File #: 26-0198

Agenda Date: 1/27/2026

Agenda #: 6.

Resolution creating Tax Incremental District No. 16, approving its project plan and establishing its boundaries

WHEREAS, the City of Wauwatosa (the "City") has determined that use of Tax Incremental Financing is required to promote development and redevelopment within the City; and

WHEREAS, Tax Incremental District No. 16 (the "District") is proposed to be created by the City as a mixed-use district in accordance with the provisions of Wisconsin Statutes Section 66.1105 (the "Tax Increment Law"); and

WHEREAS, a Project Plan for the District has been prepared that includes:

- a. A statement listing of the kind, number and location of all proposed public works or improvements within the District, or to the extent provided in Wisconsin Statutes Sections 66.1105(2)(f)1.k. and 66.1105(2)(f)1.n., outside of the District;
- b. An economic feasibility study;
- c. A detailed list of estimated project costs;
- d. A description of the methods of financing all estimated project costs and the time when the related costs or monetary obligations are to be incurred;
- e. A map showing existing uses and conditions of real property in the District;
- f. A map showing proposed improvements and uses in the District;
- g. Proposed changes of zoning ordinances, master plan, map, building codes and City ordinances;
- h. A list of estimated non-project costs;
- i. A statement of the proposed plan for relocation of any persons to be displaced;
- j. A statement indicating how the District promotes the orderly development of the City;
- k. An opinion of the City Attorney or of an attorney retained by the City advising that the plan is complete and complies with Wisconsin Statutes Section 66.1105(4)(f).; and

WHEREAS, prior to its publication, a copy of the notice of public hearing was sent to the chief executive officers of Milwaukee County, the Wauwatosa School District, and the Milwaukee Area Technical College District, and any other entities having the power to levy taxes on property located within the District, in accordance with the procedures specified in the Tax Increment Law; and

WHEREAS, in accordance with the procedures specified in the Tax Increment Law, the CDA, on January 13, 2026 held a public hearing concerning the project plan and boundaries and proposed creation of the District, providing interested parties a reasonable opportunity to express their views thereon; and

WHEREAS, after said public hearing, the CDA designated the boundaries of the District, adopted the Project Plan, and recommended to the City Council that it create such District and approve the Project Plan.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Wauwatosa that:

1. The boundaries of the District that shall be named "Tax Incremental District No. 16, City of Wauwatosa", are

hereby established as specified in Exhibit A of this Resolution.

2. The District is created effective as of January 1, 2026.

3. The City Council finds and declares that:

- (a) Not less than 50% by area of the real property within the District is suitable for mixed-use development as defined by Wisconsin Statutes Section 66.1105(2)(cm).
- (b) Based upon the finding stated in 3.a. above, the District is declared to be a mixed-use district based on the identification and classification of the property included within the District.
- (c) The improvement of such area is likely to enhance significantly the value of substantially all of the other real property in the District.
- (d) The equalized value of the taxable property in the District plus the value increment of all other existing tax incremental districts within the City, does not exceed 12% of the total equalized value of taxable property within the City.
- (e) That there are no parcels to be included within the District that were annexed by the City within the preceding three-year period.
- (f) The City estimates that less than 35% of the territory within the District will be devoted to retail business at the end of the District's maximum expenditure period, pursuant to Wisconsin Statutes Section 66.1105(5)(b).

(g) The project costs relate directly to promoting mixed-use development in the District consistent with the purpose for which the District is created.

- (h) Lands proposed for newly platted residential development comprise no more than 35% of the real property area within the District.
- (i) Costs related to newly platted residential development may be incurred based on the proposed development having a density of at least three (3) units per acre as defined in Wisconsin Statutes Section 66.1105(2)(f)3.a.

4. The Project Plan for "Tax Incremental District No. 16, City of Wauwatosa" (see Exhibit B) is approved, and the City further finds the Plan is feasible and in conformity with the master plan of the City.

BE IT FURTHER RESOLVED THAT the City Clerk is hereby authorized and directed to apply to the Wisconsin Department of Revenue, in such form as may be prescribed, for a "Determination of Tax Incremental Base", as of January 1, 2026, pursuant to the provisions of Wisconsin Statutes Section 66.1105(5)(b).

BE IT FURTHER RESOLVED THAT pursuant to Section 66.1105(5)(f) of the Wisconsin Statutes that the City Assessor is hereby authorized and directed to identify upon the assessment roll returned and examined under Wisconsin Statutes Section 70.45, those parcels of property which are within the District, specifying thereon the name of the said District, and the City Clerk is hereby authorized and directed to make similar notations on the tax roll made under Section 70.65 of the Wisconsin Statutes.

By: Financial Affairs Committee

Recommendation: Approve 6-2

January 27, 2026

PROJECT PLAN

City of Wauwatosa, Wisconsin

Tax Incremental District No. 16



Prepared by:

Ehlers
N19W24400 Riverwood Drive,
Suite 100
Waukesha, WI 53188

BUILDING COMMUNITIES. IT'S WHAT WE DO.

KEY DATES

Organizational Joint Review Board Meeting Held:	January 13, 2026
Public Hearing Held:	January 13, 2026
Action by CDA:	January 13, 2026
Action by City Council:	January 27, 2026
Action by the Joint Review Board:	Scheduled for March 3, 2025

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SECTION 1:

Executive Summary

DESCRIPTION OF DISTRICT

Tax Incremental District (“TID”) No. 16 (“District”) is a proposed Mixed Use District comprising approximately 40 acres located at the western edge of the Milwaukee County Research Park, along the southeastern corner of Watertown Plank Road and Mayfair Road. The District will be created to pay the costs of development incentives and infrastructure needed (“Project”) to be developed by Wayfair Apartments LLC and Samapa Development Company LLC for the redevelopment of the Sonesta Hotel (“Developer”), as well as other potential developers for additional sites within the District. In addition to the incremental property value that will be created, the City expects the Project will result in approximately \$101.5 million in new taxable value within the City and significant additional housing opportunities within the City at various price points. The District will also seek redevelop a number of underutilized parcels within the District boundary.

AUTHORITY

The City is creating the District under the provisions of Wis. Stat. § 66.1105.

ESTIMATED TOTAL PROJECT COST EXPENDITURES

The City anticipates making total expenditures of approximately \$34.2 million (“Project Costs”) to undertake the projects listed in this Project Plan (“Plan”). Project Costs include an estimated 25.8 million in development incentives for three separate development projects within the District boundary. Approximately \$4.5 million in infrastructure related expenses as well as on-going administrative expenses, interest on long-term debt and financing costs.

INCREMENTAL VALUATION

The City projects that new land and improvements value of approximately \$101.5 million will result from the Project. Creation of this additional value will be made possible by the Project Costs made within the District. A table detailing assumptions as to the development timing and associated values is included in the Economic Feasibility Study located within this Plan.

EXPECTED TERMINATION OF DISTRICT

Based on the Economic Feasibility Study located within Section 9 of this Plan, the City anticipates that the District will generate sufficient tax increment to pay all Project Costs within 19 of its allowable 20 years.

SUMMARY OF FINDINGS

As required by Wis. Stat. § 66.1105, and as documented in this Plan and the exhibits contained and referenced herein, the following findings are made:

1. That “but for” the creation of this District, the development projected to occur as detailed in this Plan: 1) would not occur; or 2) would not occur in the manner, at the values, or within the timeframe desired by the City. In reaching this determination, the City has considered:

A review of the Sonesta Hotel conversion project’s sources and uses, and cash flow proforma. The Project’s projected return on investment over 10 years without TIF assistance is 9.8% on an internal rate of return (IRR) basis. The Developer has requested that the City provide incentive payments on a pay as you go basis with an estimated present value of \$1,850,000. (Projected future value payments of \$3,357,157). Provision of the requested assistance would improve the Project’s return on investment to 13.8%. Projects of this type typically need to provide a return in the range of 13% to 15% to attract the necessary investment capital. Based on Ehlers review, provision of pay as you go incentives in the amount requested is necessary to provide an acceptable return on investment and indicates that “but for” the incentives, the project would not likely proceed.

The Developer’s representation that the Project is not economically viable without public participation based on extraordinary costs associated with demolition of structures and redevelopment of existing sites.

The substantial investment needed to provide the public infrastructure necessary to allow for development within the District. Absent the use of tax incremental financing, the City is unable to fully fund this program of infrastructure improvements.

2. The economic benefits of the District, as measured by increased employment, business and personal income, and property value, are sufficient to compensate for the cost of the improvements. In making this determination, the City has considered the following information:

That the Developer is likely to purchase goods and services from local suppliers in construction of the Project, and induced effects of employee households spending locally for goods and services from retailers, restaurants and service companies.

3. The benefits of the proposal outweigh the anticipated tax increments to be paid by the owners of property in the overlying taxing jurisdictions. As required by Wis. Stat. § 66.1105(4)(i)4., a calculation of the share of

projected tax increments estimated to be paid by the owners of property in the overlying taxing jurisdictions has been prepared and can be found in this Plan. However, because the Project would not occur without the use of tax incremental financing, these tax increments would not be paid but for creation of the District. Accordingly, the City finds that the benefits expected to be realized as set forth in this Plan outweigh the value of the tax increments to be invested in the Project.

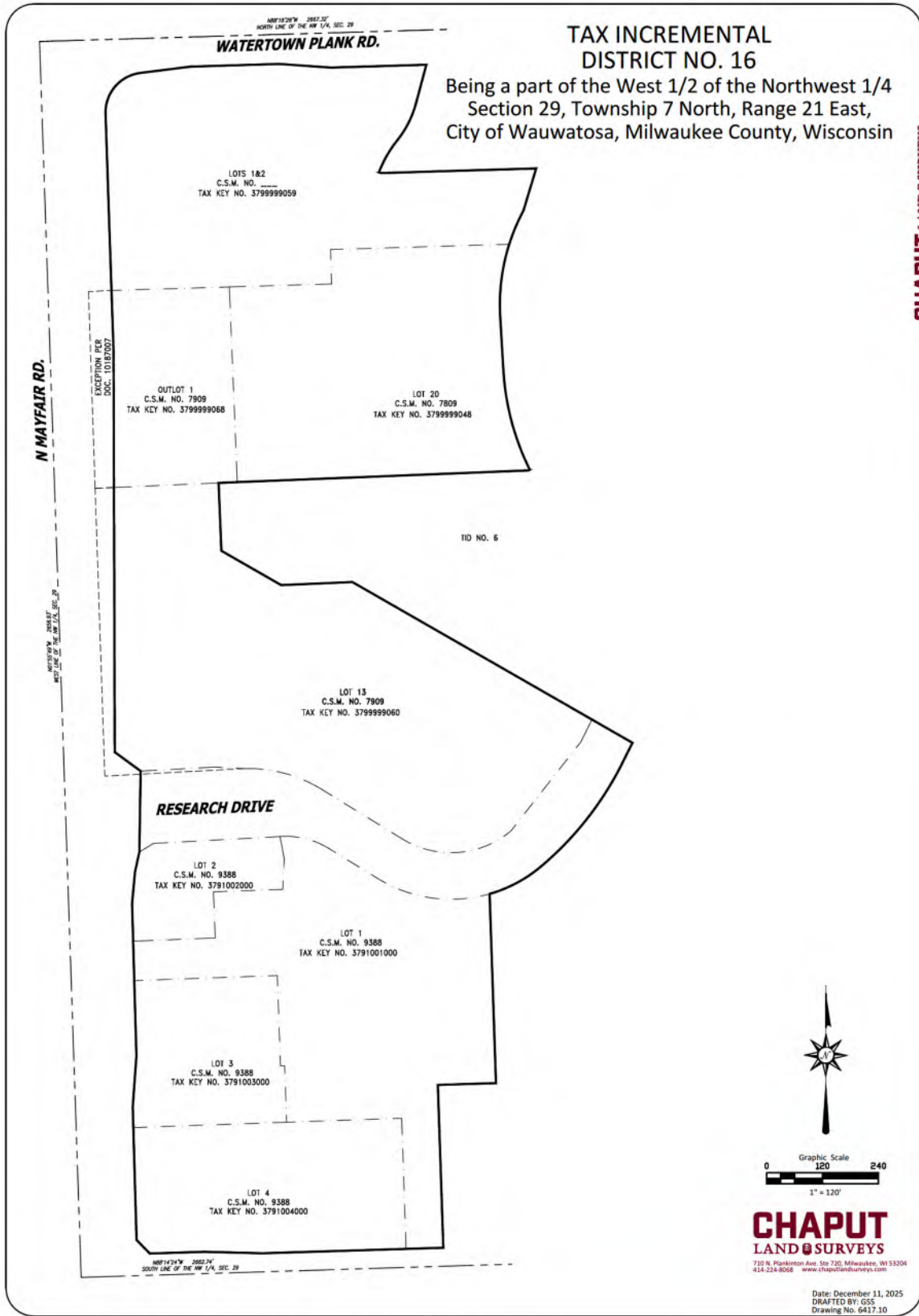
4. Not less than 50% by area of the real property within the District is suitable for mixed use development as defined by Wis. Stat. § 66.1105(2)(cm). Lands proposed for newly-platted residential development comprise no more than 35% of the real property area within the District. Costs related to newly-platted residential development may be incurred based on the proposed development having a density of at least three (3) units per acre as defined in Wis. Stat. § 66.1105(2)(f)3.a.
5. Based on the foregoing finding, the District is designated as a mixed-use district.
6. The Project Costs relate directly to promoting mixed use development in the District, consistent with the purpose for which the District is created.
7. Improvements to be made in the District are likely to significantly enhance the value of substantially all of the other real property in the District.
8. The equalized value of taxable property in the District, plus the incremental value of all existing tax incremental districts within the City does not exceed 12% of the total equalized value of taxable property within the City.
9. The City estimates that less than 35% of the territory within the District will be devoted to retail business at the end of the District's maximum expenditure period, pursuant to Wis. Stat. § 66.1105(5)(b).
10. That there are no parcels to be included within the District that were annexed by the City within the preceding three-year period.
11. The Plan for the District is feasible and is in conformity with the Master Plan of the City.

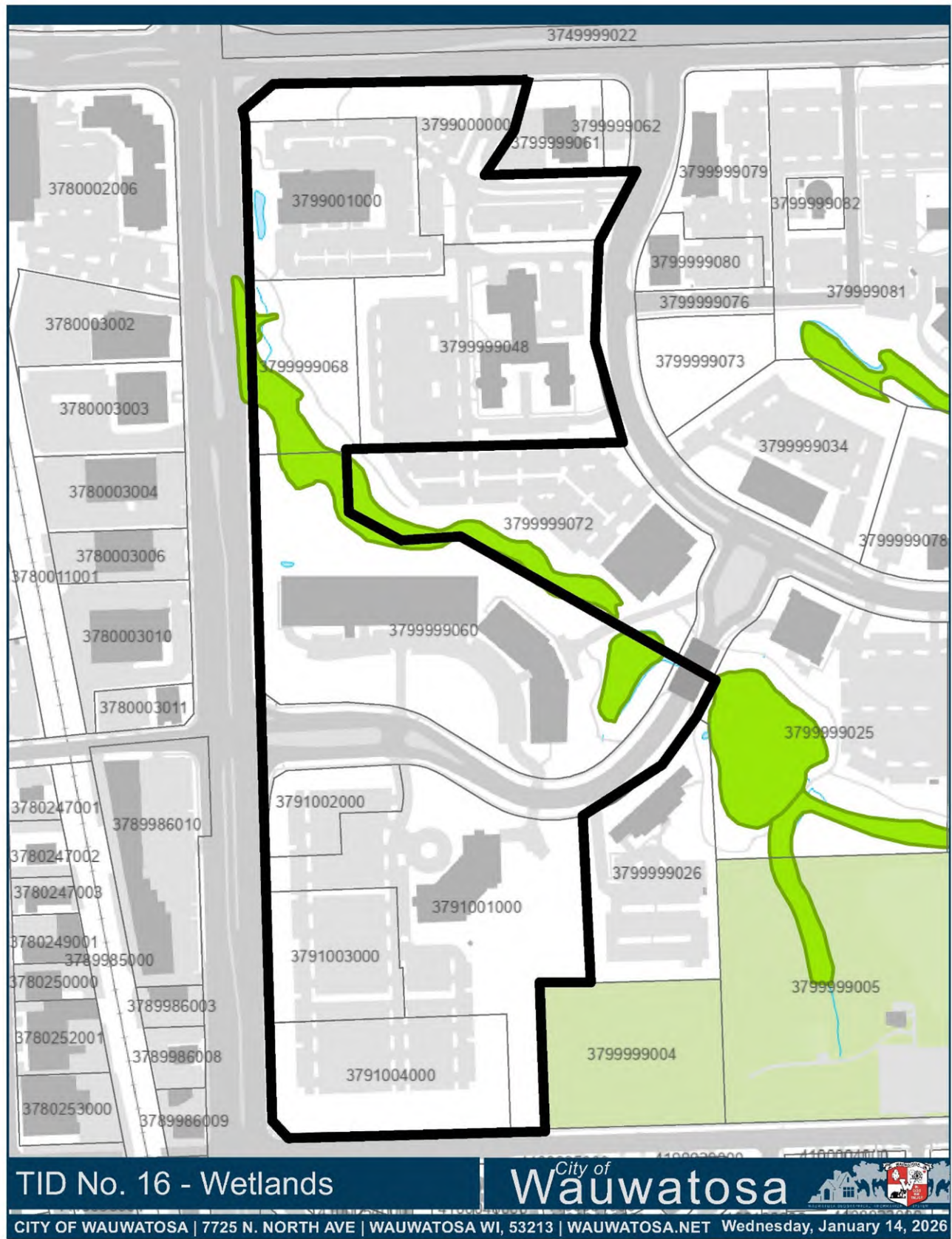
SECTION 2:

Preliminary Map of Proposed District Boundary

Map Found on Following Page.

To the extent District boundaries include wetlands identified on a map prepared under Wis. Stat. § 23.32, the wetlands are excluded from the District.





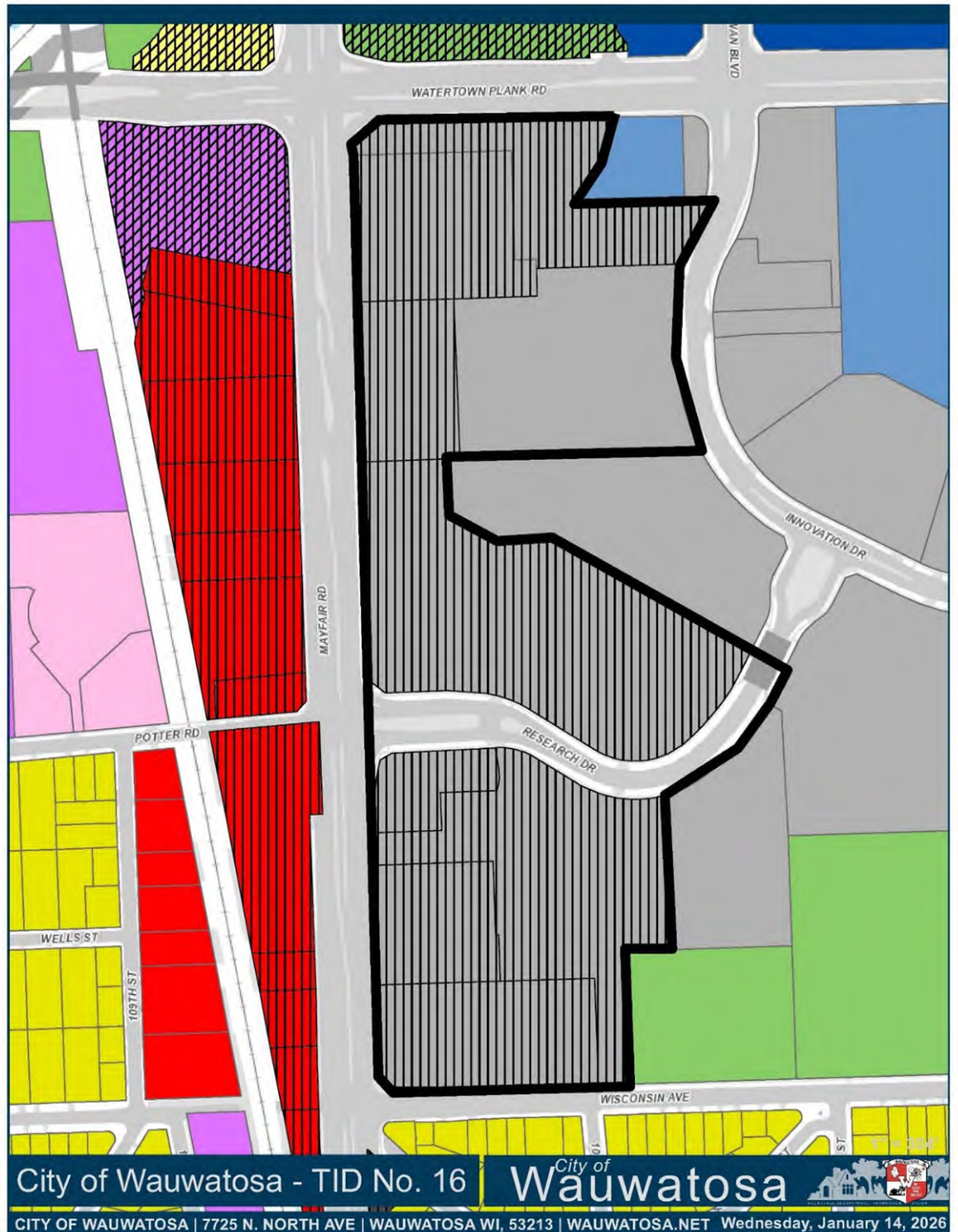
SECTION 3:

Map Showing Existing Uses and Conditions

Map Found on Following Page.

Code Descriptions

-  /PUD - Planned Unit Development
-  /NOR - North Avenue Overlay District
-  /MAY - Mayfair Corridor
-  /HIS - Historic Designated Properties
-  MID-TRN - Midtown Zoning Districts Transitional
-  MID-MIX - Midtown Zoning Districts Mixed Use
-  MID-RES - Midtown Zoning Districts Residential
-  C1 - Neighborhood/Village Trade
-  C2 - General Commercial
-  CO - Office
-  M1 - Light Industrial
-  M2 - Heavy Industrial



SECTION 4:

Preliminary Parcel List and Analysis

Parcel Data

Map Reference Number	Parcel Number	Address	Acres	Suitable Acres			
				Commercial/ Business	Previously- Platted Residential	Newly-Platted Residential	Industrial
N/A	ROW Areas		0.00				
1	3799001000	10499 Innovation Drive	3.81	3.81			
2	3799000000		3.74	3.74			
3	3799999068	1040 N Mayfair Road	1.54				
4	3799999048	10437 Innovation Drive	6.27	6.27			
5	3799999060	10700 Research Drive	9.72	10.22			
6	3791002000	850 N Mayfair Road	1.20	1.20			
7	3791001000	10701 Research Drive	6.73	6.73			
8	3791003000	800 N Mayfair Road	2.29	2.29			
9	3791004000	720 N Mayfair Road	3.66	3.66			
TOTALS			38.96	37.92	0.00	0.00	0.00

Percentage of TID Area Suitable for Mixed Use Development (at least 50%) 97%

Percentage of TID Area Not Suitable for Development 3%

Percentage of TID Area Suitable for Newly Platted Residential Development (no more than 35%) 0%

Wetland Acreage Removed from District Boundaries (1.45)

Calculation of Estimated Base Value¹

Parcel	Assessed Value			Equalized Value ²		
	Land	Improvement	Total	Land	Improvement	Total
3799001000	7,103,800	3,766,700	10,870,500	7,103,300	3,766,400	10,869,700
3799000000	0	0	0	0	0	0
3799999068	0	0	0	0	0	0
3799999048	2,509,000	616,600	3,125,600	2,508,800	616,600	3,125,400
3799999060	4,088,000	18,573,300	22,661,300	4,087,700	18,572,000	22,659,700
3791002000	600,000	963,800	1,563,800	600,000	963,700	1,563,700
3791001000	3,365,000	3,076,600	6,441,600	3,364,800	3,076,400	6,441,200
3791003000	1,145,000	5,480,500	6,625,500	1,144,900	5,480,100	6,625,000
3791004000	1,830,000	97,200	1,927,200	1,829,900	97,200	1,927,100
TOTALS	20,640,800	32,574,700	53,215,500	20,639,400	32,572,400	53,211,800

1) Estimated based on values as of January 1, 2025. Actual base value will be as of January 1, 2026.

2) Calculation based on aggregate assessment ratio of 100.01%.

SECTION 5:

Equalized Value Test

The following calculations demonstrate that the City expects to be in compliance with Wis. Stat. § 66.1105(4)(gm)4.c., which requires that the equalized value of the taxable property in the proposed District, plus the value increment of all existing tax incremental districts, does not exceed 12% of the total equalized value of taxable property within the City.

The equalized value of the increment of existing tax incremental districts within the City, plus the base value of the proposed District, totals \$683.061 million. This value is less than the maximum of \$1.215 billion in equalized value that is permitted for the City.

City of Wauwatosa, Wisconsin		
Tax Increment District No. 16		
Valuation Test Compliance Calculation		
<u>Calculation of City Equalized Value Limit</u>		
City TID IN Equalized Value (Jan. 1, 2025)	\$	10,122,294,400
TID Valuation Limit @ 12% of Above Value	\$	1,214,675,328
<u>Calculation of Value Subject to Limit</u>		
Estimated Base Value of Territory to be Included in District	\$	53,211,800
Plus: Assumed change for Jan. 1, 2026 assessment	\$	-
Incremental Value of Existing Districts (Jan. 1, 2025)	\$	629,849,500
Less: Value of Parcels Removed from District	\$	-
Less: Value of Underlying TID Parcels	\$	-
Total Value Subject to 12% Valuation Limit	\$	683,061,300
Total Percentage of TID IN Equalized Value		6.75%
Residual Value Capacity of TID IN Equalized Value	\$	531,614,028

SECTION 6:

Statement Listing the Kind, Number and Location of All Proposed Public Works or Improvements Within the District

Project Costs are any expenditure made, estimated to be made, or monetary obligations incurred or estimated to be incurred as outlined in this Plan. Project Costs will be diminished by any income, special assessments or other revenues, including user fees or charges, other than tax increments, received or reasonably expected to be received in connection with the implementation of the Plan. If Project Costs incurred benefit territory outside the District, a proportionate share of the cost is not a Project Cost. Costs identified in this Plan are preliminary estimates made prior to design considerations and are subject to change after planning, design and construction is completed.

With all Project Costs, the costs of engineering, design, survey, inspection, materials, construction, restoring property to its original condition, apparatus necessary for public works, legal and other consultant fees, testing, environmental studies, permits, updating City ordinances and plans, judgments or claims for damages and other expenses are included as Project Costs.

The following is a list of public works and other tax incremental financing eligible Project Costs that the City expects to make, or may need to make, in conjunction with the implementation of the District's Plan. The map found in Section 7 of this Plan along with the Detailed List of Project Costs found in Section 8 provide additional information as to the kind, number and location of potential Project Costs.

Property, Right-of-Way and Easement Acquisition

Property Acquisition for Development

To promote and facilitate development the City may acquire property within the District. The cost of property acquired, and any costs associated with the transaction, are eligible Project Costs. Following acquisition, other Project Costs within the categories detailed in this Section may be incurred to make the property suitable for development. Any revenue received by the City from the sale of property acquired pursuant to the execution of this Plan will be used to reduce the total project costs of the District. If total Project Costs incurred by the City to acquire property and make it suitable for development exceed the revenues or other consideration received from the sale or lease of that property, the net amount shall be considered "real property assembly costs" as

defined in Wis. Stat. § 66.1105(2)(f)1.c., and subject to recovery as an eligible Project Cost.

Property Acquisition for Conservancy

To promote the objectives of this Plan, the City may acquire property within the District that it will designate for conservancy. These conservancy objectives include: preserving historic resources or sensitive natural features; protection of scenic and historic views; maintaining habitat for wildlife; maintaining adequate open space; reduction of erosion and sedimentation by preserving existing vegetation; and providing adequate areas for management of stormwater. The cost of property acquired for conservancy, and any costs associated with the transaction, are eligible Project Costs.

Acquisition of Rights-of-Way

The City may need to acquire property to allow for installation of streets, driveways, sidewalks, utilities, stormwater management practices and other public infrastructure. Costs incurred by the City to identify, negotiate and acquire rights-of-way are eligible Project Costs.

Acquisition of Easements

The City may need to acquire temporary or permanent easements to allow for installation and maintenance of streets, driveways, sidewalks, utilities, stormwater management practices and other public infrastructure. Costs incurred by the City to identify, negotiate and acquire easement rights are eligible Project Costs.

Relocation Costs

If relocation expenses are incurred in conjunction with the acquisition of property, those expenses are eligible Project Costs. These costs may include, but are not limited to: preparation of a relocation plan; allocations of staff time; legal fees; publication of notices; obtaining appraisals; and payment of relocation benefits as required by Wis. Stat. Chapter 32 and Wis. Admin. Code ADM 92.

Site Preparation Activities

Environmental Audits and Remediation

If it becomes necessary to evaluate any land or improvement within the District, any cost incurred by the City related to environmental audits, testing, and remediation are eligible Project Costs.

Demolition

To make sites suitable for development, the City may incur costs related to demolition and removal of structures or other land improvements, to include abandonment of wells or other existing utility services.

Site Grading

Land within the District may require grading to make it suitable for development, to provide access, and to control stormwater runoff. The City may need to remove and dispose of excess material, or bring in fill material to provide for proper site elevations. Expenses incurred by the City for site grading are eligible Project Costs.

Utilities

Sanitary Sewer System Improvements

To allow development to occur, the City may need to construct, alter, rebuild or expand sanitary sewer infrastructure within the District. Eligible Project Costs include, but are not limited to, construction, alteration, rebuilding or expansion of: collection mains; manholes and cleanouts; service laterals; force mains; interceptor sewers; pumping stations; lift stations; wastewater treatment facilities; and all related appurtenances. To the extent sanitary sewer projects undertaken within the District provide direct benefit to land outside of the District, the City will make an allocation of costs based on such benefit. Those costs corresponding to the benefit allocated to land within the District, and necessitated by the implementation of the Project Plan, are eligible Project Costs. Implementation of the Project Plan may also require that the City construct, alter, rebuild or expand sanitary sewer infrastructure located outside of the District. That portion of the costs of sanitary sewer system projects undertaken outside the District which are necessitated by the implementation of the Project Plan are eligible Project Costs.

Water System Improvements

To allow development to occur, the City may need to construct, alter, rebuild or expand water system infrastructure within the District. Eligible Project Costs include, but are not limited to, construction, alteration, rebuilding or expansion of: distribution mains; manholes and valves; hydrants; service laterals; pumping stations; wells; water treatment facilities; storage tanks and reservoirs; and all related appurtenances. To the extent water system projects undertaken within the District provide direct benefit to land outside of the District, the City will make an allocation of costs based on such benefit. Those costs corresponding to the benefit allocated to land within the District, and necessitated by the implementation of the Project Plan, are eligible Project Costs. Implementation of the Project Plan may also require that the City construct, alter, rebuild or

expand water system infrastructure located outside of the District. That portion of the costs of water system projects undertaken outside the District which are necessitated by the implementation of the Project Plan are eligible Project Costs.

Stormwater Management System Improvements

Development within the District will cause stormwater runoff. To manage this stormwater runoff, the City may need to construct, alter, rebuild or expand stormwater management infrastructure within the District. Eligible Project Costs include, but are not limited to, construction, alteration, rebuilding or expansion of: stormwater collection mains; inlets, manholes and valves; service laterals; ditches; culvert pipes; box culverts; bridges; stabilization of stream and river banks; and infiltration, filtration and detention Best Management Practices (BMP's). To the extent stormwater management system projects undertaken within the District provide direct benefit to land outside of the District, the City will make an allocation of costs based on such benefit. Those costs corresponding to the benefit allocated to land within the District, and necessitated by the implementation of the Project Plan, are eligible Project Costs. Implementation of the Project Plan may also require that the City construct, alter, rebuild or expand stormwater management infrastructure located outside of the District. That portion of the costs of stormwater management system projects undertaken outside the District which are necessitated by the implementation of the Project Plan are eligible Project Costs.

Electric Service

To create sites suitable for development, the City may incur costs to provide, relocate or upgrade electric services. Relocation may require abandonment and removal of existing poles or towers, installation of new poles or towers, or burying of overhead electric lines. Costs incurred by the City to undertake this work are eligible Project Costs.

Gas Service

To create sites suitable for development, the City may incur costs to provide, relocate or upgrade gas mains and services. Costs incurred by the City to undertake this work are eligible Project Costs.

Communications Infrastructure

To create sites suitable for development, the City may incur costs to provide, relocate or upgrade infrastructure required for voice and data communications,

including, but not limited to: telephone lines, cable lines and fiber optic cable. Costs incurred by the City to undertake this work are eligible Project Costs.

