



**CITY OF CEDARBURG  
A MEETING OF THE COMMON COUNCIL  
MONDAY, DECEMBER 8, 2025 – 7:00 PM**

A meeting of the Common Council of the City of Cedarburg, Wisconsin, will be held on Monday, December 8, 2025 at 7:00 PM. The meeting will be held in-person at City Hall, W63 N645 Washington Avenue, Cedarburg, WI., on the second floor, Council Chambers and online utilizing the Zoom app. For access, send request to [cityhall@cityofcedarburg.wi.gov](mailto:cityhall@cityofcedarburg.wi.gov).

**AGENDA**

1. CALL TO ORDER

2. ROLL CALL

A. Mayor Patricia Thome, Council Members Melissa Bitter, Jim Fitzpatrick, Kristin Burkart, Amanda Didier, Robert Simpson, Kristian Lindo, Mark Mueller

3. MOMENT OF SILENCE

4. PLEDGE OF ALLEGIANCE

5. STATEMENT OF PUBLIC NOTICE

6. COMMENTS AND SUGGESTIONS FROM CITIZENS

Comments from citizens on a listed agenda item will be taken when the item is addressed by the Council. At this time individuals can speak on any topic not on the agenda for up to 2 minutes, time extensions at the discretion of the Mayor. No action can be taken on items not listed except as a possible referral to committees, individuals, or a future Council agenda item.

7. NEW BUSINESS

A. Review, discussion, and possible approval of a Certified Survey Map as presented by applicant/property owner Jo Ann Hofhine (in c/o Eric Hofhine) to split a .21-acre vacant lot off from their existing .49-acre parcel located at N50 W6678 Western Road. This property is zoned Rs-5 Single-Family Residential.

B. Discussion and possible action on approval of a Class "B" Beer and "Class C" Liquor (wine only) license for The Back Space, LLC. P.O. Box 401, Cedarburg, WI 53012, Jeanie Crawford, Agent, premise to be licensed: W61 N397 Washington Avenue Unit C, known as The Back Space.

C. Discussion and possible action on Ordinance Nos. 2025-45, 2025-46, and 2025-47 removing fees from City Code and placing in the City fee schedule

D. Discussion and possible action on Resolution No. 2025-20 approving the latest

Fee Schedule

- E. Discussion and possible action on approval of Election Inspectors for the 2026-2027 election cycle

8. CONSENT AGENDA

- A. Discussion and possible action on approval of November 24, 2025 Council Meeting Minutes
- B. Discussion and possible action on payment of bills dated 11/15/2025 through 12/01/2025, transfers from 11/25/2025 through 12/01/2025, and payroll from 11/09/2025 through 11/22/2025

9. REPORTS OF CITY OFFICERS AND DEPARTMENT HEADS

- A. Administrator's Report
- B. Assessor's Year End Report

10. COMMUNICATIONS

- A. Comments and suggestions from Council Members
- B. Mayor's Report

11. ADJOURN TO CLOSED SESSION

- A. It is anticipated the Common Council will adjourn to closed session pursuant to State Statute 19.85(1)(e) to deliberate or negotiate the purchase of public property, the investment of public funds, or to conduct other specified public business, whenever competitive or bargaining reasons require a closed session. Specifically to be discussed is item 11.A.1. It is further anticipated the Common Council will remain in closed session pursuant to State Statute 19.85(1)(c) to consider employment, promotion, compensation, or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercised responsibility. More specifically to discuss item 11.A.2.

- 1) Discussion on Purchase and Sale Agreement and related Tax Guaranty Agreement with Luther Group Acquisition

- 2) Discussion regarding compensation for the newly selected Human Resources Manager

- 3) Approval of November 10, 2025 Closed Session minutes

12. RECONVENE TO OPEN SESSION

- A. Discussion and possible action on Tax Development Guaranty Agreement with Luther Group Acquisition.
- B. Discussion and possible action on compensation for the newly selected Human Resources Manager

### 13. ADJOURNMENT

Individual members of various boards, committees, or commissions may attend the above meeting. It is possible that such attendance may constitute a meeting of a City board, committee, or commission pursuant to State ex. rel. Badke v. Greendale Village Board, 173 Wis. 2d 553, 494 NW 2d 408 (1993). This notice does not authorize attendance at either the above meeting or the Badke Meeting but is given solely to comply with the notice requirements of the open meeting law. \* Information attached for Council; available through City Clerk's Office. \*\* Citizen comments should be primarily one-way, from citizen to the Council. Each citizen who wishes to speak shall be accorded one opportunity at the beginning of the meeting. Comments should be kept brief. If the comment expressed concerns a matter of public policy, response from the Council will be limited to seeking information or acknowledging that the citizen has been understood. It is out of order for anyone to debate with a citizen addressing the Council or for the Council to take action on a matter of public policy. The Council may direct that the concern be placed on a future agenda. Citizens will be asked to state their name and address for the record and to speak from the lectern for the purposes of recording their comments. \*\*\* Information available through the Clerk's Office. City of Cedarburg is an affirmative action and equal opportunity employer. All qualified applicants will receive consideration for employment without regard to race, color, religion, sex, disability, age, sexual orientation, gender identity, national origin, veteran status, or genetic information. City of Cedarburg is committed to providing access, equal opportunity and reasonable accommodation for individuals with disabilities in employment, its services, programs, and activities. To request reasonable accommodation, contact the Clerk's Office, (262) 375-7606, email: [cityhall@cityofcedarburg.wi.gov](mailto:cityhall@cityofcedarburg.wi.gov)

# PLANNERS REPORT

To: City of Cedarburg Common Council

By: Mary Censky

Date Prepared: December 8, 2025

## General Information:

Agenda Item: **8.A.**

Property Owner/Applicant:

Jo Ann L. Hofhine/ Eric L Hofhine  
(Trustees) of the Duane & Jo Ann  
Hofhine Rev Trus

Request:

Approval of 2-lot Certified Survey  
Map (CSM).

Zoning:

Rs-5 Single-Family Residential  
District

Master Plan Classification:

Medium Density Residential

Surrounding Zoning/Land Use:

North: Rs-5 Single-Family  
South: Rs-5 Single-Family  
East: Rs-5 Single-Family  
West: Rs-5 Single-Family

Lot Size:

~.49 Acres (~21,258 sq. ft.)

Location:

N50 W6678 Western Road

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## Discussion:

This property has an existing home and detached garage on it. The site is large enough that they can split a vacant, Code compliant lot off on the west side of the property, with its frontage and access along Western Road. This division of land would create a serviceable new lot, compliant with the bulk and spatial standards of the Rs-5 Single-Family Residential District (i.e., minimum lot size required is 8,400 sq. ft. and minimum lot width required is 50-feet). The remnant, homestead lot and structures are also fully compliant with the bulk and spatial requirements of the Rs-5 district standards such as with respect to the setbacks, max floor area ratio, max building coverage ratio,...

## Recommendations:

On November 18, 2025, the Site and Architectural Review Board (SARB) recommended to the Plan Commission in favor of the applicants plans (see draft SARB minutes excerpt attached).

On December 1, 2025 the Plan Commission also recommended in favor of approving the CSM subject to the following conditions:

- 1) A note shall be placed on the face of the CSM informing that the vacant Lot 1 meets the definition of an “Infill Lot” under the City of Cedarburg Code. Therefore, any future plans for construction of a structure on Lot 1 will be subject to prior review and approval of the site and architectural plans by the City of Cedarburg Plan Commission prior to issuance of a building permit.
- 2) All specimen trees field located by the City Forester on Lot 1 of the CSM (see specimen tree survey attached) shall be added to the face of the CSM along with a note stating that the specimen trees are required to be preserved in accordance with [Section 6-4-14 of the City Code of Ordinances](#) and the City’s Tree Preservation Guidelines.

If the Common Council is inclined toward approving this request, the Planner recommends the approval be subject to the two conditions listed above being satisfied/placed on the face of the CSM before City signatures are added and the document gets recorded at the Ozaukee County Register of Deeds office.



**LAND DEVELOPMENT APPLICATION**

PROPERTY LOCATION/ADDRESS: N50 W6678 Western Rd, Cedarburg WI 53012

APPLICANT/BUSINESSNAME: Jo Ann L. Hofhine / Eric L. Hofhine (Trustee)

APPLICANT/BUSINESS ADDRESS: Self

STATUS OF APPLICANT:  OWNER  AGENT  BUYER  OTHER

PHONE: [REDACTED] EMAIL: [REDACTED]

PROPERTY OWNER (IF DIFFERENT): [REDACTED]

PROPERTY OWNER MAILING ADDRESS: [REDACTED]

PROPERTY OWNER PHONE: [REDACTED] PROPERTY OWNER EMAIL: [REDACTED]

REQUEST FOR (CHECK ALL THAT APPLY):

- CONCEPT REVIEW
- SITE/ARCHITECTURAL PLAN APPROVAL
- SUBDIVISION PLAT OR CSM REVIEW
- ZONING DISTRICT CHANGE
- CONDITIONAL USE ZONING
- ANNEXATION REQUEST
- VARIANCE/BOARD OF APPEALS
- OTHER \_\_\_\_\_

DESCRIBE REQUEST: Approval for land devision, West portion of existing lot.

Certified Survey of Lot 1. 8992 Sq. Ft with 75.33 feet of frontage on Western Rd.

PLEASE SUBMIT: FIVE (5) COPIES OF WRITTEN DESCRIPTION OF PROPOSAL OR REQUEST FOR CITY STAFF REVIEW -PLUS ELECTRONIC FIVE (5) FULL SETS OF SUPPORTING DRAWINGS, SKETCHES OR SURVEY MAPS FOR CITY STAFF REVIEW PLUS ELECTRONIC TEN (10) SETS OF PLANS (11" x 17" MAX) FOR PLAN COMMISSION REVIEW -PLUS ELECTRONIC

**ELECTRONIC COPIES MAY BE SENT TO [THANAMAN@CITYOCFEDARBURG.WI.GOV](mailto:THANAMAN@CITYOCFEDARBURG.WI.GOV)**

The undersigned certifies that he/she has familiarized themselves with the State and Local codes and procedures pertaining to this application. The undersigned further hereby certifies that the information contained in this application is true and correct. This application shall be signed by the property owner(s).

PROPERTY OWNER(S) SIGNATURE: Jo Ann L. Hofhine DATE: 10/27/2025

**FOR CITY STAFF USE ONLY**

TOTAL FEE: \$ 300<sup>00</sup> (SEE FEE SCHEDULE ON REVERSE PAGE) DATE FEE PAID: Oct 27-2025

APPLICATION AND FEE RECEIVED BY: Theresa Hanaman PLAN COMMISSION MEETING DATE: 10-1-25 PC  
11-18-25 SARB

ATTACHMENTS (CHECK IF RECEIVED):

- FIVE DESCRIPTIONS
- FIVE FULL-SIZE SETS
- THIRTEEN PLAN SETS

PROPERTY TAX KEY NO./PLAN COMMISSION FILE NO: 13-020-07-13-000

ZONING: R5-6 ALDERMANIC DISTRICT: 3 PREVIOUS MEETING: SARB 8/19/25

# Certified Survey Map No. \_\_\_\_\_

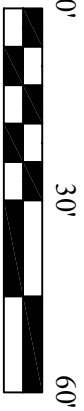
All of Lot 13 Block 7 in the Assessor's Plat of the City of Cedarburg, being part of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 27, Township 10 North, Range 21 East, City of Cedarburg, Ozaukee County, Wisconsin

Lot 12 and Part of Lot 14 Block 7  
Assessor's Plat of Cedarburg

## Surveyor:

Richard Simon  
Cornerstone Land Surveying, Inc.  
5080 Farry Chasm  
West Bend, WI 53095  
rls2698@gmail.com  
(262) 424-5630

Scale 1" = 30'



## Owner:

Duane and Jo Ann Hofhine Revocable Trust  
N50 W6678 Western Road  
Cedarburg, WI 53012

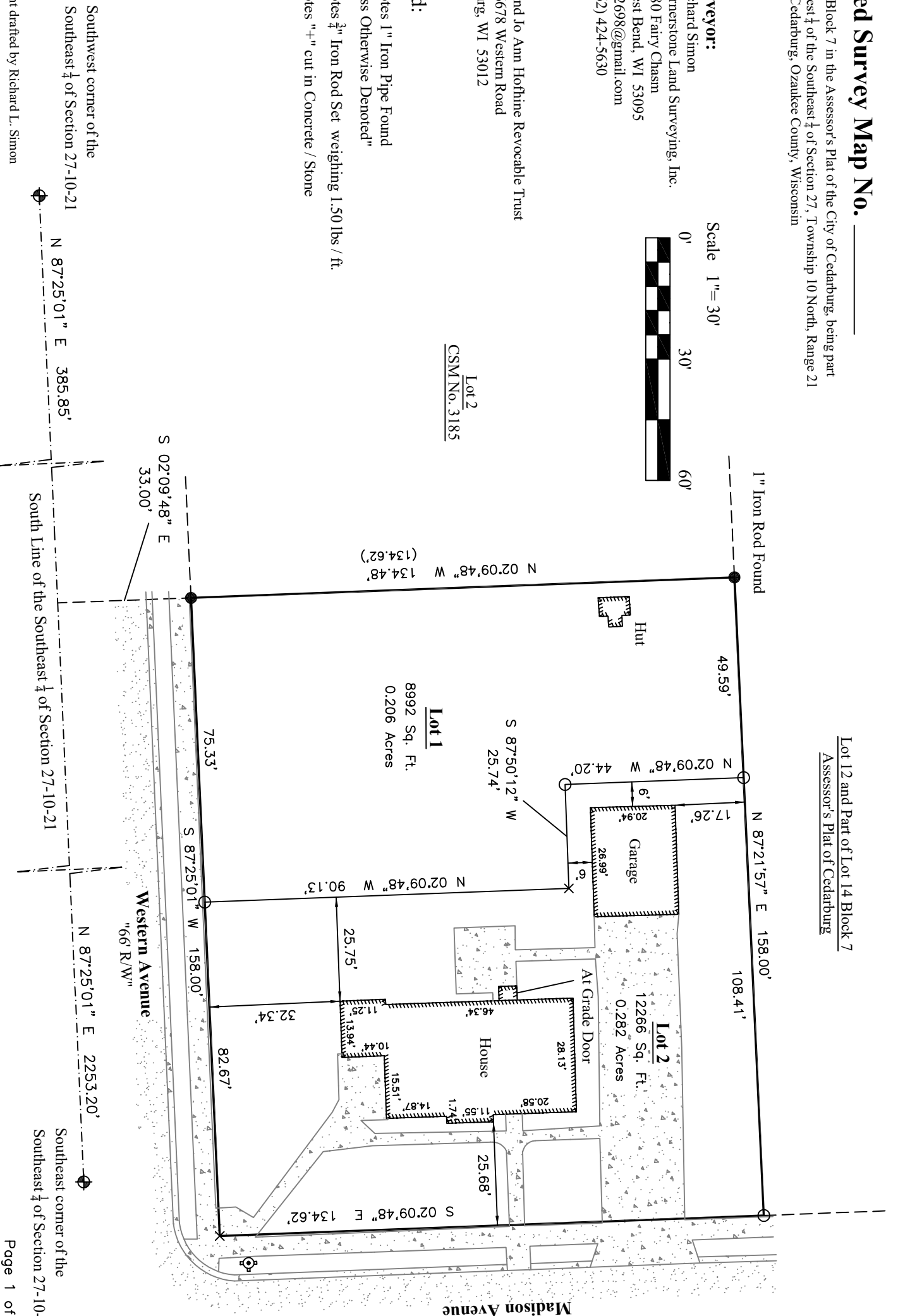
## Legend:

- Denotes 1" Iron Pipe Found  
"Unless Otherwise Denoted"
- Denotes  $\frac{3}{4}$ " Iron Rod Set weighing 1.50 lbs / ft.
- × Denotes "+" cut in Concrete / Stone

Lot 2  
CSM No. 3185

Lot 1  
8992 Sq. Ft.  
0.206 Acres

Lot 2  
12266 Sq. Ft.  
0.282 Acres



This instrument drafted by Richard L. Simon

Page 1 of 4

## Certified Survey Map No. \_\_\_\_\_

All of Lot 13 Block 7 in the Assessor's Plat of the City of Cedarburg, being part of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 27, Township 10 North, Range 21 East, City of Cedarburg, Ozaukee County, Wisconsin

### Surveyor's Certificate

I, Richard L Simon, Professional Land Surveyor, hereby certify that I have Surveyed:

All of Lot 13 Block 7 in the Assessor's Plat of the City of Cedarburg, being part of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 27, Township 10 North, Range 21 East, City of Cedarburg, Ozaukee County, Wisconsin

#### **Described as follows:**

All of Lot 13 Block 7 in the Assessor's Plat of the City of Cedarburg, being part of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 27, Township 10 North, Range 21 East, City of Cedarburg, Ozaukee County, Wisconsin.