Streets and Streetscape

Street Improvements

To allow development to occur, the City may need to construct or reconstruct streets, highways, alleys, access drives and parking areas. Eligible Project Costs include, but are not limited to: excavation; removal or placement of fill; construction of road base; asphalt or concrete paving or repaving; installation of curb and gutter; installation of sidewalks and bicycle lanes; installation of culverts, box culverts and bridges; rail crossings and signals; utility relocation, to include burying overhead utility lines; street lighting; installation of traffic control signage and traffic signals; pavement marking; right-of-way restoration; installation of retaining walls; and installation of fences, berms, and landscaping.

Streetscaping and Landscaping

To attract development consistent with the objectives of this Plan, the City may install amenities to enhance development sites, rights-of-way and other public spaces. These amenities include, but are not limited to: landscaping; lighting of streets, sidewalks, parking areas and public areas; installation of planters, benches, clocks, tree rings, trash receptacles and similar items; and installation of brick or other decorative walks, terraces and street crossings. These and any other similar amenities installed by the City are eligible Project Costs.

Community Development

Cash Grants (Development Incentives)

The City may enter into agreements with property owners, lessees, or developers of land located within the District for sharing costs to encourage the desired kind of improvements and assure tax base is generated sufficient to recover Project Costs. No cash grants will be provided until the City executes a developer agreement with the recipient of the cash grant. Any payments of cash grants made by the City are eligible Project Costs.

Contribution to Community Development Authority (CDA)

As provided for in Wis. Stat. § 66.1105(2)(f)1.h and Wis. Stat. § 66.1333(13), the City may provide funds to its CDA to be used for administration, planning operations, and capital costs, including but not limited to real property acquisition, related to the purposes for which it was established in furtherance of any redevelopment or urban renewal project. Funds provided to the CDA for this purpose are eligible Project Costs.

Revolving Loan/Grant Program (Development Incentives)

To encourage private development consistent with the objectives of this Plan, the City, through its CDA, may provide loans or grants to eligible property owners in the District. Eligible improvements will be those that are likely to improve the value of the property, enhance the visual appearance of the property and surrounding area, correct safety deficiencies, or as otherwise specified by the CDA in the program manual. Any funds returned to the CDA from the repayment of loans made are not considered revenues to the District, and will not be used to offset District Project Costs. Instead, these funds may be placed into a revolving fund and will continue to be used for the program purposes stated above. Any funds provided to the CDA for purposes of implementing this program are considered eligible Project Costs.

Miscellaneous

Projects Outside the Tax Increment District

Pursuant to Wis. Stat. § 66.1105(2)(f)1.n, the City may undertake projects within territory located within one-half mile of the boundary of the District provided that: 1) the project area is located within the City's corporate boundaries; and 2) the projects are approved by the Joint Review Board. The cost of projects completed outside the District pursuant to this section are eligible project costs, and may include any project cost that would otherwise be eligible if undertaken within the District. The City intends to make the following project cost expenditures outside the District:

As a part of the Research Park, it is anticipated that TID 16 would contribute towards public improvements to be included in the Research Park Master Plan anticipated for adoption in 2026. This is likely to include:

- the reconstruction and enhancing of the existing transportation network including the redesign, improvement, and extension of the internal road network to support efficient traffic flow, safe intersections, and multimodal access
- Creation of safe, attractive, and accessible pedestrian pathways and bike trails that connect buildings, amenities, and surrounding neighborhoods, promoting alternative modes to lessen the reliance on cars.
- Streetscaping and placemaking including the construction of public common areas.

Professional Service and Organizational Costs

The costs of professional services rendered, and other costs incurred, in relation to the creation, administration and termination of the District, and the undertaking of the projects contained within this Plan, are eligible Project Costs. Professional services include but are not limited to: architectural; environmental; planning; engineering; legal; audit; financial; and the costs of informing the public with respect to the creation of the District and the implementation of the Plan.

Administrative Costs

The City may charge to the District as eligible Project Costs reasonable allocations of administrative costs, including, but not limited to, employee salaries. Costs allocated will bear a direct connection to the time spent by City employees relating to the implementation of the Plan.

Financing Costs

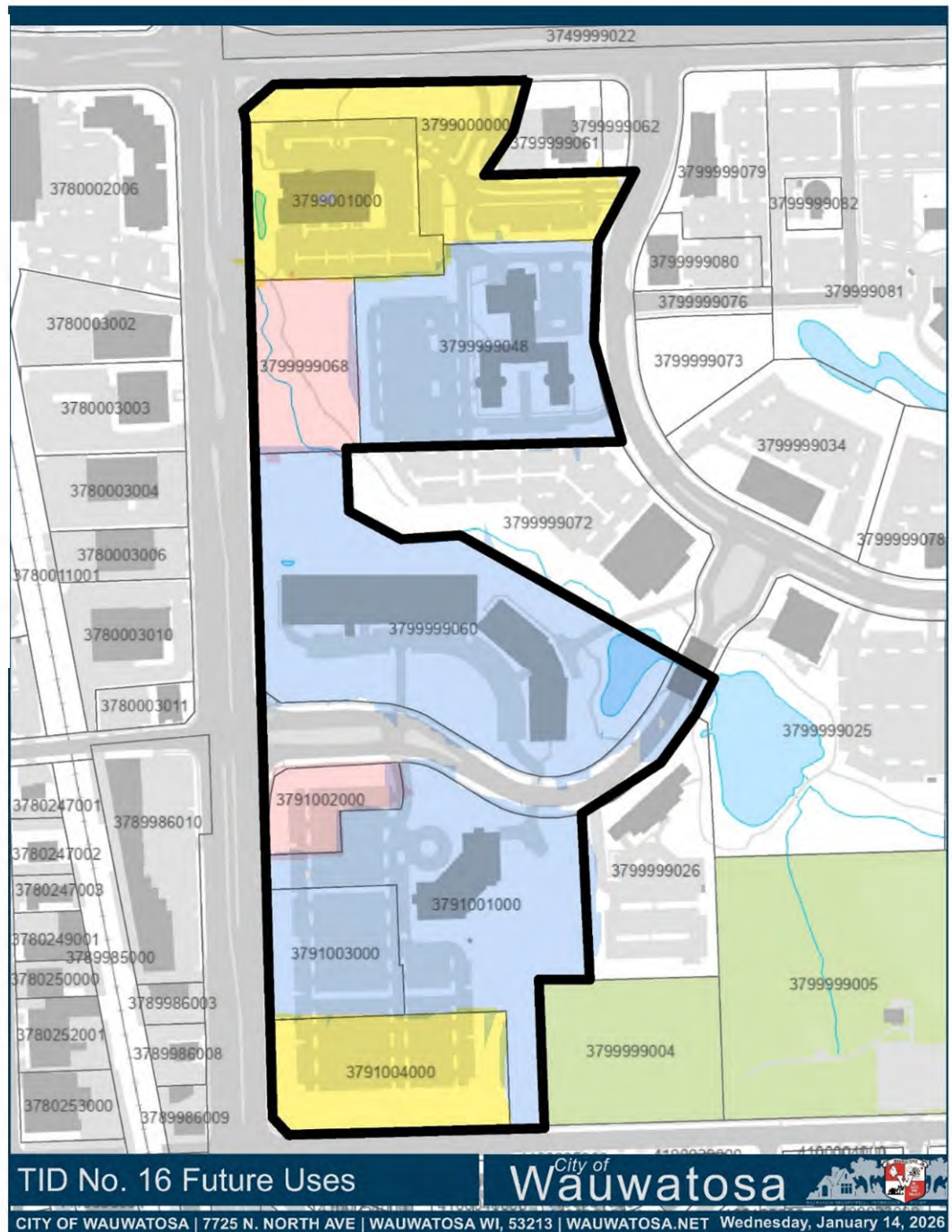
Interest expense, debt issuance expenses, redemption premiums, and any other fees and costs incurred in conjunction with obtaining financing for projects undertaken under this Plan are eligible Project Costs.

SECTION 7:

Map Showing Proposed Improvements and Uses

Map Found on Following Page.

-  GR, Garden Residential
-  SR, Suburban Residential
-  NR, Neighborhood Residential
-  MR, Mixed Residential
-  LDM, Low-Density, Multi-unit Residential
-  MDM, Medium-Density, Multi-unit Residential
-  SP-CON - Conservation District
-  SP-INS - Institutions District
-  SP-MED - Medical Center District
-  SP-PKG - Parking Support
-  SP-POS - Parks and Open Space District
-  SP-PUB - Public Facilities District
-  SP-RP - Research Park District





PUBLIC IMPROVEMENTS WITHIN TAX INCREMENTAL DISTRICT NO. 16



SECTION 8:

Detailed List of Estimated Project Costs

The following list identifies the Project Costs that the City currently expects to incur in implementing the District's Plan. All projects identified and related costs reflect the best estimates available as of the date of preparation of this Plan. All costs are preliminary estimates and may increase or decrease. Certain Project Costs listed may become unnecessary, and other Project Costs not currently identified may need to be made. (Section 6 details the general categories of eligible Project Costs). Changes in Project Cost totals or the types of Project Costs to be incurred will not require that this Plan be amended. This Plan is not meant to be a budget nor an appropriation of funds for specific Project Costs, but a framework within which to manage Project Costs.

City of Wauwatosa, Wisconsin

Tax Increment District No. 16

Detailed List of Estimated Project Costs

Project ID	Project Name/Type	Est. Cost			Totals	1/2 Mile	Est. Timing
		Phase I	Phase II	Ongoing			
1	Development Incentives - PAYGO (Sonesta)	1,850,000			1,850,000		2026
2	Development Incentives - PAYGO (MF-A) ¹	6,200,000			6,200,000		2026
3	Development Incentives - PAYGO (MF - B) ¹		4,400,000		4,400,000		2029
4	Phase I Infrastructure Improvements	2,270,000			2,270,000	2,270,000	2028
5	Phase II Infrastructure Improvements		2,200,000		2,200,000	2,200,000	2030
12	Interest on MROs			14,832,999	14,832,999		
13	Interest on Long Term Debt			2,033,600	2,033,600		
14	Financing Costs			147,800	147,800		
15	Ongoing Planning & Administrative Costs			235,000	235,000		
Total Projects		10,320,000	6,600,000	17,249,399	34,169,399	4,470,000	

Notes:

- As a part of the Research Park, it is anticipated that TID 16 would contribute towards public improvements to be included in the Research Park Master Plan anticipated for adoption in 2026. This is likely to include:
the reconstruction and enhancing of the existing transportation network including the redesign, improvement, and extension of the internal road network to support efficient traffic flow, safe intersections, and multimodal access
Creation of safe, attractive, and accessible pedestrian pathways and bike trails that connect buildings, amenities, and surrounding neighborhoods, promoting alternative modes to lessen the reliance on cars.
Steetscaping and placemaking including the construction of public common areas

SECTION 9:

Economic Feasibility Study, Description of the Methods of Financing Estimated Project Costs and the Time When Related Costs or Monetary Obligations are to be Incurred

This Section includes a forecast of the valuation increases expected within the District, the associated tax increment collections, a summary of how Project Costs would be financed, and a projected cash flow demonstrating that the District is economically feasible.

Key Assumptions

The Project Costs the City plans to make are expected to create approximately \$101.50 million in incremental value by 2030. Estimated valuations and timing for construction of the Project are included in **Table 1**. Assuming the City's current equalized TID Interim tax rate of \$18.00 per thousand of equalized value, and 1.00% annual appreciation, the Project would generate approximately \$36.37 million in incremental tax revenue over the 20-year term of the District as shown in **Table 2**.

Table 1 – Development Assumptions

City of Wauwatosa, Wisconsin									
Tax Increment District No. 16									
Development Assumptions									
Construction Year		Waterfair Apts/Samapa - Sonesta Hotel Conversion	Multi-Family - A		Multi-Family - B		Annual Total	Construction Year	
		Total Value	Total Value		Total Value				
1	2026	8,770,300	13,072,800				21,843,100	2026	1
2	2027	3,689,625	36,000,000				39,689,625	2027	2
3	2028						0	2028	3
4	2029				20,000,000		20,000,000	2029	4
5	2030				20,000,000		20,000,000	2030	5
6	2031						0	2031	6
7	2032						0	2032	7
8	2033						0	2033	8
9	2034						0	2034	9
10	2035						0	2035	10
11	2036						0	2036	11
12	2037						0	2037	12
13	2038						0	2038	13
14	2039						0	2039	14
15	2040						0	2040	15
16	2041						0	2041	16
17	2042						0	2042	17
18	2043						0	2043	18
19	2044						0	2044	19
20	2045						0	2045	20
Totals		0	12,459,925	0	49,072,800	0	40,000,000	101,532,725	

Notes:

1. Sonesta hotel conversion estimated value was provided by the City Assessor and is less the estimated 2026 base value of the existing hotel facility.

Table 2 – Tax Increment Projection Worksheet

City of Wauwatosa, Wisconsin

Tax Increment District No. 16

Tax Increment Projection Worksheet

Type of District	Mixed Use	Base Value	53,215,500
District Creation Date	January 27, 2026	Economic Change Factor	1.00%
Valuation Date	Jan 1, 2026	Apply to Base Value	
Max Life (Years)	20	Base Tax Rate	\$18.00
End of Expenditure Period	15 1/27/2041	Rate Adjustment Factor	0.00%
Revenue Periods/Final Year	20 2047		
Extension Eligibility/Years	Yes 3		
Eligible Recipient District	No		

	Construction			Economic	Total			
	Year	Value Added	Valuation Year	Change	Increment	Revenue Year	Tax Rate ¹	Tax Increment
1	2026	21,843,100	2027	0	21,843,100	2028	\$18.00	393,176
2	2027	39,689,625	2028	218,431	61,751,156	2029	\$18.00	1,111,521
3	2028	0	2029	617,512	62,368,668	2030	\$18.00	1,122,636
4	2029	20,000,000	2030	623,687	82,992,354	2031	\$18.00	1,493,862
5	2030	20,000,000	2031	829,924	103,822,278	2032	\$18.00	1,868,801
6	2031	0	2032	1,038,223	104,860,501	2033	\$18.00	1,887,489
7	2032	0	2033	1,048,605	105,909,106	2034	\$18.00	1,906,364
8	2033	0	2034	1,059,091	106,968,197	2035	\$18.00	1,925,428
9	2034	0	2035	1,069,682	108,037,879	2036	\$18.00	1,944,682
10	2035	0	2036	1,080,379	109,118,257	2037	\$18.00	1,964,129
11	2036	0	2037	1,091,183	110,209,440	2038	\$18.00	1,983,770
12	2037	0	2038	1,102,094	111,311,534	2039	\$18.00	2,003,608
13	2038	0	2039	1,113,115	112,424,650	2040	\$18.00	2,023,644
14	2039	0	2040	1,124,246	113,548,896	2041	\$18.00	2,043,880
15	2040	0	2041	1,135,489	114,684,385	2042	\$18.00	2,064,319
16	2041	0	2042	1,146,844	115,831,229	2043	\$18.00	2,084,962
17	2042	0	2043	1,158,312	116,989,541	2044	\$18.00	2,105,812
18	2043	0	2044	1,169,895	118,159,437	2045	\$18.00	2,126,870
19	2044	0	2045	1,181,594	119,341,031	2046	\$18.00	2,148,139
20	2045	0	2046	1,193,410	120,534,441	2047	\$18.00	2,169,620
Totals		101,532,725		19,001,716		Future Value of Increment		36,372,709

Notes:

1) Tax rate shown is estimated for the life of the District based upon the estimated 2025/2026 TID Equalized Rate.

Financing and Implementation

The financing plan on Table 3 contemplates a mixture of General Obligation (G.O.) financing for City infrastructure expenses and pay as you go financing through Municipal Revenue Obligations for specific development projects (MRO). The MRO for the Sonesta Hotel conversion project is as of the time of this project plan the most well defined between the City and developer. **Table 3.** provides a summary of the District's financing plan.

Table 3 – Financing Plan

City of Wauwatosa, Wisconsin						
Tax Increment District No. 16						
Estimated Financing Plan						
	DEBT ISSUES		MUNICIPAL REVENUE OBLIGATIONS			
	G.O. Promissory Note 2028	G.O. Promissory Note 2030	Municipal Revenue Obligation (MRO) 2026	Municipal Revenue Obligation (MRO) 2026	Municipal Revenue Obligation (MRO) 2029	Totals
Projects						
Phase I	2,270,000		1,850,000	6,200,000		10,320,000
Phase II		2,200,000			4,400,000	6,600,000
Total Project Funds	2,270,000	2,200,000	1,850,000	6,200,000	4,400,000	16,920,000
Other Funds						
Debt Service Reserve	0	0				
Capitalized Interest	0	0				
Estimated Finance Related Expenses	73,900	73,900				
Underwriter Discount	10.00 23,350	10.00 22,650				
Total Financing Required	2,367,250	2,296,550				
Estimated Interest	3.00% (34,050)	3.00% (33,000)				
Assumed spend down (months)	6	6				
Rounding	1,800	1,450				
Net Issue Size	2,335,000	2,265,000	1,850,000	6,200,000	4,400,000	17,050,000
Notes:						

Based on the Project Cost expenditures as included within the cash flow exhibit **(Table 4)**, the District is projected to accumulate sufficient funds by the year 2046 to pay off all Project cost liabilities and obligations. The projected closure is based on the various assumptions noted in this Plan and will vary dependent on actual Project Costs incurred and the actual amount of tax increments collected.

Table 4 - Cash Flow

City of Wauwatosa, Wisconsin

Tax Increment District No. 16

Cash Flow Projection

Year	Projected Revenues			Projected Expenditures								Balances				Year
	Tax Increments	Other Revenue	Total Revenues	2028 G.O. Promissory Note \$2,335,000 Issue Total	2030 G.O. Promissory Note \$2,265,000 Issue Total	Total Debt Service	MRO #1 2026	MRO #2 2026	MRO #3 2029	Ongoing Planning & Administration	Total Expenditures	Annual	Cumulative	Liabilities		
							Sonesta Hotel Conversion \$1,850,000	Multi-Family - A \$6,200,000	Multi-Family - B \$4,400,000					Outstanding		
2026			0	0	0	0					0	0	0	18,290,000	2026	
2027			0	0	0	0					0	0	0	18,290,000	2027	
2028	393,176		393,176	0	0	0	149,972	188,248		10,000	348,220	44,955	44,955	20,286,779	2028	
2029	1,111,521		1,111,521	140,100	0	140,100	214,564	708,531		10,000	1,073,195	38,326	83,281	28,356,684	2029	
2030	1,122,636		1,122,636	166,900	0	166,900	216,710	715,616		10,000	1,109,226	13,410	96,691	29,614,357	2030	
2031	1,493,862		1,493,862	163,900	135,900	299,800	218,877	722,772	252,000	10,000	1,503,449	(9,587)	87,104	28,345,708	2031	
2032	1,868,801		1,868,801	180,500	198,400	378,900	221,066	730,000	506,520	10,000	1,846,486	22,315	109,419	26,683,122	2032	
2033	1,887,489		1,887,489	181,600	198,900	380,500	223,277	737,300	511,585	10,000	1,862,662	24,827	134,246	24,995,960	2033	
2034	1,906,364		1,906,364	177,600	199,200	376,800	225,509	744,673	516,701	10,000	1,873,683	32,680	166,926	23,289,077	2034	
2035	1,925,428		1,925,428	178,500	194,400	372,900	227,764	752,120	521,868	10,000	1,884,652	40,775	207,702	21,562,324	2035	
2036	1,944,682		1,944,682	174,300	189,600	363,900	230,042	759,641	527,087	10,000	1,890,670	54,012	261,714	19,820,555	2036	
2037	1,964,129		1,964,129	175,000	194,600	369,600	232,343	767,237	532,358	10,000	1,911,537	52,591	314,305	18,048,617	2037	
2038	1,983,770		1,983,770	180,400	194,300	374,700	234,666	774,910	537,681	10,000	1,931,957	51,813	366,118	16,246,360	2038	
2039	2,003,608		2,003,608	195,200	188,900	384,100	237,013	782,659	543,058	10,000	1,956,829	46,778	412,896	14,408,631	2039	
2040	2,023,644		2,023,644	194,500	188,400	382,900	239,383	790,485	548,489	10,000	1,971,257	52,387	465,283	12,545,274	2040	
2041	2,043,880		2,043,880	193,600	187,700	381,300	241,777	798,390	553,973	10,000	1,985,440	58,440	523,723	10,656,134	2041	
2042	2,064,319		2,064,319	192,500	186,800	379,300	244,037	806,374	559,513	10,000	1,999,225	65,094	588,817	8,741,209	2042	
2043	2,084,962		2,084,962	191,200	185,700	376,900		814,438	565,108	10,000	1,766,446	318,516	907,333	7,046,663	2043	
2044	2,105,812		2,105,812	189,700	184,400	374,100		822,582	570,759	10,000	1,777,442	328,370	1,235,703	5,328,321	2044	
2045	2,126,870		2,126,870	188,000	182,900	370,900		830,808	576,467	10,000	1,788,175	338,695	1,574,398	3,586,046	2045	
2046	2,148,139		2,148,139	186,100	181,200	367,300		839,116	582,232	10,000	1,798,648	349,491	1,923,889	1,819,698	2046	
2047	2,169,620		2,169,620	193,800	198,900	392,700		847,098	587,600	10,000	1,837,398	332,222	2,256,110	(0)	2047	
Totals (2026 - 2047)	36,372,709	0	36,372,709	3,443,400	3,190,200	6,633,600	3,357,000	14,933,000	8,993,000	235,000	34,116,599				Totals (2026 - 2047)	
Notes:																
1. MRO #1 is equal to 95% of the increment generated from the development to a maximum principal amount of \$1.85 million at 6.35% interest.																
2. MRO #2 is equal to 80% of the incremental revenue generated by the project on an annual basis to the \$6.2 million principal balance with an assumed 8% discount rate.																
3. MRO #3 is equal to 70% of the incremental revenue generated by the project on an annual basis to the \$4.4 million principal balance with an assumed 8% discount rate.																
PROJECTED CLOSURE YEAR																
LEGEND:																
CALLABLE MATURITIES																
END OF EXP. PERIOD																

Notes:

1. MRO #1 is equal to 95% of the increment generated from the development to a maximum principal amount of \$1.85 million at 6.35% interest.
2. MRO #2 is equal to 80% of the incremental revenue generated by the project on an annual basis to the \$6.2 million principal balance with an assumed 8% discount rate.
3. MRO #3 is equal to 70% of the incremental revenue generated by the project on an annual basis to the \$4.4 million principal balance with an assumed 8% discount rate.

PROJECTED CLOSURE YEAR

LEGEND:

CALLABLE MATURITIES
 END OF EXP. PERIOD

SECTION 10:

Annexed Property

A tax incremental district cannot include annexed territory unless at least three years have elapsed since the annexation, or certain other requirements are met. None of the property within the proposed District boundary was annexed during the past three years.

SECTION 11:

Estimate of Property to Be Devoted to Retail Business

Pursuant to Wis. Stat. § 66.1105(5)(b), the City estimates that less than 35% of the territory within the District will be devoted to retail business at the end of the District's maximum expenditure period.

SECTION 12:

Proposed Changes of Zoning Ordinances, Master Plan, Map, Building Codes and City Ordinances

Zoning Ordinances

The proposed Plan is in general conformance with the City's current zoning ordinances. Individual properties may require rezoning at the time of development.

Master (Comprehensive) Plan and Map

The proposed Plan is in general conformance with the City's Comprehensive Plan identifying the area as appropriate for a combination of residential and commercial land development.

Building Codes and Ordinances

Development within the District will be required to conform to State Building Codes and will be subject to the City's permitting and inspection procedures. The proposed Plan conforms to all relevant State and local ordinances, plans, and codes. No changes to the existing regulations are proposed or needed.

SECTION 13:

Statement of the Proposed Method for the Relocation of any Persons to be Displaced

Should implementation of this Plan require relocation of individuals or business operations, relocations will be handled in compliance with Wis. Stat. Chapter 32 and Wis. Admin. Code ADM 92.

SECTION 14:

How Creation of the Tax Incremental District Promotes the Orderly Development of the City

Creation of the District and the implementation of the projects in its Plan will promote the orderly development of the City by creating opportunities for mixed use development, providing necessary public infrastructure improvements, and providing appropriate financial incentives for private development projects. Through use of tax increment financing, the City can attract new investment that results in increased tax base. Development will occur in an orderly fashion in accordance with approved plans so that the Projects will be compatible with adjacent land uses. Development of new uses in the District will add to the tax base and will generate positive secondary impacts in the community such as increased employment housing opportunities.

SECTION 15:

List of Estimated Non-Project Costs

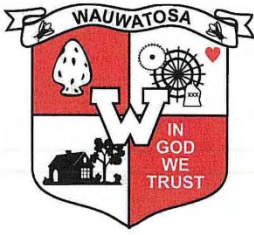
Non-project costs are public works projects which only partly benefit the District. Costs incurred that do not benefit the District may not be paid with tax increments. Examples of non-project costs are:

- A public improvement made within the District that also benefits property outside the District. That portion of the total Project Costs allocable to properties outside of the District would be a non-project cost.
- A public improvement made outside the District that only partially benefits property within the District. That portion of the total Project Costs allocable to properties outside of the District would be a non-project cost.
- Projects undertaken within the District as part of the implementation of this Project Plan, the costs of which are paid fully or in part by impact fees, grants, special assessments, or revenues other than tax increments.

No improvements to be made within the District will benefit property outside the District. Furthermore, there will be no improvements made outside the District that will only partially benefit the District.

SECTION 16:
**Legal Opinion Advising Whether the Plan is Complete
and Complies with Wis. Stat. § 66.1105(4)(f)**

Legal Opinion Found on Following Page.



Wauwatosa City Attorney

January 22, 2026

Jennifer J. Tate
City Attorney

Cody Pansing
Assistant City Attorney

RE: Project Plan TID No. 16

Wisconsin Statute 66.1105(4)(f) requires that a project plan for a tax incremental financing district include an opinion provided by the City Attorney advising as to whether the plan is complete and complies with Wisconsin Statute 66.1105.

As City Attorney for the City of Wauwatosa, I have been asked to review the above-referenced project plan for compliance with the applicable statutory requirements. Based upon my review, in my opinion, the Project Plan for the City of Wauwatosa Tax Incremental District No. 16 is complete and complies with the provisions of Wisconsin Statute 66.1105.

Sincerely,

A handwritten signature in blue ink, appearing to read 'J. Tate'.

Jennifer J. Tate
City Attorney
jtate@wauwatosa.net

7725 W North Avenue Wauwatosa, Wisconsin 53213-0068 Phone: (414) 479-8905
<http://www.wauwatosa.net>



SECTION 17:

Calculation of the Share of Projected Tax Increments Estimated to be Paid by the Owners of Property in the Overlying Taxing Jurisdictions

The following projection is provided to meet the requirements of Wis. Stat. § 66.1105(4)(i)4.

City of Wauwatosa, Wisconsin Tax Increment District No. 16 Estimated portion of taxes that owners of taxable property in each taxing jurisdiction overlaying district would pay by jurisdiction.							
Revenue Year	Milwaukee County	Milw Co Metro Sewer Dist	City of Wauwatosa	School Dist of Wauwatosa	MATC	Total	Revenue Year
2028	73,536	28,956	125,804	146,140	18,740	393,176	2028
2029	207,890	81,860	355,651	413,142	52,978	1,111,521	2029
2030	209,968	82,679	359,208	417,274	53,508	1,122,636	2030
2031	279,400	110,018	477,988	555,255	71,201	1,493,862	2031
2032	349,525	137,632	597,956	694,616	89,072	1,868,801	2032
2033	353,020	139,008	603,936	701,563	89,962	1,887,489	2033
2034	356,550	140,398	609,975	708,578	90,862	1,906,364	2034
2035	360,116	141,802	616,075	715,664	91,771	1,925,428	2035
2036	363,717	143,220	622,236	722,821	92,688	1,944,682	2036
2037	367,354	144,652	628,458	730,049	93,615	1,964,129	2037
2038	371,028	146,099	634,743	737,349	94,551	1,983,770	2038
2039	374,738	147,560	641,090	744,723	95,497	2,003,608	2039
2040	378,485	149,035	647,501	752,170	96,452	2,023,644	2040
2041	382,270	150,526	653,976	759,692	97,416	2,043,880	2041
2042	386,093	152,031	660,516	767,289	98,391	2,064,319	2042
2043	389,954	153,551	667,121	774,961	99,375	2,084,962	2043
2044	393,853	155,087	673,792	782,711	100,368	2,105,812	2044
2045	397,792	156,638	680,530	790,538	101,372	2,126,870	2045
2046	401,770	158,204	687,335	798,444	102,386	2,148,139	2046
2047	405,788	159,786	694,209	806,428	103,410	2,169,620	2047
Totals	6,802,848	2,678,740	11,638,101	13,519,406	1,733,615	36,372,709	

COMPTROLLER'S OFFICE BILLS & CLAIMS REPORT

Common Council Meeting: January 27, 2026

Payments to be approved: Date range December 17, 2025 through January 27, 2026

Electronic payments are included in the supporting documentation.