Said description contains 21258 Sq. Ft or 0.488 Acres

That I have made such survey, division, dedication, and map by the direction of Jo Ann Hofhine.

That this map is a correct representation of all exterior boundaries of the land surveyed and the land division thereof made.

That I have fully complied with provisions of s. 236.34 of the Wisconsin Statutes and the City of Cedarburg in in surveying, dividing, and mapping the same.

Dated this 24th day of October, 2025

---

Richard L Simon, P.L.S. #2698  
Cornerstone Land Surveying  
5080 Fairy Chasm Road  
West Bend, WI 53095  
262-424-5630

#### **Notes:**

1) Bearings are referenced to the South Line of the Southeast  $\frac{1}{4}$  of Section 27, Township 10 North, Range 21 East, City of Cedarburg, bearing N 87°25'01" E (State Plane Coordinate System South Zone (NAD 83)).

**Certified Survey Map No. \_\_\_\_\_**

All of Lot 13 Block 7 in the Assessor's Plat of the City of Cedarburg, being part of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 27, Township 10 North, Range 21 East, City of Cedarburg, Ozaukee County, Wisconsin

**Owner's Certificate**

I, Jo Ann Hofhine, Inc. do hereby certify that I caused the land described in the foregoing affidavit of Richard L. Simon, Surveyor, to be surveyed, divided, and mapped as represented on this Certified Survey Map.

WITNESS the hand and seal of said Signer, this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_

\_\_\_\_\_  
Jo Ann Hofhine

State of Wisconsin ) SS  
\_\_\_\_\_ County)

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_, the above named Jo Ann Hofhine, to me, known to be the person who executed the foregoing instrument and acknowledge the same.

\_\_\_\_\_  
Notary Public

\_\_\_\_\_ County, State of Wisconsin

My commission expires: \_\_\_\_\_

**Certified Survey Map No. \_\_\_\_\_**

All of Lot 13 Block 7 in the Assessor's Plat of the City of Cedarburg, being part of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 27, Township 10 North, Range 21 East, City of Cedarburg, Ozaukee County, Wisconsin

**City of Cedarburg Planning Commission Approval**

This Certified Survey Map is hereby approved by the Planning Commission of the City of Cedarburg on this

\_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

\_\_\_\_\_  
Patricia Thome, Chairperson Dated

\_\_\_\_\_  
Theresa Hanaman, Secretary Dated

**City of Cedarburg Common Council Approval**

This Certified Survey Map, having been approved by the Planning Commission being the same, is hereby approved and accepted by the City of Cedarburg on this

\_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_

\_\_\_\_\_  
Patricia Thome, Chairperson Dated

\_\_\_\_\_  
Tracie Sette, City Clerk Dated

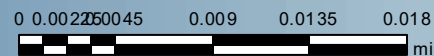


Legend			
	Tax Parcel		CSM
	Gap		Cemetery Plat
	Overlap		Condominium Plat
	Historical Parcel Lines		Subdivision Plat
	Assessors Plat		Plat of Survey
	US Highway		Town/Public Road
	State Highway		Railroad Centerline
	County Road		Ramp
	Private Road		

Product of the LAND INFORMATION OFFICE

7/25/2025, 8:00:04 AM

7/25/2025, 8:00:04 AM



DISCLAIMER: This map is not a substitute for an actual field survey or onsite investigation. The accuracy of this map is limited to the quality of the records from which it was assembled.

# N50 W6678 Western Rd. - Specimen Trees



## Site Status



- STANDING TRUNK
- STUMP
- TREE

- TREE REMOVAL
- ⊗ VACANT - NOT PLANTABLE
- VACANT - PLANTABLE

**Excerpt of DRAFT MINUTES for Site and Architectural Review Board meeting 11-18-25**

**A. Review, discussion, and possible action/recommendation to the Plan Commission on the request of property owners/applicants Jo Ann Hofhine and Eric Hofhine, as Trustees for the Duane and Jo Ann Hofhine Rev Trust, to divide an 8,992 sq. ft. vacant lot off from their existing .49-acre homestead parcel located at N50 W6678 Western Road. This property is zoned Rs-5 Single-Family Residential.**

Planner Censky summarized her written report to the Board. She reported that this division of land would create a serviceable new lot, compliant with the bulk and spatial standards of the Rs-5 Single-Family Residential District and the remnant, homestead lot, and structures will also be fully compliant with the bulk and spatial requirements of the Rs-5 district standards, such as with respect to the setbacks, max floor area ratio, max building coverage ratio,...

There is an existing “hut” accessory structure that may have to be removed before recording the CSM. Section 6-4-14 of the City Code - Tree Preservation will apply to the new lot. The City Forester will schedule a site review and survey to identify any specimen trees that may need to be preserved on the property. The new, vacant lot to be created by this CSM will meet the definition of an infill lot under the City Code.

Board members agreed that when architectural plans are available, they should be fitting to the neighborhood.

**ACTION:** Council member Burkart made a motion, seconded by Architect member Rushing, to recommend approval of this request to the Plan Commission, subject to the following conditions:

- 1) A note shall be placed on the face of the CSM informing that the vacant Lot 1 meets the definition of an “Infill Lot” under the City of Cedarburg Code. Therefore, any future plans for the construction of a structure on Lot 1 will be subject to prior review and approval of the site and architectural plans by the City of Cedarburg Plan Commission prior to issuance of a building permit.
- 2) All specimen trees field located by the City Forester on Lot 1 of the CSM shall be added to the face of the CSM along with a note stating that the specimen trees are required to be preserved in accordance with Section 6-4-14 of the City Code of Ordinances and the City’s Tree Preservation Guidelines.

Motion carried without a negative vote.

**CITY OF CEDARBURG**

**MEETING DATE:** December 8, 2025

**ITEM NO:** B.

**TITLE:**

Discussion and possible action on approval of a Class "B" Beer and "Class C" Liquor (wine only) license for The Back Space, LLC. P.O. Box 401, Cedarburg, WI 53012, Jeanie Crawford, Agent, premise to be licensed: W61 N397 Washington Avenue Unit C, known as The Back Space.

**ISSUE SUMMARY:**

The Crawfords have applied for a beer and wine license for the event space located at W61N397c Washington Avenue. The Plan Commission granted the Crawfords a conditional use permit for the property with stipulations that were approved at the April 7, 2025 Plan Commission meeting. The Crawfords ultimately struck and initialed some items from the Conditional Use Permit that they did not agree with. A second Conditional Use Permit has been sent to the Crawfords which carries all the original stipulations from the April 7, 2025, Plan Commission meeting, with instructions to sign and return to the City. As of this date, we have not received the second Conditional Use Permit from the Crawfords.

My recommendation is to approve the liquor license contingent upon the Crawfords returning a signed Conditional Use Permit originally approved by the Plan Commission.

A copy of both Conditional Use Permits and the April 7, 2025 minutes are attached for your review.

**STAFF RECOMMENDATION:**

**BOARD, COMMISSION OR COMMITTEE RECOMMENDATION:**

n/a

**BUDGETARY IMPACT:**

**ATTACHMENTS:**

1. TheBackSpaceAlcoholApplication
2. Backspace-Crawford CUP-signed-recorded
3. Backspace-Crawford CUP-2
4. Backspace-Crawford CUP - Plan Commission minutes

**INITIATED/REQUESTED BY:**

Tracie Sette

**FOR MORE INFORMATION CONTACT:**

Tracie Sette, City Clerk

Form  
**AB-200**

## Alcohol Beverage License Application

For Municipal Use Only	
Municipality	City of Cedarburg
License Period	

**License(s) Requested:** (up to two boxes may be checked)

- Class "A" Beer ..... \$ \_\_\_\_\_      Class "B" Beer ..... \$ 100  
 "Class A" Liquor ..... \$ \_\_\_\_\_      "Class B" Liquor ..... \$ \_\_\_\_\_  
 "Class A" Liquor (cider only) \$ \_\_\_\_\_      Reserve "Class B" Liquor \$ \_\_\_\_\_  
 "Class C" Liquor (wine only) \$ 100 (needs to be pro rated per license app questionnaire)

Fees	
License Fees	\$ <u>200</u>
Background Check Fee	\$ _____
Publication Fee	\$ <u>20.00</u>
<b>Total Fees</b>	<b>\$ _____</b>

**Part A: Premises/Business Information**

1. Legal Business Name (individual name if sole proprietorship) <u>The Back Space</u>			
2. Business Trade Name or DBA _____			
3. FEIN <u>99-0569448</u>		4. Wisconsin Seller's Permit Number <u>456-1032198082-02</u>	
5. Entity Type (check one) <input type="checkbox"/> Sole Proprietor <input type="checkbox"/> Partnership <input checked="" type="checkbox"/> Limited Liability Company <input type="checkbox"/> Corporation <input type="checkbox"/> Nonprofit Organization			
6. State of Organization <u>WISCONSIN</u>		7. Date of Organization <u>1-8-2024</u>	8. Wisconsin DFI Registration Number <u>T106681</u>
9. Premises Address <u>W61N397c Washington Avenue</u>			
10. City <u>Cedarburg</u>		11. State <u>WI</u>	12. Zip Code <u>53012</u>
13. County <u>Ozaukee</u>	14. Governing Municipality: <input checked="" type="checkbox"/> City <input type="checkbox"/> Town <input type="checkbox"/> Village of: _____		15. Aldermanic District <u>W5/AD5</u>
16. Premises Phone <u>406-223-4827</u>	17. Premises Email <u>thebackspacecedarburg@gmail.com</u>	18. Website <u>thebackspacecedarburg.com</u>	
19. Premises Description - Describe the building or buildings where alcohol beverages are produced, sold, stored, or consumed, and related records are kept. Describe all rooms within the building, including living quarters. Authorized alcohol beverage activities and storage of records may occur only on the premises described in this application. Attach a map or diagram and additional sheets if necessary. <u>Approximately 2,800 sq feet multi-flex space. Alcohol sold / consumed for events, <del>only</del> wide open space.</u>			
20. Mailing Address (if different from premises address) <u><del>PO</del> PO Box 401 Cedarburg,</u>			
21. City <u>Cedarburg</u>		22. State <u>WI</u>	23. Zip Code <u>53012</u>

**Part B: Questions**

1. Has the business (sole proprietorship, partnership, limited liability company, or corporation) been convicted of violating federal or state laws or local ordinances? Exclude traffic offenses unless related to alcohol beverages.     Yes     No

If yes, list the details of violation below. Attach additional sheets if necessary.

Law/Ordinance Violated	Location	Trial Date
/		
Penalty Imposed		Was sentence completed? . . . . <input type="checkbox"/> Yes <input type="checkbox"/> No
/		
Law/Ordinance Violated		Trial Date
/		
Penalty Imposed		Was sentence completed? . . . . <input type="checkbox"/> Yes <input type="checkbox"/> No
/		

2. Are charges for any offenses pending against the business? Exclude traffic offenses unless related to alcohol beverages.  Yes  No  
 If yes, describe the nature and status of pending charges using the space below. Attach additional sheets as needed.

3. Is the applicant business or any of its officers, directors, members, agent, employees, owners, or other related individuals or entities a restricted investor with any interest in an alcohol beverage producer or distributor?  Yes  No  
 If yes, provide the name of the restricted investor and describe the nature of the interest.

4. Is the applicant business owned by another business entity?  Yes  No  
 If yes, provide the name(s) and FEIN(s) of the business entity owners below. Attach additional sheets as needed.

4a. Name of Business Entity _____	4b. Business Entity FEIN _____
-----------------------------------	--------------------------------

5. Have the partners, agent, or sole proprietor satisfied the responsible beverage server training requirement for this license period? Submit proof of completion.  Yes  No  
 6. Is the applicant business indebted to any wholesaler beyond 15 days for beer or 30 days for liquor/wine?  Yes  No  
 7. Does the applicant business owe past due municipal property taxes, assessments, or other fees?  Yes  No

**Part C: Individual Information**

List the name, title, and phone number for each person or entity holding the following positions in the applicant business or businesses listed in Part B, Question 4: sole proprietor, all officers, directors, and agent of a corporation or nonprofit organization, all partners of a partnership, and all members, managers, and agent of a limited liability company. Attach additional sheets if necessary.

Include Form AB-100 for each person listed below. Corporations and LLCs must appoint an agent by including Form AB-101.

Last Name	First Name	Title	Phone

**Part D: Attestation**

One of the following must sign and attest to this application:

- sole proprietor
- one general partner of a partnership
- one corporate officer
- one member of an LLC

**READ CAREFULLY BEFORE SIGNING:** Under penalty of law, I have answered each of the above questions completely and truthfully. I agree that I am acting solely on behalf of the applicant business and not on behalf of any other individual or entity seeking the license. Further, I agree that the rights and responsibilities conferred by the license(s), if granted, will not be assigned to another individual or entity. I agree to operate this business according to the law, including but not limited to, purchasing alcohol beverages from state authorized wholesalers. I understand that lack of access to any portion of a licensed premises during inspection will be deemed a refusal to allow inspection. Such refusal is a misdemeanor and grounds for revocation of this license. I understand that any license issued contrary to Wis. Stat. Chapter 125 shall be void under penalty of state law. I further understand that I may be prosecuted for submitting false statements and affidavits in connection with this application, and that any person who knowingly provides materially false information on this application may be required to forfeit not more than \$1,000 if convicted.

Last Name <i>Crawford</i>	First Name <i>Jeanie</i>	M.I. <i>M</i>
Title —	Email <i>thebackspacecedarburg@gmail.com</i>	Phone <i>408-223-4527</i>
Signature <i>Jean Crawford</i>		Date

**Part E: For Clerk Use Only**

Date Application Was Filed With Clerk	License Number	Date License Granted	Date License Issued
Signature of Clerk/Deputy Clerk		Date Provisional License Issued (if applicable)	

<b>DOCUMENT NUMBER</b>	<b>CONDITIONAL USE PERMIT</b> 'Leasable flex social event space', 'gathering leasable space', 'physical therapist office & service', and 'fully enclosed, indoor, individual and group fitness' uses.	<p style="text-align: center;"><b>1177230</b>  <b>JENNIFER J. LAURIN</b>  <b>OZAUKEE COUNTY</b>  <b>REGISTER OF DEEDS</b>  <b>RECORDED ON</b>  <b>11/17/2025 11:11 AM</b>  <b>REC FEE: 30.00</b>  <b>TRANS FEE:</b>  <b>PAGES: 3</b>  <b>EXEMPT #:</b></p>
<p>Before the Plan Commission of the City of Cedarburg, Ozaukee County, Wisconsin, in regard to the premises at W61 N397c Washington Avenue, Cedarburg, WI 53012, located in Section 34, Town 10 North, Range 21 East, Ozaukee County, State of Wisconsin, further described as follows:</p>		
<p>LEGAL DESCRIPTION:  1059801  LOT 2 BLOCK 2D  ASSESSOR'S PLAT  ALSO LOT 3 BLOCK 6  ARNOLD BUCHS ADDITION</p>		<p>Return to:  City Clerk Tracie Sette  City of Cedarburg  W63N645 Washington Avenue  PO Box 49  Cedarburg WI 53012-0049</p> <p style="text-align: right;"><i>20</i></p>

13-050-20-02-002  
Parcel Identification No.