Department	Description	Short Description
000	UNASSIGNED	UNASSIGN
110	MAYOR	MAYOR
111	COMMON COUNCIL	COUNCIL
113	YOUTH COMMISSION	YOUTH
114	HISTORIC PRESERVATION COMM	HISTORIC
115	SENIOR COMMISSION	SENIOR
120	MUNICIPAL COURT	COURT
130	CITY ATTORNEY	ATTORNEY
131	LITIGATION RESERVE	LITIGATION
140	CITY ADMINISTRATION	ADMIN
141	CITY CLERK	CLERK
142	ELECTIONS	ELECTIONS
143	HUMAN RESOURCES	HR
144	INFORMATION TECHNOLOGY	IT
150	CITY ASSESSOR	ASSESSOR
151	FINANCE	FINANCE
152	DEBT	DEBT
153	SPECIAL ASSESSMENTS	SP ASSESS
154	REMISSION OF TAXES	REMISSION
190	INSURANCE ADMINISTRATION	INSURANCE
191	MKE ANIMAL CONTROL COMM	MADACC
210	POLICE	POLICE
212	POLICE RESERVES	POLICE RES
220	FIRE	FIRE
230	CROSSING GUARDS	CROSSING
310	PUBLIC WORKS OPS	PW OPS
315	ROADWAY MAINTENANCE	ROADS
320	TRAFFIC CONTROL	TRAFFIC
325	ELECTRICAL SERVICES	ELECTRICAL
330	SOLID WASTE	WASTE
335	FLEET	FLEET
340	FORESTRY	FORESTRY
345	PARKS	PARKS
350	POLICE STATION	POL STN
355	MUNICIPAL COMPLEX	MUNI COMP
360	PUBLIC WORKS BUILDING	PW BLDG
399	UNKNOWN PWDEPT - WRKFLW ONLY	NO DEPT WF
410	HEALTH	HEALTH
510	LIBRARY	LIBRARY
515	TOURISM	TOURISM
520	CIVIC CELEBRATION	CELEBRATE
610	PLANNING AND ZONING	PLANNING
615	ECONOMIC DEVELOPMENT	DEVELOPMT
620	BUILDING REG AND CODE ENF	BLDG REG
625	ENGINEERING	ENGINEER
630	COMM DEV BLOCK GRANT	CDBG

635	BIKE PED COMMITTEE	BIKE PED
705	TAX INCREMENT DISTRICT 5	TIF 5
706	TAX INCREMENT DISTRICT 6	TIF 6
707	TAX INCREMENT DISTRICT 7	TIF 7
708	TAX INCREMENT DISCRICT 8	TIF 8
709	TAX INCREMENT DISCTICT 9	TIF 9
710	TAX INCREMENT DISTRICT 10	TIF 10
711	TAX INCREMENT DISTRICT 11	TIF 11
712	TAX INCREMENT DISTRICT 12	TIF 12
713	TAX INCREMENT DISTRICT 13	TIF 13
810	WATER	WATER
811	WATER SOURCE OF SUPPLY	PUMPING
812	WATER PUMPING	TRANDIST
813	WATER TREATMENT	ADMIN
814	WATER TRANSMISSION & DISTRIB	SRCE SPPLY
815	WATER CUSTOMER ACCOUNTS	TREATMNT
816	WATER ADMIN & GENERAL	CUSTACCT
830	SANITARY SEWER	SANITARY
840	STORM SEWER	STORM
901	UNDISTRIBUTED PAYROLL	UNDISPAY
902	NONDEPARTMENTAL	NONDEPT
941	HART PARK SENIOR	SENIOR
942	FIREMENS ENDOWMENT	FIREENDOW
943	CEMETERY CARE	CEMCARE
944	BACHMAN FLAG	FLAG
945	LICENSE PLATE READER	ALPR
946	LAND CONSERVATION	LANDCON
947	LIBRARY TRUST	LIB TRUST
999	UNKNOWN DEPT - WORKFLOW ONLY	NO DEPT WF

Check Nbr	Check Dt	Check Status	Cleared Dt	Check Amount	Invoice Number	Invoice Type	Vendor Num	Vendor Name	Invoice Description	Org Obj	Object Description	Inv GL Eff Dt	Inv Line Item Amt
28654	12/22/2025	Cleared	12/22/2025	\$11,077.74	80566-MISSIONSQUARE	Direct Disbursement	278	NATIONWIDE RETIREMENT SOLUTIONS	Payroll Run 1 - Warrant 2525B1	10 - 2311	DEFERRED CONTRIBUTION	12/11/2025	\$11,077.74
28655	12/22/2025	Cleared	12/22/2025	\$10,841.25	80567-NORTHSHORE	Direct Disbursement	278	NATIONWIDE RETIREMENT SOLUTIONS	Payroll Run 1 - Warrant 2525B1	10 - 2311	DEFERRED CONTRIBUTION	12/11/2025	\$10,841.25
28659	1/2/2026	Cleared	1/2/2026	\$63,844.22	STATE WH 121125	Direct Disbursement	312	WISCONSIN DEPT OF REVENUE	STATE WITHHOLDING 12/11/25	10 - 2309	STATE WITHHOLDING TAXES	12/11/2025	\$63,844.22
28757	12/31/2025	Cleared	12/31/2025	\$689,557.76	WRS REMIT NOVEMBER	Direct Disbursement	316	WI RETIREMENT SYSTEMS	WRS REMITTANCE NOV 2025	10 - 2302	WRS	11/30/2025	\$689,419.19
										10 - 2302	WRS	11/30/2025	-\$0.28
										10210106 - 5240	WRS	11/30/2025	\$138.85
										Line Item Total			\$689,557.76
28759	12/17/2025	Cleared	12/17/2025	\$121,685.88	UH 12/17/25	Direct Disbursement	933	UNITED HEALTHCARE	HEALTH CLAIMS	16190000 - 6403	CLAIMS	12/17/2025	\$121,685.88
28760	12/17/2025	Cleared	12/17/2025	\$2,711.52	UH FLEX 12/17/25	Direct Disbursement	933	UNITED HEALTHCARE	FLEXIBLE SPENDING	10 - 2316	FLEXIBLE SPENDING	12/17/2025	\$2,711.52
28761	12/18/2025	Cleared	12/23/2025	\$8,701.83	54075	Invoice	617	ABT MAILCOM	2025 annual tax postage billin	10151000 - 6202	GENERAL SERVICES	12/8/2025	\$3,261.69
										10151000 - 6003	OFFICE SUPPLIES	12/8/2025	\$943.91
										10151000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$3,100.00
										10330000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$825.00
										10151000 - 6013	POSTAGE	12/8/2025	\$571.23
Line Item Total			\$8,701.83										
28763	12/18/2025	Cleared	1/13/2026	\$7,455.00	23-199	Invoice	1142	BADGER UNDERGROUND INC	Work at 1045 N 122nd	50814673 - 7001	FIXED ASSET	12/11/2025	\$7,455.00
28764	12/18/2025	Cleared	12/23/2025	\$2,123.75	87541	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	Blanket order for Boelter & Li	32515000 - 6207	MARKETING SERVICES	12/15/2025	\$1,125.00

Check Nbr	Check Dt	Check Status	Cleared Dt	Check Amount	Invoice Number	Invoice Type	Vendor Num	Vendor Name	Invoice Description	Org Obj	Object Description	Inv GL Eff Dt	Inv Line Item Amt
28764	12/18/2025	Cleared	12/23/2025	\$2,123.75	87542	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	Blanket order for Boelter & Li	32515000 - 6207	MARKETING SERVICES	12/15/2025	\$998.75
Line Item Total													\$2,123.75
28765	12/18/2025	Cleared	12/30/2025	\$145.06	855396	Invoice	18	BRAKE & EQUIPMENT	F220 - Axel pad	10220000 - 6206	EQUIPMENT REPAIRS	12/16/2025	\$145.06
28766	12/18/2025	Cleared	12/22/2025	\$676.05	M89794	Invoice	48	BROOKS TRACTOR INC	T-198 MIRROR	20335000 - 6009	REPAIR PARTS	12/9/2025	\$586.43
					M89970	Invoice	48	BROOKS TRACTOR INC	T-198 MIRROR	20335000 - 6009	REPAIR PARTS	12/12/2025	\$89.62
Line Item Total													\$676.05
28767	12/18/2025	Cleared	12/29/2025	\$8,240.00	22964382	Invoice	2237	BROWN & BROWN INSURANCE SERVICES, INC.	Brown & Brown Q1 Fees	16190000 - 6209	CLAIMS ADMINISTRATION	1/12/2026	\$8,240.00
28768	12/18/2025	Cleared	12/30/2025	\$480.00	CCM005474-CF04	Invoice	2354	BURGHARDT SPORTING GOODS	CSO - Structured Caps, Knit Ha	10210102 - 6007	CLOTHING	12/8/2025	\$480.00
28769	12/18/2025	Cleared	12/24/2025	\$65.64	INV/2025/01312	Invoice	2434	BURKE TRUCK & EQUIPMENT INC	T-198 BUSHINGS	20335000 - 6009	REPAIR PARTS	12/17/2025	\$65.64
28770	12/18/2025	Cleared	12/29/2025	\$77.22	999101737466	Invoice	1010	CENGAGE LEARNING INC	Book Alp*	35510103 - 6006	BOOKS AND PERIODICALS	12/8/2025	\$77.22
28771	12/18/2025	Cleared	12/30/2025	\$1,247.60	2025379999062	Invoice	295	CITY OF WAUWATOSA	Special Assessment for Fire St	10902000 - 6606	WRITE OFF	12/16/2025	\$1,247.60
28772	12/18/2025	Cleared	12/24/2025	\$1,284.94	2497	Invoice	60	CON COR COMPANY INC	BLOWER, TRIMMER & WINTER BAR O	10340000 - 6010	TOOLS	12/12/2025	\$1,284.94
28773	12/18/2025	Cleared	12/22/2025	\$522.00	625243	Invoice	384	COREY OIL LTD	55 GAL 5W20	20 - 1501	GENERAL INVENTORY	12/12/2025	\$522.00
28774	12/18/2025	Cleared	12/30/2025	\$300.00	434126	Invoice	1237	COTTINGHAM & BUTLER INSURANCE SERVICE, INC CDC	Battalion Chief FLSA Review	10143000 - 6203	CONSULTING SERVICES	12/17/2025	\$300.00
28775	12/18/2025	Cleared	1/12/2026	\$25,085.00	00058258	Invoice	2126	DAAR CORPORATION	2025 Construction Inspection S	12315001 - 7001	FIXED ASSET	12/16/2025	\$5,153.29
										12320000 - 7001	FIXED ASSET	12/16/2025	\$1,125.89
										12325000 - 7001	FIXED ASSET	12/16/2025	\$897.61

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Check Dates: 12/17/2025 thru 1/27/2026

Check Nbr	Check Dt	Check Status	Cleared Dt	Check Amount	Invoice Number	Invoice Type	Vendor Num	Vendor Name	Invoice Description	Org Obj	Object Description	Inv GL Eff Dt	Inv Line Item Amt
28775	12/18/2025	Cleared	1/12/2026	\$25,085.00	00058258	Invoice	2126	DAAR CORPORATION	2025 Construction Inspection S	52840000 - 7001	FIXED ASSET	12/16/2025	\$11,748.27
										12315003 - 7001	FIXED ASSET	12/16/2025	\$2,496.06
										51830000 - 7001	FIXED ASSET	12/16/2025	\$613.45
										50814673 - 7001	FIXED ASSET	12/16/2025	\$869.22
										50814673 - 7002	NON FIXED ASSET	12/16/2025	\$38.39
										50814677 - 7001	FIXED ASSET	12/16/2025	\$128.49
										50814677 - 7002	NON FIXED ASSET	12/16/2025	\$9.32
										50814675 - 7001	FIXED ASSET	12/16/2025	\$943.77
										12340000 - 6104	TREES, SHRUBS, FLOWERS	12/16/2025	\$37.04
										51830000 - 7003	NON CITY ASSET	12/16/2025	\$1,024.20
Line Item Total													\$25,085.00
28776	12/18/2025	Cleared	12/23/2025	\$11,336.54	476473	Invoice	785	E.H. WOLF & SONS	7407 GAL DIESEL AT \$2.75931 PE	20 - 1503	FUEL INVENTORY	12/9/2025	\$11,336.54
28777	12/18/2025	Cleared	12/31/2025	\$8,837.23	229119	Invoice	50	EMMONS BUSINESS INTERIORS	Book trucks	22355000 - 6205	BLDING & INFRSTRCTRE REPAIRS	12/17/2025	\$5,897.55
					229163	Invoice	50	EMMONS BUSINESS INTERIORS	Book trucks	35510000 - 6099	OTHER EXPENSES	12/8/2025	\$2,939.68
					Line Item Total								
28778	12/18/2025	Cleared	12/23/2025	\$1,400.00	103954	Invoice	1303	EHLERS & ASSOCIATES INC	2025 TID 16 Creation	36 - 1550	PREPAIDS	12/8/2025	\$1,400.00
28779	12/18/2025	Cleared	12/22/2025	\$95.00	25-115	Invoice	1316	EMPLOYEES	Lewandowski Travel Reimburse -	10210000 - 6002	PROFESSIONAL DEVELOPMENT	12/18/2025	\$47.50
					Lewandowski					10210111 - 6002	PROFESSIONAL DEVELOPMENT	12/18/2025	\$47.50
					Line Item Total								
28780	12/18/2025	Cleared	12/24/2025	\$116.34	120225	Invoice	1316	EMPLOYEES	professional development	10143431 - 6002	PROFESSIONAL DEVELOPMENT	12/8/2025	\$116.34

Check Nbr	Check Dt	Check Status	Cleared Dt	Check Amount	Invoice Number	Invoice Type	Vendor Num	Vendor Name	Invoice Description	Org Obj	Object Description	Inv GL Eff Dt	Inv Line Item Amt
28781	12/18/2025	Cleared	12/30/2025	\$600.00	TUITION REIM - HARRIS	Invoice	1316	EMPLOYEES	FALL 2025 SEMESTER - TUITION R	10143431 - 6002	PROFESSIONAL DEVELOPMENT	12/17/2025	\$600.00
28782	12/18/2025	Cleared	1/14/2026	\$390.00	FIR 3304 Becker	Invoice	1316	EMPLOYEES	FIR3304 Tuition Reimbursement	10220000 - 6022	TUITION REIMBURSEMENT	12/12/2025	\$390.00
28783	12/18/2025	Cleared	1/7/2026	\$90.00	25-064 Faber	Invoice	1316	EMPLOYEES	Faber Travel Reimburse - Intox	10210000 - 6002	PROFESSIONAL DEVELOPMENT	6/30/2025	\$57.00
					25-117 Faber	Invoice	1316	EMPLOYEES	Faber Travel Reimburse - Intox	10210000 - 6002	PROFESSIONAL DEVELOPMENT	6/30/2025	\$33.00
					Line Item Total								\$90.00
28784	12/18/2025	Cleared	12/18/2025	\$51.45	80719	Invoice	1316	EMPLOYEES	Class reimbursment	50816921 - 6098	INVEST IN PEOPLE - WORKFLOW ON	12/16/2025	\$51.45
28785	12/18/2025	Cleared	12/22/2025	\$150.00	2025 WEBER SHOES	Invoice	1316	EMPLOYEES	WEBER SAFETY SHOES	10315000 - 6007	CLOTHING	12/17/2025	\$150.00
28786	12/18/2025	Cleared	1/2/2026	\$114.72	0300276	Invoice	519	FERGUSON ENTERPRISES	Supplies for Mains	50814673 - 6008	OTHER SUPPLIES	12/16/2025	\$114.72
28787	12/18/2025	Cleared	12/31/2025	\$7,290.00	0466268	Invoice	73	FERGUSON WATERWORKS #1476	Supplies for Hydrant	50814677 - 6009	REPAIR PARTS	12/16/2025	\$1,128.00
					0466651	Invoice	73	FERGUSON WATERWORKS #1476	Supplies for Hydrant	50814664 - 6202	GENERAL SERVICES	12/16/2025	\$6,162.00
					Line Item Total								\$7,290.00
28788	12/18/2025	Cleared	12/23/2025	\$592.04	AR270206	Invoice	211	FORWARD TS	copier service	35510000 - 6202	GENERAL SERVICES	12/8/2025	\$409.07
					AR270627	Invoice	211	FORWARD TS	copier service	10141000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$63.13
					AR270628	Invoice	211	FORWARD TS	copier service	10310000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$95.24
					AR270890	Invoice	211	FORWARD TS	copier service	10210000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$24.60
					Line Item Total								\$592.04
28789	12/18/2025	Cleared	12/24/2025	\$7,170.00	31361	Invoice	292	GENE WAGNER PLUMBING COMPANY INC	Work at 1903-1904 N 89th St	50814675 - 7001	FIXED ASSET	12/16/2025	\$7,170.00

Check Register

Check Dates: 12/17/2025 thru 1/27/2026

Check Nbr	Check Dt	Check Status	Cleared Dt	Check Amount	Invoice Number	Invoice Type	Vendor Num	Vendor Name	Invoice Description	Org Obj	Object Description	Inv GL Eff Dt	Inv Line Item Amt
287905	12/18/2025	Cleared	1/7/2026	\$361.23	INV154601	Invoice	108	GENERAL FIRE EQUIPMENT COMPANY INC	F-145 MOUNT LIGHTBAR	20335000 - 6009	REPAIR PARTS	12/12/2025	\$361.23
287915	12/18/2025	Cleared	12/29/2025	\$1,181.11	LQ03166547	Invoice	1770	GFL ENVIRONMENTAL	12/3 VAC TRUCK	10330306 - 6202	GENERAL SERVICES	12/9/2025	\$1,181.11
287925	12/18/2025	Cleared	12/23/2025	\$82.18	291293	Invoice	109	GIELOWS LAWN & GARDEN EQUIPMENT	G-19 MID-LINK	20335000 - 6009	REPAIR PARTS	12/12/2025	\$82.18
287935	12/18/2025	Cleared	12/24/2025	\$6,500.42	0358430	Invoice	2500	GOVERNMENT FORMS AND SUPPLIES LLC	EL-122 Election Envelopes	10142000 - 6004	PRINTING AND DUPLICATION	12/12/2025	\$6,500.42
287945	12/18/2025	Cleared	12/23/2025	\$2,593.90	0358431	Invoice	2500	GOVERNMENT FORMS AND SUPPLIES LLC	EL-120 Election Envelopes	10142000 - 6004	PRINTING AND DUPLICATION	12/12/2025	\$2,593.90
287955	12/18/2025	Cleared	12/23/2025	\$845.49	0128090	Invoice	700	GRABER MANUFACTURING	BIKE RACK	34345000 - 6008	OTHER SUPPLIES	12/17/2025	\$845.49
287965	12/18/2025	Cleared	12/26/2025	\$15,170.00	0142139	Invoice	113	GRAEF	Sanitary Sewer and Water Main	51830000 - 7001	FIXED ASSET	12/8/2025	\$5,170.00
					0142186	Invoice	113	GRAEF	Sanitary Sewer and Water Main	38810000 - 7001	FIXED ASSET	12/8/2025	\$10,000.00
Line Item Total													\$15,170.00
287975	12/18/2025	Cleared	1/6/2026	\$398.00	251827	Invoice	125	GRAPHIC EDGE INC	Envelopes for Alarm Registrati	10210000 - 6003	OFFICE SUPPLIES	12/16/2025	\$279.00
					251835	Invoice	125	GRAPHIC EDGE INC	Envelopes for Alarm Registrati	10151000 - 6003	OFFICE SUPPLIES	12/8/2025	\$119.00
Line Item Total													\$398.00
287985	12/18/2025	Cleared	12/31/2025	\$26,692.50	672605	Invoice	2188	HALL, RENDER, KILLIAN, HEATH & LYMAN, P.C.	2400 Mayfair Road Property Auc	36710000 - 6099	OTHER EXPENSES	12/8/2025	\$26,692.50
287995	12/18/2025	Cleared	12/23/2025	\$812.50	830377-H	Invoice	760	HEARTLAND BUSINESS SYSTEMS LLC	nutanix clusters implementatio	25144000 - 7001	FIXED ASSET	12/8/2025	\$812.50
288005	12/18/2025	Cleared	1/2/2026	\$1,315.84	181050465	Invoice	940	HUMANADENTAL INS. CO.	Humana January 2026	17190000 - 6209	CLAIMS ADMINISTRATION	12/18/2025	\$1,315.84
288015	12/18/2025	Cleared	12/24/2025	\$228.00	18127	Invoice	824	IMPRINT DIGITAL PRINTING & DESIGN	Research park sign on foam boa	10615000 - 6003	OFFICE SUPPLIES	12/16/2025	\$228.00
288025	12/18/2025	Cleared	12/24/2025	\$10,903.00	0050-2512a	Invoice	2476	IRGENS PARTNERS LLC	Reimbursable Costs Incurred Re	36706000 - 6203	CONSULTING SERVICES	12/16/2025	\$10,903.00

Check Nbr	Check Dt	Check Status	Cleared Dt	Check Amount	Invoice Number	Invoice Type	Vendor Num	Vendor Name	Invoice Description	Org Obj	Object Description	Inv GL Eff Dt	Inv Line Item Amt
28803	12/18/2025	Cleared	12/22/2025	\$32,190.00	IN334445	Invoice	149	JEFFERSON FIRE & SAFETY INC	Bauer Compressor	12220000 - 7001	FIXED ASSET	12/12/2025	\$32,190.00
28804	12/18/2025	Cleared	12/30/2025	\$889.95	480603	Invoice	1657	KANOPY INC	material Econtent*	35510103 - 6006	BOOKS AND PERIODICALS	12/8/2025	\$889.95
28805	12/18/2025	Cleared	12/22/2025	\$422.74	1471167P	Invoice	163	LAKESIDE INTERNATIONAL TRUCKS LLC	S-34 WIPER MODULE	20335000 - 6009	REPAIR PARTS	12/12/2025	\$422.74
28806	12/18/2025	Cleared	12/22/2025	\$918.10	401360	Invoice	411	LEMBERG ELECTRIC COMPANY INC	TROUBLESHOOT POWER ISSUES	34345000 - 6205	BLDING & INFRSTRCTRE REPAIRS	12/12/2025	\$918.10
28807	12/18/2025	Cleared	1/2/2026	\$87.04	P40692	Invoice	1092	MACQUEEN EQUIPMENT	R-39 ADJUSTING LEVER	20335000 - 6009	REPAIR PARTS	12/12/2025	\$87.04
28808	12/18/2025	Cleared	12/24/2025	\$1,566.00	01-2276764	Invoice	355	MICHAEL BEST AND FRIEDRICH LLP	Employee Benefits Consulting	16190000 - 6204	LEGAL SERVICES	12/17/2025	\$1,566.00
28809	12/18/2025	Cleared	12/30/2025	\$1,445.75	508041835	Invoice	333	MIDWEST TAPE	material jvid	35510104 - 6006	BOOKS AND PERIODICALS	12/8/2025	\$31.47
					508075343	Invoice	333	MIDWEST TAPE	material jvid	35510104 - 6006	BOOKS AND PERIODICALS	12/8/2025	\$118.44
					508075345	Invoice	333	MIDWEST TAPE	material jvid	35510103 - 6006	BOOKS AND PERIODICALS	12/8/2025	\$72.79
					508075346	Invoice	333	MIDWEST TAPE	material jvid	35510103 - 6006	BOOKS AND PERIODICALS	12/8/2025	\$488.04
					508111914	Invoice	333	MIDWEST TAPE	material jvid	35510103 - 6006	BOOKS AND PERIODICALS	12/8/2025	\$203.90
					508111916	Invoice	333	MIDWEST TAPE	material jvid	35510104 - 6006	BOOKS AND PERIODICALS	12/8/2025	\$531.11
Line Item Total													\$1,445.75
28810	12/18/2025	Cleared	12/24/2025	\$3,500.00	1214	Invoice	2479	MOON CONTRUCTION LLC	HP FLOOD - REMOVE CONCRETE LEV	34345000 - 6205	BLDING & INFRSTRCTRE REPAIRS	12/10/2025	\$3,500.00
28811	12/18/2025	Cleared	12/31/2025	\$15,772.12	INV-150578	Invoice	58	NEOGOV	Single Sign On Subscription	10143000 - 6202	GENERAL SERVICES	12/17/2025	\$100.72
					INV-151136	Invoice	58	NEOGOV	Single Sign On Subscription	10143000 - 6202	GENERAL SERVICES	12/17/2025	\$15,671.40
Line Item Total													\$15,772.12

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288125	12/18/2025	Cleared	12/26/2025	\$762.00	2521894	Invoice	249	NORTHERN LAKE SERVICE INC	2025 WDNR Drinking Water Req	50814662 - 6016	LABORATORY SAMPLES	12/16/2025	\$762.00
288135	12/18/2025	Outstanding		\$526.87	3710100000-2025	Invoice	99999	ONE TIME VENDOR	3710100000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/15/2025	\$526.87
288145	12/18/2025	Cleared	12/29/2025	\$1,750.00	PAID LIFE, RICHARDS	Invoice	99999	ONE TIME VENDOR	PAID UP LIFE INSURANCE, HARRY	16190000 - 6416	CLAIMS - OTHER	12/17/2025	\$1,750.00
288155	12/18/2025	Cleared	12/23/2025	\$60.00	REF WELL PMT DEC 25	Invoice	99999	ONE TIME VENDOR	REFUND 2024 AND 2025 WELL PERM	10620000 - 4458	WELL OPERATION	12/8/2025	\$60.00
288165	12/18/2025	Cleared	1/13/2026	\$275.00	MEPR2025-1384	Invoice	99999	ONE TIME VENDOR	applied for the wrong permit	10620000 - 4499	OTHER PERMITS	12/12/2025	\$275.00
288175	12/18/2025	Cleared	12/30/2025	\$202.10	3420245000-2025	Invoice	99999	ONE TIME VENDOR	3420245000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/15/2025	\$202.10
288185	12/18/2025	Cleared	12/29/2025	\$1,750.00	PAID LIFE, RICHARDS.	Invoice	99999	ONE TIME VENDOR	PAID UP LIFE INSURANCE, HARRY	16190000 - 6416	CLAIMS - OTHER	12/17/2025	\$1,750.00
288195	12/18/2025	Cleared	1/5/2026	\$250.00	DRB2025-0037	Invoice	99999	ONE TIME VENDOR	Double application	10620000 - 4499	OTHER PERMITS	12/12/2025	\$250.00
288205	12/18/2025	Cleared	12/23/2025	\$129.50	3830257000-2025	Invoice	99999	ONE TIME VENDOR	3830257000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/15/2025	\$129.50
288215	12/18/2025	Cleared	1/13/2026	\$70.00	REF INV-00025505	Invoice	99999	ONE TIME VENDOR	REFUND INSPECTION FEE FIRE2025	10220000 - 4499	OTHER PERMITS	10/13/2025	\$70.00
288225	12/18/2025	Outstanding		\$8.43	3690110000-2025	Invoice	99999	ONE TIME VENDOR	3690110000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/15/2025	\$8.43
288235	12/18/2025	Cleared	12/23/2025	\$200.00	25-34813 Evans Bail	Invoice	99999	ONE TIME VENDOR	Evans, Kenyotta S (F/B 10/13/9	10 - 2501	DUE BAIL	12/18/2025	\$200.00
288245	12/18/2025	Cleared	12/26/2025	\$1,196.67	3360286000-2025	Invoice	99999	ONE TIME VENDOR	3360286000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/15/2025	\$1,196.67
288255	12/18/2025	Cleared	12/23/2025	\$35.00	WEBER BARRICADE FEE	Invoice	99999	ONE TIME VENDOR	WEBER BARRICADE CANCELLATION F	10320000 - 4468	SPECIAL EVENT FEE	12/12/2025	\$35.00

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288265	12/18/2025	Cleared	12/23/2025	\$16,684.04	316268	Invoice	2318	PERFECTION PLUS, INC.	City Wide Cleaning Contract- M	10220000 - 6202	GENERAL SERVICES	12/4/2025	\$480.00
										10350000 - 6202	GENERAL SERVICES	12/4/2025	\$2,981.54
										22355000 - 6202	GENERAL SERVICES	12/4/2025	\$9,300.00
										26360000 - 6202	GENERAL SERVICES	12/4/2025	\$1,222.50
										22355000 - 6202	GENERAL SERVICES	12/4/2025	\$1,500.00
										10350000 - 6202	GENERAL SERVICES	12/4/2025	\$1,200.00
										Line Item Total			\$16,684.04
288275	12/18/2025	Cleared	12/26/2025	\$5,127.05	60384420	Invoice	220	POMPS TIRE SERVICE INC	STOCK 11R22.5 BANDAG BLSS TIRE	20335000 - 6009	REPAIR PARTS	12/12/2025	\$507.05
					60384555	Invoice	220	POMPS TIRE SERVICE INC	STOCK 11R22.5 BANDAG BLSS TIRE	20 - 1501	GENERAL INVENTORY	12/9/2025	\$4,620.00
					Line Item Total			\$5,127.05					
288285	12/18/2025	Cleared	1/12/2026	\$4,686.33	3304	Invoice	1868	PRISM TECHNICAL MANAGEMENT/MARKETING SERVICES LLC	Sonesta Hotel Conversion Inclu	36711000 - 6203	CONSULTING SERVICES	12/8/2025	\$2,029.78
					3305	Invoice	1868	PRISM TECHNICAL MANAGEMENT/MARKETING SERVICES LLC	Sonesta Hotel Conversion Inclu	36 - 1550	PREPAIDS	12/8/2025	\$2,656.55
					Line Item Total			\$4,686.33					
288295	12/18/2025	Cleared	12/26/2025	\$970.00	2110	Invoice	2449	PTP LLC	Room 109/128/155 - Prep,suppli	10210111 - 6099	OTHER EXPENSES	12/16/2025	\$970.00
288305	12/18/2025	Cleared	12/23/2025	\$400.00	143727	Invoice	227	RAYS TOWING INC	R-28 HD TOWING CHARGE	20335000 - 6202	GENERAL SERVICES	12/12/2025	\$400.00
288315	12/18/2025	Cleared	12/24/2025	\$1,023.49	1006287-00	Invoice	230	REINDERS INC	RAKES, SCOOP, SPADE, LOPPER	10340000 - 6010	TOOLS	12/11/2025	\$1,023.49
288325	12/18/2025	Cleared	12/26/2025	\$1,285.51	INV-WI-5033	Invoice	231	RELIANT FIRE APPARATUS INC	F309 - Plates	10220000 - 6206	EQUIPMENT REPAIRS	12/16/2025	\$464.63

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288325	12/18/2025	Cleared	12/26/2025	\$1,285.51	INV-WI-5143	Invoice	231	RELIANT FIRE APPARATUS INC	F309 - Plates	10220000 - 6206	EQUIPMENT REPAIRS	12/16/2025	\$145.83	
					INV-WI-5191	Invoice	231	RELIANT FIRE APPARATUS INC	F309 - Plates	10220000 - 6206	EQUIPMENT REPAIRS	12/16/2025	\$306.13	
					INV-WI-5273	Invoice	231	RELIANT FIRE APPARATUS INC	F309 - Plates	10220000 - 6206	EQUIPMENT REPAIRS	12/16/2025	\$368.92	
					Line Item Total								\$1,285.51	
288335	12/18/2025	Cleared	12/23/2025	\$7,844.09	12A8907931	Invoice	1024	RELIASTAR LIFE INSURANCE COMPANY	Life Insurance Premiums Januar	16190000 - 6408	INSURANCE PREMIUMS	12/18/2025	\$7,844.09	
288345	12/18/2025	Cleared	12/23/2025	\$1,266.89	5275	Invoice	2389	RENNERTS FIRE EQUIPMENT SERVICE INC	F220 - Gaskets, springs, sleev	10220000 - 6206	EQUIPMENT REPAIRS	12/16/2025	\$1,266.89	
288355	12/18/2025	Cleared	12/24/2025	\$132.08	F96301-001	Invoice	233	RITTER TECH A DIV OF MCE	T-113 CLAMP HALVES & COVER PLA	20335000 - 6009	REPAIR PARTS	12/9/2025	\$104.61	
					F96992-001	Invoice	233	RITTER TECH A DIV OF MCE	T-113 CLAMP HALVES & COVER PLA	20335000 - 6009	REPAIR PARTS	12/9/2025	\$27.47	
					Line Item Total								\$132.08	
288365	12/18/2025	Cleared	12/26/2025	\$749.97	SPI21379604	Invoice	801	RUSSO POWER	LINE TRIMMERS	10340000 - 6010	TOOLS	12/12/2025	\$749.97	
288375	12/18/2025	Cleared	12/24/2025	\$4,964.50	4.79.25	Invoice	308	SB FRIEDMAN & COMPANY DEVELOPMENT ADVISORS	housing affordability analysis	10615000 - 6203	CONSULTING SERVICES	12/15/2025	\$2,239.28	
										13630000 - 6603	GRANT EXPENDITURE	12/15/2025	\$2,725.22	
										Line Item Total				\$4,964.50
288385	12/18/2025	Cleared	12/24/2025	\$6,055.95	163997	Invoice	251	SIGMA GROUP INC	PS HP OUTBUILDING & DPW INCINE	10 - 2402	PERMIT ESCROW - ENGINEERING	12/17/2025	\$5,849.70	
										12360000 - 7001	FIXED ASSET	12/17/2025	\$206.25	
										Line Item Total				\$6,055.95
288395	12/18/2025	Cleared	12/23/2025	\$250.00	5155738	Invoice	256	STATE BAR OF WISCONSIN	WISBAR ONLINE CLASSIFIED AD JO	10143000 - 6011	OFFICIAL NOTICES	12/17/2025	\$250.00	
288405	12/18/2025	Cleared	12/24/2025	\$1,537.50	30934	Invoice	1884	SUMMIT COMMERCIAL FITNESS	Endurance Recumbent Bike	10210111 - 6012	SMALL EQUIPMENT	12/16/2025	\$1,537.50	

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288415	12/18/2025	Cleared	12/29/2025	\$4,943.79	0000935654	Invoice	865	SUPERIOR VISION INSURANCE PLAN OF WI INC	Superior Vision Premiums Janua	16 - 1550	PREPAIDS	12/17/2025	\$2,083.89
					0000935655	Invoice	865	SUPERIOR VISION INSURANCE PLAN OF WI INC	Superior Vision Premiums Janua	16190000 - 6408	INSURANCE PREMIUMS	12/17/2025	\$911.59
					0000935656	Invoice	865	SUPERIOR VISION INSURANCE PLAN OF WI INC	Superior Vision Premiums Janua	16 - 1550	PREPAIDS	12/17/2025	\$771.72
					0000935657	Invoice	865	SUPERIOR VISION INSURANCE PLAN OF WI INC	Superior Vision Premiums Janua	16 - 1550	PREPAIDS	12/17/2025	\$1,128.03
					0000935688	Invoice	865	SUPERIOR VISION INSURANCE PLAN OF WI INC	Superior Vision Premiums Janua	16 - 1550	PREPAIDS	12/17/2025	\$48.56
Line Item Total													\$4,943.79
288425	12/18/2025	Cleared	12/26/2025	\$186,494.98	12012025	Invoice	1734	SYMETRA LIFE INSURANCE COMPANY	Stop Loss Premiums December	16190000 - 6209	CLAIMS ADMINISTRATION	12/11/2025	\$186,494.98
288435	12/18/2025	Cleared	1/5/2026	\$800.00	12112551924	Invoice	2122	T AND A TOOLS INC.	CERTIFICATE FOR BROKEN TOOLS	20335000 - 6010	TOOLS	12/12/2025	\$800.00
288445	12/18/2025	Cleared	12/31/2025	\$4,500.00	CDBG Tosa Cares	Invoice	1310	TOSA CARES INC	Tosa Cares GY2025 Partial V709	13630304 - 6603	GRANT EXPENDITURE	12/16/2025	\$4,500.00
288455	12/18/2025	Cleared	12/30/2025	\$762.75	INV153068	Invoice	271	TOTAL ENERGY SYSTEMS LLC	Egen - 2501 - Repairs	10220000 - 6205	BLDING & INFRSTRCTRE REPAIRS	12/16/2025	\$762.75
288465	12/18/2025	Cleared	1/5/2026	\$12,036.24	693624387593	Invoice	1280	UHS PREMIUM BILLING	UHC Admin Fees January	16 - 1550	PREPAIDS	12/17/2025	\$12,036.24
288475	12/18/2025	Cleared	12/29/2025	\$1,418.14	I10080035854	Invoice	159	UKG KRONOS SYSTEMS LLC	Kronos Hosting Fees	24144000 - 6409	SOFTWARE HOSTING	12/8/2025	\$1,418.14
288485	12/18/2025	Cleared	12/24/2025	\$744.54	556870	Invoice	286	UPTOWN MOTORS INC	P-284 CHECK ENGINE LIGHT DIAGN	20335000 - 6009	REPAIR PARTS	12/9/2025	\$150.00
					559380	Invoice	286	UPTOWN MOTORS INC	P-284 CHECK ENGINE LIGHT DIAGN	20335000 - 6206	EQUIPMENT REPAIRS	12/9/2025	\$80.00
					559426	Invoice	286	UPTOWN MOTORS INC	P-284 CHECK ENGINE LIGHT DIAGN	20335000 - 6009	REPAIR PARTS	12/12/2025	\$389.12
					559427	Invoice	286	UPTOWN MOTORS INC	P-284 CHECK ENGINE LIGHT DIAGN	20335000 - 6009	REPAIR PARTS	12/12/2025	\$125.42
Line Item Total													\$744.54

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28849	12/18/2025	Cleared	12/23/2025	\$818.30	077166681	Invoice	192	US CELLULAR	Monthly charges 12/24/2025 - 1	10310000 - 6306	TELECOMMUNICATIONS	12/8/2025	\$67.77
										34345000 - 6306	TELECOMMUNICATIONS	12/8/2025	\$33.88
										10625000 - 6306	TELECOMMUNICATIONS	12/8/2025	\$342.63
										10325000 - 6306	TELECOMMUNICATIONS	12/8/2025	\$42.89
										10410000 - 6306	TELECOMMUNICATIONS	12/8/2025	\$33.88
										10620000 - 6306	TELECOMMUNICATIONS	12/8/2025	\$125.68
										10151000 - 6306	TELECOMMUNICATIONS	12/8/2025	\$42.89
										10410000 - 6306	TELECOMMUNICATIONS	12/8/2025	\$128.68
Line Item Total												\$818.30	
28850	12/18/2025	Cleared	12/23/2025	\$25,000.00	34500	Invoice	121	VISIT MILWAUKEE INC	Blanket order for Visit Milwau	32515000 - 6207	MARKETING SERVICES	12/8/2025	\$25,000.00
28851	12/18/2025	Cleared	1/5/2026	\$97.95	5785924	Invoice	2489	VITAL RECORDS CONTROL	MONTHLY FEE FOR SHREDDING CART	10143000 - 6202	GENERAL SERVICES	12/17/2025	\$97.95
28852	12/18/2025	Cleared	12/26/2025	\$7,214.81	4158636	Invoice	1063	WASTEBUILT	STOCK FLEET KITS	20 - 1501	GENERAL INVENTORY	12/12/2025	\$115.50
					4158637	Invoice	1063	WASTEBUILT	STOCK FLEET KITS	20 - 1501	GENERAL INVENTORY	12/12/2025	\$125.45
					4158640	Invoice	1063	WASTEBUILT	STOCK FLEET KITS	20 - 1501	GENERAL INVENTORY	12/12/2025	\$201.57
					4158641	Invoice	1063	WASTEBUILT	STOCK FLEET KITS	20 - 1501	GENERAL INVENTORY	12/12/2025	\$170.00
					4158644	Invoice	1063	WASTEBUILT	STOCK FLEET KITS	20 - 1501	GENERAL INVENTORY	12/12/2025	\$336.80
					4158645	Invoice	1063	WASTEBUILT	STOCK FLEET KITS	20 - 1501	GENERAL INVENTORY	12/12/2025	\$1,821.55
					4158647	Invoice	1063	WASTEBUILT	STOCK FLEET KITS	20 - 1501	GENERAL INVENTORY	12/12/2025	\$26.26

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288525	12/18/2025	Cleared	12/26/2025	\$7,214.81	4159334	Invoice	1063	WASTEBUILT	STOCK FLEET KITS	20 - 1501	GENERAL INVENTORY	12/12/2025	\$585.42
					4159337	Invoice	1063	WASTEBUILT	STOCK FLEET KITS	20 - 1501	GENERAL INVENTORY	12/12/2025	\$580.83
					4159338	Invoice	1063	WASTEBUILT	STOCK FLEET KITS	20 - 1501	GENERAL INVENTORY	12/12/2025	\$945.04
					4159806	Invoice	1063	WASTEBUILT	STOCK FLEET KITS	20 - 1501	GENERAL INVENTORY	12/12/2025	\$184.36
					4159961	Invoice	1063	WASTEBUILT	STOCK FLEET KITS	20 - 1501	GENERAL INVENTORY	12/12/2025	\$125.45
					4159963	Invoice	1063	WASTEBUILT	STOCK FLEET KITS	20 - 1501	GENERAL INVENTORY	12/12/2025	\$1,996.58
Line Item Total													\$7,214.81
288535	12/18/2025	Cleared	1/14/2026	\$79,212.00	2025-675	Invoice	300	WAUWATOSA RECREATION DEPT	Senior Center Gy 2025 V7093433	13630301 - 6603	GRANT EXPENDITURE	12/15/2025	\$79,212.00
288545	12/18/2025	Cleared	1/6/2026	\$3,140.26	WR#5158100	Invoice	314	WE ENERGIES	WR#5158100 11501 W BURLEIGH ST	38810000 - 7001	FIXED ASSET	12/17/2025	\$3,140.26
288555	12/18/2025	Cleared	12/24/2025	\$2,250.00	11585	Invoice	741	WISCONSIN ATHLETIC CLUB LLC	Onsite Fitness Classes	16190902 - 6203	CONSULTING SERVICES	12/11/2025	\$2,250.00
288565	12/18/2025	Cleared	12/26/2025	\$33,832.42	395-0000416904	Invoice	1347	WISCONSIN DEPARTMENT OF TRANSPORTATION	C WAUWATOSA, NORTH AVE 213-51-	50814673 - 7001	FIXED ASSET	12/10/2025	\$1.09
									50814675 - 7001	FIXED ASSET	12/10/2025	\$0.11	
									51830000 - 7001	FIXED ASSET	12/10/2025	\$0.19	
					395-0000416975	Invoice	1347	WISCONSIN DEPARTMENT OF TRANSPORTATION	C WAUWATOSA, NORTH AVE 213-51-	12315001 - 7001	FIXED ASSET	12/10/2025	\$8,464.45
									52840000 - 7001	FIXED ASSET	12/10/2025	\$8,464.44	
					395-0000416984	Invoice	1347	WISCONSIN DEPARTMENT OF TRANSPORTATION	C WAUWATOSA, NORTH AVE 213-51-	12315001 - 7001	FIXED ASSET	12/10/2025	\$3,695.55
					395-0000417072	Invoice	1347	WISCONSIN DEPARTMENT OF TRANSPORTATION	C WAUWATOSA, NORTH AVE 213-51-	12635000 - 7001	FIXED ASSET	12/10/2025	\$13,206.59
					Line Item Total								

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288575	12/18/2025	Cleared	12/22/2025	\$5,653.89	529118	Invoice	2349	WISCONSIN SCRUB & SWEEP LLC	I-MOP & BATTERY	34345000 - 6099	OTHER EXPENSES	12/9/2025	\$5,653.89
288585	12/18/2025	Cleared	1/7/2026	\$170.00	05736	Invoice	1966	WISTL SOD FARM, INC	Seed	50814673 - 6017	PLANTING SUPPLIES	12/16/2025	\$170.00
288595	12/22/2025	Cleared	12/22/2025	\$6,306.57	DENTAL 12/22/25	Direct Disbursement	941	HUMANA	DENTAL THROUGH 12/20/25	17190000 - 6403	CLAIMS	12/22/2025	\$6,306.57
28860	1/15/2026	Cleared	1/15/2026	\$88,699.02	STATE WH 122425	Direct Disbursement	312	WISCONSIN DEPT OF REVENUE	STATE WITHHOLDING 122425	10 - 2309	STATE WITHHOLDING TAXES	12/24/2025	\$88,699.02
288615	12/26/2025	Cleared	12/26/2025	\$112.34	80873	Direct Disbursement	312	WISCONSIN DEPT OF REVENUE	Payroll Run 1 - Warrant 2526B1	10 - 2312	WAGE GARNISHMENTS	12/24/2025	\$112.34
288625	12/26/2025	Cleared	12/26/2025	\$2,800.00	80872	Direct Disbursement	299	WAUWATOSA POLICEMENS NSU BARG	Payroll Run 1 - Warrant 2526B1	10 - 2314	UNION DUES - WPOA	12/24/2025	\$2,800.00
288635	12/26/2025	Cleared	12/26/2025	\$67,788.69	80870	Direct Disbursement	278	NATIONWIDE RETIREMENT SOLUTIONS	Payroll Run 1 - Warrant 2526B1	10 - 2311	DEFERRED CONTRIBUTION	12/24/2025	\$67,788.69
288645	12/24/2025	Cleared	12/24/2025	\$271,972.63	UH 12/24/25	Direct Disbursement	933	UNITED HEALTHCARE	HEALTH CLAIMS	16190000 - 6403	CLAIMS	12/24/2025	\$271,972.63
288655	12/24/2025	Cleared	12/24/2025	\$4,711.47	UH FLEX 12/24/25	Direct Disbursement	933	UNITED HEALTHCARE	FLEXIBLE SPENDING	10 - 2316	FLEXIBLE SPENDING	12/24/2025	\$4,711.47
288665	12/26/2025	Cleared	12/30/2025	\$650.00	54848423	Invoice	2236	1-800-RADIATOR & AC	S-32 OS-RAD	20335000 - 6009	REPAIR PARTS	12/18/2025	\$650.00
288675	12/26/2025	Cleared	1/5/2026	\$7,236.05	230282P	Invoice	706	AIR ONE EQUIPMENT	Meters	10220000 - 6010	TOOLS	12/22/2025	\$6,436.05
					230325P	Invoice	706	AIR ONE EQUIPMENT	Meters	10220000 - 6102	CHEMICALS	12/22/2025	\$800.00
Line Item Total													\$7,236.05
288685	12/26/2025	Cleared	12/31/2025	\$50.00	80877	Invoice	2426	ALVERNO COLLEGE	Payroll Run 1 - Warrant 2526B1	10 - 2312	WAGE GARNISHMENTS	12/24/2025	\$50.00
288695	12/26/2025	Cleared	1/2/2026	\$991.41	414471846512 2025	Invoice	884	AT&T	mnthly serv 12/13-1/12/26 prev	10210000 - 6306	TELECOMMUNICATIONS	12/8/2025	\$340.49
										10220000 - 6306	TELECOMMUNICATIONS	12/8/2025	\$180.26

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28869	12/26/2025	Cleared	1/2/2026	\$991.41	414471846512025	Invoice	884	AT&T	mnthly serv 12/13-1/12/26 prev	22355000 - 6306	TELECOMMUNICATIONS	12/8/2025	\$240.34
										26360000 - 6306	TELECOMMUNICATIONS	12/8/2025	\$10.01
										34345000 - 6306	TELECOMMUNICATIONS	12/8/2025	\$110.16
										35510000 - 6306	TELECOMMUNICATIONS	12/8/2025	\$20.03
										50816921 - 6306	TELECOMMUNICATIONS	12/8/2025	\$30.04
										51830000 - 6306	TELECOMMUNICATIONS	12/8/2025	\$60.08
											Line Item Total		\$991.41
28870	12/26/2025	Cleared	12/31/2025	\$3,248.59	287291821829X121525	Invoice	1148	AT&T MOBILITY	Nov 08 - Dec 07 2025 Wireless	10210000 - 6306	TELECOMMUNICATIONS	12/31/2025	\$3,248.59
28871	12/26/2025	Cleared	12/31/2025	\$612.50	224012	Invoice	2319	AYRES ASSOCIATES INC	Parks & Open Space Plan Consul	34345000 - 6203	CONSULTING SERVICES	12/22/2025	\$612.50
28872	12/26/2025	Cleared	1/5/2026	\$21.50	01012026	Invoice	1029	BENISTAR UA 6803	Benistar January 2026	16190000 - 6209	CLAIMS ADMINISTRATION	12/19/2025	\$21.50
28873	12/26/2025	Cleared	12/30/2025	\$76.47	999101779852	Invoice	1010	CENGAGE LEARNING INC	2025 Book Alp*	35510103 - 6006	BOOKS AND PERIODICALS	12/22/2025	\$76.47
28874	12/26/2025	Cleared	12/29/2025	\$619.50	626104	Invoice	384	COREY OIL LTD	250 GAL DEF	20 - 1501	GENERAL INVENTORY	12/18/2025	\$619.50
28875	12/26/2025	Cleared	1/2/2026	\$101.63	IN0272631	Invoice	1721	EDER FLAG MFG COMPANY INC	Engine Flags	10220000 - 6008	OTHER SUPPLIES	12/22/2025	\$101.63
28876	12/26/2025	Outstanding		\$104.65	MILES KING APR 25	Invoice	1316	EMPLOYEES	MILEAGE REIMBURSEMENT E KING A	10410000 - 6002	PROFESSIONAL DEVELOPMENT	12/8/2025	\$5.60
					MILES KING AUG 25	Invoice	1316	EMPLOYEES	MILEAGE REIMBURSEMENT E KING A	10410000 - 6002	PROFESSIONAL DEVELOPMENT	12/8/2025	\$5.60
					MILES KING DEC 25	Invoice	1316	EMPLOYEES	MILEAGE REIMBURSEMENT E KING A	10410000 - 6002	PROFESSIONAL DEVELOPMENT	12/8/2025	\$5.60
					MILES KING JUN 25	Invoice	1316	EMPLOYEES	MILEAGE REIMBURSEMENT E KING A	10410000 - 6002	PROFESSIONAL DEVELOPMENT	12/8/2025	\$42.00

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28876	12/26/2025	Outstanding		\$104.65	MILES KING MAY 25	Invoice	1316	EMPLOYEES	MILEAGE REIMBURSEMENT E KING A	10410000 - 6002	PROFESSIONAL DEVELOPMENT	12/8/2025	\$18.90
					MILES KING NOV 25	Invoice	1316	EMPLOYEES	MILEAGE REIMBURSEMENT E KING A	10410000 - 6002	PROFESSIONAL DEVELOPMENT	12/8/2025	\$23.80
					MILES KING OCT 25	Invoice	1316	EMPLOYEES	MILEAGE REIMBURSEMENT E KING A	10410000 - 6002	PROFESSIONAL DEVELOPMENT	12/8/2025	\$3.15
					Line Item Total								\$104.65
28877	12/26/2025	Cleared	1/21/2026	\$4.90	MILES HOFFMAN DEC 25	Invoice	1316	EMPLOYEES	Mileage reimbursement A Hoffma	10410000 - 6002	PROFESSIONAL DEVELOPMENT	12/8/2025	\$4.90
28878	12/26/2025	Cleared	12/29/2025	\$165.23	80876	Invoice	2420	FLORIDA STATE DISBURSEMENT UNIT	Payroll Run 1 - Warrant 2526B1	10 - 2312	WAGE GARNISHMENTS	12/24/2025	\$165.23
28879	12/26/2025	Cleared	1/2/2026	\$527.65	AR271370	Invoice	211	FORWARD TS	Copier charges 11/20/2025-12/1	10210000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$231.99
					AR271371	Invoice	211	FORWARD TS	Copier charges 11/20/2025-12/1	10210000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$104.33
					AR271372	Invoice	211	FORWARD TS	Copier charges 11/20/2025-12/1	10210000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$108.13
					AR271373	Invoice	211	FORWARD TS	Copier charges 11/20/2025-12/1	10410000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$83.20
					Line Item Total								\$527.65
28880	12/26/2025	Cleared	1/2/2026	\$2,107.54	12336608P	Invoice	339	JX ENTERPRISES INC	STOCK BRAKE PAD KITS	10220000 - 6206	EQUIPMENT REPAIRS	12/22/2025	\$1,483.57
					23114046P	Invoice	339	JX ENTERPRISES INC	STOCK BRAKE PAD KITS	20 - 1501	GENERAL INVENTORY	12/18/2025	\$623.97
					Line Item Total								\$2,107.54
28881	12/26/2025	Cleared	1/2/2026	\$270.16	X101126617	Invoice	188	KRIETE TRUCK CENTER MILWAUKEE INC	F613 - Ram assembly	10220000 - 6206	EQUIPMENT REPAIRS	12/22/2025	\$270.16
28882	12/26/2025	Cleared	1/2/2026	\$682.50	21CV7367 TRANSC 9 25	Invoice	2447	KRISTIN LYNN MENZIA	TRANSCRIPT CASE 21CV7367 09/16	10131000 - 6204	LEGAL SERVICES	12/8/2025	\$682.50
28883	12/26/2025	Cleared	1/8/2026	\$2,609.01	508143452	Invoice	333	MIDWEST TAPE	2025 jcd	35510104 - 6006	BOOKS AND PERIODICALS	12/22/2025	\$27.72
					508143453	Invoice	333	MIDWEST TAPE	2025 jcd	35510103 - 6006	BOOKS AND PERIODICALS	12/22/2025	\$1,197.94

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28883	12/26/2025	Cleared	1/8/2026	\$2,609.01	508143454	Invoice	333	MIDWEST TAPE	2025 jcd	35510104 - 6006	BOOKS AND PERIODICALS	12/22/2025	\$56.79
					508143480	Invoice	333	MIDWEST TAPE	2025 jcd	35510104 - 6006	BOOKS AND PERIODICALS	12/22/2025	\$16.19
					508161405	Invoice	333	MIDWEST TAPE	2025 jcd	35510103 - 6006	BOOKS AND PERIODICALS	12/22/2025	\$1,310.37
					Line Item Total								\$2,609.01
28884	12/26/2025	Cleared	1/12/2026	\$11,392.88	2373	Invoice	337	MILWAUKEE AREA DOMESTIC ANIMAL CONTROL	1st QUARTER OPERATING COSTS -	10191000 - 6099	OTHER EXPENSES	12/8/2025	\$11,392.88
28885	12/26/2025	Cleared	1/8/2026	\$150.00	25-33481 Bailey Bail	Invoice	187	MILWAUKEE COUNTY CLERK OF CIRCUIT COURT	Bailey, Tiarra A (F/B 9/7/04)	10 - 2501	DUE BAIL	12/31/2025	\$150.00
28886	12/26/2025	Cleared	12/29/2025	\$585,793.65	1001547	Invoice	189	MILWAUKEE METRO SEWER DISTRICT	MMSD DST 4	51830000 - 6214	WASTEWATER TREATMENT SERVICES	12/5/2025	\$551,940.49
					1001560	Invoice	189	MILWAUKEE METRO SEWER DISTRICT	MMSD DST 4	51830000 - 6214	WASTEWATER TREATMENT SERVICES	12/5/2025	\$33,853.16
					Line Item Total								\$585,793.65
28887	12/26/2025	Cleared	1/2/2026	\$637.00	26363	Invoice	1938	NEWPORT NETWORK SOLUTIONS INC	KEY FOBS - BOX OF 100	22355000 - 6205	BLDING & INFRSTRCTRE REPAIRS	12/22/2025	\$637.00
28888	12/26/2025	Cleared	12/30/2025	\$201.24	3440034000-2025	Invoice	99999	ONE TIME VENDOR	3440034000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$201.24
28889	12/26/2025	Cleared	12/30/2025	\$7.00	12172025-2	Invoice	99999	ONE TIME VENDOR	Witness fee 12/17 Muni court	10130000 - 6099	OTHER EXPENSES	12/18/2025	\$7.00
28891	12/26/2025	Outstanding		\$104.17	3380041000-2025	Invoice	99999	ONE TIME VENDOR	3380041000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$104.17
28892	12/26/2025	Cleared	12/29/2025	\$50.17	3700117000-2025	Invoice	99999	ONE TIME VENDOR	3700117000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$50.17
28893	12/26/2025	Cleared	1/6/2026	\$962.20	3450519000-2025	Invoice	99999	ONE TIME VENDOR	3450519000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$962.20
28894	12/26/2025	Cleared	12/31/2025	\$665.84	3700160000-2025	Invoice	99999	ONE TIME VENDOR	3700160000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$665.84

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28895	12/26/2025	Cleared	12/29/2025	\$1,790.43	3450480000-2025	Invoice	99999	ONE TIME VENDOR	3450480000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$1,790.43
28896	12/26/2025	Outstanding		\$7.00	12122025	Invoice	99999	ONE TIME VENDOR	Witness fee 12/10 Muni court	10130000 - 6099	OTHER EXPENSES	12/15/2025	\$7.00
28897	12/26/2025	Cleared	1/5/2026	\$181.05	3320085000-2025	Invoice	99999	ONE TIME VENDOR	3320085000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$181.05
28898	12/26/2025	Cleared	1/5/2026	\$180.28	3320084000-2025	Invoice	99999	ONE TIME VENDOR	3320084000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$180.28
28899	12/26/2025	Cleared	12/29/2025	\$660.89	3450740000-2025	Invoice	99999	ONE TIME VENDOR	3450740000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$660.89
28900	12/26/2025	Cleared	1/6/2026	\$1,190.38	80830	Invoice	99999	ONE TIME VENDOR	UB 110535 2314 114TH	50 - 1350	UTILITY ACCOUNTS RECEIVABLE	12/18/2025	\$1,190.38
28901	12/26/2025	Cleared	12/31/2025	\$233.71	3440275000-2025	Invoice	99999	ONE TIME VENDOR	3440275000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$233.71
28902	12/26/2025	Cleared	1/5/2026	\$2,656.52	3450576000-2025	Invoice	99999	ONE TIME VENDOR	3450576000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$2,656.52
28903	12/26/2025	Cleared	1/2/2026	\$627.08	3830245000-2025	Invoice	99999	ONE TIME VENDOR	3830245000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$627.08
28904	12/26/2025	Cleared	12/31/2025	\$27.00	3440650000-2025	Invoice	99999	ONE TIME VENDOR	3440650000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$27.00
28905	12/26/2025	Cleared	12/31/2025	\$231.13	3330431000-2025	Invoice	99999	ONE TIME VENDOR	3330431000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$231.13
28906	12/26/2025	Cleared	12/30/2025	\$7.00	12172025	Invoice	99999	ONE TIME VENDOR	Witness fee 12/17 Muni court	10130000 - 6099	OTHER EXPENSES	12/18/2025	\$7.00
28907	12/26/2025	Cleared	1/6/2026	\$43.84	3760182000-2025	Invoice	99999	ONE TIME VENDOR	3760182000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$43.84
28908	12/26/2025	Outstanding		\$7.00	12102025	Invoice	99999	ONE TIME VENDOR	Witness fee 12/10 Muni court	10130000 - 6099	OTHER EXPENSES	12/15/2025	\$7.00

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289095	12/26/2025	Cleared	12/30/2025	\$1,039.64	3840067000-2025	Invoice	99999	ONE TIME VENDOR	3840067000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$1,039.64
289105	12/26/2025	Cleared	12/29/2025	\$357.45	3440329000-2025	Invoice	99999	ONE TIME VENDOR	3440329000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$357.45
289115	12/26/2025	Cleared	12/30/2025	\$333.11	3820467000-2025	Invoice	99999	ONE TIME VENDOR	3820467000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$333.11
289125	12/26/2025	Cleared	12/29/2025	\$394.41	3430546000-2025	Invoice	99999	ONE TIME VENDOR	3430546000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$394.41
289135	12/26/2025	Outstanding		\$164.92	2200120000-2025	Invoice	99999	ONE TIME VENDOR	2200120000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$164.92
289145	12/26/2025	Cleared	12/30/2025	\$360.45	3830066000-2025	Invoice	99999	ONE TIME VENDOR	3830066000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$360.45
289155	12/26/2025	Outstanding		\$484.23	3410105000-2025	Invoice	99999	ONE TIME VENDOR	3410105000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$484.23
289165	12/26/2025	Cleared	12/30/2025	\$2,864.74	3709999000-2025	Invoice	99999	ONE TIME VENDOR	3709999000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$2,864.74
289175	12/26/2025	Cleared	12/30/2025	\$175.12	3310228000-2025	Invoice	99999	ONE TIME VENDOR	3310228000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$175.12
289185	12/26/2025	Cleared	1/8/2026	\$149.20	3300295000-2025	Invoice	99999	ONE TIME VENDOR	3300295000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$149.20
289195	12/26/2025	Cleared	12/31/2025	\$454.95	2210007000-2025	Invoice	99999	ONE TIME VENDOR	2210007000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/24/2025	\$454.95
289205	12/26/2025	Cleared	1/5/2026	\$32,530.93	81515	Invoice	2331	PGS SIGNAL & LIGHTING LLC	24-91 C WAUWATOSA, LIGHTING CO	12325000 - 7001	FIXED ASSET	12/2/2025	\$32,530.93
289215	12/26/2025	Outstanding		\$255.00	80869	Invoice	217	POLICE SUPERVISORY UNION DUES	Payroll Run 1 - Warrant 2526B1	10 - 2315	UNION DUES - POLICE SUP	12/24/2025	\$255.00
289235	12/26/2025	Cleared	1/2/2026	\$73.50	4938666	Invoice	243	SCHWAAB INC	Date Received Stamp	10120000 - 6003	OFFICE SUPPLIES	12/17/2025	\$73.50

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28924	12/26/2025	Cleared	12/29/2025	\$539.90	80875	Invoice	1630	STATE DISBURSEMENT UNIT	Payroll Run 1 - Warrant 2526B1	10 - 2312	WAGE GARNISHMENTS	12/24/2025	\$539.90
28925	12/26/2025	Cleared	12/31/2025	\$1,800.00	045-541563	Invoice	906	TYLER TECHNOLOGIES INC	Enterprise Permitting and Lice	24144000 - 6410	SOFTWARE LICENSING	12/19/2025	\$1,800.00
28926	12/26/2025	Cleared	12/31/2025	\$198.03	344282	Invoice	307	WESTERN STATES ENVELOPE & LABEL	Envelopes Qty 3500 Cemetery	10151000 - 6003	OFFICE SUPPLIES	12/8/2025	\$198.03
28927	12/26/2025	Cleared	12/29/2025	\$1,999.92	80874	Invoice	368	WI SUPPORT COLLECTIONS TRUST FUND	Payroll Run 1 - Warrant 2526B1	10 - 2312	WAGE GARNISHMENTS	12/24/2025	\$1,999.92
28928	12/26/2025	Cleared	12/29/2025	\$1,339,492.76	395-0000416982	Invoice	1347	WISCONSIN DEPARTMENT OF TRANSPORTATION	C WAUWATOSA, NORTH AVE 213-50-	12315001 - 7001	FIXED ASSET	12/22/2025	\$281,462.49
										12325000 - 7001	FIXED ASSET	12/22/2025	\$10,187.47
										12320000 - 7001	FIXED ASSET	12/22/2025	-\$13,999.78
										12315003 - 7001	FIXED ASSET	12/22/2025	\$37,822.57
										52840000 - 7001	FIXED ASSET	12/22/2025	\$458,314.36
										51830000 - 7001	FIXED ASSET	12/22/2025	\$143,527.65
										12340000 - 6104	TREES, SHRUBS, FLOWERS	12/22/2025	\$20,247.81
					395-0000416983	Invoice	1347	WISCONSIN DEPARTMENT OF TRANSPORTATION	C WAUWATOSA, NORTH AVE 213-50-	12315005 - 7001	FIXED ASSET	12/22/2025	\$310,025.70
										50814673 - 7001	FIXED ASSET	12/22/2025	\$56,912.74
										50814675 - 7001	FIXED ASSET	12/10/2025	-\$22.50
					395-0000420770	Credit Memo	1347	WISCONSIN DEPARTMENT OF TRANSPORTATION	C WAUWATOSA, NORTH AVE 213-50-	51830000 - 7001	FIXED ASSET	12/10/2025	-\$2.19
										51830000 - 7001	FIXED ASSET	12/10/2025	-\$3.80
										51830000 - 7001	FIXED ASSET	12/10/2025	-\$3.80
					395-0000420921	Invoice	1347	WISCONSIN DEPARTMENT OF TRANSPORTATION	C WAUWATOSA, NORTH AVE 213-50-	12315001 - 7001	FIXED ASSET	12/10/2025	\$80.99
										12325000 - 7001	FIXED ASSET	12/10/2025	\$11.80
										12320000 - 7001	FIXED ASSET	12/10/2025	\$0.58
										12315003 - 7001	FIXED ASSET	12/10/2025	\$13.47
										12320000 - 7001	FIXED ASSET	12/10/2025	\$6.49
										52840000 - 7001	FIXED ASSET	12/10/2025	\$72.58
										52840000 - 7001	FIXED ASSET	12/10/2025	\$72.58

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28928	12/26/2025	Cleared	12/29/2025	\$1,339,492.76	395-0000420921	Invoice	1347	WISCONSIN DEPARTMENT OF TRANSPORTATION	C WAUWATOSA, NORTH AVE 213-50-	51830000 - 7001	FIXED ASSET	12/10/2025	\$1.83	

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28930	12/29/2025	Cleared	12/29/2025	\$3,300.50	DENTAL 12/29/25	Direct Disbursement	941	HUMANA	DENTAL THROUGH 12/27/25	17190000 - 6403	CLAIMS	12/29/2025	\$3,300.50
28931	1/2/2026	Cleared	1/2/2026	\$603,141.88	DEP JAN 2026	Direct Disbursement	1302	DEPOSITORY TRUST COMPANY	DEPOSITORY TRUST JANUARY 2026	50 - 2801	BONDS PAYABLE - CURRENT	1/2/2026	\$485,000.00
										50810427 - 6405	DEBT SERVICE INTEREST	1/2/2026	\$118,141.88
Line Item Total													\$603,141.88
28932	12/31/2025	Cleared	1/2/2026	\$201,020.07	UH 12/31/25	Direct Disbursement	933	UNITED HEALTHCARE	HEALTH CLAIMS	16190000 - 6403	CLAIMS	12/31/2025	\$201,020.07
28933	12/31/2025	Cleared	1/2/2026	\$5,403.16	UH FLEX 12/31/25	Direct Disbursement	933	UNITED HEALTHCARE	FLEXIBLE SPENDING	10 - 2316	FLEXIBLE SPENDING	12/31/2025	\$5,403.16
28934	1/2/2026	Cleared	1/7/2026	\$875.00	104060	Invoice	1303	EHLERS & ASSOCIATES INC	Analysis of 2825 Mayfair redev	36 - 1550	PREPAIDS	12/8/2025	\$875.00
28935	1/2/2026	Cleared	1/6/2026	\$149.95	BOOT REIM CONKLIN 25	Invoice	1316	EMPLOYEES	SAFETY BOOT REIMBURSEMENT T CO	22355000 - 6007	CLOTHING	12/8/2025	\$149.95
28937	1/2/2026	Outstanding		\$357.51	2950398000-2025A	Invoice	99999	ONE TIME VENDOR	2950398000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/30/2025	\$357.51
28938	1/2/2026	Cleared	1/8/2026	\$236.26	4060274000-2025	Invoice	99999	ONE TIME VENDOR	4060274000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/30/2025	\$236.26
28940	1/2/2026	Cleared	1/12/2026	\$139.06	3820016000-2025	Invoice	99999	ONE TIME VENDOR	3820016000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/30/2025	\$139.06
28941	1/2/2026	Cleared	1/15/2026	\$6,500.00	Ref BR2025-0270	Invoice	99999	ONE TIME VENDOR	Refund for double permit fee,	10620000 - 4450	BUILDING PERMITS	12/30/2025	\$6,500.00
28942	1/2/2026	Cleared	1/7/2026	\$25.00	BEHR COLLECTION FEE	Invoice	99999	ONE TIME VENDOR	OVERPAYMENT BEHR RETURN COLLEC	10330000 - 4636	RESIDENTIAL COLLECTION	12/23/2025	\$25.00
28943	1/2/2026	Cleared	1/8/2026	\$200.34	3440248000-2025	Invoice	99999	ONE TIME VENDOR	3440248000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/30/2025	\$200.34
28944	1/2/2026	Cleared	1/15/2026	\$4,575.88	3310219000-2025	Invoice	99999	ONE TIME VENDOR	3310219000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/30/2025	\$4,575.88