Zoning Classification of the Premises is: B-1 Neighborhood Business District w/ (PUD) Planned Unit Development Overlay  
Mailing Address of the Premises is: W61 N397c Washington Avenue

WHEREAS a petition has been filed by Daniel Crawford Jr. and Jeanie Crawford (hereinafter "Permittees") for the purpose of using ~2,800 net sq. ft. of recently 'finished' space on 1st floor of existing building for 'leasable flex social event space, 'gathering leasable space', 'physical therapist office & service', and 'fully enclosed, indoor, individual and group fitness' purposes, at W61 N397c Washington Avenue, such premises owned by Bird House Rentals LLC in c/o registered agent Daniel Crawford Jr. (hereinafter "Property Owner"); and

WHEREAS the proposed uses ('leasable flex social event space', 'gathering leasable space', 'physical therapist office & service', and 'fully enclosed, indoor, individual and group fitness' purposes) of this ~2,800 net sq. ft. of 1<sup>st</sup> floor space are listed as a conditional uses that can be considered for approval in Section 13-1-53(e) of the City of Cedarburg Zoning Code; and

WHEREAS, upon careful consideration of information received in this matter, including information received at the public hearing, and in consideration of the particular nature, character and circumstances of the proposed uses, and of the specific and contemporary conditions, the City of Cedarburg Plan Commission hereby finds that the proposed uses will not be hazardous, harmful, offensive, or otherwise adverse to the environment or the value of the neighborhood or the community, and will be in accordance with the purpose and intent of the City of Cedarburg Zoning Code and the City of Cedarburg Smart Growth Comprehensive Land Use Plan - 2025, provided the conditional uses are operated pursuant to the following conditions and in strict conformance therewith.

WHEREAS, the Plan Commission of the City of Cedarburg held a Public Hearing on April 7, 2025, and approved issuance of this conditional use permit (hereinafter "CUP") for the premises for the above-stated purposes.

NOW, THEREFORE, the CUP is granted subject to initial and continued compliance with the City of Cedarburg Municipal Zoning Code, and with the following general conditions:

1. This CUP is being issued to 'Daniel Crawford Jr. and Jeanie Crawford' (Permittees). In the event of a change in ownership of the Premises or the named Permittee(s), the applicable provisions of City of Cedarburg Code Section 13-1-226 "CONDITIONAL USE PERMIT." shall apply.
2. This CUP may not be transferred to another location.
3. If this use is discontinued or terminated for a period of 12 months or more, this permit shall become void. Any future use of the site, structures, or land shall be subject to the requirements of the B-1 Neighborhood Business w/ PUD Planned Unit Development Overlay Zoning District.
4. The Property Owner and Permittee are required to sign below, before a notary, to acknowledge the issuance of this CUP and to indicate their acceptance of the terms and conditions of this CUP.
5. Any modifications, changes or expansion to the approved, structures, materials, design, site, lighting, landscaping, screening, parking, or operating plans or uses as set forth hereunder and at Exhibit "A", (attached hereto and made

a part hereof by reference) shall require prior approval by the City Plan Commission as an amendment to this CUP (Ref Section 13-1-226 of the City Code "CONDITIONAL USE PERMIT.").

6. Any substantiated, material, adverse impacts arising with respect to such things as, but not necessarily limited to, noise, vibration, public health, public safety, litter, lighting, loitering, and similar associated with the uses 'leasable flex social event space, 'gathering leasable space', 'physical therapist office & service', and 'fully enclosed, indoor, individual and group fitness' purposes, at W61 N397c Washington Avenue shall be the responsibility of the Permittees to correct timely upon receipt of a written notice from the City of Cedarburg. Failure to correct identified issues in a timely manner, or failure to fully comply with all stated conditions of this permit following receipt of notice from the City of Cedarburg may result in modification, or partial or complete revocation of this Conditional Use Permit.

WHEREAS the Zoning Code and Zoning District Map of the City of Cedarburg, pursuant to State Statute, provide that the premises may not be used of right for the purposes hereinafter described but that upon petition such use may be approved by the municipality as a Conditional Use in particular circumstances as defined by the standards in the Zoning Ordinance; and

Petition therefore having been made, and public hearing held thereon, and the Plan Commission of the City of Cedarburg having determined that by reason of the particular nature, character, and circumstances of the proposed use, and of the specific and contemporary conditions of the site, permit of such use upon the terms and conditions hereinafter prescribed would be consistent with the requirements of the Zoning ordinance:

Now, therefore, it is permitted, subject to compliance with the terms and conditions hereinafter stated, that the Premises may be used for the purpose of 'leasable flex social event space, 'gathering leasable space', 'physical therapist office & service', and 'fully enclosed, indoor, individual and group fitness' not to exceed 2,800 net sq. ft. in area located on the first floor of the building at the northwest corner.

The SPECIFIC CONDITIONS of this Permit are:

1. This Permit shall become effective only upon the full execution by the Property Owner(s) and Permittees of an acceptance hereof in such form as to constitute an effective covenant running with the land. This permit shall be recorded in the Office of the Ozaukee County Register of Deeds.
2. This Permit shall become void unless proper application, receipt, and diligent work in support of appropriate Building, Use and Occupancy Permits (as are required by the building and zoning codes of the City of Cedarburg) in conformity to this Conditional Use Permit, are made/secured and construction underway in earnest within 12 months of the date hereof.
3. Construction of the structures, development of the site, and operation of the use shall be in strict conformity to the approved use, site, structures, and operation plans set forth below and in Exhibit "A" attached hereto and made a part hereof by reference.
4. Any of the conditions of this Permit which would normally be the responsibility of Permittees, shall also be made a part of their lease by the Property Owner, which lease shall contain provisions for posting of the pertinent conditions to notify employees thereof as may be necessary to carry out the conditions.
5. Conditions on the Operations
  - a. Hours for use of tenant space #4 (as flex/social/gathering/therapy/fitness use) shall be set at Friday through Saturday from 8:00 am to 10:00 pm and Sunday through Thursday 8:00 am to 9:00 pm.
  - b. Tavern, bar and cocktail lounge uses are not, pursuant to Section 13-1-53 of the City Code, permitted by right or through conditional use permit in the B-1 Neighborhood Business District w/ PUD Planned Unit Development Overlay. Any permission for beer or wine to be served/consumed during a permitted use or event in the flex space at this site must, to the extent required by applicable law, be preapproved through the City Clerks office on a per event basis.
6. Conditions on the Structures
  - a. A suitable and detailed plan for a dumpster enclosure shall be presented to the staff for review and approval prior to installation. ~~The enclosure must be completed prior to the start of use or occupancy in Tenant Space #4 of the building.~~ *SC*
  - b. In consultation with the City Building Inspector and the City Engineer/Director of Public Works as to the appropriate size, Permittee has installed a gutter along the entire length of the south roof edge on the south building, to collect and suitably dispense with the roof runoff, ~~thereby preventing this water from landing or flowing onto the neighbor's property located directly south of this site.~~ This gutter/downspout/outflow shall be permanently maintained in operating condition. *SC*
  - c. The structure/floor plan shall be developed/constructed/used in conformance with the plans set forth in Exhibit "A".
  - d. All signage is subject to approval and issuance of permits (as required pursuant to Title 15 Building Code, Chapter 5 Regulation of Signs) prior to placement at the site or buildings.
7. Conditions on the Site
  - a. Onsite Parking stalls shall be supplied in the quantity of 53 stalls with the size and layout thereof to be as set forth in Exhibit "A" which is attached hereto and made a part hereof by reference.
  - b. All parking and drive areas shall be paved, striped, and the one-directional circulation arrows on the pavement as shown in the site plan shall be painted not later than October 31st, 2027.
  - c. A suitable and detailed plan for a dumpster enclosure shall be presented to the staff for review and approval prior to installation. The enclosure must be completed prior to the start of use or occupancy in Tenant Space #4 of the building.
  - d. Sufficient lighting shall be maintained in the outdoor parking/circulation drive and pedestrian areas as necessary to ensure the public safety.

- e. The applicant shall provide, for staff review and approval, an interior parking area landscaping plan consistent with Section 13-1-02 of the Code, such landscaping to be completed not later than October 31st, 2027.
- f. The site shall be developed/constructed/laid out in conformance with the plans set forth in Exhibit "A".
- g. All signage is subject to approval and issuance of permits (as required pursuant to Title 15 Building Code, Chapter 5 Regulation of Signs) prior to placement at the site or buildings.

**SIGNATURES OF PERMITTEES and PROPERTY OWNERS:**

As PERMITTEES AND PROPERTY OWNERS of the subject site, use, structures, and spaces, I/we acknowledge and accept the issuance of the CUP with the above-described conditions.

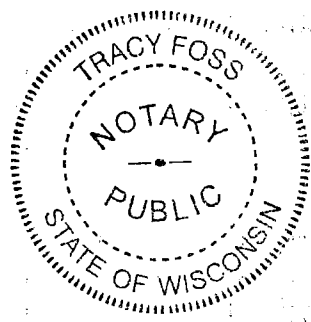
<u>Jeanie Crawford</u> Signature	<u>10-31-2025</u> Date Signed:	<u>Jeanie Crawford, Bird House Rentals member</u> Jeanie Crawford
<u>[Signature]</u> Signature	<u>10-31-2025</u> Date Signed:	<u>Daniel Crawford, member</u> Daniel Crawford Jr. <u>Bird House Rentals, LLC</u>

STATE OF Wisconsin }  
Ozaukee COUNTY } SS

Personally, came before me this 31 day of October, 2025, the above-named Jeanie Crawford, and Daniel Crawford Jr., to me known to be the person(s) who executed the foregoing instrument and acknowledge the same.

Tracy Foss  
Printed Name Tracy Foss  
Notary Public, Ozaukee County, State of Wisconsin  
My Commission Expires: 11-23-25

Tracy Foss 10-31-25  
Signature Date



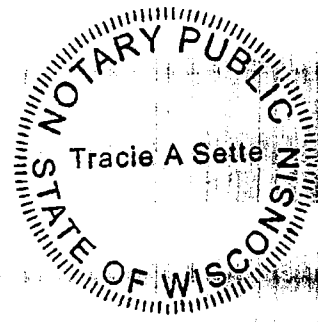
**SIGNATURES - CITY OF CEDARBURG**

Patricia Thome  
Patricia Thome, Mayor

STATE OF WISCONSIN }  
OZAUKEE COUNTY } SS

Personally, came before me this 5<sup>th</sup> day of November, 2025, the above-named Patricia Thome, to me known to be the person(s) who executed the foregoing instrument and acknowledge the same.

Tracie Sette  
Printed Name Tracie Sette  
Notary Public, Ozaukee County, Wisconsin  
My Commission Expires: 12/14/2026



THIS INSTRUMENT WAS PREPARED BY:  
Mary Censky, City Planner

<b>DOCUMENT NUMBER</b>	<b>CONDITIONAL USE PERMIT</b> 'Leasable flex social event space', 'gathering leasable space', 'physical therapist office & service', and 'fully enclosed, indoor, individual and group fitness' uses.	
Before the Plan Commission of the City of Cedarburg, Ozaukee County, Wisconsin, in regard to the premises at W61 N397c Washington Avenue, Cedarburg, WI 53012, located in Section 34, Town 10 North, Range 21 East, Ozaukee County, State of Wisconsin, further described as follows:		
LEGAL DESCRIPTION: 1059801 LOT 2 BLOCK 20 ASSESSOR'S PLAT ALSO LOT 3 BLOCK 6 ARNOLD BUCH'S ADDITION		
<b>This document is intended to fully supersede the permit recorded as Document No. 1177230</b>  <b>The conditional use permit recorded on November 17, 2025 as Document No. 1177230 contains handwritten modifications not approved by the City.</b>		
		Return to: City Clerk Tracie Sette City of Cedarburg W63N645 Washington Avenue PO Box 49 Cedarburg WI 53012-0049

13-050-20-02-002  
Parcel Identification No.

Zoning Classification of the Premises is: B-1 Neighborhood Business District w/ (PUD) Planned Unit Development Overlay  
Mailing Address of the Premises is: W61 N397c Washington Avenue

WHEREAS a petition has been filed by Daniel Crawford Jr. and Jeanie Crawford (hereinafter "Permittees") for the purpose of using ~2,800 net sq. ft. of recently 'finished' space on 1st floor of existing building for 'leasable flex social event space, 'gathering leasable space', 'physical therapist office & service', and 'fully enclosed, indoor, individual and group fitness' purposes, at W61 N397c Washington Avenue, such premises owned by Bird House Rentals LLC in c/o registered agent Daniel Crawford Jr. (hereinafter "Property Owner"); and

WHEREAS the proposed uses ('leasable flex social event space', 'gathering leasable space', 'physical therapist office & service', and 'fully enclosed, indoor, individual and group fitness' purposes) of this ~2,800 net sq. ft. of 1<sup>st</sup> floor space are listed as a conditional uses that can be considered for approval in Section 13-1-53(e) of the City of Cedarburg Zoning Code; and

WHEREAS, upon careful consideration of information received in this matter, including information received at the public hearing, and in consideration of the particular nature, character and circumstances of the proposed uses, and of the specific and contemporary conditions, the City of Cedarburg Plan Commission hereby finds that the proposed uses will not be hazardous, harmful, offensive, or otherwise adverse to the environment or the value of the neighborhood or the community, and will be in accordance with the purpose and intent of the City of Cedarburg Zoning Code and the City of Cedarburg Smart Growth Comprehensive Land Use Plan - 2025, provided the conditional uses are operated pursuant to the following conditions and in strict conformance therewith.

WHEREAS, the Plan Commission of the City of Cedarburg held a Public Hearing on April 7, 2025, and approved issuance of this conditional use permit (hereinafter "CUP") for the premises for the above-stated purposes.

NOW, THEREFORE, the CUP is granted subject to initial and continued compliance with the City of Cedarburg Municipal Zoning Code, and with the following general conditions:

1. This CUP is being issued to 'Daniel Crawford Jr. and Jeanie Crawford' (Permittees). In the event of a change in ownership of the Premises or the named Permittee(s), the applicable provisions of City of Cedarburg Code Section 13-1-226 "CONDITIONAL USE PERMIT." shall apply.
2. This CUP may not be transferred to another location.
3. If this use is discontinued or terminated for a period of 12 months or more, this permit shall become void. Any future use of the site, structures, or land shall be subject to the requirements of the B-1 Neighborhood Business w/ PUD Planned Unit Development Overlay Zoning District.
4. The Property Owner and Permittee are required to sign below, before a notary, to acknowledge the issuance of this CUP and to indicate their acceptance of the terms and conditions of this CUP.
5. Any modifications, changes or expansion to the approved, structures, materials, design, site, lighting, landscaping, screening, parking, or operating plans or uses as set forth hereunder and at Exhibit "A", (attached hereto and made

a part hereof by reference) shall require prior approval by the City Plan Commission as an amendment to this CUP (Ref Section 13-1-226 of the City Code "CONDITIONAL USE PERMIT.").

6. Any substantiated, material, adverse impacts arising with respect to such things as, but not necessarily limited to, noise, vibration, public health, public safety, litter, lighting, loitering, and similar associated with the uses 'leasable flex social event space, 'gathering leasable space', 'physical therapist office & service', and 'fully enclosed, indoor, individual and group fitness' purposes, at W61 N397c Washington Avenue shall be the responsibility of the Permittees to correct timely upon receipt of a written notice from the City of Cedarburg. Failure to correct identified issues in a timely manner, or failure to fully comply with all stated conditions of this permit following receipt of notice from the City of Cedarburg may result in modification, or partial or complete revocation of this Conditional Use Permit.