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28945	1/2/2026	Outstanding		\$322.66	4090033000-2025	Invoice	99999	ONE TIME VENDOR	4090033000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/30/2025	\$322.66
28946	1/2/2026	Outstanding		\$724.25	3440533000-2025	Invoice	99999	ONE TIME VENDOR	3440533000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/30/2025	\$724.25
28947	1/2/2026	Cleared	1/20/2026	\$1,709.16	2950142000-2025	Invoice	99999	ONE TIME VENDOR	2950142000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/30/2025	\$1,709.16
28948	1/2/2026	Cleared	1/6/2026	\$2,478.06	MKE ULT CLUB OCT/NOV	Invoice	99999	ONE TIME VENDOR	FLOOD REFUND - MILW ULTIMATE C	34345000 - 4645	FIELD RENTAL	10/29/2025	\$2,478.06
28949	1/2/2026	Cleared	1/8/2026	\$137.61	3430264000-2025	Invoice	99999	ONE TIME VENDOR	3430264000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/30/2025	\$137.61
28950	1/2/2026	Cleared	1/9/2026	\$4,584.36	3770147000-2025	Invoice	99999	ONE TIME VENDOR	3770147000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/30/2025	\$4,584.36
28951	1/2/2026	Outstanding		\$25.00	REFUND - S GUENTHER	Invoice	99999	ONE TIME VENDOR	CANCELLED - RETURN COLLECTION	10330000 - 4636	RESIDENTIAL COLLECTION	12/22/2025	\$25.00
28952	1/2/2026	Outstanding		\$257.24	3430479000-2025	Invoice	99999	ONE TIME VENDOR	3430479000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/30/2025	\$257.24
28953	1/2/2026	Outstanding		\$350.00	2026 SEASON DONATION	Invoice	99999	ONE TIME VENDOR	COUNTY GROUNDS PARK	10111000 - 6609	DEPARTMENT SPECIFIC	12/8/2025	\$350.00
28954	1/2/2026	Cleared	1/12/2026	\$2,024.45	3450735000-2025	Invoice	99999	ONE TIME VENDOR	3450735000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/30/2025	\$2,024.45
28955	1/2/2026	Cleared	1/9/2026	\$160.42	3450694000-2025	Invoice	99999	ONE TIME VENDOR	3450694000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/30/2025	\$160.42
28956	1/2/2026	Outstanding		\$290.00	PLAYBILL AD 2026	Invoice	99999	ONE TIME VENDOR	SPRING AND FALL 2026 PLAYBILL	10111000 - 6609	DEPARTMENT SPECIFIC	12/8/2025	\$290.00
28957	1/2/2026	Cleared	1/5/2026	\$1,880,987.91	81516	Invoice	2430	SUPER EXCAVATORS INC	25-07 WATERTOWN PLANK RD & N 1	50814675 - 7001	FIXED ASSET	12/11/2025	\$116,330.35
										50814677 - 7001	FIXED ASSET	12/11/2025	\$17,020.20
										50814673 - 7001	FIXED ASSET	12/11/2025	\$44,177.85
										51830000 - 7001	FIXED ASSET	12/11/2025	\$39,475.36

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28957	1/2/2026	Cleared	1/5/2026	\$1,880,987.91	81516	Invoice	2430	SUPER EXCAVATORS INC	25-07 WATERTOWN PLANK RD & N 1	52840000 - 7001	FIXED ASSET	12/11/2025	\$1,319,723.51
										12325000 - 7001	FIXED ASSET	12/11/2025	\$17,330.85
										12315001 - 7001	FIXED ASSET	12/11/2025	\$326,929.79
										Line Item Total			\$1,880,987.91
28958	1/2/2026	Cleared	1/9/2026	\$300.00	PLAYBILL AD 2026	Invoice	302	WAUWATOSA WEST HIGH SCHOOL	SPRING&FALL 26 PLAYBILL AD WES	10111000 - 6609	DEPARTMENT SPECIFIC	12/8/2025	\$300.00
28959	1/2/2026	Cleared	1/5/2026	\$71,879.55	395-0000416973	Invoice	1347	WISCONSIN DEPARTMENT OF TRANSPORTATION	C WAUWATOSA, NORTH AVE 213-50-	12315005 - 7001	FIXED ASSET	12/10/2025	\$17,445.04
										52840000 - 7001	FIXED ASSET	12/10/2025	\$1,246.08
										50814673 - 7001	FIXED ASSET	12/10/2025	\$6,230.39
					395-0000416974	Invoice	1347	WISCONSIN DEPARTMENT OF TRANSPORTATION	C WAUWATOSA, NORTH AVE 213-50-	12315005 - 7001	FIXED ASSET	12/10/2025	\$16,451.85
										52840000 - 7001	FIXED ASSET	12/10/2025	\$1,175.13
										50814673 - 7001	FIXED ASSET	12/10/2025	\$5,875.67
					395-0000416979	Invoice	1347	WISCONSIN DEPARTMENT OF TRANSPORTATION	C WAUWATOSA, NORTH AVE 213-50-	12315001 - 7001	FIXED ASSET	12/10/2025	\$7,311.08
										52840000 - 7001	FIXED ASSET	12/10/2025	\$2,249.55
										51830000 - 7001	FIXED ASSET	12/10/2025	\$5,623.91
										50814673 - 7001	FIXED ASSET	12/10/2025	\$8,270.85
										Line Item Total			\$71,879.55
28960	1/5/2026	Cleared	1/6/2026	\$7,381.76	DENTAL 1/5/26	Direct Disbursement	941	HUMANA	DENTAL THROUGH 1/3/26	17190000 - 6403	CLAIMS	1/5/2026	\$7,381.76
28964	1/9/2026	Cleared	1/9/2026	\$2,800.00	81779	Direct Disbursement	299	WAUWATOSA POLICEMENS NSU BARG	Payroll Run 1 - Warrant 2601B1	10 - 2314	UNION DUES - WPOA	12/31/2025	\$2,800.00
28965	1/9/2026	Cleared	1/9/2026	\$119.98	81780	Direct Disbursement	312	WISCONSIN DEPT OF REVENUE	Payroll Run 1 - Warrant 2601B1	10 - 2312	WAGE GARNISHMENTS	12/31/2025	\$119.98
28966	1/7/2026	Cleared	1/8/2026	\$209,758.21	UH 1/7/26	Direct Disbursement	933	UNITED HEALTHCARE	HEALTH CLAIMS	16190000 - 6403	CLAIMS	1/7/2026	\$209,758.21

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28967	1/7/2026	Cleared	1/8/2026	\$4,529.50	UH FLEX 1/7/26	Direct Disbursement	933	UNITED HEALTHCARE	FLEXIBLE SPENDING	10 - 2316	FLEXIBLE SPENDING	1/7/2026	\$4,529.50
28968	1/7/2026	Cleared	1/8/2026	\$63,632.36	AEGIS 1/7/26	Direct Disbursement	1099	AEGIS CORPORATION	WORK COMP FUNDING 12/1/25 - 12	19190210 - 6403	CLAIMS	1/7/2026	\$58,535.05
										19190220 - 6403	CLAIMS	1/7/2026	\$2,715.56
										19190300 - 6403	CLAIMS	1/7/2026	\$678.75
										19190355 - 6403	CLAIMS	1/7/2026	\$916.67
										19190625 - 6403	CLAIMS	1/7/2026	\$786.33
										Line Item Total			\$63,632.36
28969	1/8/2026	Cleared	1/16/2026	\$228.59	PSO015898	Invoice	2138	1ST CHOICE EQUIPMENT, LLC	R-51 ELEMENTS & FILTERS	20335000 - 6009	REPAIR PARTS	12/31/2025	\$228.59
28970	1/8/2026	Cleared	1/13/2026	\$4,410.56	54334	Invoice	617	ABT MAILCOM	Mailing Bills	50815903 - 6004	PRINTING AND DUPLICATION	12/31/2025	\$694.40
										50815903 - 6004	PRINTING AND DUPLICATION	12/31/2025	\$7.28
										50815903 - 6004	PRINTING AND DUPLICATION	12/31/2025	\$100.24
										50815903 - 6013	POSTAGE	12/31/2025	\$3,608.64
										Line Item Total			\$4,410.56
28971	1/8/2026	Cleared	1/12/2026	\$21,535.17	105750	Invoice	766	ALL CITY MANAGEMENT SERVICES INC	Crossing Guard Services 2025	10230000 - 6202	GENERAL SERVICES	12/29/2025	\$13,931.43
					106080	Invoice	766	ALL CITY MANAGEMENT SERVICES INC	Crossing Guard Services 2025	10230000 - 6202	GENERAL SERVICES	12/31/2025	\$7,603.74
										Line Item Total			\$21,535.17
28972	1/8/2026	Cleared	1/21/2026	\$15.72	81784	Invoice	2426	ALVERNO COLLEGE	Payroll Run 1 - Warrant 2601B1	10 - 2312	WAGE GARNISHMENTS	12/31/2025	\$15.72
28973	1/8/2026	Cleared	1/20/2026	\$8,094.00	41405	Invoice	2322	B&B TRAILERS, INC	Trailer	50814673 - 7001	FIXED ASSET	12/31/2025	\$8,094.00
28974	1/8/2026	Outstanding		\$200.00	2026 Membership Dues	Invoice	1777	BADGER MOTOR OFFICER'S ASSOCIATION INC	2026 Dues: Wex/Salyers/Mork-Ca	10210109 - 6005	MEMBERSHIPS AND DUES	1/1/2026	\$200.00

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28975	1/8/2026	Cleared	1/13/2026	\$19,490.00	SRVCE000000061138	Invoice	418	BAYCOM INC	Radio Maintenance Renewal	24144000 - 6417	HARDWARE MAINTENANCE	1/5/2026	\$19,490.00
28976	1/8/2026	Cleared	1/15/2026	\$55.80	753877	Invoice	39	BILLS POWER CENTER INC	R-41 FUEL PUMP KIT	20335000 - 6009	REPAIR PARTS	12/31/2025	\$55.80
28977	1/8/2026	Cleared	1/12/2026	\$18,840.00	15205	Invoice	2252	BLOOM COMPANIES LLC	2025 Construction Inspection	12902000 - 6099	OTHER EXPENSES	12/31/2025	\$18,840.00
28978	1/8/2026	Cleared	1/20/2026	\$24,395.00	154704	Invoice	694	BLUE RIBBON ORGANICS	2025 Yard Waste Management Ser	10340000 - 6202	GENERAL SERVICES	12/31/2025	\$24,395.00
28979	1/8/2026	Cleared	1/13/2026	\$17,064.32	87526	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	Blanket order for Boelter & Li	32515000 - 6207	MARKETING SERVICES	12/15/2025	\$1,142.40
					87527	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	Blanket order for Boelter & Li	32515000 - 6207	MARKETING SERVICES	12/15/2025	\$2,906.25
					87530	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	Blanket order for Boelter & Li	32515000 - 6207	MARKETING SERVICES	12/15/2025	\$950.00
					87532	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	Blanket order for Boelter & Li	32515000 - 6207	MARKETING SERVICES	12/15/2025	\$515.67
					87533	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	Blanket order for Boelter & Li	32515000 - 6207	MARKETING SERVICES	12/15/2025	\$528.75
					87535	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	Blanket order for Boelter & Li	32515000 - 6207	MARKETING SERVICES	12/15/2025	\$1,120.00
					87536	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	Blanket order for Boelter & Li	32515000 - 6207	MARKETING SERVICES	12/15/2025	\$6,407.50
					87537	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	Blanket order for Boelter & Li	32515000 - 6207	MARKETING SERVICES	12/15/2025	\$503.75
					87538	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	Blanket order for Boelter & Li	32515000 - 6207	MARKETING SERVICES	12/15/2025	\$750.00
					87539	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	Blanket order for Boelter & Li	32515000 - 6207	MARKETING SERVICES	12/15/2025	\$547.50

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28979	1/8/2026	Cleared	1/13/2026	\$17,064.32	87540	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	Blanket order for Boelter & Li	32515000 - 6207	MARKETING SERVICES	12/15/2025	\$638.75
					87543	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	Blanket order for Boelter & Li	32515000 - 6207	MARKETING SERVICES	12/15/2025	\$1,053.75
Line Item Total													\$17,064.32
28980	1/8/2026	Cleared	1/14/2026	\$13,400.69	20251223000049	Invoice	53	CARE PLUS DENTAL PLANS INC	Care Plus Premiums January	17190000 - 6408	INSURANCE PREMIUMS	1/6/2026	\$13,400.69
28981	1/8/2026	Cleared	1/14/2026	\$2,834.57	51459 12/25	Invoice	1124	CHICAGO PARTS AND SOUND LLC	12/25 FLEET PARTS	20335000 - 6009	REPAIR PARTS	12/31/2025	\$727.10
										20 - 2101	SUSPENSE GENERAL	12/31/2025	-\$11.00
										20 - 1501	GENERAL INVENTORY	12/31/2025	\$2,118.47
Line Item Total													\$2,834.57
28982	1/8/2026	Cleared	1/13/2026	\$2,367.50	25-2102	Invoice	1991	CITY SCREEN PRINT & EMBROIDERY	Annual Clothing Order	50816921 - 6007	CLOTHING	12/31/2025	\$2,367.50
28983	1/8/2026	Cleared	1/13/2026	\$308.56	Y285146	Invoice	606	CORE & MAIN LP	Supplies for Mains	50814673 - 6008	OTHER SUPPLIES	12/31/2025	\$308.56
28984	1/8/2026	Cleared	1/13/2026	\$1,309.60	626565	Invoice	384	COREY OIL LTD	55 GAL 5W40	20 - 1501	GENERAL INVENTORY	12/31/2025	\$1,309.60
28985	1/8/2026	Cleared	1/13/2026	\$2,715.00	14050	Invoice	410	CROWLEY CONSTRUCTION CORPORATION	Temp Stop Bars	12320000 - 7001	FIXED ASSET	12/19/2025	\$2,715.00
28986	1/8/2026	Cleared	1/14/2026	\$2,474.51	F6-251212766	Invoice	851	CUMMINS SALES AND SERVICES	maintenance of equipment	50812632 - 6202	GENERAL SERVICES	12/31/2025	\$1,011.68
					F6-251212767	Invoice	851	CUMMINS SALES AND SERVICES	maintenance of equipment	50812632 - 6202	GENERAL SERVICES	12/31/2025	\$1,462.83
Line Item Total													\$2,474.51
28987	1/8/2026	Outstanding		\$47,045.00	00057864	Invoice	2126	DAAR CORPORATION	2025 Construction Inspection S	12902000 - 6099	OTHER EXPENSES	12/31/2025	\$47,045.00

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28988	1/8/2026	Cleared	1/13/2026	\$5,533.75	0711.10964	Invoice	1093	DEVNET	Qtrly support 12/25-2/26	24144000 - 6410	SOFTWARE LICENSING	12/31/2025	\$5,533.75
28989	1/8/2026	Cleared	1/14/2026	\$372.45	251 2 76501	Invoice	237	DIGGERS HOTLINE INC	2025 Diggers Hotline	50816923 - 6202	GENERAL SERVICES	12/31/2025	\$93.11
										51830000 - 6202	GENERAL SERVICES	12/31/2025	\$93.11
										10325000 - 6202	GENERAL SERVICES	12/31/2025	\$93.11
										52840000 - 6202	GENERAL SERVICES	12/31/2025	\$93.12
										Line Item Total			\$372.45
28990	1/8/2026	Cleared	1/14/2026	\$19,675.70	478574	Invoice	785	E.H. WOLF & SONS	7404.4 GAL DIESEL AT \$2.63683	20 - 1503	FUEL INVENTORY	12/31/2025	\$19,524.15
					478639	Invoice	785	E.H. WOLF & SONS	7404.4 GAL DIESEL AT \$2.63683	20335000 - 6009	REPAIR PARTS	12/31/2025	\$151.55
					Line Item Total			\$19,675.70					
28991	1/8/2026	Outstanding		\$126.63	MILES STEPHENS DEC25	Invoice	1316	EMPLOYEES	Mileage reimbursement L Stephe	10410000 - 6002	PROFESSIONAL DEVELOPMENT	12/8/2025	\$126.63
28992	1/8/2026	Cleared	1/14/2026	\$150.00	2026 PALMER SHOES	Invoice	1316	EMPLOYEES	PALMER SAFETY SHOES	20335000 - 6007	CLOTHING	1/6/2026	\$150.00
28993	1/8/2026	Outstanding		\$800.00	UA2601 San Felippo	Invoice	1316	EMPLOYEES	San Felippo Uni Allow - Optic,	10210000 - 5305	UNIFORM ALLOWANCE	1/6/2026	\$800.00
28994	1/8/2026	Cleared	1/20/2026	\$150.00	2025 BOOTS J KOCH	Invoice	1316	EMPLOYEES	2025 BOOTS J KOCH	34345000 - 6007	CLOTHING	12/30/2025	\$150.00
28995	1/8/2026	Cleared	1/13/2026	\$395.74	UA2601 Trester	Invoice	1316	EMPLOYEES	Trester Uni Allow - Shirts x4,	10210000 - 5305	UNIFORM ALLOWANCE	1/6/2026	\$395.74
28996	1/8/2026	Cleared	1/12/2026	\$150.00	2025 FRAKER SHOES	Invoice	1316	EMPLOYEES	2025 FRAKER SAFETY SHOES	10310000 - 6007	CLOTHING	12/31/2025	\$150.00
28997	1/8/2026	Cleared	1/14/2026	\$300.00	BUSI1013 Rummel	Invoice	1316	EMPLOYEES	BUSI1013 Tuition Reimbursement	10220000 - 6022	TUITION REIMBURSEMENT	12/18/2025	\$300.00

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28998	1/8/2026	Cleared	1/13/2026	\$238.00	2025 WCWI WELLNESS	Invoice	1316	EMPLOYEES	2025 WCWI WELLNESS CONF	16190902 - 6002	PROFESSIONAL DEVELOPMENT	12/31/2025	\$238.00
28999	1/8/2026	Cleared	1/16/2026	\$150.00	2025 BOOTS J BACH	Invoice	1316	EMPLOYEES	2025 BOOTS J BACH	10340000 - 6007	CLOTHING	12/30/2025	\$150.00
29000	1/8/2026	Cleared	1/20/2026	\$20.16	MILES LEE DEC 25	Invoice	1316	EMPLOYEES	Mileage reimbursement P Lee D	10410000 - 6002	PROFESSIONAL DEVELOPMENT	12/8/2025	\$20.16
29001	1/8/2026	Cleared	1/14/2026	\$133.00	25WCWI WELLNESS CONF	Invoice	1316	EMPLOYEES	2025 WCWI WELLNESS CONF	16190902 - 6002	PROFESSIONAL DEVELOPMENT	12/31/2025	\$133.00
29002	1/8/2026	Outstanding		\$300.00	COM212 Blair	Invoice	1316	EMPLOYEES	COM212 Tuition Reimbursement (10220000 - 6022	TUITION REIMBURSEMENT	12/18/2025	\$300.00
29003	1/8/2026	Cleared	1/9/2026	\$51.45	81840	Invoice	1316	EMPLOYEES	Class Reimbursement	10999000 - 6099	OTHER EXPENSES	1/7/2026	\$51.45
29004	1/8/2026	Cleared	1/14/2026	\$150.00	2026 MCGRAIL SHOES	Invoice	1316	EMPLOYEES	MCGRAIL SAFETY SHOES	10325000 - 6007	CLOTHING	1/6/2026	\$150.00
29005	1/8/2026	Cleared	1/16/2026	\$2,392.18	0050182-IN	Invoice	1052	ENERGENECS INC	Work for County Tower PLC	50816932 - 6411	SOFTWARE MAINT	12/31/2025	\$2,392.18
29006	1/8/2026	Cleared	1/14/2026	\$4,600.40	S106657876.001	Invoice	1430	ETNA SUPPLY	Inventory	50 - 1501	GENERAL INVENTORY	12/31/2025	\$4,600.40
29007	1/8/2026	Cleared	1/14/2026	\$239,477.50	HFK30966	Invoice	88	EWALDS AUTOMOTIVE GROUP	2026 Ford Police Interceptor U	21 - 1550	PREPAIDS	1/6/2026	\$47,895.50
					HFK30967	Invoice	88	EWALDS AUTOMOTIVE GROUP	2026 Ford Police Interceptor U	21 - 1550	PREPAIDS	1/6/2026	\$47,895.50
					HFK30984	Invoice	88	EWALDS AUTOMOTIVE GROUP	2026 Ford Police Interceptor U	21 - 1550	PREPAIDS	1/6/2026	\$47,895.50
					HFK30985	Invoice	88	EWALDS AUTOMOTIVE GROUP	2026 Ford Police Interceptor U	21 - 1550	PREPAIDS	1/6/2026	\$47,645.50
								21 - 1550	PREPAIDS	1/6/2026	\$250.00		
					HFK30993	Invoice	88	EWALDS AUTOMOTIVE GROUP	2026 Ford Police Interceptor U	21 - 1550	PREPAIDS	1/6/2026	\$47,895.50
Line Item Total													\$239,477.50
29008	1/8/2026	Cleared	1/13/2026	\$372,672.33	8300022697	Invoice	2480	FAHRNER ASPHALT SEALERS LLC	CONTRACT 25-17 Crack Filling P	10315153 - 6202	GENERAL SERVICES	12/31/2025	\$372,672.33
29009	1/8/2026	Cleared	1/13/2026	\$1,641.70	WIMI3398809	Invoice	91	FASTENAL COMPANY	S-63 FLEET PARTS	20335000 - 6009	REPAIR PARTS	12/31/2025	\$46.20

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29009	1/8/2026	Cleared	1/13/2026	\$1,641.70	WIMI3398813	Invoice	91	FASTENAL COMPANY	S-63 FLEET PARTS	10320000 - 6008	OTHER SUPPLIES	12/31/2025	\$215.27
					WIMI3398955	Invoice	91	FASTENAL COMPANY	S-63 FLEET PARTS	20335000 - 6009	REPAIR PARTS	12/31/2025	\$221.04
					WIMI3398957	Invoice	91	FASTENAL COMPANY	S-63 FLEET PARTS	20335000 - 6009	REPAIR PARTS	12/31/2025	\$228.28
					WIMI3399555	Invoice	91	FASTENAL COMPANY	S-63 FLEET PARTS	20335000 - 6009	REPAIR PARTS	12/31/2025	\$280.65
					WIMI3399875	Invoice	91	FASTENAL COMPANY	S-63 FLEET PARTS	20335000 - 6009	REPAIR PARTS	12/31/2025	\$210.72
					WIMI3399876	Invoice	91	FASTENAL COMPANY	S-63 FLEET PARTS	20335000 - 6009	REPAIR PARTS	12/31/2025	\$233.76
					WIMI3399877	Invoice	91	FASTENAL COMPANY	S-63 FLEET PARTS	20335000 - 6009	REPAIR PARTS	12/31/2025	\$203.31
					WIMI3399878	Invoice	91	FASTENAL COMPANY	S-63 FLEET PARTS	20335000 - 6009	REPAIR PARTS	12/31/2025	\$2.47
Line Item Total												\$1,641.70	
29010	1/8/2026	Cleared	1/15/2026	\$529.15	WW079298	Invoice	519	FERGUSON ENTERPRISES	Supplies for Mains	50814673 - 6008	OTHER SUPPLIES	12/31/2025	\$529.15
29011	1/8/2026	Cleared	1/20/2026	\$455.83	0465816	Invoice	73	FERGUSON WATERWORKS #1476	Maint of Mains - Boot dryer	50814677 - 6008	OTHER SUPPLIES	12/31/2025	\$165.40
					0466738	Invoice	73	FERGUSON WATERWORKS #1476	Maint of Mains - Boot dryer	50814673 - 6008	OTHER SUPPLIES	12/31/2025	\$130.62
					0466739	Invoice	73	FERGUSON WATERWORKS #1476	Maint of Mains - Boot dryer	50814673 - 6008	OTHER SUPPLIES	12/31/2025	\$80.00
					0466744	Invoice	73	FERGUSON WATERWORKS #1476	Maint of Mains - Boot dryer	50814673 - 6008	OTHER SUPPLIES	12/31/2025	\$20.41
					0466745	Invoice	73	FERGUSON WATERWORKS #1476	Maint of Mains - Boot dryer	50814673 - 6008	OTHER SUPPLIES	12/31/2025	\$59.40
Line Item Total												\$455.83	
29012	1/8/2026	Cleared	1/20/2026	\$3,725.00	1225WPD	Invoice	1852	FIRST RESPONDERS PSYCHOLOGICAL SERVICES LLC	2025-12 December Debrief & Ind	10210000 - 6202	GENERAL SERVICES	12/31/2025	\$3,725.00
29013	1/8/2026	Cleared	1/12/2026	\$165.23	81783	Invoice	2420	FLORIDA STATE DISBURSEMENT UNIT	Payroll Run 1 - Warrant 2601B1	10 - 2312	WAGE GARNISHMENTS	12/31/2025	\$165.23
29014	1/8/2026	Cleared	1/13/2026	\$261.27	AR270629	Invoice	211	FORWARD TS	Copier charges 11/10/25 - 12/9	10130000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$32.18
										10140000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$14.67
										10150000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$62.68

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29014	1/8/2026	Cleared	1/13/2026	\$261.27	AR270629	Invoice	211	FORWARD TS	Copier charges 11/10/25 - 12/9	10610000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$2.72
										10615000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$0.06
										10620000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$48.26
										10625000 - 6004	PRINTING AND DUPLICATION	12/8/2025	\$100.70
											Line Item Total		\$261.27
29015	1/8/2026	Cleared	1/16/2026	\$23,886.49	00022668	Invoice	1036	FROEDTERT HEALTH INC	Wellness Coaching & Onsite Fit	16190000 - 6209	CLAIMS ADMINISTRATION	12/30/2025	\$16,150.00
										16190000 - 6403	CLAIMS	12/30/2025	\$6,048.99
					00022669	Invoice	1036	FROEDTERT HEALTH INC	Wellness Coaching & Onsite Fit	16190902 - 6203	CONSULTING SERVICES	12/30/2025	\$1,687.50
											Line Item Total		\$23,886.49
29016	1/8/2026	Cleared	1/13/2026	\$117,284.20	427852418299	Invoice	1593	GARLAND/DSB INC	Muellner South Building- Roof	12345000 - 7001	FIXED ASSET	1/7/2026	\$117,284.20
29017	1/8/2026	Cleared	1/12/2026	\$180.00	1m2502007-8	Invoice	110	GILES ENGINEERING ASSOCIATES INC	2025 BLANKET ORDER TO PROVIDE	12902000 - 6099	OTHER EXPENSES	12/31/2025	\$180.00
29018	1/8/2026	Cleared	1/14/2026	\$315.06	0358685	Invoice	2500	GOVERNMENT FORMS AND SUPPLIES LLC	EL-122M Election Envelopes	10142000 - 6004	PRINTING AND DUPLICATION	1/6/2026	\$315.06
29019	1/8/2026	Cleared	1/16/2026	\$3,735.47	PIMK0449785	Invoice	1223	JFTCO, INC	R-28 FUEL PUMP	20335000 - 6009	REPAIR PARTS	12/31/2025	\$305.86
					PIMK0449786	Invoice	1223	JFTCO, INC	R-28 FUEL PUMP	20335000 - 6009	REPAIR PARTS	12/31/2025	\$306.11
					PIMK0450105	Invoice	1223	JFTCO, INC	R-28 FUEL PUMP	10999000 - 6099	OTHER EXPENSES	12/31/2025	\$3,077.36
					PIMK0450106	Invoice	1223	JFTCO, INC	R-28 FUEL PUMP	20335000 - 6009	REPAIR PARTS	12/31/2025	\$327.08
					PIMK0450107	Invoice	1223	JFTCO, INC	R-28 FUEL PUMP	20335000 - 6009	REPAIR PARTS	12/31/2025	\$15.44
					PIMK0450108	Credit Memo	1223	JFTCO, INC	R-28 FUEL PUMP	20335000 - 6009	REPAIR PARTS	12/31/2025	-\$306.11
					PIMK0450393	Invoice	1223	JFTCO, INC	R-28 FUEL PUMP	20335000 - 6009	REPAIR PARTS	12/31/2025	\$9.73
											Line Item Total		\$3,735.47

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29020	1/8/2026	Cleared	1/14/2026	\$8,670.82	1961077	Invoice	1771	JOHNS DISPOSAL SERVICE INC	12/25 6YD GARBAGE FRONT	34345000 - 6202	GENERAL SERVICES	12/31/2025	\$265.00
					1975266	Invoice	1771	JOHNS DISPOSAL SERVICE INC	12/25 6YD GARBAGE FRONT	10330306 - 6202	GENERAL SERVICES	12/31/2025	\$8,405.82
					Line Item Total								\$8,670.82
29021	1/8/2026	Cleared	1/16/2026	\$10,039.85	1110114S	Invoice	339	JX ENTERPRISES INC	F219 - Turbo part & core / Cre	21330000 - 7001	FIXED ASSET	1/6/2026	\$7,660.00
					12335704P	Invoice	339	JX ENTERPRISES INC	F219 - Turbo part & core / Cre	10220000 - 6206	EQUIPMENT REPAIRS	12/29/2025	\$1,431.59
					12336621P	Invoice	339	JX ENTERPRISES INC	F219 - Turbo part & core / Cre	20335000 - 6009	REPAIR PARTS	12/31/2025	\$65.90
					1257182S	Invoice	339	JX ENTERPRISES INC	F219 - Turbo part & core / Cre	20335000 - 6206	EQUIPMENT REPAIRS	12/31/2025	\$717.25
					23110671P	Credit Memo	339	JX ENTERPRISES INC	F219 - Turbo part & core / Cre	20 - 2101	SUSPENSE GENERAL	12/31/2025	-\$494.99
					23111480P	Credit Memo	339	JX ENTERPRISES INC	F219 - Turbo part & core / Cre	20335000 - 6009	REPAIR PARTS	12/31/2025	-\$457.91
					23114082P	Invoice	339	JX ENTERPRISES INC	F219 - Turbo part & core / Cre	20335000 - 6009	REPAIR PARTS	12/31/2025	\$489.99
					23114211P	Invoice	339	JX ENTERPRISES INC	F219 - Turbo part & core / Cre	20335000 - 6009	REPAIR PARTS	12/31/2025	\$239.97
					23114218P	Invoice	339	JX ENTERPRISES INC	F219 - Turbo part & core / Cre	20335000 - 6009	REPAIR PARTS	12/31/2025	\$117.14
					23114436P	Invoice	339	JX ENTERPRISES INC	F219 - Turbo part & core / Cre	20335000 - 6009	REPAIR PARTS	1/6/2026	\$180.99
					23114452P	Invoice	339	JX ENTERPRISES INC	F219 - Turbo part & core / Cre	20 - 1501	GENERAL INVENTORY	1/6/2026	\$44.99
					23114453P	Invoice	339	JX ENTERPRISES INC	F219 - Turbo part & core / Cre	20 - 1501	GENERAL INVENTORY	1/6/2026	\$44.93
Line Item Total								\$10,039.85					
29022	1/8/2026	Outstanding		\$12,626.00	11234	Invoice	1653	KLM ENGINEERING INC	Tank Mixer	50814672 - 7001	FIXED ASSET	12/31/2025	\$12,626.00
29023	1/8/2026	Cleared	1/15/2026	\$212,709.82	81877	Invoice	166	LALONDE CONTRACTORS INC	25-25 2025 BURLEIGH ST MULTI-U	12315001 - 7002	NON FIXED ASSET	12/1/2025	\$30,529.59
										12315003 - 7001	FIXED ASSET	12/1/2025	\$145,066.54
										12320000 - 7001	FIXED ASSET	12/1/2025	\$23,169.54
										12315001 - 7001	FIXED ASSET	12/1/2025	\$13,944.15
										Line Item Total			

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29024	1/8/2026	Cleared	1/20/2026	\$2,230.00	4178	Invoice	491	LEGACY RECYCLING LLC	11/14/25 TV RECYCLING	10330306 - 6202	GENERAL SERVICES	12/17/2025	\$2,230.00
29025	1/8/2026	Outstanding		\$1,215.44	1161889	Invoice	831	MEI TOTAL ELEVATOR SOLUTIONS	12/11/25 TROUBLE CALL	26360000 - 6205	BLDING & INFRSTRCTRE REPAIRS	12/17/2025	\$586.82
					1164100	Invoice	831	MEI TOTAL ELEVATOR SOLUTIONS	12/11/25 TROUBLE CALL	22355000 - 6202	GENERAL SERVICES	1/7/2026	\$628.62
Line Item Total													\$1,215.44
29026	1/8/2026	Outstanding		\$120.00	2026 DUES	Invoice	1838	METRO MUNICIPAL CLERKS ASSOCIATION	2025 MMCA Membership Dues 4 me	10141000 - 6005	MEMBERSHIPS AND DUES	1/5/2026	\$120.00
29027	1/8/2026	Cleared	1/14/2026	\$2,226.85	COURT FEES DEC 25	Invoice	1607	MILWAUKEE COUNTY TREASURER	COURT FEES DECEMBER 2025	10 - 2504	DUE MILWAUKEE COUNTY	12/8/2025	\$2,226.85
29028	1/8/2026	Cleared	1/13/2026	\$254,765.82	81703	Invoice	194	MILWAUKEE WATER WORKS	MKE WATER 1-0115.300	50811602 - 6308	WHOLESALE WATER	12/31/2025	\$221,781.69
					81704	Invoice	194	MILWAUKEE WATER WORKS	MKE WATER 1-0115.300	50811602 - 6308	WHOLESALE WATER	12/31/2025	\$32,984.13
Line Item Total													\$254,765.82
29029	1/8/2026	Outstanding		\$610.20	PJ9901906	Invoice	1588	MP SYSTEMS, INC	Antenna Install	50816932 - 6202	GENERAL SERVICES	12/31/2025	\$610.20
29030	1/8/2026	Cleared	1/15/2026	\$2,414.76	15003308 12/25	Invoice	202	NAPA AUTO PARTS	12/25 - FLEET PARTS	20335000 - 6009	REPAIR PARTS	12/31/2025	\$846.47
										20 - 1501	GENERAL INVENTORY	12/31/2025	\$1,466.30
										20335000 - 6008	OTHER SUPPLIES	12/31/2025	\$101.99
Line Item Total													\$2,414.76
29032	1/8/2026	Cleared	1/16/2026	\$1,216.90	39770905	Invoice	212	OFFICE DEPOT	2025 December Office Supply Pu	10310000 - 6003	OFFICE SUPPLIES	1/1/2026	\$55.63
										10210000 - 6003	OFFICE SUPPLIES	1/1/2026	\$130.78
										10220000 - 6003	OFFICE SUPPLIES	1/1/2026	\$294.32
										10151000 - 6003	OFFICE SUPPLIES	1/1/2026	\$42.29
										10120000 - 6003	OFFICE SUPPLIES	1/1/2026	\$79.92
										10620000 - 6023	OFFICE EQUIPMENT & FURNITURE	1/1/2026	\$18.51