WHEREAS the Zoning Code and Zoning District Map of the City of Cedarburg, pursuant to State Statute, provide that the premises may not be used of right for the purposes hereinafter described but that upon petition such use may be approved by the municipality as a Conditional Use in particular circumstances as defined by the standards in the Zoning Ordinance; and

Petition therefore having been made, and public hearing held thereon, and the Plan Commission of the City of Cedarburg having determined that by reason of the particular nature, character, and circumstances of the proposed use, and of the specific and contemporary conditions of the site, permit of such use upon the terms and conditions hereinafter prescribed would be consistent with the requirements of the Zoning ordinance:

Now, therefore, it is permitted, subject to compliance with the terms and conditions hereinafter stated, that the Premises may be used for the purpose of 'leasable flex social event space, 'gathering leasable space', 'physical therapist office & service', and 'fully enclosed, indoor, individual and group fitness' not to exceed 2,800 net sq. ft. in area located on the first floor of the building at the northwest corner.

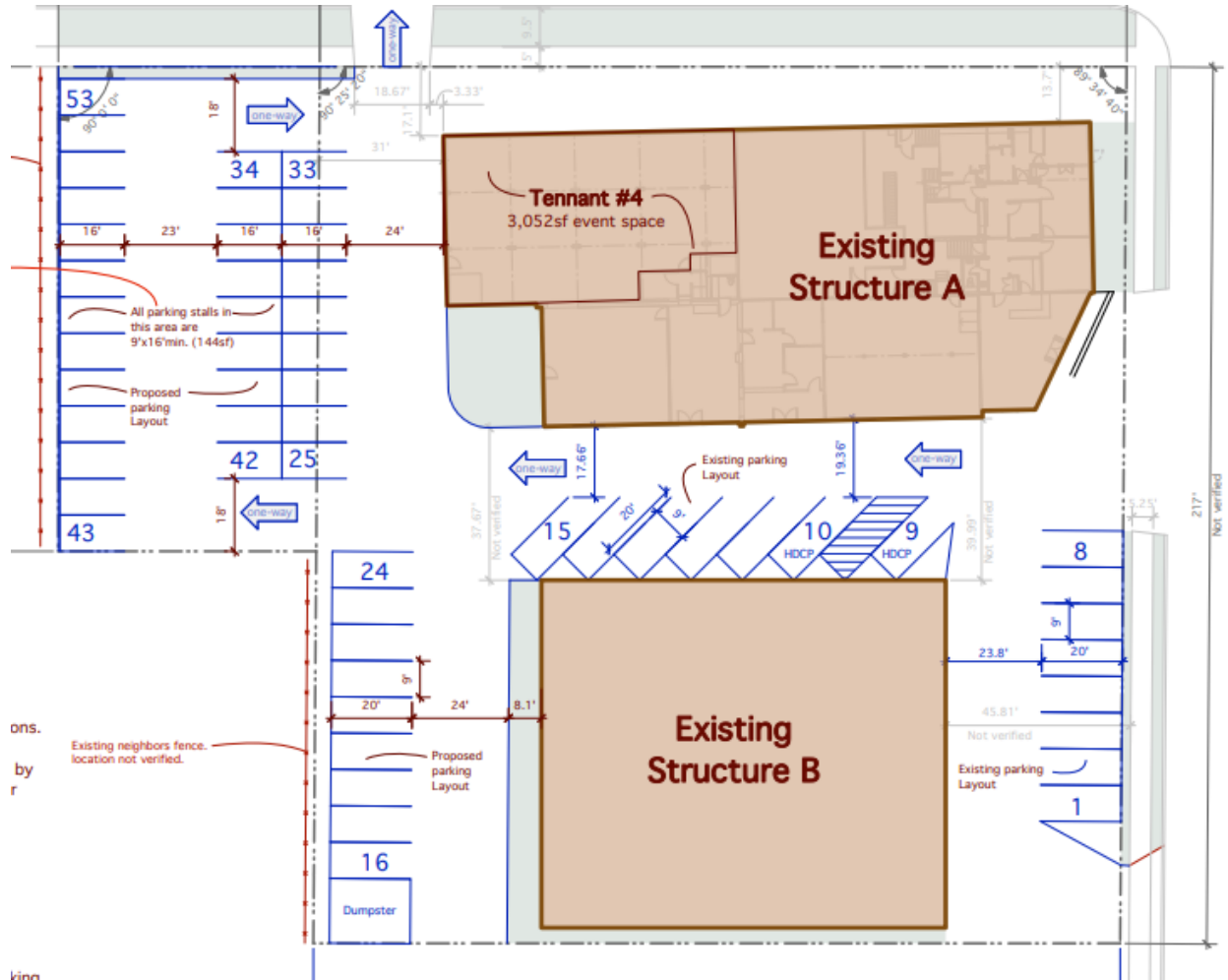
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2. This Permit shall become void unless proper application, receipt, and diligent work in support of appropriate Building, Use and Occupancy Permits (as are required by the building and zoning codes of the City of Cedarburg) in conformity to this Conditional Use Permit, are made/secured and construction underway in earnest within 12 months of the date hereof.
3. Construction of the structures, development of the site, and operation of the use shall be in strict conformity to the approved use, site, structures, and operation plans set forth below and in Exhibit "A" attached hereto and made a part hereof by reference.
4. Any of the conditions of this Permit which would normally be the responsibility of Permittees, shall also be made a part of their lease by the Property Owner, which lease shall contain provisions for posting of the pertinent conditions to notify employees thereof as may be necessary to carry out the conditions.
5. Conditions on the Operations
  - a. Hours for use of tenant space #4 (as flex/social/gathering/therapy/fitness use) shall be set at Friday through Saturday from 8:00 am to 10:00 pm and Sunday through Thursday 8:00 am to 9:00 pm.
  - b. Tavern, bar and cocktail lounge uses are not, pursuant to Section 13-1-53 of the City Code, permitted by right or through conditional use permit in the B-1 Neighborhood Business District w/ PUD Planned Unit Development Overlay. Any permission for beer or wine to be served/consumed during a permitted use or event in the flex space at this site must, to the extent required by applicable law, be preapproved through the City Clerks office on a per event basis.
6. Conditions on the Structures
  - a. A suitable and detailed plan for a dumpster enclosure shall be presented to the staff for review and approval prior to installation. The enclosure must be completed prior to the start of use or occupancy in Tenant Space #4 of the building.
  - b. In consultation with the City Building Inspector and the City Engineer/Director of Public Works as to the appropriate size, Permittee has installed a gutter along the entire length of the south roof edge on the south building, to collect and suitably dispense with the roof runoff, thereby preventing this water from landing or flowing onto the neighbor's property located directly south of this site. This gutter/downspout/outflow shall be permanently maintained in operating condition.
  - c. The structure/floor plan shall be developed/constructed/used in conformance with the plans set forth in Exhibit "A".
  - d. All signage is subject to approval and issuance of permits (as required pursuant to Title 15 Building Code, Chapter 5 Regulation of Signs) prior to placement at the site or buildings.
7. Conditions on the Site
  - a. Onsite Parking stalls shall be supplied in the quantity of 53 stalls with the size and layout thereof to be as set forth in Exhibit "A" which is attached hereto and made a part hereof by reference.
  - b. All parking and drive areas shall be paved, striped, and the one-directional circulation arrows on the pavement as shown in the site plan shall be painted not later than October 31st, 2027.
  - c. A suitable and detailed plan for a dumpster enclosure shall be presented to the staff for review and approval prior to installation. The enclosure must be completed prior to the start of use or occupancy in Tenant Space #4 of the building.
  - d. Sufficient lighting shall be maintained in the outdoor parking/circulation drive and pedestrian areas as necessary to ensure the public safety.



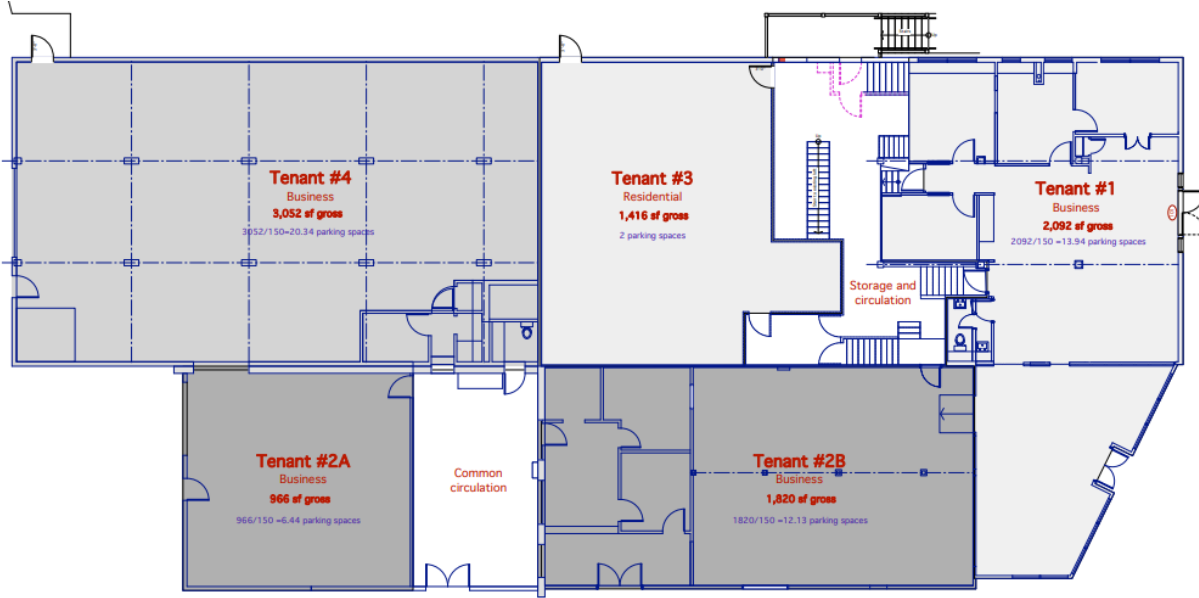
**EXHIBIT "A" TO CONDITIONAL USE PERMIT**  
**Crawford Flex Space Use at N39 W6181-6191 Jackson Street**  
 Page 1 of 2

*Site Plan as to parking lot stalls quantity, ingress/egress, internal circulation, and dumpster location.*



**EXHIBIT "A" TO CONDITIONAL USE PERMIT**  
**Crawford Flex Space Use at N39 W6181-6191 Jackson Street**  
Page 2 of 2

*Floor Plan as to Flex Space Use (ref Tenant Space #4)*



10,665 sf gross total  
building footprint/ area first floor

The motion was made by Commissioner Bublitz, seconded by Council Member Fitzpatrick, to open the Public Hearing at 8:10 p.m. The motion carried unanimously. Commissioner Scholz excused.

Planner Censky reported: The applicants have recently purchased this property. There is an existing conditional use permit, approved on June 3, 2024, for use of this property for a tourist rooming house with no minimum length of rental period specified. The current permittee and the new property owners wish to have this existing CUP transferred and amended to reflect the new owners as permittees.

Planner Censky recommends the following conditions be considered for attachment to any approval the Plan Commission is inclined toward granting in this matter:

- 1) Applicant to receive an Occupancy Permit and Room Tax Permit from the City prior to the start of rentals at this location.
- 2) Applicant commits to payment of their quarterly room tax payments to the City Treasurer required pursuant to City of Cedarburg Ordinance #94-39 Room Tax.

**Public Comment:**

There being no one wishing to speak, the motion was made by Commissioner Strautmanis, seconded by Commissioner Voltz, to close the Public Hearing at 8:12 p.m. Motion carried on a roll call vote with Commissioners Arnett, Voltz, Strautmanis, Bublitz, Council Member Fitzpatrick, and Mayor Thome voting aye. Commissioner Scholz was excused.

**Action:**

The motion was made by Commissioner Arnett, seconded by Council Member Fitzpatrick, to approve the request to transfer the existing tourist rooming house conditional use permit (CUP) at N50 W6208 Western Road into the names of Lauren & James Heaberlin as the new business and property owners to include the Planner recommended conditions. The motion carried unanimously. Commissioner Scholz was excused.

**APPLICANT/PROPERTY OWNER JEANIE CRAWFORD, D/B/A BIRD HOUSE RENTALS LLC, REQUESTS CONDITIONAL USE PERMIT APPROVAL TO UTILIZE APPROXIMATELY 2,800 SQ. FT. OF SPACE WITHIN THE EXISTING BUILDING LOCATED AT W61 N397 WASHINGTON AVENUE AND N39 W6181-6191 JACKSON STREET FOR LEASABLE 'FLEX SOCIAL EVENT SPACE, GATHERING LEASABLE SPACE', 'PHYSICAL THERAPIST OFFICE/SERVICE', AND 'FULLY ENCLOSED, INDOOR, INDIVIDUAL AND GROUP FITNESS' USES, AMONG OTHER USES THAT ARE PERMITTED OF RIGHT IN THE B-1 NEIGHBORHOOD BUSINESS ZONING DISTRICT.**

The motion was made by Council Member Fitzpatrick, seconded by Commissioner Strautmanis, to open the Public Hearing at 8:13 p.m. The motion carried unanimously. Commissioner Scholz was excused.

Planner Censky reported: The applicant requests CUP approval to incorporate recently ‘finished’ space into the mix of uses/spaces already in use in this building.

Parking

Currently, there are two residential rental dwellings in this building. These comprise approximately 2,980 sq. ft. of floor area. The code required parking to support this part of the total use compilation in this building is 3 parking stalls. Residential units, excluding storefront space and new principal residential structures, are permitted uses in the B-1 Neighborhood Business District.

Currently, there are three individual business tenant spaces in this building. Using the City’s general business/professional office parking standard of 1 stall per 200 square feet of gross floor area, plus one space per employee for the work shift with the largest number of employees, it would be reasonable to plan for ~7 stalls required for tenant space #2A., and ~12 stalls required for tenant space #2B. Business tenant space #1 is currently used as a physical therapist office. Applying for the medical, dental, and similar professional health service offices parking standard of 5 stalls per doctor, plus one parking space per employee for the work shift with the largest number of employees, it would be reasonable to plan for ~11 stalls for tenant space #1.

The applicant’s site plan suggests they are currently providing the above requirement for 33 parking stalls to serve existing uses/leasable spaces onsite, meeting the City Code standard 180 sq. ft. per parking stall and using appropriate circulation aisle widths. None of the existing stalls are striped.

The proposed new uses ‘leasable flex social event space, gathering leasable space’ and ‘fully enclosed, indoor, individual and group fitness’ trigger another parking requirement. Using the standard Code for places of public assembly, ~90 additional stalls would be required (i.e., 1 stall per person capacity in the assembly space). The Code does say that on-street parking stalls can be counted toward this total if they are within 250 feet of the site. The applicant has identified ~19 such street stalls that could support the extra parking requirement, and they have shown a plan using an easement from the neighboring property to the west, that could bring their total onsite stalls to 53. A Plan Commission waiver, pursuant to [Section 13-1-83 of the Code – Adjustments to Required Parking](#) could potentially be approved as to the required number of parking stalls to support this new use/space.

If the Plan Commission is inclined toward an approval in this matter, Planner Censky recommends the following conditions be attached:

- 1) Plan Commission approves a reduction in the required number of parking stalls from 123 required, to 72 (or slightly fewer depending upon landscaping requirements) as proposed based on the findings made pursuant to Section 13-1-83 of the City Code.
- 2) All parking and drive areas shall be paved prior to the issuance of an occupancy permit for the new public assembly and indoor fitness space (i.e., tenant space #4).
- 3) Hours for use of tenant space #4 shall be set at \_\_\_ a.m. to \_\_\_ p.m. on the following days and \_\_\_ a.m. to \_\_\_ p.m. on the following days.

- 4) Applicant shall, prior to use or occupancy of Tenant Space #4, pave and stripe all parking stalls and drive aisles on site. They shall also paint the one-direction circulation arrows on the pavement as shown in the site plan attached
- 5) A suitable and detailed plan for dumpster enclosure shall be presented to staff for review and approval prior to installation. The enclosure must be completed prior to start of use or occupancy in Tenant Space #4 of the building.
- 6) An exterior lighting plan to provide at least minimal security level lighting (i.e., +/- .2 footcandles) on the ground in the parking and circulation areas must be prepared and submitted by the applicant for staff review and approval. Such lighting shall be installed at the site prior to the start of use or occupancy in Tenant Space #4 of the building.
- 7) Applicant to provide, for staff review and approval, an interior parking area landscaping plan consistent with Section 13-1-82 of the Code, such landscaping to be completed within 6 months of use or occupancy in Tenant Space #4.
- 8) Recording of fully signed Conditional Use Permit and related Land Covenant documents memorializing the approved plans and conditions of approval as to the 'leasable flex social event space, gathering leasable space, physical therapist office/service', and 'fully enclosed, indoor, individual and group fitness' uses on this site.