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29032	1/8/2026	Cleared	1/16/2026	\$1,216.90	39770905	Invoice	212	OFFICE DEPOT	2025 December Office Supply Pu	10410000 - 6003	OFFICE SUPPLIES	1/1/2026	\$155.79
										38510000 - 6008	OTHER SUPPLIES	1/1/2026	\$235.30
										35510000 - 6004	PRINTING AND DUPLICATION	1/1/2026	\$165.39
										35510000 - 6003	OFFICE SUPPLIES	1/1/2026	\$38.97
											Line Item Total		\$1,216.90
29033	1/8/2026	Outstanding		\$535.55	3300540000-2024	Invoice	99999	ONE TIME VENDOR	3300540000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/2/2025	\$535.55
29034	1/8/2026	Outstanding		\$236.89	3410070000-2025	Invoice	99999	ONE TIME VENDOR	3410070000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/6/2026	\$236.89
29035	1/8/2026	Cleared	1/14/2026	\$416.45	81836	Invoice	99999	ONE TIME VENDOR	UB 101069 6911 CENTER	50 - 1350	UTILITY ACCOUNTS RECEIVABLE	1/7/2026	\$93.60
										50 - 1350	UTILITY ACCOUNTS RECEIVABLE	1/7/2026	\$33.00
										50 - 1350	UTILITY ACCOUNTS RECEIVABLE	1/7/2026	\$40.50
										51 - 1350	UTILITY ACCOUNTS RECEIVABLE	1/7/2026	\$59.61
										51 - 1350	UTILITY ACCOUNTS RECEIVABLE	1/7/2026	\$38.94
										51 - 1350	UTILITY ACCOUNTS RECEIVABLE	1/7/2026	\$15.04
										52 - 1350	UTILITY ACCOUNTS RECEIVABLE	1/7/2026	\$135.76
											Line Item Total		\$416.45
29036	1/8/2026	Outstanding		\$5,000.00	1001.00	Invoice	99999	ONE TIME VENDOR	Sauna Park Sponsorship	32515000 - 6018	MARKETING AND PROMOTION	12/15/2025	\$5,000.00
29037	1/8/2026	Cleared	1/15/2026	\$5,000.40	3760054000-2025	Invoice	99999	ONE TIME VENDOR	3760054000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/6/2026	\$5,000.40
29038	1/8/2026	Cleared	1/14/2026	\$25.00	JFerber	Invoice	99999	ONE TIME VENDOR	Refund for return collection o	10330000 - 4636	RESIDENTIAL COLLECTION	1/5/2026	\$25.00

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29039	1/8/2026	Outstanding		\$60.58	3440027000-2025	Invoice	99999	ONE TIME VENDOR	3440027000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/6/2026	\$60.58
29040	1/8/2026	Outstanding		\$482.86	3430322000-2025	Invoice	99999	ONE TIME VENDOR	3430322000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/6/2026	\$482.86
29041	1/8/2026	Outstanding		\$868.89	3430246000-2025	Invoice	99999	ONE TIME VENDOR	3430246000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/6/2026	\$868.89
29042	1/8/2026	Outstanding		\$39.56	3690025000-2025	Invoice	99999	ONE TIME VENDOR	3690025000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/6/2026	\$39.56
29043	1/8/2026	Cleared	1/20/2026	\$422.50	January 6 2026	Invoice	99999	ONE TIME VENDOR	Childrens Hospital Transcripts	10131000 - 6204	LEGAL SERVICES	12/30/2025	\$422.50
29044	1/8/2026	Outstanding		\$20.00	2560071000-2025	Invoice	99999	ONE TIME VENDOR	2560071000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/6/2026	\$20.00
29045	1/8/2026	Cleared	1/15/2026	\$10,380.00	SP090 REFUND	Invoice	99999	ONE TIME VENDOR	REFUND ESCROW-MSP NORTH AT MAY	10 - 2404	PERMIT ESCROW - SITE PLAN	12/31/2025	\$10,380.00
29046	1/8/2026	Cleared	1/20/2026	\$208.66	3300247001-2025	Invoice	99999	ONE TIME VENDOR	3300247001-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/6/2026	\$208.66
29047	1/8/2026	Outstanding		\$25.00	REFUND FEE 2025	Invoice	99999	ONE TIME VENDOR	Refund alarm fee added to 2025	10210000 - 4506	ALARM FEES	12/31/2025	\$25.00
29048	1/8/2026	Cleared	1/16/2026	\$257.09	HMFS2025-0016	Invoice	99999	ONE TIME VENDOR	Hydrant meter	50 - 2408	DEPOSITS	12/31/2025	\$250.00
										50810431 - 6419	OTHER INTEREST EXPENSE	12/31/2025	\$7.09
Line Item Total													\$257.09
29049	1/8/2026	Cleared	1/14/2026	\$344.50	01052026	Invoice	99999	ONE TIME VENDOR	Transcripts for City of Wauwat	10131000 - 6204	LEGAL SERVICES	12/31/2025	\$344.50
29050	1/8/2026	Cleared	1/13/2026	\$400.05	26054	Invoice	2414	PARTS AUTHORITY LLC	STOCK BRAKE LINING	20 - 1501	GENERAL INVENTORY	12/31/2025	\$133.35
					26055	Invoice	2414	PARTS AUTHORITY LLC	STOCK BRAKE LINING	20 - 1501	GENERAL INVENTORY	12/31/2025	\$266.70
Line Item Total													\$400.05

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29051	1/8/2026	Cleared	1/16/2026	\$2,700.00	6417.10-200 a	Invoice	2060	PINNACLE ENGINEERING GROUP	Legal descriptions boundary pa	36716000 - 6203	CONSULTING SERVICES	12/31/2025	\$2,700.00
29052	1/8/2026	Outstanding		\$255.00	81776	Invoice	217	POLICE SUPERVISORY UNION DUES	Payroll Run 1 - Warrant 2601B1	10 - 2315	UNION DUES - POLICE SUP	12/31/2025	\$255.00
29053	1/8/2026	Cleared	1/15/2026	\$40.44	6016408	Invoice	222	PRICE ENGINEERING CO, LLC	R-39 O-RINGS	20335000 - 6009	REPAIR PARTS	12/31/2025	\$40.44
29054	1/8/2026	Cleared	1/13/2026	\$312.34	5310	Invoice	2389	RENNERTS FIRE EQUIPMENT SERVICE INC	F218 - Packing	10220000 - 6206	EQUIPMENT REPAIRS	1/5/2026	\$262.00
					5314	Invoice	2389	RENNERTS FIRE EQUIPMENT SERVICE INC	F218 - Packing	10220000 - 6206	EQUIPMENT REPAIRS	1/5/2026	\$50.34
Line Item Total													\$312.34
29055	1/8/2026	Cleared	1/21/2026	\$5,479.20	23565	Invoice	1799	RIEDEL SPORTS INC	Mama Rosa merchandise	32515000 - 6018	MARKETING AND PROMOTION	12/15/2025	\$5,479.20
29056	1/8/2026	Cleared	1/16/2026	\$1,037.82	F69779-001	Invoice	233	RITTER TECH A DIV OF MCE	R-76 ELBOWS & FITTINGS	20335000 - 6009	REPAIR PARTS	12/31/2025	\$90.88
					G02533-001	Invoice	233	RITTER TECH A DIV OF MCE	R-76 ELBOWS & FITTINGS	20335000 - 6009	REPAIR PARTS	12/31/2025	\$946.94
Line Item Total													\$1,037.82
29057	1/8/2026	Cleared	1/15/2026	\$5,000.00	26WA8964	Invoice	623	SPIELBAUER FIREWORKS COMPANY INC	2026 July 4th Fireworks Show	32520000 - 6202	GENERAL SERVICES	1/5/2026	\$5,000.00
29058	1/8/2026	Cleared	1/12/2026	\$539.90	81782	Invoice	1630	STATE DISBURSEMENT UNIT	Payroll Run 1 - Warrant 2601B1	10 - 2312	WAGE GARNISHMENTS	12/31/2025	\$539.90
29059	1/8/2026	Cleared	1/14/2026	\$242,121.84	01072026	Invoice	1734	SYMETRA LIFE INSURANCE COMPANY	Stop Loss Premiums January	16190000 - 6408	INSURANCE PREMIUMS	1/7/2026	\$242,121.84
29060	1/8/2026	Cleared	1/15/2026	\$30.00	INV36983	Invoice	2282	SYMETRI USA, LLC	BLUEBEAM SUBSCRIPTION 1/1/26 -	24144000 - 6410	SOFTWARE LICENSING	12/8/2025	\$30.00
29061	1/8/2026	Cleared	1/14/2026	\$9,097.22	INV132681	Invoice	455	TARGET SOLUTIONS LEARNING LLC	Vector annual fees 1/1/26 - 12	24144000 - 6409	SOFTWARE HOSTING	1/5/2026	\$9,097.22
29062	1/8/2026	Cleared	1/14/2026	\$410.85	48306	Invoice	181	THE ALSTAR COMPANY LLC	FOAM WASH, SALT NEUTRALIZER	26360000 - 6205	BLDING & INFRSTRCTRE REPAIRS	12/30/2025	\$410.85

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29063	1/8/2026	Cleared	1/14/2026	\$8,010.00	6184	Invoice	1000	TITAN PUBLIC SAFETY SOLUTIONS	TiPSS annual support 2026	24144000 - 6410	SOFTWARE LICENSING	1/5/2026	\$8,010.00
29064	1/8/2026	Outstanding		\$2,274.00	Tosa Cares	Invoice	1310	TOSA CARES INC	Tosa Cares GY2025 V7099168	13630304 - 6603	GRANT EXPENDITURE	1/8/2026	\$2,274.00
29065	1/8/2026	Cleared	1/15/2026	\$257.45	XA203075136:01	Invoice	319	TRUCK COUNTRY OF WI	T-187 MOTOR HOSE	20335000 - 6009	REPAIR PARTS	1/6/2026	\$224.86
					XA203075160:01	Invoice	319	TRUCK COUNTRY OF WI	T-187 MOTOR HOSE	20335000 - 6009	REPAIR PARTS	1/6/2026	\$32.59
					Line Item Total								\$257.45
29066	1/8/2026	Cleared	1/14/2026	\$3,101.28	693625851085	Invoice	1280	UHS PREMIUM BILLING	Kaia - 2025 Invoice	16190000 - 6209	CLAIMS ADMINISTRATION	1/6/2026	\$26.28
					693925348621	Invoice	1280	UHS PREMIUM BILLING	Kaia - 2025 Invoice	16190000 - 6403	CLAIMS	12/31/2025	\$3,075.00
					Line Item Total								\$3,101.28
29067	1/8/2026	Cleared	1/12/2026	\$3,498.24	I10010040935 a	Invoice	159	UKG KRONOS SYSTEMS LLC	Kronos Hosting Fees	24144000 - 6409	SOFTWARE HOSTING	12/31/2025	\$1,149.12
					I10010046769 a	Invoice	159	UKG KRONOS SYSTEMS LLC	Kronos Hosting Fees	24144000 - 6409	SOFTWARE HOSTING	12/31/2025	\$1,149.12
					I10010047577	Invoice	159	UKG KRONOS SYSTEMS LLC	Kronos Hosting Fees	24144000 - 6409	SOFTWARE HOSTING	12/8/2025	\$1,200.00
					Line Item Total								\$3,498.24
29068	1/8/2026	Cleared	1/15/2026	\$650.00	0103913-IN	Invoice	2467	UNITED TACTICAL SYSTEMS LLC	2026-23 Schleis - Instructor/A	10210000 - 6002	PROFESSIONAL DEVELOPMENT	1/6/2026	\$650.00
29069	1/8/2026	Cleared	1/20/2026	\$261.25	560913	Invoice	286	UPTOWN MOTORS INC	S-65 TUBE	20335000 - 6009	REPAIR PARTS	1/6/2026	\$261.25
29070	1/8/2026	Cleared	1/15/2026	\$4,633.76	781448	Invoice	494	USIC LOCATING SERVICES LLC	12/2025 Utility Locating	10325000 - 6202	GENERAL SERVICES	12/31/2025	\$1,498.16
										51830000 - 6202	GENERAL SERVICES	12/31/2025	\$1,045.20
										52840000 - 6202	GENERAL SERVICES	12/31/2025	\$1,045.20
										50816923 - 6202	GENERAL SERVICES	12/31/2025	\$1,045.20
										Line Item Total			

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29071	1/8/2026	Cleared	1/13/2026	\$1,655.99	4165189	Invoice	1063	WASTEBUILT	T-110 LIMIT SWITCHES	20335000 - 6009	REPAIR PARTS	12/31/2025	\$1,282.55
					4165220	Invoice	1063	WASTEBUILT	T-110 LIMIT SWITCHES	20335000 - 6009	REPAIR PARTS	12/31/2025	\$373.44
				Line Item Total									
29072	1/8/2026	Cleared	1/14/2026	\$600.00	00478	Invoice	1049	WELLNESS COUNCIL OF WI	2026 Membership Renewal	16190902 - 6005	MEMBERSHIPS AND DUES	1/6/2026	\$600.00
29073	1/8/2026	Cleared	1/13/2026	\$5,970.90	COURT FEES DEC 25	Invoice	891	WI COURT FINES & SURCHARGES	COURT FEES DECEMBER 2025	10 - 2550	DUE STATE OF WISCONSIN	12/8/2025	\$5,970.90
29074	1/8/2026	Cleared	1/13/2026	\$1,999.92	81781	Invoice	368	WI SUPPORT COLLECTIONS TRUST FUND	Payroll Run 1 - Warrant 2601B1	10 - 2312	WAGE GARNISHMENTS	12/31/2025	\$1,999.92
29075	1/8/2026	Cleared	1/20/2026	\$2,270.61	77346349	Invoice	996	WINDSTREAM	Monthly charges 1/4/2026 - 2/3	10210000 - 6306	TELECOMMUNICATIONS	1/8/2026	\$779.82
										10220000 - 6306	TELECOMMUNICATIONS	1/8/2026	\$412.84
										22355000 - 6306	TELECOMMUNICATIONS	1/8/2026	\$550.44
										26360000 - 6306	TELECOMMUNICATIONS	1/8/2026	\$22.93
										34345000 - 6306	TELECOMMUNICATIONS	1/8/2026	\$252.29
										35510000 - 6306	TELECOMMUNICATIONS	1/8/2026	\$45.87
										50816921 - 6306	TELECOMMUNICATIONS	1/8/2026	\$68.80
										51830000 - 6306	TELECOMMUNICATIONS	1/8/2026	\$137.62
Line Item Total												\$2,270.61	
29076	1/8/2026	Cleared	1/13/2026	\$36.25	I255182	Invoice	673	WISCONSIN LIFTING	YELLOW POLY ROUND SLINGS	20335000 - 6008	OTHER SUPPLIES	12/31/2025	\$36.25
29077	1/8/2026	Outstanding		\$250.00	Wauwatosa PD 2026	Invoice	934	WTSOA	2026-011 WTSOA Conference Regi	10210000 - 6002	PROFESSIONAL DEVELOPMENT	1/6/2026	\$250.00
29078	1/8/2026	Cleared	1/15/2026	\$4,858.10	3556E04777	Invoice	2263	XYLEM WATER SOLUTIONS USA, INC	HANDLE, LIFTING	51830000 - 6206	EQUIPMENT REPAIRS	12/31/2025	\$2,050.00

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29078	1/8/2026	Cleared	1/15/2026	\$4,858.10	3556E04777	Invoice	2263	XYLEM WATER SOLUTIONS USA, INC	HANDLE, LIFTING	52840000 - 6206	EQUIPMENT REPAIRS	12/31/2025	\$2,050.00
					3556E04778	Invoice	2263	XYLEM WATER SOLUTIONS USA, INC	HANDLE, LIFTING	51830000 - 6206	EQUIPMENT REPAIRS	12/31/2025	\$379.05
										52840000 - 6206	EQUIPMENT REPAIRS	12/31/2025	\$379.05
Line Item Total													\$4,858.10
29079	1/9/2026	Cleared	1/12/2026	\$58,586.69	81777 re-enter	Direct Disbursement	278	NATIONWIDE RETIREMENT SOLUTIONS	Payroll run 1 - Warrant 2601B1	10 - 2311	DEFERRED CONTRIBUTION	1/8/2026	\$58,586.69
29080	1/12/2026	Cleared	1/15/2026	\$3,733.60	DENTAL 1/12/26	Direct Disbursement	941	HUMANA	DENTAL THROUGH 1/10/26	17190000 - 6403	CLAIMS	1/12/2026	\$3,733.60
29083	1/14/2026	Cleared	1/15/2026	\$87,455.48	UH 1/14/26	Direct Disbursement	933	UNITED HEALTHCARE	HEALTH CLAIMS	16190000 - 6403	CLAIMS	1/14/2026	\$87,455.48
29084	1/14/2026	Cleared	1/15/2026	\$5,946.42	UH FLEX 1/14/26	Direct Disbursement	933	UNITED HEALTHCARE	FLEXIBLE SPENDING	10 - 2316	FLEXIBLE SPENDING	1/14/2026	\$5,946.42
29085	1/15/2026	Cleared	1/15/2026	\$13,461,991.49	TAX SETTLE JAN 2026	Direct Disbursement	1607	MILWAUKEE COUNTY TREASURER	JANUARY 2026 TAX SETTLEMENT	10 - 2504	DUE MILWAUKEE COUNTY	1/15/2026	\$13,461,991.49
29086	1/15/2026	Cleared	1/15/2026	\$36,662,247.72	TAX SETTLE JAN 2026	Direct Disbursement	301	WAUWATOSA SCHOOL DISTRICT	JANUARY 2026 TAX SETTLEMENT	10 - 2508	DUE SCHOOL DISTRICT	1/15/2026	\$36,662,247.72
29087	1/15/2026	Cleared	1/15/2026	\$3,267,778.38	TAX SETTLE JAN 2026	Direct Disbursement	349	MILWAUKEE AREA TECHNICAL COLLEGE	JANUARY 2026 TAX SETTLEMENT	10 - 2509	DUE MKE AREA TECH COLLEGE	1/15/2026	\$3,267,778.38
29088	1/15/2026	Cleared	1/15/2026	\$5,282,575.41	TAX SETTLE JAN 2026	Direct Disbursement	189	MILWAUKEE METRO SEWER DISTRICT	JANUARY 2026 TAX SETTLEMENT	10 - 2510	DUE MILWAUKEE METRO SEWER DIST	1/15/2026	\$5,282,575.41
29089	1/15/2026	Outstanding		\$228.59	PSO015898-1	Invoice	2138	1ST CHOICE EQUIPMENT, LLC	R-51 ELEMENT & FILTERS	20335000 - 6009	REPAIR PARTS	1/9/2026	\$228.59
29090	1/15/2026	Outstanding		\$979.00	751376	Invoice	39	BILLS POWER CENTER INC	TORO SNOWBLOWER	10350000 - 6205	BLDING & INFRSTRCTRE REPAIRS	12/30/2025	\$979.00
29091	1/15/2026	Cleared	1/20/2026	\$972.84	M90307	Invoice	48	BROOKS TRACTOR INC	T-196 FLEET PARTS	20335000 - 6009	REPAIR PARTS	1/9/2026	\$972.84

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29092	1/15/2026	Outstanding		\$1,000.00	CH-15147	Invoice	2300	CHAMP SOFTWARE INC	barcode scanner, programming a	10410000 - 6008	OTHER SUPPLIES	1/8/2026	\$1,000.00
29093	1/15/2026	Cleared	1/21/2026	\$312.50	2025335200900	Invoice	295	CITY OF WAUWATOSA	Fire inspection on property ta	36710000 - 6099	OTHER EXPENSES	1/8/2026	\$312.50
29094	1/15/2026	Cleared	1/15/2026	\$52.50	TX ADJ 3420230000 25	Invoice	295	CITY OF WAUWATOSA	parcel 3420230000 assessment a	33153000 - 4202	SPECIAL ASSESSMENTS	12/31/2025	\$52.50
29095	1/15/2026	Outstanding		\$832.00	26-1009	Invoice	1991	CITY SCREEN PRINT & EMBROIDERY	WINTER HATS	10310000 - 6099	OTHER EXPENSES	1/9/2026	\$832.00
29096	1/15/2026	Cleared	1/21/2026	\$6,108.00	1327229347	Invoice	1386	CRIVELLO NICHOLS & HALL, SC	Wauwatosa General Matter	10131000 - 6204	LEGAL SERVICES	12/31/2025	\$5,250.00
					1327-229348 a	Invoice	1386	CRIVELLO NICHOLS & HALL, SC	Wauwatosa General Matter	18190625 - 6204	LEGAL SERVICES	12/31/2025	\$858.00
Line Item Total													\$6,108.00
29097	1/15/2026	Outstanding		\$20,001.00	00058329	Invoice	2126	DAAR CORPORATION	2025 Construction Inspection S	12902000 - 6099	OTHER EXPENSES	12/31/2025	\$20,001.00
29098	1/15/2026	Outstanding		\$4,400.00	26-0007	Invoice	69	DIXON ENGINEERING INC	2025 Painting for Glenview	50814672 - 6203	CONSULTING SERVICES	12/31/2025	\$4,400.00
29099	1/15/2026	Outstanding		\$25,109.61	476473 ADD	Invoice	785	E.H. WOLF & SONS	ADDITIONAL CHARGES ON INV#4764	20 - 1503	FUEL INVENTORY	12/31/2025	\$9,128.67
					479311	Invoice	785	E.H. WOLF & SONS	ADDITIONAL CHARGES ON INV#4764	20 - 1503	FUEL INVENTORY	1/9/2026	\$15,915.28
					479553	Invoice	785	E.H. WOLF & SONS	ADDITIONAL CHARGES ON INV#4764	20335000 - 6009	REPAIR PARTS	1/9/2026	\$65.66
Line Item Total													\$25,109.61
29100	1/15/2026	Outstanding		\$2,076.80	229505	Invoice	50	EMMONS BUSINESS INTERIORS	Desk Chairs	10220000 - 6023	OFFICE EQUIPMENT & FURNITURE	12/31/2025	\$2,076.80
29101	1/15/2026	Outstanding		\$740.00	CD2136183	Invoice	84	ELECTION SYSTEMS & SOFTWARE INC	Service Contract ExpressVote	10142000 - 6202	GENERAL SERVICES	1/13/2026	\$740.00
29102	1/15/2026	Cleared	1/21/2026	\$591.88	VR2601 Tapp	Invoice	1316	EMPLOYEES	Tapp Bulletproof Vest Grant Re	10210000 - 6603	GRANT EXPENDITURE	1/9/2026	\$591.88

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29103	1/15/2026	Outstanding		\$124.05	UA2601 Pentimalli	Invoice	1316	EMPLOYEES	Pentimalli - Pants x2	10210000 - 5305	UNIFORM ALLOWANCE	1/12/2026	\$124.05
29104	1/15/2026	Cleared	1/20/2026	\$22.00	26-012 Wex	Invoice	1316	EMPLOYEES	Wex Travel Reimburse - ProPhoe	10210000 - 6002	PROFESSIONAL DEVELOPMENT	1/9/2026	\$22.00
29105	1/15/2026	Outstanding		\$335.99	UA2601 Schmidt	Invoice	1316	EMPLOYEES	Schmidt - Sight for Duty Weapo	10210000 - 5305	UNIFORM ALLOWANCE	1/12/2026	\$335.99
29106	1/15/2026	Cleared	1/20/2026	\$705.00	VR2601 Tyrpak	Invoice	1316	EMPLOYEES	Tyrpak Bulletproof Vest Grant	10210000 - 6603	GRANT EXPENDITURE	1/9/2026	\$705.00
29107	1/15/2026	Cleared	1/21/2026	\$629.99	UA26 McDermott	Invoice	1316	EMPLOYEES	McDermott - Gun Safe	10210000 - 5305	UNIFORM ALLOWANCE	1/12/2026	\$629.99
29108	1/15/2026	Outstanding		\$150.00	2025 FOX SHOES	Invoice	1316	EMPLOYEES	FOX SAFETY SHOES	10315000 - 6007	CLOTHING	12/31/2025	\$150.00
29109	1/15/2026	Outstanding		\$109.67	UA2601 Vetter	Invoice	1316	EMPLOYEES	Vetter - Dress Shirts x2	10210000 - 5305	UNIFORM ALLOWANCE	1/12/2026	\$109.67
29110	1/15/2026	Cleared	1/20/2026	\$800.00	UA26 Romeis	Invoice	1316	EMPLOYEES	Romeis - Duty Gun, Gun, Boots	10210000 - 5305	UNIFORM ALLOWANCE	1/12/2026	\$800.00
29111	1/15/2026	Cleared	1/21/2026	\$786.49	UA26 Milotzky	Invoice	1316	EMPLOYEES	Milotzky - Duty Gun, shirts x4	10210000 - 5305	UNIFORM ALLOWANCE	1/12/2026	\$786.49
29112	1/15/2026	Outstanding		\$18.85	MCBRIDE ICC 011226	Invoice	1316	EMPLOYEES	FOX POINT ICC MEETING MILEAGE	10110000 - 6099	OTHER EXPENSES	1/13/2026	\$18.85
29113	1/15/2026	Outstanding		\$288.40	REIMB WAFSCM CONF 25	Invoice	1316	EMPLOYEES	reimb WAFSCM conference Eau CI	10625000 - 6002	PROFESSIONAL DEVELOPMENT	12/8/2025	\$288.40
29114	1/15/2026	Outstanding		\$325.00	INV-42720-D5B5	Invoice	2436	EXPRESS ELEVATOR LLC	Quarterly (4th) Elevator Maint	10220000 - 6202	GENERAL SERVICES	12/31/2025	\$325.00
29115	1/15/2026	Cleared	1/20/2026	\$1,415.17	WIMI3399891	Invoice	91	FASTENAL COMPANY	BOLTS	10320000 - 6008	OTHER SUPPLIES	12/31/2025	\$422.54
					WIMI3399892	Invoice	91	FASTENAL COMPANY	BOLTS	10320000 - 6008	OTHER SUPPLIES	12/31/2025	\$57.61
					WIMI3399893	Invoice	91	FASTENAL COMPANY	BOLTS	10320000 - 6008	OTHER SUPPLIES	12/31/2025	\$935.02
Line Item Total													\$1,415.17

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29116	1/15/2026	Cleared	1/21/2026	\$28,664.50	0140004	Invoice	113	GRAEF	Hart Park Flood Inspection Ass	50816923 - 6202	GENERAL SERVICES	12/31/2025	\$1,015.00
					0142600	Invoice	113	GRAEF	Hart Park Flood Inspection Ass	50816923 - 6202	GENERAL SERVICES	12/31/2025	\$230.00
					0142601	Invoice	113	GRAEF	Hart Park Flood Inspection Ass	50814673 - 7001	FIXED ASSET	12/31/2025	\$10,800.00
					0142602	Invoice	113	GRAEF	Hart Park Flood Inspection Ass	50814673 - 7001	FIXED ASSET	12/31/2025	\$5,170.00
					0142775	Invoice	113	GRAEF	Hart Park Flood Inspection Ass	34345000 - 6203	CONSULTING SERVICES	12/31/2025	\$11,449.50
Line Item Total													\$28,664.50
29117	1/15/2026	Outstanding		\$49.00	260021	Invoice	125	GRAPHIC EDGE INC	Business Cards	10141000 - 6003	OFFICE SUPPLIES	1/6/2026	\$49.00
29118	1/15/2026	Outstanding		\$157.00	0394923-IN	Invoice	135	HERSLOF OPTICAL COMPANY	SKOUG SAFETY GLASSES	20335000 - 6007	CLOTHING	12/31/2025	\$157.00
29119	1/15/2026	Outstanding		\$153.99	C041087872:01	Invoice	506	INTERSTATE POWER SYSTEMS, INC	T-113 SPEED SENSOR	20335000 - 6009	REPAIR PARTS	1/9/2026	\$153.99
29120	1/15/2026	Cleared	1/21/2026	\$408.54	0007467145	Invoice	404	JOURNAL SENTINEL	Legal ads 12/1/2025 - 12/31/20	36716000 - 6099	OTHER EXPENSES	12/8/2025	\$137.16
										36716000 - 6099	OTHER EXPENSES	12/8/2025	\$110.36
										10111000 - 6011	OFFICIAL NOTICES	12/8/2025	\$161.02
Line Item Total													\$408.54
29121	1/15/2026	Outstanding		\$804.82	23114568P	Invoice	339	JX ENTERPRISES INC	T-110 OIL PAN	20335000 - 6009	REPAIR PARTS	1/9/2026	\$775.99
					23114607P	Invoice	339	JX ENTERPRISES INC	T-110 OIL PAN	20335000 - 6009	REPAIR PARTS	1/9/2026	\$28.83
Line Item Total													\$804.82
29122	1/15/2026	Outstanding		\$874.65	484570	Invoice	1657	KANOPY INC	2025 material Econtent*	35510103 - 6006	BOOKS AND PERIODICALS	12/29/2025	\$874.65
29123	1/15/2026	Outstanding		\$6,088.04	137718	Invoice	387	KAPUR AND ASSOCIATES	Wisconsin Avenue MultiUse Path	12315005 - 7001	FIXED ASSET	1/12/2026	\$1,000.00
										52840000 - 7001	FIXED ASSET	1/12/2026	\$1,720.41
										12315003 - 7001	FIXED ASSET	1/12/2026	\$2,367.63

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29123	1/15/2026	Outstanding		\$6,088.04	137718	Invoice	387	KAPUR AND ASSOCIATES	Wisconsin Avenue MultiUse Path	50814673 - 7001	FIXED ASSET	1/12/2026	\$1,000.00
Line Item Total													\$6,088.04
29124	1/15/2026	Cleared	1/21/2026	\$13,734.63	20982	Invoice	744	KIN BY RICE AND ROLL	CDA building improvment forgiv	38615000 - 6099	OTHER EXPENSES	1/14/2026	\$13,734.63
29125	1/15/2026	Cleared	1/21/2026	\$359.80	1473271P	Invoice	163	LAKESIDE INTERNATIONAL TRUCKS LLC	CORE RETURN	20 - 1501	GENERAL INVENTORY	1/9/2026	\$89.95
										20 - 2101	SUSPENSE GENERAL	1/9/2026	\$22.50
					1473549P	Invoice	163	LAKESIDE INTERNATIONAL TRUCKS LLC	CORE RETURN	20 - 1501	GENERAL INVENTORY	1/9/2026	\$269.85
										20 - 2101	SUSPENSE GENERAL	1/9/2026	\$67.50
					CM1459731P	Credit Memo	163	LAKESIDE INTERNATIONAL TRUCKS LLC	CORE RETURN	20 - 2101	SUSPENSE GENERAL	1/9/2026	-\$22.50
					CM1473549P	Credit Memo	163	LAKESIDE INTERNATIONAL TRUCKS LLC	CORE RETURN	20 - 2101	SUSPENSE GENERAL	1/9/2026	-\$67.50
Line Item Total													\$359.80
29126	1/15/2026	Outstanding		\$5,348.00	107732	Invoice	179	MID CITY PLUMBING & HEATING INC	Work at 6614 hillcrest dr	50814675 - 7001	FIXED ASSET	12/31/2025	\$5,348.00
29127	1/15/2026	Outstanding		\$293.11	508208349	Invoice	333	MIDWEST TAPE	2025 material jvid	35510104 - 6006	BOOKS AND PERIODICALS	12/29/2025	\$16.49
					508208960	Invoice	333	MIDWEST TAPE	2025 material jvid	35510103 - 6006	BOOKS AND PERIODICALS	12/29/2025	\$203.17
					508245355	Invoice	333	MIDWEST TAPE	2025 material jvid	35510103 - 6006	BOOKS AND PERIODICALS	12/29/2025	\$73.45
Line Item Total													\$293.11
29128	1/15/2026	Outstanding		\$993.75	0000002809	Invoice	349	MILWAUKEE AREA TECHNICAL COLLEGE	FFI Class (Intern Saulnier)	10220000 - 6022	TUITION REIMBURSEMENT	12/31/2025	\$993.75
29129	1/15/2026	Cleared	1/21/2026	\$45,300.06	81844	Invoice	2213	MILWAUKEE REGIONAL MEDICAL COLLEGE	MRMC water conveyance	50814662 - 6202	GENERAL SERVICES	12/31/2025	\$45,300.06

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29130	1/15/2026	Outstanding		\$28,751.66	024141	Invoice	2178	MSA PROFESSIONAL SERVICES, INC.	Preliminary Engineering Analys	51830000 - 7001	FIXED ASSET	1/8/2026	\$14,375.83
										52840000 - 7001	FIXED ASSET	1/8/2026	\$14,375.83
											Line Item Total		\$28,751.66
29131	1/15/2026	Outstanding		\$4,622.00	195351	Invoice	205	NATIONAL LEAGUE OF CITIES	2026 NLC Dues	10111000 - 6005	MEMBERSHIPS AND DUES	1/9/2026	\$4,622.00
29132	1/15/2026	Outstanding		\$74.24	12152025	Invoice	99999	ONE TIME VENDOR	2025 - Claim of Emily Price	18190310 - 6403	CLAIMS	12/31/2025	\$74.24
29133	1/15/2026	Outstanding		\$231.13	3430503000-2025	Invoice	99999	ONE TIME VENDOR	3430503000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/15/2026	\$231.13
29134	1/15/2026	Outstanding		\$17.44	3330674000-2025	Invoice	99999	ONE TIME VENDOR	3330674000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/15/2026	\$17.44
29135	1/15/2026	Outstanding		\$762.04	3820209000-2025	Invoice	99999	ONE TIME VENDOR	3820209000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	12/30/2025	\$762.04
29136	1/15/2026	Outstanding		\$1,830.00	SP069 REFUND	Invoice	99999	ONE TIME VENDOR	FROEDTERT HOSPITAL PARKING LOT	10 - 2404	PERMIT ESCROW - SITE PLAN	12/31/2025	\$1,830.00
29137	1/15/2026	Outstanding		\$967.50	SP036 REFUND	Invoice	99999	ONE TIME VENDOR	HABITAT FOR HUMANITY RESTORE L	10 - 2404	PERMIT ESCROW - SITE PLAN	12/31/2025	\$967.50
29138	1/15/2026	Outstanding		\$281.50	January 9 2026	Invoice	99999	ONE TIME VENDOR	Childrens vs Tosa Transcripts	10131000 - 6204	LEGAL SERVICES	1/9/2026	\$281.50
29139	1/15/2026	Cleared	1/21/2026	\$10.00	2600216001-2025	Invoice	99999	ONE TIME VENDOR	2600216001-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/15/2026	\$10.00
29140	1/15/2026	Outstanding		\$2,280.00	SP079	Invoice	99999	ONE TIME VENDOR	10101 W CAPITOL DRIVE PARKING	10 - 2404	PERMIT ESCROW - SITE PLAN	12/31/2025	\$2,280.00
29141	1/15/2026	Outstanding		\$1,177.90	3420005000-2025	Invoice	99999	ONE TIME VENDOR	3420005000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/15/2026	\$1,177.90
29142	1/15/2026	Outstanding		\$3,056.57	3450581000-2025	Invoice	99999	ONE TIME VENDOR	3450581000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/15/2026	\$3,056.57

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29143	1/15/2026	Outstanding		\$4,325.00	SP057 REFUND	Invoice	99999	ONE TIME VENDOR	TARGET DRIVE UP EXPANSION ESCR	10 - 2404	PERMIT ESCROW - SITE PLAN	12/31/2025	\$4,325.00
29144	1/15/2026	Outstanding		\$111.26	3390028000-2025	Invoice	99999	ONE TIME VENDOR	3390028000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/15/2026	\$111.26
29145	1/15/2026	Outstanding		\$1,695.00	SP076 REFUND	Invoice	99999	ONE TIME VENDOR	Unity Center Parking Lot Repav	10 - 2404	PERMIT ESCROW - SITE PLAN	12/31/2025	\$1,695.00
29146	1/15/2026	Outstanding		\$16,684.04	316251	Invoice	2318	PERFECTION PLUS, INC.	JANUARY 2026 JANITORIAL SERVIC	22355000 - 6202	GENERAL SERVICES	1/7/2026	\$10,800.00
										10350000 - 6202	GENERAL SERVICES	1/7/2026	\$4,181.54
										26360000 - 6202	GENERAL SERVICES	1/7/2026	\$1,222.50
										10220000 - 6202	GENERAL SERVICES	1/7/2026	\$480.00
										Line Item Total			\$16,684.04
29147	1/15/2026	Cleared	1/21/2026	\$2,069.96	60386202	Invoice	220	POMPS TIRE SERVICE INC	STOCK 255/60VR18 GY TIRES	20335000 - 6009	REPAIR PARTS	1/9/2026	\$569.96
					60386203	Invoice	220	POMPS TIRE SERVICE INC	STOCK 255/60VR18 GY TIRES	20 - 1501	GENERAL INVENTORY	1/9/2026	\$1,500.00
					Line Item Total			\$2,069.96					
29148	1/15/2026	Cleared	1/21/2026	\$1,368.39	3326	Invoice	1868	PRISM TECHNICAL MANAGEMENT/MARKETING SERVICES LLC	Harlow and Hem at Blanchard In	36711000 - 6203	CONSULTING SERVICES	12/8/2025	\$1,368.39
29149	1/15/2026	Cleared	1/21/2026	\$750.00	144103	Invoice	227	RAYS TOWING INC	T-110 HD TOWING	20335000 - 6099	OTHER EXPENSES	1/9/2026	\$750.00
29150	1/15/2026	Outstanding		\$13,611.17	INV-WI-5371	Invoice	231	RELIANT FIRE APPARATUS INC	F219 - pump parts	10220000 - 6206	EQUIPMENT REPAIRS	12/31/2025	\$423.16
					INV-WI-5409	Invoice	231	RELIANT FIRE APPARATUS INC	F219 - pump parts	10220000 - 6206	EQUIPMENT REPAIRS	12/31/2025	\$6,565.21
					INV-WI-5412	Invoice	231	RELIANT FIRE APPARATUS INC	F219 - pump parts	10220000 - 6206	EQUIPMENT REPAIRS	12/31/2025	\$6,016.97
					INV-WI-5665	Invoice	231	RELIANT FIRE APPARATUS INC	F219 - pump parts	10220000 - 6206	EQUIPMENT REPAIRS	1/8/2026	\$388.26

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29150	1/15/2026	Outstanding		\$13,611.17	INV-WI-5667	Invoice	231	RELIANT FIRE APPARATUS INC	F219 - pump parts	10220000 - 6206	EQUIPMENT REPAIRS	1/8/2026	\$217.57
Line Item Total													\$13,611.17
29151	1/15/2026	Cleared	1/21/2026	\$864.00	5368	Invoice	2389	RENNERTS FIRE EQUIPMENT SERVICE INC	F218 - gasket and flange	10220000 - 6206	EQUIPMENT REPAIRS	12/31/2025	\$864.00
29152	1/15/2026	Outstanding		\$141.67	G02040-001	Invoice	233	RITTER TECH A DIV OF MCE	T-114 ELBOWS	20335000 - 6009	REPAIR PARTS	1/9/2026	\$55.84
					G02040-002	Invoice	233	RITTER TECH A DIV OF MCE	T-114 ELBOWS	20335000 - 6009	REPAIR PARTS	1/9/2026	\$85.83
Line Item Total													\$141.67
29153	1/15/2026	Cleared	1/21/2026	\$2,092.14	2026-78001	Invoice	210	RNOW INC	STOCK BUSHINGS	20 - 1501	GENERAL INVENTORY	1/9/2026	\$1,977.04
					2026-78002	Invoice	210	RNOW INC	STOCK BUSHINGS	20 - 1501	GENERAL INVENTORY	1/9/2026	\$115.10
Line Item Total													\$2,092.14
29154	1/15/2026	Cleared	1/20/2026	\$610.00	INV69179	Invoice	939	SEILER INSTRUMENT & MFG COMPANY INC	Trimble S5 service maintenance	10625000 - 6099	OTHER EXPENSES	12/31/2025	\$610.00
29155	1/15/2026	Cleared	1/21/2026	\$14,437.50	Q32025	Invoice	2116	SHANNON KRAUSE	Q3 8-22 through 9-8 2025	10131000 - 6204	LEGAL SERVICES	12/31/2025	\$14,437.50
29156	1/15/2026	Cleared	1/20/2026	\$7,746.80	SC054979	Invoice	246	SHERWIN INDUSTRIES INC	FIBER MIX BULK	10315000 - 6105	CONCRETE SAND AND STONE	1/9/2026	\$3,873.40
										50814673 - 6105	CONCRETE SAND AND STONE	1/9/2026	\$3,873.40
Line Item Total													\$7,746.80
29157	1/15/2026	Cleared	1/21/2026	\$19,742.90	160465	Invoice	251	SIGMA GROUP INC	116th St Park Inspection	12345000 - 7001	FIXED ASSET	12/31/2025	\$3,240.00
					160910	Invoice	251	SIGMA GROUP INC	116th St Park Inspection	12345000 - 7001	FIXED ASSET	12/31/2025	\$2,243.80
					162320	Invoice	251	SIGMA GROUP INC	116th St Park Inspection	52840000 - 7001	FIXED ASSET	12/31/2025	\$1,222.85
										50814673 - 7001	FIXED ASSET	12/31/2025	\$1,222.85
					163304	Invoice	251	SIGMA GROUP INC	116th St Park Inspection	52840000 - 7001	FIXED ASSET	12/31/2025	\$1,499.20
										50814673 - 7001	FIXED ASSET	12/31/2025	\$1,499.20
										10 - 2404	PERMIT ESCROW - SITE PLAN	12/31/2025	\$5,895.00

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29157	1/15/2026	Cleared	1/21/2026	\$19,742.90	163370	Invoice	251	SIGMA GROUP INC	116th St Park Inspection	10 - 2402	PERMIT ESCROW - ENGINEERING	12/31/2025	\$2,790.00
										10 - 2404	PERMIT ESCROW - SITE PLAN	12/31/2025	\$130.00
											Line Item Total		\$19,742.90
29158	1/15/2026	Outstanding		\$132.62	41690	Invoice	433	SNOW PLOW SOLUTIONS INC	S-65 HEADLIGHT HOUSING	20335000 - 6009	REPAIR PARTS	1/9/2026	\$132.62
29159	1/15/2026	Outstanding		\$575.82	1125741-NB	Invoice	866	SPEEDY METALS LLC	Supplies for Mains	50814673 - 6008	OTHER SUPPLIES	12/31/2025	\$375.00
					1125742-BB	Invoice	866	SPEEDY METALS LLC	Supplies for Mains	50814673 - 6008	OTHER SUPPLIES	12/31/2025	\$200.82
											Line Item Total		\$575.82
29160	1/15/2026	Outstanding		\$13,800.00	25-76 #1	Invoice	2	STATE CONTRACTORS INC	Emergency Temp Repair Mayfair	10625000 - 6202	GENERAL SERVICES	12/31/2025	\$13,800.00
29161	1/15/2026	Outstanding		\$390.00	1812113	Invoice	273	TAPCO	SIG-C10 104TH & NORTH	10320000 - 6202	GENERAL SERVICES	12/31/2025	\$390.00
29162	1/15/2026	Outstanding		\$200.00	0506972168-2026	Invoice	2043	THE BUSINESS JOURNALS SUBSCRIPTION SERVICES	Milwaukee Business Journal Ren	10110000 - 6099	OTHER EXPENSES	1/6/2026	\$200.00
29163	1/15/2026	Cleared	1/21/2026	\$4,859.90	INV153495	Invoice	271	TOTAL ENERGY SYSTEMS LLC	EGEN-5201 Generator Repairs St	10220000 - 6205	BLDING & INFRSTRCTRE REPAIRS	12/31/2025	\$4,859.90
29164	1/15/2026	Cleared	1/21/2026	\$282.11	11503562	Invoice	272	TRANS UNION LLC	10/26-11/25/25 Consumer Credit	10210000 - 6005	MEMBERSHIPS AND DUES	12/31/2025	\$126.52
					12503508	Invoice	272	TRANS UNION LLC	10/26-11/25/25 Consumer Credit	10210000 - 6005	MEMBERSHIPS AND DUES	12/31/2025	\$155.59
											Line Item Total		\$282.11
29165	1/15/2026	Outstanding		\$524.70	693923272579	Invoice	1280	UHS PREMIUM BILLING	Variable Copay December	16190000 - 6209	CLAIMS ADMINISTRATION	12/31/2025	\$524.70
29166	1/15/2026	Cleared	1/20/2026	\$1,418.14	110080040875	Invoice	159	UKG KRONOS SYSTEMS LLC	Kronos Hosting Fees	24144000 - 6409	SOFTWARE HOSTING	12/8/2025	\$1,418.14
29167	1/15/2026	Cleared	1/21/2026	\$1,370.59	229953	Invoice	280	UNITED MAILING SERVICES INC	Postage 12/1/2025-12/31/2025	10 - 1502	POSTAGE INVENTORY	12/8/2025	\$1,370.59

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29168	1/15/2026	Outstanding		\$466.66	561700	Invoice	286	UPTOWN MOTORS INC	P-265 MODULE	20335000 - 6009	REPAIR PARTS	1/9/2026	\$466.66
29169	1/15/2026	Outstanding		\$804.22	0778247747	Invoice	192	US CELLULAR	Monthly charges 1/24/2026-2/23	10310000 - 6306	TELECOMMUNICATIONS	1/13/2026	\$67.77
										34345000 - 6306	TELECOMMUNICATIONS	1/13/2026	\$33.88
										10625000 - 6306	TELECOMMUNICATIONS	1/13/2026	\$328.55
										10325000 - 6306	TELECOMMUNICATIONS	1/13/2026	\$42.89
										10410000 - 6306	TELECOMMUNICATIONS	1/13/2026	\$33.88
										10620000 - 6306	TELECOMMUNICATIONS	1/13/2026	\$125.68
										10151000 - 6306	TELECOMMUNICATIONS	1/13/2026	\$42.89
										10410000 - 6306	TELECOMMUNICATIONS	1/13/2026	\$128.68
										Line Item Total			\$804.22
29170	1/15/2026	Cleared	1/21/2026	\$2,433.76	4164270	Invoice	1063	WASTEBUILT	STOCK PAD GRIPPERS	20 - 1501	GENERAL INVENTORY	12/31/2025	\$1,282.55
					4164272	Invoice	1063	WASTEBUILT	STOCK PAD GRIPPERS	20 - 1501	GENERAL INVENTORY	12/31/2025	\$218.27
					4164387	Invoice	1063	WASTEBUILT	STOCK PAD GRIPPERS	20 - 1501	GENERAL INVENTORY	12/31/2025	\$184.36
					4165190	Invoice	1063	WASTEBUILT	STOCK PAD GRIPPERS	20 - 1501	GENERAL INVENTORY	12/31/2025	\$209.52
					4171536	Invoice	1063	WASTEBUILT	STOCK PAD GRIPPERS	20 - 1501	GENERAL INVENTORY	1/9/2026	\$83.56
					4171538	Invoice	1063	WASTEBUILT	STOCK PAD GRIPPERS	20 - 1501	GENERAL INVENTORY	1/9/2026	\$340.00
					4171539	Invoice	1063	WASTEBUILT	STOCK PAD GRIPPERS	20 - 1501	GENERAL INVENTORY	1/9/2026	\$115.50
										Line Item Total			\$2,433.76
29171	1/15/2026	Outstanding		\$13,896.00	5752043853	Invoice	314	WE ENERGIES	FIRE TOWER SERVICE - ELECTRIC	10220000 - 6303	NATURAL GAS	12/31/2025	\$3,281.00

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29171	1/15/2026	Outstanding		\$13,896.00	5752245477	Invoice	314	WE ENERGIES	FIRE TOWER SERVICE - ELECTRIC	10220000 - 6303	NATURAL GAS	12/31/2025	\$3,253.11
					5752378913	Invoice	314	WE ENERGIES	FIRE TOWER SERVICE - ELECTRIC	10220000 - 6303	NATURAL GAS	12/31/2025	\$1,986.53
					5752437780	Invoice	314	WE ENERGIES	FIRE TOWER SERVICE - ELECTRIC	10220000 - 6303	NATURAL GAS	12/31/2025	\$1,121.63
					5752809053	Invoice	314	WE ENERGIES	FIRE TOWER SERVICE - ELECTRIC	10220000 - 6302	ELECTRICITY	12/31/2025	\$137.91
					5753025652	Invoice	314	WE ENERGIES	FIRE TOWER SERVICE - ELECTRIC	10220000 - 6302	ELECTRICITY	12/31/2025	\$975.89
					5753376233	Invoice	314	WE ENERGIES	FIRE TOWER SERVICE - ELECTRIC	10220000 - 6302	ELECTRICITY	12/31/2025	\$1,991.17
					5753587763	Invoice	314	WE ENERGIES	FIRE TOWER SERVICE - ELECTRIC	10220000 - 6302	ELECTRICITY	12/31/2025	\$1,148.76
Line Item Total													\$13,896.00
29172	1/15/2026	Cleared	1/21/2026	\$10,627.91	632	Invoice	1968	WIRTH & BAYNARD	Damiso Lee v Evan Olson & Dext	18190210 - 6204	LEGAL SERVICES	12/31/2025	\$10,627.91
29173	1/15/2026	Cleared	1/21/2026	\$235.65	000014191130 MAY	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10143000 - 5304	UNEMPLOYMENT COMPENSATION	12/31/2025	\$786.50
					00011687992	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10340000 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	\$475.74
					11394509	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10340000 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	\$237.87
										10210106 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	\$624.40
					COVID CREDIT RECON	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10902000 - 4899	OTHER MISCELLANEOUS REVENUES	12/31/2025	\$12,783.08
										10210106 - 5304	UNEMPLOYMENT COMPENSATION	12/31/2025	-\$42.08
										10140000 - 5304	UNEMPLOYMENT COMPENSATION	12/31/2025	-\$21.90
										10142000 - 5304	UNEMPLOYMENT COMPENSATION	12/31/2025	\$2.08
										10143000 - 5304	UNEMPLOYMENT COMPENSATION	12/31/2025	\$546.34
										10151000 - 5304	UNEMPLOYMENT COMPENSATION	12/31/2025	\$9.76

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29173	1/15/2026	Cleared	1/21/2026	\$235.65	COVID CREDIT RECON	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10230000 - 5304	UNEMPLOYMENT COMPENSATION	12/31/2025	\$303.01
										10310000 - 5304	UNEMPLOYMENT COMPENSATION	12/31/2025	\$627.42
										10340000 - 5304	UNEMPLOYMENT COMPENSATION	12/31/2025	\$629.66
										22355000 - 5304	UNEMPLOYMENT COMPENSATION	12/31/2025	\$322.62
										10320000 - 5304	UNEMPLOYMENT COMPENSATION	12/31/2025	\$249.16
										10315000 - 5304	UNEMPLOYMENT COMPENSATION	12/31/2025	\$562.31
										34345000 - 5304	UNEMPLOYMENT COMPENSATION	12/31/2025	\$161.62
					UC APR 2022	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10340000 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	\$475.74
					UC APRIL 2023	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10410000 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	\$370.00
					UC AUGUST	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10340000 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	\$951.48
										10220000 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	\$740.00
					UC FEB 2022	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10340000 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	\$237.87
					UC JULY	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10340000 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	\$475.74
										10220000 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	\$2,200.00
					UC JUNE 2022	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10340000 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	\$475.74
					UC MAR 2022	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10340000 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	\$237.87
					UC MARCH 2023	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10410000 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	\$370.00
					UC NOV21 - REISSUE	Credit Memo	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10210106 - 5304	UNEMPLOYMENT COMPENSATION	12/29/2025	\$499.52
										10140000 - 5304	UNEMPLOYMENT COMPENSATION	12/29/2025	\$260.00

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29173	1/15/2026	Cleared	1/21/2026	\$235.65	UC NOV21 - REISSUE	Credit Memo	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10142000 - 5304	UNEMPLOYMENT COMPENSATION	12/29/2025	-\$24.71
										10143000 - 5304	UNEMPLOYMENT COMPENSATION	12/29/2025	-\$6,485.47
										10151000 - 5304	UNEMPLOYMENT COMPENSATION	12/29/2025	-\$115.90
										10230000 - 5304	UNEMPLOYMENT COMPENSATION	12/29/2025	-\$3,596.96
										10340000 - 5304	UNEMPLOYMENT COMPENSATION	12/29/2025	-\$7,474.56
										10310000 - 5304	UNEMPLOYMENT COMPENSATION	12/29/2025	-\$7,447.96
										22355000 - 5304	UNEMPLOYMENT COMPENSATION	12/29/2025	-\$3,829.78
										10320000 - 5304	UNEMPLOYMENT COMPENSATION	12/29/2025	-\$2,957.76
										34345000 - 5304	UNEMPLOYMENT COMPENSATION	12/29/2025	-\$1,918.63
										10315000 - 5304	UNEMPLOYMENT COMPENSATION	12/29/2025	-\$6,675.05
					UC OCT 21 - OCT	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10130000 - 5304	UNEMPLOYMENT COMPENSATION	12/29/2025	\$478.00
										10210106 - 5304	UNEMPLOYMENT COMPENSATION	12/29/2025	\$1,498.56
										10140000 - 5304	UNEMPLOYMENT COMPENSATION	12/29/2025	\$390.00
					UC SEPTEMBER	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10340000 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	\$1,189.35
										10220000 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	-\$637.00
					UNEMPLOYMENT APR 24	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10210106 - 5304	UNEMPLOYMENT COMPENSATION	7/22/2024	\$324.09
					UNEMPLOYMENT AUG 23	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10150000 - 5304	UNEMPLOYMENT COMPENSATION	12/18/2023	\$389.76
					UNEMPLOYMENT DEC 23	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10210106 - 5304	UNEMPLOYMENT COMPENSATION	3/1/2024	\$540.15
					UNEMPLOYMENT FEB 24	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10210106 - 5304	UNEMPLOYMENT COMPENSATION	4/1/2024	\$432.12

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29173	1/15/2026	Cleared	1/21/2026	\$235.65	UNEMPLOYMENT FEB 24	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10143000 - 5304	UNEMPLOYMENT COMPENSATION	4/1/2024	\$53.73
					UNEMPLOYMENT JAN 24	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10210106 - 5304	UNEMPLOYMENT COMPENSATION	3/1/2024	\$540.15
										10143000 - 5304	UNEMPLOYMENT COMPENSATION	3/1/2024	\$324.76
					UNEMPLOYMENT JUL 24	Credit Memo	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10143000 - 5304	UNEMPLOYMENT COMPENSATION	11/25/2024	-\$370.00
					UNEMPLOYMENT JULY 23	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10150000 - 5304	UNEMPLOYMENT COMPENSATION	12/18/2023	\$487.20
										10143000 - 5304	UNEMPLOYMENT COMPENSATION	12/18/2023	\$1,110.00
					UNEMPLOYMENT JUN 23	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10143000 - 5304	UNEMPLOYMENT COMPENSATION	7/26/2023	\$1,480.00
										10410000 - 5304	UNEMPLOYMENT COMPENSATION	7/26/2023	\$370.00
										10150000 - 5304	UNEMPLOYMENT COMPENSATION	7/26/2023	\$97.44
					UNEMPLOYMENT JUN 24	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10210106 - 5304	UNEMPLOYMENT COMPENSATION	7/22/2024	\$1,480.00
					UNEMPLOYMENT MAR 24	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10210106 - 5304	UNEMPLOYMENT COMPENSATION	4/16/2024	\$540.15
					UNEMPLOYMENT MAY23	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10410000 - 5304	UNEMPLOYMENT COMPENSATION	7/26/2023	\$1,850.00
										10143000 - 5304	UNEMPLOYMENT COMPENSATION	7/26/2023	\$1,480.00
					UNEMPLOYMENT NOV 24	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10340000 - 5304	UNEMPLOYMENT COMPENSATION	12/31/2024	\$285.46
					UNEMPLOYMENT OCT 23	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10150000 - 5304	UNEMPLOYMENT COMPENSATION	12/18/2023	\$487.20
					UNEMPLOYMENT SEPT 23	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	WORKFORCE DEVELOPMENT EMPLOYEE	10150000 - 5304	UNEMPLOYMENT COMPENSATION	12/18/2023	\$389.76
Line Item Total													\$235.65
29174	1/15/2026	Cleared	1/21/2026	\$550.85	UC OCTOBER	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	BENEFIT CHARGES AND ADJUSTMENT	10340000 - 5304	UNEMPLOYMENT COMPENSATION	6/8/2023	\$36.20
					UNEMPLOYMENT DEC 24	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	BENEFIT CHARGES AND ADJUSTMENT	10340000 - 5304	UNEMPLOYMENT COMPENSATION	12/31/2024	\$118.04

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29174	1/15/2026	Cleared	1/21/2026	\$550.85	UNEMPLOYMENT NOV 23	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	BENEFIT CHARGES AND ADJUSTMENT	10210106 - 5304	UNEMPLOYMENT COMPENSATION	3/1/2024	\$108.03					
										10150000 - 5304	UNEMPLOYMENT COMPENSATION	3/1/2024	\$97.44					
										UNEMPLOYMENT OCT 24	Invoice	68	DEPARTMENT OF WORKFORCE DEVELOPMENT	BENEFIT CHARGES AND ADJUSTMENT	10315000 - 5304	UNEMPLOYMENT COMPENSATION	11/25/2024	\$191.14
					Line Item Total \$550.85													
29175	1/20/2026	Cleared	1/21/2026	\$5,951.50	DENTAL 1/20/26	Direct Disbursement	941	HUMANA	DENTAL THROUGH 1/17/26	17190000 - 6403	CLAIMS	1/20/2026	\$5,951.50					
29176	1/21/2026	Outstanding		\$185,595.24	UH 1/21/26	Direct Disbursement	933	UNITED HEALTHCARE	HEALTH CLAIMS	16190000 - 6403	CLAIMS	1/21/2026	\$185,595.24					
29177	1/21/2026	Outstanding		\$7,737.73	UH FLEX 1/21/26	Direct Disbursement	933	UNITED HEALTHCARE	FLEXIBLE SPENDING	10 - 2316	FLEXIBLE SPENDING	1/21/2026	\$7,737.73					
29182	1/22/2026	Outstanding		\$944.80	54510	Invoice	617	ABT MAILCOM	Assessor survey mailing 2026	10150000 - 6013	POSTAGE	1/15/2026	\$944.80					
29183	1/22/2026	Outstanding		\$3,611.00	230969	Invoice	706	AIR ONE EQUIPMENT	Gloves and Hoods	10220000 - 6007	CLOTHING	1/21/2026	\$3,611.00					
29184	1/22/2026	Outstanding		\$991.41	414471846501 2026	Invoice	884	AT&T	monthly serv 1/13/26 - 2/12/26	10210000 - 6306	TELECOMMUNICATIONS	1/15/2026	\$340.49					
										10220000 - 6306	TELECOMMUNICATIONS	1/15/2026	\$180.26					
										22355000 - 6306	TELECOMMUNICATIONS	1/15/2026	\$240.34					
										26360000 - 6306	TELECOMMUNICATIONS	1/15/2026	\$10.01					
										34345000 - 6306	TELECOMMUNICATIONS	1/15/2026	\$110.16					
										35510000 - 6306	TELECOMMUNICATIONS	1/15/2026	\$20.03					
										50816921 - 6306	TELECOMMUNICATIONS	1/15/2026	\$30.04					
										51830000 - 6306	TELECOMMUNICATIONS	1/15/2026	\$60.08					
Line Item Total \$991.41																		

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29185	1/22/2026	Outstanding		\$149,765.00	25-03	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$7,400.00
											FIXED ASSET	12/31/2025	\$450.00
											FIXED ASSET	12/31/2025	\$260.00
											FIXED ASSET	12/31/2025	\$950.00
											FIXED ASSET	12/31/2025	\$110.00
											FIXED ASSET	12/31/2025	\$425.00
					25-04	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$6,600.00
											FIXED ASSET	12/31/2025	\$110.00
					25-17	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$6,500.00
											FIXED ASSET	12/31/2025	\$325.00
					25-209	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$6,500.00
											FIXED ASSET	12/31/2025	\$260.00
					25-31	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$8,800.00
											FIXED ASSET	12/31/2025	\$390.00
					25-35	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$6,500.00
											FIXED ASSET	12/31/2025	\$425.00
											FIXED ASSET	12/31/2025	\$390.00
											FIXED ASSET	12/31/2025	\$950.00
											FIXED ASSET	12/31/2025	\$425.00
											FIXED ASSET	12/31/2025	\$390.00
					25-36	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$6,500.00
											FIXED ASSET	12/31/2025	\$425.00
											FIXED ASSET	12/31/2025	\$390.00
											FIXED ASSET	12/31/2025	\$1,330.00
					25-37	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$7,400.00
											FIXED ASSET	12/31/2025	\$195.00
					25-48	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$7,400.00
											FIXED ASSET	12/31/2025	\$425.00
											FIXED ASSET	12/31/2025	\$390.00

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29185	1/22/2026	Outstanding		\$149,765.00	25-48	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$950.00
					25-54	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$6,500.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$425.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$390.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$950.00
					25-56	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$6,500.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$425.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$325.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$950.00
					25-57	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$7,400.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$325.00
					25-61	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$7,400.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$425.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$390.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$950.00
					25-67	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$7,400.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$425.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$455.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$1,900.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$1,500.00
					25-68	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$6,500.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$425.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$260.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$950.00
					25-69	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$6,500.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$425.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$260.00
										50814675 - 7001	FIXED ASSET	12/31/2025	\$570.00

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29185	1/22/2026	Outstanding		\$149,765.00	25-75	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$7,400.00
											FIXED ASSET	12/31/2025	\$425.00
											FIXED ASSET	12/31/2025	\$195.00
											FIXED ASSET	12/31/2025	\$950.00
				25-76	Invoice	1142	BADGER UNDERGROUND INC	Work at 2472 n 83rd	50814675 - 7001	FIXED ASSET	12/31/2025	\$6,500.00	
										50814675 - 7001	FIXED ASSET	12/31/2025	\$195.00
Line Item Total												\$149,765.00	
29186	1/22/2026	Outstanding		\$21.50	02012026	Invoice	1029	BENISTAR UA 6803	Benistar February 2026	16190000 - 6209	CLAIMS ADMINISTRATION	1/12/2026	\$21.50
29187	1/22/2026	Outstanding		\$370.00	1331907-CBI	Invoice	1323	BIASEW	Building Inspect 2026 Membersh	10220000 - 6005	MEMBERSHIPS AND DUES	1/16/2026	\$50.00
					2026 Membership App	Invoice	1323	BIASEW	Building Inspect 2026 Membersh	10620000 - 6005	MEMBERSHIPS AND DUES	1/16/2026	\$270.00
					6733392026	Invoice	1323	BIASEW	Building Inspect 2026 Membersh	10220000 - 6005	MEMBERSHIPS AND DUES	1/16/2026	\$50.00
					Line Item Total								\$370.00
29188	1/22/2026	Outstanding		\$40,010.94	87794	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	2025 media buy	32515000 - 6018	MARKETING AND PROMOTION	12/31/2025	\$1,000.00
					87795	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	2025 media buy	32515000 - 6018	MARKETING AND PROMOTION	12/31/2025	\$794.48
					87796	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	2025 media buy	32515000 - 6018	MARKETING AND PROMOTION	12/31/2025	\$6,000.00
					87798	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	2025 media buy	32515000 - 6018	MARKETING AND PROMOTION	12/31/2025	\$9,900.00
					87799	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	2025 media buy	32515000 - 6018	MARKETING AND PROMOTION	12/31/2025	\$7,058.82
					87800	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	2025 media buy	32515000 - 6018	MARKETING AND PROMOTION	12/31/2025	\$3,391.76