**Public Comment:**

**Lisa Lamb**, W65 N3687 Westlawn Avenue - Has concerns about the water runoff and paving issues at this site.

**Heather Vetter**, W61 N383 Washington Avenue - Has concerns about the water runoff onto her driveway. Heather is also concerned about the noise disturbance at night from wedding parties, including traffic and lighting.

**Mike Fagan**, W61 N375 Washington Avenue - Mike is concerned about traffic and noise.

**Teri Fagan**, W61 N375 Washington Avenue- Teri has issues with the parking lines and the pavement conditions and would like to see this repaved for safety reasons. The noise resonates down Washington Ave as she explained when it was a door company.

**Sampson Parsons** – W57 N511 Hilbert Avenue - Commented that the large puddles on the street are from bad grading and is a city problem, not the property owner.

There being no others wishing to speak, the motion was made by Council Member Fitzpatrick, seconded by Commissioner Voltz, to close the Public Hearing at 9:27 p.m. Motion carried on a roll call vote with Commissioners Arnett, Voltz, Strautmanis, Bublitz, Council Member Fitzpatrick, and Mayor Thome voting aye. Commissioner Scholz excused.

**Action:**

The motion was made by Mayor Thome, seconded by Commissioner Strautmanis, to approve the Conditional Use Permit (CUP) approval for ~2,800 sq. ft. of recently 'finished' space within the existing building to be used for leasable flex social event space, gathering leasable space', physical therapist office/service', and 'fully enclosed, indoor, individual and group fitness' uses and to include the following conditions. The motion carried unanimously. Commissioner Scholz was excused.

- 1) Plan Commission approves a reduction in the required number of on-site + within 250 feet of parking stall from 132 required to 53 stalls.
- 2) Plan Commission requires that all parking and drive areas shall be paved, striped, and the one-directional circulation arrows on the pavement as shown in the site plan shall be painted

- not later than October 31st, 2027.
- 3) Hours for use of tenant space #4 (as flex/social/gathering/therapy/fitness use) shall be set at Friday through Saturday from 8:00 am to 10:00 pm and Sunday through Thursday 8:00 am to 9:00 pm.
  - 4) A suitable and detailed plan for a dumpster enclosure shall be presented to the staff for review and approval prior to installation. The enclosure must be completed prior to the start of use or occupancy in Tenant Space #4 of the building.
  - 5) Sufficient lighting shall be maintained in the outdoor parking/circulation drive and pedestrian areas as necessary to ensure the public safety. The applicant shall provide, for staff review and approval, an interior parking area landscaping plan consistent with Section 13-1-82 of the Code, such landscaping to be completed not later than October 31st, 2027.
  - 6) Recording of fully signed Conditional Use Permit and related Land Covenant documents memorializing the approved plans and conditions of approval as to the 'leasable flex social event space, gathering leasable space, physical therapist office/service', and 'fully enclosed, indoor, individual and group fitness' uses on this site.
  - 7) Applicant shall consult with the City Building Inspector and the City Engineer/Director of Public Works as to an appropriately sized gutter along the entire length of the south roof edge on the south building, to collect and suitably dispense with the roof runoff, thereby preventing this water from landing or flowing onto the neighbor's property located directly south of this site. This gutter shall be fully installed and approved as to compliance with the Building Inspector and City Engineer specifications, prior to use/occupancy of the new flex-space. This gutter/downspout/outflow shall be permanently maintained in operating condition.

**REGULAR BUSINESS AND POSSIBLE ACTION THEREON**

**APPLICANT/PROPERTY OWNERS MIKE AND CINDI PURNELL (A/K/A BURG 653 LLC), REQUEST ARCHITECTURAL PLAN REVIEW AND APPROVAL FOR NEW CONSTRUCTION OF A SINGLE-FAMILY DWELLING WITH AN ATTACHED GARAGE ON THEIR VACANT RESIDENTIAL INFILL LOT LOCATED AT N70 W6222 BRIDGE ROAD. THIS 0.17-ACRE PROPERTY IS ZONED RS-6 SINGLE-FAMILY/TWO-FAMILY RESIDENTIAL.**

Planner Censky reported: The applicant offers the plans for the Plan Commission's review and possible approval as an infill project. Section 13-1-22 of the City Code provides that an infill lot (i.e., a single vacant lot located in a predominately built-up area, which is bounded on two or more sides by existing development) requires architectural review and approval of buildings by the plan commission, before a building permit can be acquired and the building constructed in accordance with the approved plans and an occupancy permit issued. Once an occupancy permit is issued, the status of the lot shall change to non-infill and any additions or modifications thereafter are processed under normal procedures.

The Plan Commission will recall that this site was recently cleared of former buildings in

**CITY OF CEDARBURG**

**MEETING DATE:** December 8, 2025

**ITEM NO:** C.

**TITLE:**

Discussion and possible action on Ordinance Nos. 2025-45, 2025-46, and 2025-47 removing fees from City Code and placing in the City fee schedule

**ISSUE SUMMARY:**

**STAFF RECOMMENDATION:**

Approve

**BOARD, COMMISSION OR COMMITTEE RECOMMENDATION:**

**BUDGETARY IMPACT:**

**ATTACHMENTS:**

1. Ord 2025-45 enforcement of sign codes
2. Ord 2025-46 removing public safety fees for services
3. Ord 2025-47 Uniform street address system

**INITIATED/REQUESTED BY:**

Tracie Sette

**FOR MORE INFORMATION CONTACT:**

Tracie Sette, City Clerk

**ORDINANCE NO. 2025-45**

**An Ordinance amending City of Cedarburg Code  
Section 15-2-14 Enforcement and Section 15-5-16 Procedures and  
Penalties for Enforcement of Sign Codes**

The Common Council of the City of Cedarburg, Wisconsin, does hereby ordain as follows:

**SECTION 1.** Section 15-2-14(6) and Section 15-5-16 of the Code of Ordinances of the City of Cedarburg is hereby repealed and recreated as follows:

**Sec. 15-2-14 Enforcement**

(6) Any person violating any of the provisions of this ordinance shall be subject to a forfeiture to be adopted by the Common Council by Resolution from time to time. Each day a violation exists shall constitute a separate offense.

**Sec. 15-5-16(b) Procedures and Penalties for Enforcement of Sign Codes**

- (1) First Offense – Penalty. Any person who violates any provision of this Code shall, upon conviction thereof, forfeit not less than an amount to be adopted by the Common Council by Resolution from time to time, together with the costs of prosecution.
- (2) Second and subsequent offenses – Penalty. Any person found guilty of violating any ordinance or part of an ordinance of this Code who shall previously have been convicted of a violation of the same ordinance within one year shall, upon conviction thereof, forfeit not less than an amount adopted by the Common Council by Resolution from time to time, together with the costs of prosecution.

**SECTION 2.** Severability. If any provision of this ordinance is invalid or unconstitutional, such invalidity of unconstitutionality shall not affect the other provisions of this ordinance.

**SECTION 3.** Effective Date: This ordinance shall take effect and be in force from and after its passage and publication as provided by law.

Passed and adopted this 8<sup>th</sup> day of December, 2025.

\_\_\_\_\_  
Patricia Thome, Mayor

Attest:

Approved as to form:

\_\_\_\_\_  
Tracie Sette, City Clerk

\_\_\_\_\_  
Michael Herbrand, Attorney

**ORDINANCE NO. 2025-46**

**An Ordinance amending City of Cedarburg Code  
Section 5-7-1 Public Safety Fees for Services**

The Common Council of the City of Cedarburg, Wisconsin, does hereby ordain as follows:

**SECTION 1.** Section 5-7-1 of the Code of Ordinances of the City of Cedarburg is hereby repealed and recreated as follows:

**Sec. 5-7-1 Public Safety Fees for Services** – Public Safety Fees shall be adopted by the Common Council by Resolution from time to time and available on the City of Cedarburg website.

**SECTION 2.** Severability. If any provision of this ordinance is invalid or unconstitutional, such invalidity of unconstitutionality shall not affect the other provisions of this ordinance.

**SECTION 3.** Effective Date: This ordinance shall take effect and be in force from and after its passage and publication as provided by law.

Passed and adopted this 8<sup>th</sup> day of December, 2025.

\_\_\_\_\_  
Patricia Thome, Mayor

Attest:

Approved as to form:

\_\_\_\_\_  
Tracie Sette, City Clerk

\_\_\_\_\_  
Michael Herbrand, Attorney

**ORDINANCE NO. 2025-47**

**An Ordinance amending City of Cedarburg Code  
Section 6-2-13 Uniform Street Address System**

The Common Council of the City of Cedarburg, Wisconsin, does hereby ordain as follows:

**SECTION 1.** Section 6-2-13(h)(3) of the Code of Ordinances of the City of Cedarburg is hereby repealed and recreated as follows:

**Sec. 6-2-13(h) Installation of Numbers**

(3) Numbers shall be supplied by the Building Inspector at a cost to adopted by the Common Council by Resolution from time to time, and shall be installed by the owner in a conspicuous place.

**SECTION 2.** Severability. If any provision of this ordinance is invalid or unconstitutional, such invalidity of unconstitutionality shall not affect the other provisions of this ordinance.

**SECTION 3.** Effective Date: This ordinance shall take effect and be in force from and after its passage and publication as provided by law.

Passed and adopted this 8<sup>th</sup> day of December, 2025.

\_\_\_\_\_  
Patricia Thome, Mayor

Attest:

Approved as to form:

\_\_\_\_\_  
Tracie Sette, City Clerk

\_\_\_\_\_  
Michael Herbrand, Attorney

**CITY OF CEDARBURG**

**MEETING DATE:** December 8, 2025

**ITEM NO:** D.

**TITLE:**

Discussion and possible action on Resolution No. 2025-20 approving the latest Fee Schedule

**ISSUE SUMMARY:**

Before you is the latest Fee Schedule which contains new Building Permit fees for 2026, along with several revisions to the language to better align with the current permitting process. The last update to the building permit fees occurred in 2024, and these adjustments are consistent with the fees of neighboring communities. The proposed changes are shown in red text. In addition to updates to Building Inspection Fees, the additional changes in pink represent fees removed from City Code and added this schedule.

**STAFF RECOMMENDATION:**

Approve

**BOARD, COMMISSION OR COMMITTEE RECOMMENDATION:**

**BUDGETARY IMPACT:**

Positive

**ATTACHMENTS:**

1. 2025 fee schedule updates-12-8-2025
2. Res 2025-20 adopting new fee schedule

**INITIATED/REQUESTED BY:**

Jeff Thoma

**FOR MORE INFORMATION CONTACT:**

Tracie Sette, City Clerk



**APPROVED FEE SCHEDULE 2025** effective 12/08/2025

FEE DESCRIPTION	FEE AMOUNT
<b>CITY CLERK</b>	
Class A Fermented Malt Beverage License	\$100.00
Class A Liquor License	\$500.00
Class B Fermented Malt Beverage License	\$100.00
Class B Liquor License	\$500.00
Temporary Class "B"/"Class B" License	\$10.00
Class B Reserve Liquor License	\$10,000.00
Class C Wine License	\$100.00
Operator's License (Bartender) Renewal	\$40.00
Operator's License (Bartender) New	\$50.00
Provisional Operator's License	\$15.00
Tobacco Products (Cigarette license)	\$100.00
Publication Fee	\$20.00 non refundable
Late Application Fee	\$10.00
Amplified Music Permit - yearly	\$250.00
One-time Amplified Music Permit	\$50.00
Direct Sellers (Solicitors) - City Residents	\$100.00
Direct Sellers (Solicitors) - Non City Residents	\$150.00
Direct Sellers - each additional person	\$10.00
Festivals Permit	\$300.00
Filming Permit	\$20.00
Horse and Carriage Rides	\$110.00
Parade/Walk/Run	\$25.00
Street Use (Block Party)	\$25.00
Weights and Measures Permit	\$30.00 annually + \$10.00 per device
Replacement fee	\$10.00
Board of Appeals application	\$150.00
Annexation	\$150.00
<b>BUILDING PERMITS</b>	
<b>Minimum Permit Fee for all Permits</b>	\$65.00
<b>Residential 1 &amp; 2 Family &amp; Attached Garage</b>	
New Construction - <del>Additions, Alterations, &amp; Repairs</del>	\$0.42 per sq. ft.
Additions, Alterations, & Repairs - (brand new fee)	\$12.00 per \$1,000.00 of value
<b>Residences &amp; Apartments, Three Family &amp; Over, Row Housing, Multiple Family Dwellings, Institutional.</b>	
New Construction - <del>Additions, Alterations, &amp; Repairs</del>	\$0.42 per sq. ft.
Additions, Alterations, & Repairs - (brand new fee)	\$12.00 per \$1,000.00 of value
<b>Commercial Office, Retail, etc.</b>	
New Construction - <del>Additions, Alterations, &amp; Repairs</del>	\$0.42 per sq. ft.
Additions, Alterations, & Repairs - (brand new fee)	\$12.00 per \$1,000.00 of value
<b>Manufacturing or Industrial (Office Areas to be included under 4)</b>	
New Construction - <del>Additions, Alterations, &amp; Repairs</del>	\$0.36 per sq. ft.
Additions, Alterations, & Repairs - (brand new fee)	\$10.00 per \$1,000.00 of value
<b>Agriculture Buildings, Detached Garages, Accessory Structures</b>	
New Construction, Addition, Alterations, & Repairs	\$0.36 per sq. ft.
<b>Permit to Early Start (Footing &amp; Foundation Only)</b>	
a) Residential	\$250.00
b) Commercial, Manufacturing, Industrial, Multi-Family	\$330.00
<b>All other Structures &amp; Projects</b>	
(Buildings, Structures, Alterations, Renewable Energy and repairs where square footage cannot be calculated)	\$15.00/\$1000.00 of value
<b>Wrecking, Razing &amp; Interior Demolition</b>	
(Fee may be waived at the discretion of the Building Inspector)	\$100.00 + \$0.14 per sq. ft. Max \$995.00
<b>Moving Buildings Over Public Ways</b>	\$250 plus \$0.14 per sq. ft.
<b>Pools - In Ground/Above Ground, Spas</b>	\$15.00/\$1000.00 of value \$65.00 minimum & \$540.00 maximum
<b>Renewable Energy Systems (Solar, Wind, Geothermal, Hydro)</b>	
a) Residential	\$15.00/\$1000 value \$270.00 maximum
b) Commercial	\$15.00/\$1000 value \$540.00 maximum
<b>Building Plan Examination</b>	
a) Residential (1 & 2 Family)	\$300.00
1) Additions	\$125.00
2) Alterations	\$65.00
b) Multi-Family	\$355.00 + \$32.00 per unit
1) Additions and Alterations	\$150.00
c) Commercial, Manufacturing, Industrial (New Construction, Addition, Alterations, & Repairs)	\$355.00
d) Accessory Structures (Garages, Sheds, etc. greater than 120 sq. ft.)	\$65.00
e) Desks, Pools, Spas	\$65.00
f) Renewable Energy Systems	
1) Residential	\$65.00
2) Commercial	\$162.00
<b>Occupancy Permits</b>	
a) Residential (1 & 2 Family)	\$65.00
b) Multi-Family ( per Dwelling Unit)	\$65.00/unit + \$100.00/Bldg
c) Business, Commercial, Manufacturing, Industrial	\$255.00
d) Temporary Occupancy / Use (6 mo. Or less)	\$100.00
<b>Erosion Control Fees</b>	
a) Residential Lot (1 & 2 Family) New Construction	\$205.00
1) Addition & Alterations to Structure	\$50.00
b) Commercial, Manufacturing, Industrial, Multi-Family	\$225.00 + \$6.00 per 1,000 sq ft of disturbed area. Max = \$2,450.00

<b>Penalty + costs of prosecution for each violation</b>	<b>\$100.00 - \$500.00</b>
<b>Miscellaneous Fees</b>	
a) Address Numbers (Complete Set)	\$40.00
1) Individual Tiles	\$3.00
b) Wisconsin Permit Seal	\$80.00
c) Residing & Trim, Reroofing, Window Replacement	
1) Residential (1 & 2 Family)	\$65.00
2) Commercial, Manufacturing, Industrial, Multi-Family	\$15.00/\$1,000 valuation Max \$330.00
d) Technology Fee, per permit	\$5.00
<b>Special Inspection Fees</b>	
a) Special Inspection	
1) Residential (1 & 2 Family)	\$100.00
2) Commercial, Manufacturing, Industrial, Multi-Family	\$200/Bldg
3) Accessory Structures (Garages, Sheds, Decks, Pools, etc.)	\$60.00
b) Special Inspection Report With A Written Report	\$100 Additional
c) Special Inspection After Working Hours	\$175.00 Additional
<i>Re-inspection or work not ready at the time of inspection \$100.00. Failure to call for required inspection(s) \$100 2nd Doubled 3rd Tripled. DOUBLE FEES will be assessed to any person, company or corporation who fails to obtain a permit before work has begun, except in emergency cases where the Building Inspection Office has been notified of the emergency and has determined it to be. TRIPLE FEES for Subsequent Offenses.</i>	
<b>HVAC</b>	
Heating up to 150,000 BTU input	\$65.00 per unit
Heating, each additional 50,00 above 150,000 BTU input of fraction	\$18.00 per 50,000 BTU
Fireplace / Woodstove	\$65.00 per unit
Air to Air Heat Recovery Unit (ERV or HRV)	\$65.00 per unit
Air Conditioning-RESIDENTIAL	\$65.00 per unit
Air Conditioning-COMMERCIAL *	\$65.00 per unit
* \$20.00 per ton of cooling over 3 tons	\$800.00 max
Commercial Exhaust hoods and systems	\$150.00 per system
Duct Work (Includes New and Alterations)	\$65.00 per system
Gas Supply Piping (New, Repair, Extended)	\$65.00 per system
Miscellaneous / Other (Installations, Alterations, or Repairs not described above)	\$75.00
<b>MINIMUM PERMIT FEE IS</b>	<b>\$65.00</b>
<i>Re-inspection or work not ready at the time of inspection \$100.00. Failure to call for required inspection(s) \$100 2nd Doubled 3rd Tripled. DOUBLE FEES will be assessed to any person, company or corporation who fails to obtain a permit before work has begun, except in emergency cases where the Building Inspection Office has been notified of the emergency and has determined it to be. TRIPLE FEES for Subsequent Offenses.</i>	
<b>ELECTRICAL</b>	
Light switches, convenient outlets, and smoke detectors	\$ .75 each
Lighting fixtures- LED / Incandescent / HID / Other	\$ .75 each
Tubular Lamps (i.e. florescent, lumiline)	\$1.00/tube
Strip lighting, track lighting, plug-in-strip, trolley wire or similar	\$1.00 each
Air-Conditioning Units (each motor compressor unit)	\$20.00 each
Heating Unit- Furnace / Boiler / Wall Unit / Magic- Pak / Electric Furnace or Heat Pump	\$20.00 each
Electric space heating & baseboard systems	\$7.00 each
Electric Appliances- Commercial & Residential- range / oven / dryer / dishwasher / disposal / water heater / circle unit type(s) or indicate other	\$10.00 each
Service switches, including alterations thereto (each 100 amps or fraction thereof, per switch)	\$40.00 per 100 Amps \$10/100A or fraction over
Temporary Service & Wiring installation (i.e. construction, fire damage, etc.)	\$25.00 each 100A
Feeders & Sub-feeders (Each 100 amps or fraction thereof)	\$25.00 each 100A
Wireways, busways, under floor raceways or auxiliary gutters	\$1.00/ foot
Transformers, reactors, rectifiers, cap., welders, convertors, or similar devices	\$50.00 each
RTU's / Commercial Combination Heating & A/C units	\$25.00 each
Commercial Refrigeration or freezer units (Each motor compressor unit)	\$15.00 each
Swimming Pools (Temporary or Permanent) (Include assoc. wiring & ground/bonding)	\$40.00 each
Fuel Dispensers for gasoline, oil, or similar units	\$20.00 each
Movie pictures, x-ray machine, therapeutic apparatus & similar equipment	\$30.00 each
Dimmers, Rheostats, Sensors, GFCI, AFCI, etc.	\$4.50 each
Fire Alarm Systems	\$100.00 each
Communication Systems (i.e. Cat 5, Coaxial, Doorbells, Security Systems, Antenna, etc.)	\$1.00 each
Power Receptacles over 150 volts	\$5.00 each
Motors (Each motor including exhaust, paddle & vent fans)	\$5.00 each
Signs - Electric illuminated (Each Sign) (i.e. LED, Neon, Fluorescent, Incandescent, Other)	\$30.00 each
Power Generators & Alternate Power Systems (i.e. Photo-voltaic, Wind, etc.)	\$150.00 each
Miscellaneous / Other (Installations, Alterations or Repairs not described above)	\$75.00
<b>MINIMUM PERMIT FEE IS</b>	<b>\$65.00</b>
<i>Re-inspection or work not ready at the time of inspection \$100.00. Failure to call for required inspection(s) \$100 2nd Doubled 3rd Tripled. DOUBLE FEES will be assessed to any person, company or corporation who fails to obtain a permit before work has begun, except in emergency cases where the Building Inspection Office has been notified of the emergency and has determined it to be. TRIPLE FEES for Subsequent Offenses.</i>	
<b>PLUMBING</b>	
Water Closets / Urinals	\$10.00
Bathtubs	\$10.00
Sinks (Lavatories, Kitchen, Laundry, Bar, Service)	\$10.00
Shower	\$10.00
Laundry Tray	\$10.00
Floor Drain	\$10.00
Drinking Fountains	\$10.00
Dishwasher	\$10.00
Disposal	\$10.00
Sump Pump	\$10.00
Hose Bibbs	\$10.00
Water Heater	\$10.00
Water Softener and or Filtration Device	\$10.00
Grease Traps	\$10.00
Supply or Other Piping System	\$10.00
Backflow Prevention Device	\$10.00
Meter Horn and or Credit Meter	\$10.00
Conn. To Sanitary Sewer (Exterior)	\$60.00
Conn. To Storm Sewer (Exterior)	\$60.00
Water Service (less than 2")	\$60.00
Water Service (more than 2")	\$60.00
Conn. To Sanitary Sewer (Interior)	\$60.00
Conn. To Storm Sewer (Interior)	\$60.00
Sewer Sump/Ejector	\$55.00
Catch Basins/Manholes	\$55.00
<b>MINIMUM PERMIT FEE IS</b>	<b>\$65.00</b>

Re-inspection or work not ready at the time of inspection \$100.00. Failure to call for required inspection(s) \$100 2nd Doubled 3rd Tripled. **DOUBLE FEES** will be assessed to any person, company or corporation who fails to obtain a permit before work has begun, except in emergency cases where the Building Inspection Office has been notified of the emergency and has determined it to be. **TRIPLE FEES** for Subsequent Offenses.

**SIGN PERMIT FEES**

Permanent Signage	\$75.00 plus \$2.50 per sq.ft. Max \$400
Temporary Signage	\$35.00 per sign
Permanent Signage in the B-3 Historic District	\$25.00 surcharge
Penalty - First Offense	\$25.00 - \$200.00
Penalty - Second Offense + costs of prosecution	\$50.00 - \$500.00

Re-inspection or work not ready at the time of inspection \$100.00. Failure to call for required inspection(s) \$100 2nd Doubled 3rd Tripled. **DOUBLE FEES** will be assessed to any person, company or corporation who fails to obtain a permit before work has begun, except in emergency cases where the Building Inspection Office has been notified of the emergency and has determined it to be. **TRIPLE FEES** for Subsequent Offenses.

**FIRE INSPECTION FEES**

Square feet	Fee per year
Residential buildings with no inspectable common areas – exterior inspection only	\$15.00 per year
Under 1,000 square feet	\$15.00 per year
1,001 - 5,000 square feet	\$25.00 per year
5,001 - 10,000 square feet	\$50.00 per year
10,001 - 20,000 square feet	\$100.00 per year
20,001 - 30,000 square feet	\$150.00 per year
30,001 - 40,000 square feet	\$200.00 per year
40,001 - 50,000 square feet	\$300.00 per year
50,001 - 75,000 square feet	\$400.00 per year
75,001 - 100,000 square feet	\$500.00 per year
Over 100,000 square feet	\$1,000.00 per year
Fire Protection Plan Review & Permit - moved from Building Inspection Fees	\$60.00

**FIRE DEPARTMENT FALSE ALARM FEES**

First two false alarms for a location	no charge
Third false alarm per location	\$150.00
Fourth false alarm per location	\$250.00
Fifth and subsequent false alarm per location	\$400.00

**FIRE DEPARTMENT ACTIVE VOLUNTEER MEMBER RATES**

Ambulance Driver	\$8.00
Firefighter	\$10.00
EMT	\$12.00
Engineer	\$13.00
Firefighter/EMT	\$14.00
Engineer/EMT	\$15.00
Lieutenant	\$18.00
Captain	\$20.00
Deputy Chief	\$22.00
Assistant Chief	\$24.00

**FIRE DEPARTMENT CERTIFICATION INCREASES**

Advanced EMT	\$1.00
Paramedic	\$8.00
Firefighter II	\$1.00
Driver/Operator-Aerial	\$1.00
Instructor I	\$1.00
Instructor II	\$1.00
Officer I	\$1.00
Officer II	\$1.00
Investigator I	\$1.00
SCUBA/Diver Certification	\$1.00
Fire Investigator	\$1.00
CPR Instruction fee per student	\$35.00

**EMS SERVICES/AMBULANCE TRANSPORT FEES**

Basic Life Support (Resident)	\$1,100.00
Basic Life Support (Non-Resident)	\$1,400.00
Advanced Life Support (Resident)	\$1,400.00
Advanced Life Support (Non-Resident)	\$1,500.00
Advanced Life Support 2 (Resident)	\$1,700.00
Advanced Life Support 2 (Non-Resident)	\$1,850.00
Basic Life Support On-Scene Care (Resident)	\$425.00
Basic Life Support On-Scene Care (Non-Resident)	\$550.00
Advanced Life Support On-Scene Care (Resident)	\$700.00
Advanced Life Support On-Scene Care (Non-Resident)	\$700.00
Milage (Resident)	\$23.00
Milage (Non-Resident)	\$24.00
Lift Assist (First and Second)	no charge
Lift Assist (Third)	\$150.00
Lift Assist (Fourth)	\$250.00
Lift Assist (Fifth and above)	\$400.00

**POLICE DEPARTMENT FEES**

First three false alarms for a location	no charge
Fourth false alarm per location	\$40.00
Fifth false alarm per location	\$50.00
Sixth and subsequent false alarm per location	\$65.00
Winter Parking Permit	\$50.00 per address
Winter Parking Violations -	
If paid within (5) days	\$11.00
If paid within (5) - (15) days	\$21.00
If paid within (15) - (28) days	\$31.00
If paid after 28 days	\$41.00
Other Parking Violations -	
If paid within (5) days	\$20.00
If paid within (5) - (15) days	\$30.00

If paid within (15) - (28) days	\$40.00
If paid after 28 days	\$50.00
<b>Vehicle Lockout Fee - no charge for City residents or those employed by businesses within the City</b>	<b>\$10.00</b>
Copies of Reports	\$0.25 per page
Copies of Photo Prints - 8.5" x 11"	\$2.50 per photo page
Copies of Accident Reports	\$2.00 per report
Temporary License Plates	\$5.00
Fingerprinting - no charge for City residents or those employed by businesses within the City	\$10.00
CD or DVD Recording	\$10 per CD or DVD
All other penalties not established shall not be less than \$20.00 or more than \$200.00	
<b>WATER RECYCLING FEES</b>	
Application for Septage Disposal	\$50.00
<b>ENGINEERING FEES</b>	
Opening street pavement or curb (not to exceed 100 square feet)	\$250.00
Opening sidewalk or driveway (not to exceed 100 square feet)	\$100.00
Opening grass parkway (not to exceed 50 square feet)	\$50.00
Boring or trenching in excess of 100 lineal feet within street right-of-way plus excavation fees	\$0.30 per lineal foot
Right-of-Way Permit (Driveway Approach/Culvert, Sidewalk, etc.) - moved from Building Inspection Fees	\$60.00
<b>PLANNING FEES</b>	
Conditional Use Permit	\$400.00
Zoning Code Amendment	\$500.00
Zoning Map Amendment	\$500.00
Building, Site, Architecture, and/or Operating Plan Amendment	\$150.00
Building, Site, Architecture, and/or Operating Plan Approval	\$350.00
Individual Architectural Plan Review and/or Infill Lot Site/Architectural Plan Review	\$110.00
Residential Infill Lot Site/Architectural Review	\$150.00
Conceptual/Consultation Fee	\$100.00
Accessory or Minor Structure Review	\$100.00
Land Use Plan Amendment	\$500.00
Preliminary Plat Review Fee	\$300.00 + \$12 per dwelling unit
Preliminary Plat Reapplication Fee	\$150.00
Certified Survey Map	\$300 + \$5.00 per lot
Final Plat Review	\$150.00 + \$6 per dwelling unit
Final Plat Reapplication Fee	\$150.00
<b>TREE PLANTING FEE</b>	
City planting of trees in new subdivisions	\$450.00

**CITY OF CEDARBURG  
RESOLUTION NO. 2025-20**

Approving the City of Cedarburg Fiscal Year 2025-2026 Annual Fee Schedule

**WHEREAS**, the City of Cedarburg is a body corporate and politic within Ozaukee County, Wisconsin; and

**WHEREAS**, the City desires to remove specific fees listed within the City Code of Ordinances and instead provide an annual Resolution executing a Fee Schedule for the corresponding fiscal year (as seen in attached exhibit).

**NOW, THEREFORE, BE IT RESOLVED**, that the Common Council of the City of Cedarburg does hereby approve and incorporate herein the 2025-2025 Annual Fee Schedule, to be effective for the 2025-2026 fiscal year.

Passed and adopted this 8<sup>th</sup> day of December, 2025.

\_\_\_\_\_  
Patricia Thome, Mayor

Attest:

\_\_\_\_\_  
Tracie Sette, City Clerk

**CITY OF CEDARBURG**

**MEETING DATE:** December 8, 2025

**ITEM NO:** E.

**TITLE:**

Discussion and possible action on approval of Election Inspectors for the 2026-2027 election cycle

**ISSUE SUMMARY:**

Election Officials are appointed by the Mayor in December of odd-numbered years to serve a two-year term as per State Statute § 7.30(4)(a). The election officials on the attached list will serve for the January 1, 2026 – December 31, 2027 term. The list includes the names provided by the Ozaukee County Republican Party and Democratic Party.