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29188	1/22/2026	Outstanding		\$40,010.94	87801	Invoice	2199	BOELTER & LINCOLN MARKETING COMMUNICATIONS	2025 media buy	32515000 - 6018	MARKETING AND PROMOTION	12/31/2025	\$11,865.88
Line Item Total													\$40,010.94
29189	1/22/2026	Outstanding		\$440.00	2503453	Invoice	765	BURTON & MAYER	Jan-Mar 2026 Tosa Watch Newsle	10210102 - 6004	PRINTING AND DUPLICATION	1/12/2026	\$440.00
29190	1/22/2026	Outstanding		\$9,858.00	W95774	Invoice	1903	BUTTERS-FETTING CO INC	2025 HART PARK HVAC MODIFICATI	34345000 - 6205	BLDING & INFRSTRCTRE REPAIRS	12/30/2025	\$9,858.00
29191	1/22/2026	Outstanding		\$13,424.89	20260116000048	Invoice	53	CARE PLUS DENTAL PLANS INC	Care Plus Premiums February	17190000 - 6408	INSURANCE PREMIUMS	1/20/2026	\$13,424.89
29192	1/22/2026	Outstanding		\$137.50	82166	Invoice	2502	CITY OF WAUWATOSA	UB 110944 12012 NORTH	50 - 1350	UTILITY ACCOUNTS RECEIVABLE	1/21/2026	\$137.50
29193	1/22/2026	Outstanding		\$736.75	Y381772	Invoice	606	CORE & MAIN LP	Descaler	50814673 - 6008	OTHER SUPPLIES	1/21/2026	\$233.75
					Y381773	Invoice	606	CORE & MAIN LP	Descaler	50814673 - 6008	OTHER SUPPLIES	1/21/2026	\$503.00
					Line Item Total								
29194	1/22/2026	Outstanding		\$8,039.94	1327-230796	Invoice	1386	CRIVELLO NICHOLS & HALL, SC	2025 - Fischer, Michael	10131000 - 6204	LEGAL SERVICES	12/31/2025	\$900.00
					1327-230798	Invoice	1386	CRIVELLO NICHOLS & HALL, SC	2025 - Fischer, Michael	10131000 - 6204	LEGAL SERVICES	12/31/2025	\$160.96
					1327-230799	Invoice	1386	CRIVELLO NICHOLS & HALL, SC	2025 - Fischer, Michael	18190310 - 6204	LEGAL SERVICES	12/31/2025	\$2,100.00
					1327-230800	Invoice	1386	CRIVELLO NICHOLS & HALL, SC	2025 - Fischer, Michael	18190310 - 6204	LEGAL SERVICES	12/31/2025	\$212.98
					230797	Invoice	1386	CRIVELLO NICHOLS & HALL, SC	2025 - Fischer, Michael	18190625 - 6204	LEGAL SERVICES	12/31/2025	\$4,264.00
					230801	Invoice	1386	CRIVELLO NICHOLS & HALL, SC	2025 - Fischer, Michael	18190625 - 6204	LEGAL SERVICES	12/31/2025	\$402.00
Line Item Total													\$8,039.94
29195	1/22/2026	Outstanding		\$6,745.22	13947	Invoice	410	CROWLEY CONSTRUCTION CORPORATION	Contract 24-22, Pavement Marki	10320000 - 6202	GENERAL SERVICES	12/31/2025	\$5,281.22
										10315000 - 7001	FIXED ASSET	12/31/2025	\$1,464.00
Line Item Total													\$6,745.22
29196	1/22/2026	Outstanding		\$5,785.00	13620	Invoice	2353	CW PURPERO	2025 Hart and Hartung Parks Ve	10340000 - 6202	GENERAL SERVICES	12/31/2025	\$5,785.00

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29197	1/22/2026	Outstanding		\$75.70	2081	Invoice	2034	DESTINATIONS WISCONSIN	Birkman assessment	32515000 - 6018	MARKETING AND PROMOTION	12/31/2025	\$75.70
29198	1/22/2026	Outstanding		\$11,871.00	260 1 76501 PREPAY	Invoice	237	DIGGERS HOTLINE INC	2026 Diggers Hotline	10325000 - 6202	GENERAL SERVICES	1/9/2026	\$2,967.75
										50816923 - 6202	GENERAL SERVICES	1/9/2026	\$2,967.75
										51830000 - 6202	GENERAL SERVICES	1/9/2026	\$2,967.75
										52840000 - 6202	GENERAL SERVICES	1/9/2026	\$2,967.75
											Line Item Total		\$11,871.00
29199	1/22/2026	Outstanding		\$2,700.00	228697	Invoice	50	EMMONS BUSINESS INTERIORS	2025 LIBRARY CARPET / TILE	22355000 - 6205	BLDING & INFRSTRCTRE REPAIRS	12/30/2025	\$2,700.00
29200	1/22/2026	Outstanding		\$779.00	GFOA NATIONAL CONF	Invoice	1316	EMPLOYEES	2025 GFOA NATIONAL CONFERENCE	10151000 - 6002	PROFESSIONAL DEVELOPMENT	12/31/2025	\$779.00
29201	1/22/2026	Outstanding		\$642.40	UA26 Beckman	Invoice	1316	EMPLOYEES	Beckman - Duty Gun, Flashlight	10210000 - 5305	UNIFORM ALLOWANCE	1/21/2026	\$642.40
29202	1/22/2026	Outstanding		\$308.81	UA2601 Kastner	Invoice	1316	EMPLOYEES	Kastner - Lululemon Trousers x	10210000 - 5305	UNIFORM ALLOWANCE	1/21/2026	\$308.81
29203	1/22/2026	Outstanding		\$147.00	REIMB BOOT BULGRIN26	Invoice	1316	EMPLOYEES	Reimburse Safety Boot K Bulgri	22355000 - 6007	CLOTHING	1/15/2026	\$147.00
29204	1/22/2026	Outstanding		\$100.00	7437Shoe25	Invoice	1316	EMPLOYEES	Safety Shoe Reimbursement (Kre	10220000 - 6007	CLOTHING	12/31/2025	\$100.00
29205	1/22/2026	Outstanding		\$107.10	MILES DEC 25	Invoice	1316	EMPLOYEES	Mileage reimbursement Maira Ca	10410000 - 6002	PROFESSIONAL DEVELOPMENT	12/8/2025	\$33.60
					MILES NOV 25	Invoice	1316	EMPLOYEES	Mileage reimbursement Maira Ca	10410000 - 6002	PROFESSIONAL DEVELOPMENT	12/8/2025	\$73.50
											Line Item Total		\$107.10
29206	1/22/2026	Outstanding		\$500.00	AllenEMT12226	Invoice	1316	EMPLOYEES	Intern Reimbursement EMT - All	10220000 - 6022	TUITION REIMBURSEMENT	12/31/2025	\$500.00

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29207	1/22/2026	Outstanding		\$500.00	DamienEMT12226	Invoice	1316	EMPLOYEES	Intern Reimbursement EMT - Dam	10220000 - 6022	TUITION REIMBURSEMENT	12/31/2025	\$500.00
29208	1/22/2026	Outstanding		\$500.00	SaulnierFFI12226	Invoice	1316	EMPLOYEES	Intern Reimbursement FFI - Sau	10220000 - 6022	TUITION REIMBURSEMENT	12/31/2025	\$500.00
29209	1/22/2026	Outstanding		\$215.60	2025 APWA FALL CONF	Invoice	1316	EMPLOYEES	MILEAGE TO THE 2025 APWA FALL	10625000 - 6002	PROFESSIONAL DEVELOPMENT	12/31/2025	\$215.60
29210	1/22/2026	Outstanding		\$1,997.00	5000159490	Invoice	266	EUROFINS ENVIRONMENT TESTING NORTH CENTRAL LLC	12/2025 Ground Water Testing	10330307 - 6202	GENERAL SERVICES	12/31/2025	\$1,972.00
										10330307 - 6202	GENERAL SERVICES	12/31/2025	\$25.00
											Line Item Total		\$1,997.00
29211	1/22/2026	Outstanding		\$2,995.20	FEI-IN-102957	Invoice	517	FEI BEHAVIORAL HEALTH INC	Q1 2026 EAP Fees	16190000 - 6209	CLAIMS ADMINISTRATION	1/12/2026	\$2,995.20
29212	1/22/2026	Outstanding		\$165.23	82124	Invoice	2420	FLORIDA STATE DISBURSEMENT UNIT	Payroll Run 1 - Warrant 2602B1	10 - 2312	WAGE GARNISHMENTS	1/22/2026	\$165.23
29213	1/22/2026	Outstanding		\$307.03	IN001-2116356	Invoice	101	FORCE AMERICA DISTRIBUTING LLC	S-21 ELEMENTS & PORTS	20335000 - 6009	REPAIR PARTS	1/9/2026	\$109.84
					IN001-2118338	Invoice	101	FORCE AMERICA DISTRIBUTING LLC	S-21 ELEMENTS & PORTS	20335000 - 6009	REPAIR PARTS	1/9/2026	\$197.19
											Line Item Total		\$307.03
29214	1/22/2026	Outstanding		\$249.20	AR272834	Invoice	211	FORWARD TS	Copier charges 12/10/25 - 1/9/	10141000 - 6004	PRINTING AND DUPLICATION	12/31/2025	\$36.56
					AR272835	Invoice	211	FORWARD TS	Copier charges 12/10/25 - 1/9/	10310000 - 6004	PRINTING AND DUPLICATION	12/31/2025	\$67.55
					AR273244	Invoice	211	FORWARD TS	Copier charges 12/10/25 - 1/9/	10210000 - 6004	PRINTING AND DUPLICATION	12/31/2025	\$8.07
					AR273507	Invoice	211	FORWARD TS	Copier charges 12/10/25 - 1/9/	10210000 - 6004	PRINTING AND DUPLICATION	1/15/2026	\$137.02
											Line Item Total		\$249.20
29215	1/22/2026	Outstanding		\$597.00	260064	Invoice	125	GRAPHIC EDGE INC	Crash Report/Towing Info Cards	10210000 - 6004	PRINTING AND DUPLICATION	1/6/2026	\$135.00

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29215	1/22/2026	Outstanding		\$597.00	260084	Invoice	125	GRAPHIC EDGE INC	Crash Report/Towing Info Cards	10220000 - 6004	PRINTING AND DUPLICATION	12/31/2025	\$384.00
					260106	Invoice	125	GRAPHIC EDGE INC	Crash Report/Towing Info Cards	10620000 - 6004	PRINTING AND DUPLICATION	1/22/2026	\$78.00
Line Item Total													\$597.00
29216	1/22/2026	Outstanding		\$58.87	9351613133	Invoice	117	GRAYBAR ELECTRIC COMPANY	Fusetron Dual-element	10220000 - 6205	BLDING & INFRSTRCTRE REPAIRS	1/9/2026	\$58.87
29217	1/22/2026	Outstanding		\$327,400.00	82298	Invoice	2492	GUELIG WASTE REMOVAL & DEMOLITION LLC	24-61 DPW INCINERATOR BUILDING	12360000 - 7002	NON FIXED ASSET	12/31/2025	\$327,400.00
29218	1/22/2026	Outstanding		\$15,688.63	674759	Invoice	2188	HALL, RENDER, KILLIAN, HEATH & LYMAN, P.C.	2025 - Mayfair Rd Property auc	36710000 - 6099	OTHER EXPENSES	12/31/2025	\$15,688.63
29219	1/22/2026	Outstanding		\$490.00	845591-H	Invoice	760	HEARTLAND BUSINESS SYSTEMS LLC	2025 - technical engineer bill	25144000 - 7001	FIXED ASSET	12/31/2025	\$430.00
					845592-H	Invoice	760	HEARTLAND BUSINESS SYSTEMS LLC	2025 - technical engineer bill	25144000 - 7001	FIXED ASSET	12/31/2025	\$60.00
Line Item Total													\$490.00
29220	1/22/2026	Outstanding		\$1,089.79	181050450	Invoice	940	HUMANADENTAL INS. CO.	Humana February 2026	17190000 - 6209	CLAIMS ADMINISTRATION	1/20/2026	\$1,089.79
29221	1/22/2026	Outstanding		\$1,675.00	4205	Invoice	491	LEGACY RECYCLING LLC	12/19/25 TV RECYCLING	10330306 - 6202	GENERAL SERVICES	12/31/2025	\$1,675.00
29222	1/22/2026	Outstanding		\$520.00	2026 Membership	Invoice	186	MILWAUKEE COUNTY ASSOCIATION OF FIRE CHIEFS	2026 Membership - Kadrich	10220000 - 6005	MEMBERSHIPS AND DUES	1/21/2026	\$520.00
29223	1/22/2026	Outstanding		\$2,130.00	SP062 REFUND	Invoice	99999	ONE TIME VENDOR	11400-30 BLUEMOUND RD REDEVELO	10 - 2404	PERMIT ESCROW - SITE PLAN	12/31/2025	\$2,130.00
29224	1/22/2026	Outstanding		\$1,788.00	SP066 REFUND	Invoice	99999	ONE TIME VENDOR	Permit #SP2023-0008	10 - 2404	PERMIT ESCROW - SITE PLAN	12/31/2025	\$1,788.00
29225	1/22/2026	Outstanding		\$556.76	3400155000-2025	Invoice	99999	ONE TIME VENDOR	3400155000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/22/2026	\$556.76

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29226	1/22/2026	Outstanding		\$2,055.00	SP058 REFUND	Invoice	99999	ONE TIME VENDOR	REFUND ESCROW PERMIT SP2002-00	10 - 2404	PERMIT ESCROW - SITE PLAN	12/31/2025	\$2,055.00
29227	1/22/2026	Outstanding		\$285.00	SP046 REFUND	Invoice	99999	ONE TIME VENDOR	REFUND ESCROW Permit #SP2022-0	10 - 2404	PERMIT ESCROW - SITE PLAN	12/31/2025	\$285.00
29228	1/22/2026	Outstanding		\$139.31	4100101000-2025	Invoice	99999	ONE TIME VENDOR	4100101000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/22/2026	\$139.31
29229	1/22/2026	Outstanding		\$435.23	3780211000-2025	Invoice	99999	ONE TIME VENDOR	3780211000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/22/2026	\$435.23
29230	1/22/2026	Outstanding		\$658.23	3410142000-2025	Invoice	99999	ONE TIME VENDOR	3410142000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/22/2026	\$658.23
29231	1/22/2026	Outstanding		\$642.30	3310267000-2025	Invoice	99999	ONE TIME VENDOR	3310267000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/22/2026	\$642.30
29232	1/22/2026	Outstanding		\$231.13	3760299000-2025	Invoice	99999	ONE TIME VENDOR	3760299000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/22/2026	\$231.13
29233	1/22/2026	Outstanding		\$385.58	3780067000-2025	Invoice	99999	ONE TIME VENDOR	3780067000-TAX REFUND	10 - 2105	SUSPENSE TAX OVER PAYMENTS	1/22/2026	\$385.58
29234	1/22/2026	Outstanding		\$15,000.00	58464	Invoice	2439	PLANT JOY LLC	CDA code compliance forgivable	38615000 - 6099	OTHER EXPENSES	1/21/2026	\$15,000.00
29235	1/22/2026	Outstanding		\$255.00	82117	Invoice	217	POLICE SUPERVISORY UNION DUES	Payroll Run 1 - Warrant 2602B1	10 - 2315	UNION DUES - POLICE SUP	1/22/2026	\$255.00
29236	1/22/2026	Outstanding		\$7,917.88	3904	Invoice	556	READY REBOUND INC	Ready Rebound Quarterly Servic	19190000 - 6202	GENERAL SERVICES	1/22/2026	\$7,917.88
29237	1/22/2026	Outstanding		\$3,810.07	INV-WI-5361	Invoice	231	RELIANT FIRE APPARATUS INC	F219 - adapters	10220000 - 6206	EQUIPMENT REPAIRS	12/31/2025	\$1,675.32
					INV-WI-5666	Invoice	231	RELIANT FIRE APPARATUS INC	F219 - adapters	10220000 - 6206	EQUIPMENT REPAIRS	1/21/2026	\$992.52
					INV-WI-5689	Invoice	231	RELIANT FIRE APPARATUS INC	F219 - adapters	10220000 - 6206	EQUIPMENT REPAIRS	1/21/2026	\$58.75
					INV-WI-5796	Invoice	231	RELIANT FIRE APPARATUS INC	F219 - adapters	10220000 - 6206	EQUIPMENT REPAIRS	1/21/2026	\$358.42

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29237	1/22/2026	Outstanding		\$3,810.07	INV-WI-5834	Invoice	231	RELIANT FIRE APPARATUS INC	F219 - adapters	10220000 - 6206	EQUIPMENT REPAIRS	1/21/2026	\$414.09
					INV-WI-5844	Invoice	231	RELIANT FIRE APPARATUS INC	F219 - adapters	10220000 - 6206	EQUIPMENT REPAIRS	1/21/2026	\$310.97
Line Item Total													\$3,810.07
29238	1/22/2026	Outstanding		\$83.07	G07423-001	Invoice	233	RITTER TECH A DIV OF MCE	S-35 UNION & ELBOW	20335000 - 6009	REPAIR PARTS	1/9/2026	\$83.07
29239	1/22/2026	Outstanding		\$975.00	2025-6-2	Invoice	915	SEIBEL LAW OFFICES LLC	2025 - 9938 10131000 6204 Asce	10131000 - 6204	LEGAL SERVICES	12/31/2025	\$975.00
29240	1/22/2026	Outstanding		\$52.38	1132787-BB	Invoice	866	SPEEDY METALS LLC	Supplies for Mains	50814673 - 6008	OTHER SUPPLIES	1/21/2026	\$52.38
29241	1/22/2026	Outstanding		\$539.90	82123	Invoice	1630	STATE DISBURSEMENT UNIT	Payroll Run 1 - Warrant 2602B1	10 - 2312	WAGE GARNISHMENTS	1/22/2026	\$539.90
29242	1/22/2026	Outstanding		\$5,112.57	0000942692	Invoice	865	SUPERIOR VISION INSURANCE PLAN OF WI INC	Superior Vision Premiums Febru	16190000 - 6408	INSURANCE PREMIUMS	1/12/2026	\$2,128.02
					0000942693	Invoice	865	SUPERIOR VISION INSURANCE PLAN OF WI INC	Superior Vision Premiums Febru	16190000 - 6408	INSURANCE PREMIUMS	1/12/2026	\$930.11
					0000942694	Invoice	865	SUPERIOR VISION INSURANCE PLAN OF WI INC	Superior Vision Premiums Febru	16190000 - 6408	INSURANCE PREMIUMS	1/12/2026	\$882.48
					0000942695	Invoice	865	SUPERIOR VISION INSURANCE PLAN OF WI INC	Superior Vision Premiums Febru	16190000 - 6408	INSURANCE PREMIUMS	1/12/2026	\$1,128.03
					0000942726	Invoice	865	SUPERIOR VISION INSURANCE PLAN OF WI INC	Superior Vision Premiums Febru	16190000 - 6408	INSURANCE PREMIUMS	1/12/2026	\$43.93
Line Item Total													\$5,112.57
29243	1/22/2026	Outstanding		\$24,078.31	20INV000857730	Invoice	1197	TOTER, LLC c/o WASTEQUIP, LLC	Yard Waste Carts & Lids	10330000 - 6099	OTHER EXPENSES	12/31/2025	\$23,928.31
										10330000 - 6099	OTHER EXPENSES	12/31/2025	\$150.00
Line Item Total													\$24,078.31
29244	1/22/2026	Outstanding		\$18,298.18	693625808394	Invoice	1280	UHS PREMIUM BILLING	FSA Admin Fees December & Navi	16190000 - 6209	CLAIMS ADMINISTRATION	1/20/2026	\$11,957.40

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29244	1/22/2026	Outstanding		\$18,298.18	693923245146	Invoice	1280	UHS PREMIUM BILLING	FSA Admin Fees December & Navi	16190000 - 6209	CLAIMS ADMINISTRATION	12/31/2025	\$679.42
										16190000 - 6403	CLAIMS	12/31/2025	\$5,661.36
											Line Item Total		\$18,298.18
29245	1/22/2026	Outstanding		\$75.00	75.00	Invoice	1360	WCMA	2026 Affiliate membership Z Ke	10141000 - 6005	MEMBERSHIPS AND DUES	1/15/2026	\$75.00
29246	1/22/2026	Outstanding		\$120.00	2968	Invoice	1385	WI RURAL WATER ASSN	Class for guys	50816930 - 6002	PROFESSIONAL DEVELOPMENT	1/21/2026	\$120.00
29247	1/22/2026	Outstanding		\$1,999.92	82122	Invoice	368	WI SUPPORT COLLECTIONS TRUST FUND	Payroll Run 1 - Warrant 2602B1	10 - 2312	WAGE GARNISHMENTS	1/22/2026	\$1,999.92
29248	1/22/2026	Outstanding		\$1,850.00	11678	Invoice	741	WISCONSIN ATHLETIC CLUB LLC	Onsite Fitness Classes	16190902 - 6203	CONSULTING SERVICES	12/31/2025	\$1,850.00
29249	1/22/2026	Outstanding		\$75.00	2026 Membership	Invoice	1928	WISCONSIN FIRE SERVICE ADMINISTRATIVE ASSOCIATION	2026 Membership - Amy Rummel	10220000 - 6005	MEMBERSHIPS AND DUES	1/21/2026	\$75.00
29250	1/22/2026	Outstanding		\$652.50	1260093	Invoice	673	WISCONSIN LIFTING	INSP-CONTACT	20335000 - 6008	OTHER SUPPLIES	12/31/2025	\$163.13
										10325000 - 6008	OTHER SUPPLIES	12/31/2025	\$163.13
										10340000 - 6008	OTHER SUPPLIES	12/31/2025	\$163.13
										10999000 - 6099	OTHER EXPENSES	12/31/2025	\$163.11
											Line Item Total		\$652.50
29251	1/22/2026	Outstanding		\$90.00	38cmfx	Invoice	1162	WSFIA AREA 1	WSFIA Annual Dues - Spankowski	10220000 - 6005	MEMBERSHIPS AND DUES	1/21/2026	\$45.00
					uph4da	Invoice	1162	WSFIA AREA 1	WSFIA Annual Dues - Spankowski	10220000 - 6005	MEMBERSHIPS AND DUES	1/21/2026	\$45.00
											Line Item Total		\$90.00
50063	12/26/2025	Cleared	12/26/2025	\$1,192,148.84	80663	Invoice	1317	GLOBE CONTRACTORS INC	25-01 WISCONSIN AVE AND 70TH S	50814673 - 7002	NON FIXED ASSET	11/24/2025	\$23,540.23
										51830000 - 7001	FIXED ASSET	11/24/2025	\$41,521.63
										12315003 - 7001	FIXED ASSET	11/24/2025	\$31,782.63

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50063	12/26/2025	Cleared	12/26/2025	\$1,192,148.84	80663	Invoice	1317	GLOBE CONTRACTORS INC	25-01 WISCONSIN AVE AND 70TH S	52840000 - 7001	FIXED ASSET	11/24/2025	\$48,186.32
										12325000 - 7001	FIXED ASSET	11/24/2025	\$97,050.91
										12320000 - 7001	FIXED ASSET	11/24/2025	\$178,332.15
										12315001 - 7001	FIXED ASSET	11/24/2025	\$316,830.97
					80843	Invoice	1317	GLOBE CONTRACTORS INC	25-01 WISCONSIN AVE AND 70TH S	36706007 - 7001	FIXED ASSET	12/17/2025	\$454,904.00
Line Item Total													\$1,192,148.84
50064	12/26/2025	Cleared	12/26/2025	\$4,633.20	80871	Invoice	298	WAUWATOSA PROFESSIONAL FIREFIGHTERS ASSOC	Payroll Run 1 - Warrant 2526B1	10 - 2313	UNION DUES - FIRE	12/24/2025	\$4,633.20
50065	1/2/2026	Cleared	1/5/2026	\$3,900.00	12262025	Invoice	241	LAW OFFICES OF GEORGE M. SCHIMMEL	Muni Court December invoice	10130000 - 6204	LEGAL SERVICES	12/30/2025	\$3,900.00
50066	1/8/2026	Cleared	1/12/2026	\$476,946.76	DRAW 4	Invoice	2313	BARRETT/LO VISIONARY DEVELOPMENT LLC	Draw 4 on the predevelopment I	10 - 1440	ACCOUNTS RECEIVABLE LOANS	12/30/2025	\$476,946.76
50067	1/8/2026	Cleared	1/12/2026	\$55,840.16	81876	Invoice	2269	DORNER INC	24-01 W POTTER RD AND N 109TH	38810000 - 7001	FIXED ASSET	12/23/2025	\$7,966.92
										51830000 - 7001	FIXED ASSET	12/23/2025	\$3,065.00
										12315003 - 7001	FIXED ASSET	12/23/2025	\$38,862.12
										12315003 - 7001	FIXED ASSET	12/23/2025	\$5,946.12
Line Item Total													\$55,840.16
50068	1/8/2026	Cleared	1/12/2026	\$4,633.20	81778	Invoice	298	WAUWATOSA PROFESSIONAL FIREFIGHTERS ASSOC	Payroll Run 1 - Warrant 2601B1	10 - 2313	UNION DUES - FIRE	12/31/2025	\$4,633.20
50069	1/22/2026	Cleared	1/22/2026	\$4,633.20	82119	Invoice	298	WAUWATOSA PROFESSIONAL FIREFIGHTERS ASSOC	Payroll Run 1 - Warrant 2602B1	10 - 2313	UNION DUES - FIRE	1/22/2026	\$4,633.20
Total	489			\$70,747,477.40									



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0199

Agenda Date: 1/27/2026

Agenda #: 1.

Resolution approving encroachments within a City utility easement at 7754 Harwood Avenue

WHEREAS, an application has been made to the Common Council of the City of Wauwatosa (hereinafter "City") by Michael Stefan, 7754 Harwood Avenue, Wauwatosa, WI, (hereinafter "the Applicant") to encroach upon City property, to install a retaining wall/planting bed, fence, gates, wood log border, or mulch playing surface;

WHEREAS, the Common Council of the City of Wauwatosa has granted to said Applicant a privilege for the aforesaid encroachment subject to the execution of an Indenture to the City of Wauwatosa;

NOW, THEREFORE, BE IT RESOLVED THAT in consideration of the granting of said privilege by the Common Council of the City of Wauwatosa to said Applicant and the Applicant's acceptance of said privilege, the Applicant does hereby covenant unto the City of Wauwatosa as follows:

Applicant must execute a Hold Harmless Agreement and complete an Encroachment Agreement.

By: Board of Public Works

Recommendation: Approve 5-0



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-020

Agenda Date: 1/27/2026

Agenda #: 2.

Resolution approving funding agreement with Milwaukee Metropolitan Sewerage District (MMSD) for Sanitary Sewer Dye Water Testing and Flow Data Modeling

NOW, THEREFORE, BE IT RESOLVED THAT the proper authorities in the Engineering Division be authorized to enter into an agreement with Milwaukee Metropolitan Sewerage District for Sanitary Sewer Dye Water Testing and Flow Data Modeling.

By: Board of Public Works

Recommendation: Approve 5-0



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0201

Agenda Date: 1/27/2026

Agenda #: 3.

Resolution approving interagency agreement with the City of Milwaukee for real estate acquisition services on Wisconsin Department of Transportation Project 2200-10-21/22, USH 18 Blue Mound Road, N. 106th Street to N. 66th Street and a Level III Fund Transfer in the amount of \$65,860

WHEREAS, the Department of Engineering is seeking approval for interagency agreement with City of Milwaukee for real estate acquisition services on Wisconsin Department of Transportation project 2200-10-21/22, USH 18 Blue Mound Road, N. 106th Street to N. 66th Street;

NOW, THEREFORE, BE IT RESOLVED THAT the City of Wauwatosa enter into an interagency agreement with the City of Milwaukee through Single Source Inc., in the amount of \$65,860.00 requiring a Level III fund transfer.

By: Board of Public Works

Recommendation: Approve 5-0



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0202

Agenda Date: 1/27/2026

Agenda #: 4.

Resolution awarding Contract 26-01, Flood Damage Maintenance Repairs, to All-Ways Contractors, Inc. in the amount of \$223,362.00 and approval of a Level III Fund Transfer

WHEREAS, there was significant flooding in Wauwatosa from August 9 and August 10, 2025 at 5 locations in Wauwatosa;

WHEREAS, the restoration of pavement, bridge and sewer required bid proposals of four qualified bidders;

WHEREAS, staff is recommending an approval of a contract with All-Ways Contractors, Inc;
NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Wauwatosa that recommends award of Contract 26-01, Flood Damage Repairs to All-Ways Contractors, Inc. in the amount of \$223,362.00 and approval of a Level III Fund Transfer.

By: Board of Public Works

Recommendation: Approve 5-0



Wauwatosa, WI

7725 W. North Avenue
Wauwatosa, WI 53213

Staff Report

File #: 26-0203

Agenda Date: 1/27/2026

Agenda #: 5.

Resolution approving final payment for Contract 23-07, N. 115th Street Improvements, in the amount of \$147,525.50

WHEREAS, the Board of Public Works has accepted the work of Stark Pavement Corporation for work incidental thereto under Contract 23-07, N. 115th Street Improvements, and the same is ready for final payment;

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL as follows:

Section 1. That the work of the N. 115th Street Improvements under Contract 23-07 is hereby accepted.

Section 2. That the proper City officers be and hereby authorized and direct to remit payment to the Stark Pavement Corporation in the amount of \$147,525.50.

By: Board of Public Works

Recommendation: Approve 5-0



Wauwatosa, WI

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Staff Report

File #: 26-0204

Agenda Date: 1/27/2026

Agenda #: 6.

Resolution approving final payment for Contract 24-24, Alley Repair Project, in the amount of \$77,925.47

WHEREAS, the Board of Public Works has accepted the work of Stark Pavement Corporation for the Alley Repair Project and work incidental thereto under Contract 24-24, Alley Repair Project, and the same is ready for final payment;

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL as follows:

Section 1. That the work of the Alley Repair Project under Contract 24-24 is hereby accepted.

Section 2. That the proper City officers be and hereby authorized and direct to remit payment to the Stark Pavement Corporation in the amount of \$77,925.47.

By: Board of Public Works

Recommendation: Approve 5-0

FUTURE COUNCIL COMMITTEE AGENDA ITEMS

Community Affairs Committee

Mtg Date	Item	Sponsor	Leg File #
TBD	Consideration of Common Council resolution urging the Wisconsin Interscholastic Athletic Association (WIAA) to extend its harassment protocols beyond tournament play to cover all regular season contests	Phillips	
TBD	Review of the No Mow May ordinance	Dolan	
TBD	Design review standards for the Village of Wauwatosa	Fuerst	
TBD	Discussion on the definition of affordable housing and related metrics	Arney	
TBD	*Consideration of request by Alderperson Meindl to create an exemption to the overnight parking regulations due to employment or driveway constraints	Meindl	25-0739

*Memo received

FUTURE COUNCIL COMMITTEE AGENDA ITEMS

Financial Affairs Committee

Mtg Date	Item	Sponsor	Leg File #
TBD	*Consideration of a gun buyback program (item held at the 9/13/22 meeting)	Lowe	11920
TBD	Discussion of the Community Development Authority's affordable housing fund and its possible uses	Arney	
TBD	Discussion on the City's policy regarding the use of special assessments	Makhlouf	

*Memo received

FUTURE COUNCIL COMMITTEE AGENDA ITEMS

Government Affairs Committee

Mtg Date	Item	Sponsor	Leg File #
3/17/2026	Consideration of request to expand Wauwatosa Police and Fire Dispatch capabilities to a fully digital infrastructure	Police	
TBD	Consideration of adoption of an ordinance related to full-service retail outlets	City Clerk	25-1290
TBD	Consideration of creation of Chapter 6.14 and Sections 6.14.010 through 6.14.110 of the Wauwatosa Municipal Code related to a Weights and Measures permit	City Clerk	25-1291
TBD	Consideration of amendments to various sections of Chapter 2 of the Wauwatosa Municipal Code related to the reduction in size of the Common Council from sixteen to twelve members	City Clerk	
TBD	*Discussion and consideration of requiring disclosure of fire suppression systems in residential rental agreements	Meindl	
TBD	Discussion and consideration of the dissolution of the Board of Parks and Forestry Commissioners and the reassignment of its duties	Brannin	
TBD	Discussion and consideration of alcohol licensing policies	Morgan	
TBD	Consideration of request by Alderperson Franzen for the creation of a code of decorum for the Common Council	Franzen	
TBD	*Consideration of request by Alderperson Meindl for Resolution in support of 2025 Senate Bill 208 – Prohibiting Hedge Fund Ownership of Single-Family Homes	Meindl	25-0793

*Memo received

FUTURE COUNCIL COMMITTEE AGENDA ITEMS

Transportation Affairs Committee

Mtg Date	Item	Sponsor	Leg File #
TBD	Consideration of traffic signals at the Highway 100 and Menomonee River Parkway intersection	Wilke	

*Memo received

FUTURE COUNCIL COMMITTEE AGENDA ITEMS

Committee of the Whole

Mtg Date	Item	Sponsor	Leg File #
3/24/2026	Library & Library Board Annual Report	Department	
4/28/2026	Health Department & Board of Health Annual Report	Department	
5/19/2026	Police Department Annual Report	Department	
6/23/2026	Development Department Annual Report	Department	
7/28/2026	Department of Public Works Annual Report	Department	

*Memo received

FUTURE COUNCIL COMMITTEE AGENDA ITEMS

Common Council

Mtg Date	Item	Sponsor	Leg File #