**STAFF RECOMMENDATION:**

Approve

**BOARD, COMMISSION OR COMMITTEE RECOMMENDATION:**

n/a

**BUDGETARY IMPACT:**

n/a

**ATTACHMENTS:**

1. workerPartyExtract-120325

**INITIATED/REQUESTED BY:**

Tracie Sette

**FOR MORE INFORMATION CONTACT:**

Tracie Sette, City Clerk

<b>Worker political party affiliation</b>		
Last name	First name	Political party
Ames	Lisa	
Arity	Barbara	
Baade	Susan	
Bail	Barbara	
Bail	Phil	
Bartoletti	Tonya	
Biehl	Mary ellen	
Bitter	Melissa	
Boettcher	Carol	
Boles	Diane	
Bourke	Janice	Democratic
Brasser	Jane	
Brown	Brook	
Brown	Nancy	
Buchanan	Nancy	
Campolo	Jessica	
Carle	Mary	Democratic
Centofanti	Michelle	Republican
Chaney	Bradley	
Cicotello	Sandra	
Crain	Chris	
Dahlman	Betty Jo	
Dehlinger	Sandy	
Deptolla	Ralph	
Desotelle	Karen	
Dieffenbach	Dick	
Donaldson	Barbara	
Doughman	Patrick	
Dreblow	Jean	
Edmunds	Doug	Republican
Edmunds	Teri	Republican
Ellmaker	Barb	
Emerson	Tari	
Fatla	Bernie	
Fields	Heather	
Garrett	Dennis	
Glynn	Debbie	
Gresch	Aaron	
Hagerman	H. Michael	
Halleman	Kyle	
Hockstad	Louanne	Republican
Hurley	Nolan	
Igel	Peter	
Jamieson	Bonnie	
Johnson	Karen	
Juday	Robert	
Kalkopf	Rachel	
Keillor	Linda	

Kelly	Elizabeth	
Kelly	Vicky	
King	Kaleb	
Knox	Aricka	
Kotnik	Kathleen	
Kotnik	Tony	
KOTULA	JOHN	
krajcir	kris	
LAFONTAINE	CAROL	
Lamb	Lisa	Republican
Larkin	Judith	
Leonard	Karen	Republican
Leonard	Stephen	Republican
Lerand	John	
Lindsay-Koltun	Joy	
Loughran	Robert	
Lunger	Lexy	
Mapes	Richard	
Masek	Joan	Democratic
Mathias	Lori	
Mesalk	Thomas	
Meyer	Carol	Republican
Micheli	Gina	
Mitchell	Gary	
Moore	Catherine	Democratic
Newenhouse	Maryann	
Nouansacksy	Dawn	
Paetz	Karen	
Palleon	Marge	
Paprocki	Jeanne	
Paul	Matthew	
Pitel	Vonna	
Pliskie	Beverly	
Pokel	Deb	
Poss	Jodie	
Reilly	Mary	
Reimer	Karen	
Reimer	Ronald	
Ricca	Al	Democratic
Rivas	Enrique	Republican
Rucktenwald	Cathy	
Russo	Kimberly	
Ruzicka	Kathleen	
Ruzicka	Michael	
Sanders	Marc	Democratic
Schaubs	Kristine	
Sear	Thomas	Democratic
Sette	Mark	
Sieg	Roland	
Steffen	Thad	
Steffens	Donald	
Steffens	Donna	

Storch	Steve	
Szudrowitz	Carol A	
Szudrowitz	Gene	
Tracy	Peggy	
Vepraskas	Steve	
Voeller	Robin	
Waedekin	Reynold	
Wagner	Terry	
Walsh	Kristi	Democratic
Webber	Matthew	Democratic
Weber	Janet	Republican
Wegner	Dale	
Weiss	Judith	
Wienkers	Robin	
Wiesner	Kara	
Wilde	Dick	
Wilde	Ellen	
Wilfong	Jean	
Wilson	Kathryn	
Wirth	Victoria	
Wooten	Jennifer	
Yenor	Bruce	
Yip	Doug	
Zimmerman	Pam	Republican
Zitzer	Ingrid	



**CITY OF CEDARBURG**  
**Common Council**  
**November 24, 2025**

1. CALL TO ORDER

A meeting of the Common Council of the City of Cedarburg, Wisconsin, was held on Monday, November 24, 2025, at City Hall, W63 N645 Washington Avenue, second floor, Council Chambers, and online utilizing Zoom.

Mayor Patricia Thome called the meeting to order at 7:00. A moment of silence was observed, and the Pledge of Allegiance was recited.

2. ROLL CALL

Roll Call:

Present - Mayor Patricia Thome, Council Members Melissa Bitter, Jim Fitzpatrick, Kristin Burkart, Amanda Didier, Robert Simpson, Kristian Lindo (Zoom), Mark Mueller (Zoom)

Also Present - City Administrator Mikko Hilvo, Attorney Michael Herbrand, Deputy City Clerk Jessica Campolo, City Planner Mary Censky, interested citizens and news media.

3. MOMENT OF SILENCE

4. PLEDGE OF ALLEGIANCE

5. STATEMENT OF PUBLIC NOTICE

At Mayor Thome request, Deputy City Clerk Campolo verified that notice of this meeting was provided to the public by posting in accordance with the Wisconsin Open Meetings Law.

6. COMMENTS AND SUGGESTIONS FROM CITIZENS

Comments from citizens on a listed agenda item will be taken when the item is addressed by the Council. At this time individuals can speak on any topic not on the agenda for up to 2 minutes, time extensions at the discretion of the Mayor. No action can be taken on items not listed except as a possible referral to committees, individuals, or a future Council agenda item.

None.

7. PUBLIC HEARINGS

Mayor Thome opened the public hearings.

- A. A public hearing at the request of applicant DSDH Gerb LLC, in c/o David Herbeck, to amend the Zoning Code, adding the use 'Motor Vehicle Collision

Repair Facility' to the list of Conditional Uses in the M-2 General Manufacturing District [Section 13-1-60(d)], and adding a definition [at Section 13-1-240] and parking standard [at Section 13-1-82(h)(2)] for same.

City Planner Censky explained the request to add 'Motor Vehicle Collision Repair Facility' to the list of Conditional Uses in the M-2 District. The Plan Commission believes it to be appropriate.

There was no public comment.

- B. A public hearing at the request of property owner/applicant The Glen at Quarry Park LLC, in c/o John Wahlen and Joe Orendorf of Cornerstone Development, to rezone (to Rs-3 Single Family Residential with PUD Planned Unit Development Overlay) and preliminary plat (24 single-family-residential lots) the 11.53 acres of vacant land located directly west of the properties located at 1067 and 1085 Sheboygan Road.

City Planner Censky explained the request and the details of the proposed development. The Site & Architectural Review Board and Plan Commission are supportive of the presented plans.

### **Public Comment**

Martin Auchter W63 N1053 Holly Ln.

Martin would like the plan to have access to Sheboygan Road and is concerned about traffic on Holly Lane.

John O'Keane N105 W6186 Brenton Ln.

John is concerned about the amount of development in Cedarburg, as well as the retention pond in this proposed development.

Steve White N105 W6266 Brenton Ln.

Steve would like the development to have access to Sheboygan Road, he also has concerns about the location of the retention pond.

A motion was made by Council Member Fitzpatrick, seconded by Council Member Burkart, to close the public hearings. The motion carried on a roll call vote with Council Members Bitter, Fitzpatrick, Burkart, Didier, Simpson, Lindo and Mueller voting aye.

### **8. PRESENTATION**

- A. Mayor Thome to present Key to the City to Richard Dieffenbach

Mayor Thome and members of the Common Council presented the Key to the City to Richard Dieffenbach and read the corresponding Proclamation.

### **9. NEW BUSINESS**

- A. Discussion and possible action on Ordinance No. 2025-43 amending the zoning code adding the use 'Motor Vehicle Collision Repair Facility to the list of

Conditional Uses in the M-2 General Manufacturing District and adding a definition and parking standard.

A motion was made by Council Member Burkart, seconded by Council Member Simpson, to approve Ordinance No. 2025-43 amending the zoning code adding the use 'Motor Vehicle Collision Repair Facility' to the list of Conditional Uses in the M-2 General Manufacturing District and adding a definition and parking standard. The motion carried without a negative vote.

- B. Discussion and possible action on Ordinance No. 2025-44 to rezone the 11.53 acres of vacant land located directly west of the properties located at 1067 and 1085 Sheboygan Road to RS-3 Single Family Residential with PUD Planned Unit Development overlay

Discussion was held regarding future road access to Sheboygan Road.

A motion was made by Council Member Fitzpatrick, seconded by Council Member Mueller, to approve Ordinance No. 2025-44 to rezone the 11.53 acres of vacant land located directly west of the properties location at 1067 and 1085 Sheboygan Road to RS-3 Single Family Residential with PUD Planned Unit Development overlay, subject to conditions approved the Plan Commission. The motion carried without a negative vote.

- C. Discussion and possible action on Intergovernmental Cooperation Agreement for Fire Service Mutual Aid in Ozaukee County.

A motion was made by Council Member Burkart, seconded by Council Member Didier, to approve the Intergovernmental Cooperation Agreement for Fire Service Mutual Aid in Ozaukee County. The motion carried without a negative vote.

- D. Discussion and possible action on the appointment of Jason Van Auken as Successor Agent for Brandywine, located at W61N480 Washington Avenue.

A motion was made by Council Member Burkart, seconded by Council Member Simpson, to approve the appointment of Jason Van Auken as Successor Agent for Brandywine, located at W61N480 Washington Avenue. The motion carried without a negative vote.

- E. Discussion and possible action on Mayoral appointment of Andrew Whaley to Public Works & Sewerage Commission

A motion was made by Council Member Burkart, seconded by Council Member Simpson, to approve the Mayoral appointment of Andrew Whaley to the Public Works & Sewerage Commission. The motion carried without a negative vote.

## 10. UNFINISHED BUSINESS

- A. Discussion and possible action on Ordinance No. 2025-38 Levying Property Taxes for the General, Debt Service, Special Revenue and Capital Improvement Funds of the City of Cedarburg for the Year 2026

A motion was made by Council Member Fitzpatrick, seconded by Council Member Simpson, to approve Ordinance No. 2025-38 Levying Property Taxes for the General,

Debt Service, Special Revenue and Capital Improvement Funds of the City of Cedarburg for the Year 2026. The motion carried with Council Members Bitter, Fitzpatrick, Didier, Simpson, and Mueller voting aye, Council Member Burkart voting nay, and Council Member Lindo abstaining.

- B. Discussion and possible action on Ordinance No. 2025-39 Appropriating the Necessary Funds for the Operation of the Special Revenue Funds and Adopting the Indicated Budgets

A motion was made by Council Member Fitzpatrick, seconded by Council Member Mueller, to approve Ordinance No. 2025-39 Appropriating the Necessary Funds for the Operation of the Special Revenue Funds and Adopting the Indicated Budgets. The motion carried without a negative vote with Council Member Lindo abstaining.

- C. Discussion and possible action of Ordinance No. 2025-40 Establishing the User Fee Schedule and Appropriating the Necessary Funds for the Sewerage Fund for the Operation of the Water Recycling Center of the City of Cedarburg

A motion was made by Council Member Fitzpatrick, seconded by Council Member Didier, to approve Ordinance No. 2025-40 Establishing the User Fee Schedule and Appropriating the Necessary Funds for the Sewerage Fund for the Operation of the Water Recycling Center for the City of Cedarburg. The motion carried without a negative vote with Council Member Lindo abstaining.

- D. Discussion and possible action on Ordinance No. 2025-41 Appropriating the Necessary Funds for the 2026 Capital Improvement Budget

A motion was made by Council Member Fitzpatrick, seconded by Council Member Mueller, to approve Ordinance No. 2025-41 Appropriating the Necessary Funds for the 2026 Capital Improvement Budget. The motion carried with Council Members Bitter, Fitzpatrick, Didier, Simpson, and Mueller voting aye, Council Member Burkart voting nay, and Council Member Lindo abstaining.

- E. Discussion and possible action on Ordinance No. 2025-42 Appropriating the Necessary Funds for the Operation of the Government and Administration of the City of Cedarburg for the year 2026

A motion was made by Council Member Fitzpatrick, seconded by Council Member Burkart, to approve Ordinance No. 2025-42, Appropriating the Necessary Funds for the Operation of the Government and Administration of the City of Cedarburg for the Year 2026. The motion carried without a negative vote with Council Member Lindo abstaining.

## 11. CONSENT AGENDA

A motion was made by Council Member Simpson, seconded by Council Member Mueller, to approve the following Consent Agenda items.

- A. Discussion and possible action on approval of November 10, 2025 Council Meeting Minutes
- B. Discussion and possible action on payment of bills dated 11/01/2025 through

11/14/2025, transfers from 11/06/2025 through 11/17/2025, and payroll from 10/26/2025 through 11/08/2025

The motion carried without a negative vote.

12. REPORTS OF CITY OFFICERS AND DEPARTMENT HEADS

A. Administrator's Report

Administrator Hilvo apologized for the technology issues at the beginning of the meeting.

13. COMMUNICATIONS

A. Comments and suggestions from Council Members

Council Member Bitter inquired about the police and fire facility tours.

B. Mayor's Report

Mayor Thome shared that the Tree Lighting is Monday, December 1st.

14. ADJOURNMENT

A motion was made by Council Member Mueller, seconded by Council Member Fitzpatrick, to adjourn the meeting at 7:52 p.m. The motion carried without a negative vote.

[MIN\_SIGNATURES]

DRAFT

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
11/21/2025	PWBDD	51830*#	AT&T MOBILITY	TELEPHONE/COMMUNICATIONS	500225	522310	71.17
				TELEPHONE/COMMUNICATIONS	500225	533110	103.17
				TELEPHONE/COMMUNICATIONS	500225	533210	131.13
				TELEPHONE/COMMUNICATIONS	500225	555510	126.08
				CHECK PWBDD 51830 TOTAL FOR FUND 100:			<u>431.55</u>
11/21/2025	PWBDD	51834*#	BEYER'S HARDWARE	SUPPLIES AND EXPENSES	500347	522120	10.77
				OPERATING SUPPLIES	500350	533210	10.77
				MAINTENANCE PARTS	500353	533210	15.28
				MAINTENANCE PARTS	500353	533210	6.99
				CHECK PWBDD 51834 TOTAL FOR FUND 100:			<u>43.81</u>
11/21/2025	PWBDD	51835#	CEDARBURG CHAMBER OF COMMERCE	PROF PUBLICATIONS AND DUES	500320	511100	150.00
				TRAVEL & TRAINING	500330	513100	100.00
				TRAVEL & TRAINING	500330	513200	100.00
				TRAVEL & TRAINING	500330	515600	100.00
				TRAVEL & TRAINING	500330	533110	250.00
				CHECK PWBDD 51835 TOTAL FOR FUND 100:			<u>700.00</u>
11/21/2025	PWBDD	51838	COMMUNITY UNITED METHODIST CHURCH	OTHER EXPENSES	500390	555140	150.00
11/21/2025	PWBDD	51839	COMPLETE OFFICE OF WISCONSIN	OFFICE SUPPLIES	500310	515600	81.07
11/21/2025	PWBDD	51840	CONLEY MEDIA, LLC	OTHER EXPENSES - CRAFT FAIR ADV	500390	555140	108.00
11/21/2025	PWBDD	51842	EGELHOFF LAWNMOWER SERVICE	MAINTENANCE PARTS	500353	533210	6.20
11/21/2025	PWBDD	51845	FREENOTES HARMONY PARK	EQUIPMENT OUTLAY	500380	555510	521.85
11/21/2025	PWBDD	51849	LAROSA LANDSCAPE COMPANY	REPAIR AND MAINTENANCE	500240	522100	253.43
11/21/2025	PWBDD	51850	LIESENER SOILS INC.	REPAIR AND MAINTENANCE	500240	533311	216.00
11/21/2025	PWBDD	51851	MENARD'S	OPERATING SUPPLIES	500350	533210	149.64
11/21/2025	PWBDD	51853	NAPA AUTO PARTS	MAINTENANCE PARTS	500353	533210	8.58
11/21/2025	PWBDD	51855	ODP BUSINESS SOLUTIONS,LLC	MAINTENANCE SUPPLIES	500340	522100	21.21

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
				MAINTENANCE SUPPLIES	500340	522100	115.80
				CHECK PWBDD 51855 TOTAL FOR FUND 100:			<u>137.01</u>
11/21/2025	PWBDD	51856*#	OLSEN'S PIGGLY WIGGLY	TRAVEL & TRAINING	500330	533210	186.30
				TRAVEL & TRAINING	500330	533210	105.61
				TRAVEL & TRAINING	500330	533210	65.78
				CHECK PWBDD 51856 TOTAL FOR FUND 100:			<u>357.69</u>
11/21/2025	PWBDD	51857	OZAUKEE COUNTY	RECORDING FEES	500311	514100	60.00
11/21/2025	PWBDD	51860	RK CONSTRUCTION & INSPECTION,LLC	PROFESSIONAL SERVICES	500210	522310	8,344.00
11/21/2025	PWBDD	51861	RNOW INC	MAINTENANCE PARTS	500353	533210	880.90
11/21/2025	PWBDD	51862	ROTE OIL LTD	FUEL INVENTORY	161500	000000	4,871.37
				FUEL INVENTORY	161500	000000	4,073.02
				CHECK PWBDD 51862 TOTAL FOR FUND 100:			<u>8,944.39</u>
11/21/2025	PWBDD	51863	RUDIG TROPHIES	AWARDS, SUPPLIES	500343	513100	112.63
11/21/2025	PWBDD	51866	WAYSIDE NURSERIES, INC.	DEVELOPERS DEPOSIT-TREE PLNTG	239837	000000	620.00
				DEVELOPERS DEPOSIT-TREE PLNTG	239837	000000	600.00
				DEVELOPERS DEPOSIT-TREE PLNTG	239837	000000	450.00
				CHECK PWBDD 51866 TOTAL FOR FUND 100:			<u>1,670.00</u>
11/21/2025	PWBDD	51867	WISCONSIN STEAM CLEANER	REPAIR AND MAINTENANCE	500240	533210	492.07
11/21/2025	PWBDD	51868#	WM CORPORATE SERVICES, INC	MAINT/CONTRACTED SERVICES	500290	533710	49,181.58
				MAINT/CONTRACTED SERVICES	500290	533730	22,378.92
				CHECK PWBDD 51868 TOTAL FOR FUND 100:			<u>71,560.50</u>
11/26/2025	PWBDD	51870	AMY DILLON	BUILDING PERMITS	443500	000000	1,380.00
11/26/2025	PWBDD	51871*#	AT&T	TELEPHONE/COMMUNICATIONS	500225	518100	44.50
				TELEPHONE/COMMUNICATIONS	500225	533210	44.35
				CHECK PWBDD 51871 TOTAL FOR FUND 100:			<u>88.85</u>

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
11/26/2025	PWBDD	51872*#	AT&T	TELEPHONE/COMMUNICATIONS	500225	518100	248.80
11/26/2025	PWBDD	51873*#	AT&T MOBILITY	TELEPHONE/COMMUNICATIONS	500225	522410	116.16
11/26/2025	PWBDD	51876#	BEYER'S HARDWARE	OPERATING SUPPLIES	500350	533210	6.01
				MAINTENANCE PARTS	500353	533210	13.01
				MAINTENANCE PARTS	500353	533210	39.91
				MAINTENANCE PARTS	500353	533210	135.11
				REPAIR AND MAINTENANCE	500240	555510	19.79
				CHECK PWBDD 51876 TOTAL FOR FUND 100:			<u>213.83</u>
11/26/2025	PWBDD	51877	BLAIN'S FARM & FLEET	SUPPLIES AND EXPENSES	500347	555220	31.36
11/26/2025	PWBDD	51878	BOBCAT PLUS, INC.	FLAIL MOWER ATTACHMENT	500450	533450	7,474.00
11/26/2025	PWBDD	51880	CEDARBURG LIGHT & WATER	DUE TO L&W IMPACT FEES	256201	000000	2,126.29
				DUE TO L&W IMPACT FEES	256201	000000	2,126.29
				CHECK PWBDD 51880 TOTAL FOR FUND 100:			<u>4,252.58</u>
11/26/2025	PWBDD	51883*#	CHARTER COMMUNICATIONS	TELEPHONE/COMMUNICATIONS	500225	513100	12.45
				TELEPHONE/COMMUNICATIONS	500225	513200	12.50
				TELEPHONE/COMMUNICATIONS	500225	514100	35.62
				INTERNET	500220	514700	763.61
				TELEPHONE/COMMUNICATIONS	500225	515400	20.15
				TELEPHONE/COMMUNICATIONS	500225	515600	26.40
				TELEPHONE/COMMUNICATIONS	500225	518100	42.97
				TELEPHONE/COMMUNICATIONS	500225	522310	20.17
				INTERNET	500220	522410	149.99
				TELEPHONE/COMMUNICATIONS	500225	522410	23.60
				TELEPHONE/COMMUNICATIONS	500225	533110	26.15
				TELEPHONE/COMMUNICATIONS	500225	533210	33.75
				OPERATING SUPPLIES	500350	533210	159.99
				TELEPHONE/COMMUNICATIONS	500225	555140	20.00
				INTERNET	500220	555510	159.99
				INTERNET	500220	555510	20.21

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
				INTERNET	500220	555510	129.99
				TELEPHONE/COMMUNICATIONS	500225	566310	24.25
				CHECK PWBDD 51883 TOTAL FOR FUND 100:			<u>1,681.79</u>
11/26/2025	PWBDD	51886	COMPLETE OFFICE OF WISCONSIN	OFFICE SUPPLIES	500310	515600	90.67
				OFFICE SUPPLIES	500310	515600	2.88
				CHECK PWBDD 51886 TOTAL FOR FUND 100:			<u>93.55</u>
11/26/2025	PWBDD	51887	CONTREE SPRAYER & EQUIPMENT CO,	6250 GALLON VERTICAL TANK	500450	533450	6,607.00
11/26/2025	PWBDD	51894	FASTENAL COMPANY	MAINTENANCE PARTS	500353	533210	82.08
11/26/2025	PWBDD	51896	FORWARD TS	EQUIPMENT OUTLAY	500385	514700	14.00
11/26/2025	PWBDD	51899	GRAINGER	MAINTENANCE PARTS	500353	533210	90.59
11/26/2025	PWBDD	51900#	GUETZKE & ASSOCIATES, INC.	REPAIR AND MAINTENANCE	500240	518100	205.00
				PROFESSIONAL SERVICES	500210	533210	664.90
				CHECK PWBDD 51900 TOTAL FOR FUND 100:			<u>869.90</u>
11/26/2025	PWBDD	51902	HOLTON BROTHERS, INC	REPAIR AND MAINTENANCE	500240	518100	1,960.00
11/26/2025	PWBDD	51911	MATHESON TRI-GAS INC	MAINTENANCE PARTS	500353	533210	59.65
11/26/2025	PWBDD	51915	MIDAS AUTO SERVICE	REPAIR AND MAINTENANCE	500240	522120	988.09
11/26/2025	PWBDD	51916	MOTION & CONTROL ENTERPRISES LLC	MAINTENANCE PARTS	500353	533210	427.29
11/26/2025	PWBDD	51921*#	NAPA AUTO PARTS	MAINTENANCE PARTS	500353	533210	156.24
				MAINTENANCE PARTS	500353	533210	56.04
				MAINTENANCE PARTS	500353	533210	42.84
				CHECK PWBDD 51921 TOTAL FOR FUND 100:			<u>255.12</u>
11/26/2025	PWBDD	51924	OLSEN'S PIGGLY WIGGLY	AWARDS, SUPPLIES	500343	519200	61.57
11/26/2025	PWBDD	51925#	ONTECH SYSTEMS, INC	PROFESSIONAL SERVICES	500210	514700	334.60
				EQUIPMENT/SOFTWARE	500380	514700	820.00
				ATTORNEY/CONSULTANT	500212	522110	646.80

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 100 GENERAL FUND							
				REPAIR AND MAINTENANCE	500240	522110	40.00
				CHECK PWBDD 51925 TOTAL FOR FUND 100:			<u>1,841.40</u>
11/26/2025	PWBDD	51928*#	PMF LANDSCAPE SUPPLY LLC	REPAIR AND MAINTENANCE	500240	555510	570.00
11/26/2025	PWBDD	51931	RAY O'HERRON CO., INC.	UNIFORMS	500346	522120	201.04
11/26/2025	PWBDD	51934	SHERWIN WILLIAMS CO.	MAINTENANCE PARTS	500353	533210	34.95
11/26/2025	PWBDD	51938	UNIFIRST CORPORATION	OPERATING SUPPLIES	500350	533210	93.85
				MAINTENANCE PARTS	500353	533210	93.85
				CHECK PWBDD 51938 TOTAL FOR FUND 100:			<u>187.70</u>
11/26/2025	PWBDD	51941*#	WE ENERGIES	NATURAL GAS-0713912926-00011	500224	518100	170.33
				NATURAL GAS-0713912926-00006	500224	518100	118.70
				NATURAL GAS-0713912926-00001	500224	518100	175.64
				NATURAL GAS-0711276804-00002	500224	522100	13.03
				NATURAL GAS-0711276804-00001	500224	522100	17.17
				NATURAL GAS 0711276804-00001	500224	522100	737.71
				NATURAL GAS-0713912926-00004	500224	522410	24.62
				NATURAL GAS-0713912926-00009	500224	533210	117.60
				NATURAL GAS-0707973696-00001	500224	555510	51.56
				NATURAL GAS-0719886467-00001	500224	555510	92.38
				CHECK PWBDD 51941 TOTAL FOR FUND 100:			<u>1,518.74</u>
11/26/2025	PWBDD	51942	WISCONSIN HUMANE SOCIETY	ANIMAL POUND	500213	522110	167.50
				Total for fund 100 GENERAL FUND			126,746.86
Fund: 220 RECREATION PROGRAMS FUND							
11/21/2025	PWBDD	51829	ANGELA FISHER	BASKETBALL FEES	467319	000000	150.00
11/21/2025	PWBDD	51836	CHUCK LANGFORD	CIVIC BAND EXPENSES	500386	555390	122.00
11/21/2025	PWBDD	51843	ELITE SPORTSWEAR LP	POMS EXPENSES	500394	555390	459.89
11/21/2025	PWBDD	51848	JOSH LANG	CIVIC BAND EXPENSES	500386	555390	54.00
11/26/2025	PWBDD	51882	CEDARBURG SCHOOL DISTRICT	SCHOOL DISTRICT FEES	500228	555390	1,945.00

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 220 RECREATION PROGRAMS FUND							
11/26/2025	PWBDD	51883*#	CHARTER COMMUNICATIONS	TELEPHONE/COMMUNICATIONS	500225	555390	33.75
11/26/2025	PWBDD	51891	EMILY ADAMS	BASKETBALL FEES	467319	000000	310.00
11/26/2025	PWBDD	51905	KARA SHKLOVER	SOLAR RECREATION	467327	000000	170.00
11/26/2025	PWBDD	51939	WACPC	POMS EXPENSES	500394	555390	600.00
Total for fund 220 RECREATION PROGRAMS FUND							3,844.64
Fund: 232 DONATIONS							
11/21/2025	PWBDD	51865	SUPERIOR FENCE AND RAIL OF	K-9 UNIT EXPENSE	500352	522120	3,444.44
Total for fund 232 DONATIONS							3,444.44
Fund: 240 SWIMMING POOL FUND							
11/26/2025	PWBDD	51883*#	CHARTER COMMUNICATIONS	INTERNET	500220	555320	229.99
				TELEPHONE/COMMUNICATIONS	500225	555320	33.06
CHECK PWBDD 51883 TOTAL FOR FUND 240:							263.05
11/26/2025	PWBDD	51941*#	WE ENERGIES	NATURAL GAS-0719900042-00001	500224	555320	24.55
				NATURAL GAS-0716746085-00001	500224	555320	18.32
CHECK PWBDD 51941 TOTAL FOR FUND 240:							42.87
Total for fund 240 SWIMMING POOL FUND							305.92
Fund: 260 LIBRARY FUND							
11/21/2025	PWBDD	51828	AMAZON CAPITOL SERVICES	PROGRAM SUPPLIES	500308	555110	9.49
				PROGRAM SUPPLIES	500308	555110	13.54
				PROGRAM SUPPLIES	500308	555110	51.87
				PROGRAM SUPPLIES	500308	555110	123.43
				OFFICE SUPPLIES	500310	555110	47.50
				PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	16.50
				PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	37.40
				PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	27.99
				PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	6.65
				PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	14.96
				PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	223.94
				PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	586.41
				PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	80.97

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 260 LIBRARY FUND							
				PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	792.88
				DONATION EXPENDITURES	500322	555110	15.82
				CHECK PWBDD 51828 TOTAL FOR FUND 260:			<u>2,049.35</u>
11/21/2025	PWBDD	51832	BAKER & TAYLOR BOOKS	PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	14.00
11/21/2025	PWBDD	51841	E.L.S. LANDSCAPING & LAWN	MAINT/CONTRACTED SERVICES	500290	555110	820.00
11/21/2025	PWBDD	51847	JANI-KING OF MILWAUKEE	MAINT/CONTRACTED SERVICES	500290	555110	365.00
11/21/2025	PWBDD	51852	MONARCH LIBRARY SYSTEM	TRAVEL & TRAINING	500330	555110	18.00
11/26/2025	PWBDD	51869	AMAZON CAPITOL SERVICES	OFFICE SUPPLIES	500310	555110	72.55
				PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	137.16
				PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	76.71
				PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	85.43
				PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	432.29
				PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	289.08
				DONATION EXPENDITURES	500322	555110	56.78
				DONATION EXPENDITURES	500322	555110	47.65
				DONATION EXPENDITURES	500322	555110	270.90
				CHECK PWBDD 51869 TOTAL FOR FUND 260:			<u>1,468.55</u>
11/26/2025	PWBDD	51871*#	AT&T	TELEPHONE/COMMUNICATIONS	500225	555110	44.50
11/26/2025	PWBDD	51872*#	AT&T	TELEPHONE/COMMUNICATIONS	500225	555110	326.75
11/26/2025	PWBDD	51883*#	CHARTER COMMUNICATIONS	TELEPHONE/COMMUNICATIONS	500225	555110	294.99
11/26/2025	PWBDD	51889	DEMCO SOFTWARE	REPAIR AND MAINTENANCE	500240	555110	1,914.73
				OFFICE SUPPLIES	500310	555110	56.37
				CHECK PWBDD 51889 TOTAL FOR FUND 260:			<u>1,971.10</u>
11/26/2025	PWBDD	51922	NASSCO, INC.	OPERATING SUPPLIES	500350	555110	570.58
11/26/2025	PWBDD	51923	NEWSBANK, INC	PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	3,468.00

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 260 LIBRARY FUND							
11/26/2025	PWBDD	51927	PLAYAWAY PRODUCTS LLC	PUBLICATIONS AND SUBSCRIPTIONS	500319	555110	71.24
Total for fund 260 LIBRARY FUND							11,482.06
Fund: 270 FIRE DEPT & EMS							
11/21/2025	PWBDD	51827	AIRGAS USA LLC	EMS SUPPLIES AND EXPENSES	500347	522500	1,051.95
				EMS SUPPLIES AND EXPENSES	500347	522500	246.28
CHECK PWBDD 51827 TOTAL FOR FUND 270:							1,298.23
11/21/2025	PWBDD	51830*#	AT&T MOBILITY	TELEPHONE/COMMUNICATIONS	500225	522500	31.99
11/21/2025	PWBDD	51833	BATZNER PEST CONTROL	MAINT/CONTRACTED SERVICES	500290	522500	78.67
11/21/2025	PWBDD	51834*#	BEYER'S HARDWARE	OPERATING SUPPLIES	500350	522500	259.96
				OPERATING SUPPLIES	500350	522500	27.37
CHECK PWBDD 51834 TOTAL FOR FUND 270:							287.33
11/21/2025	PWBDD	51846	GRAFTON ACE HARDWARE	OPERATING SUPPLIES	500350	522500	44.99
11/21/2025	PWBDD	51856*#	OLSEN'S PIGGLY WIGGLY	OPERATING SUPPLIES	500350	522500	18.76
				OPERATING SUPPLIES	500350	522500	40.88
CHECK PWBDD 51856 TOTAL FOR FUND 270:							59.64
11/21/2025	PWBDD	51858	RELIANT FIRE APPARATUS, INC.	REPAIR AND MAINTENANCE	500240	522500	572.25
11/21/2025	PWBDD	51859	RICOH USA, INC.	MAINT/CONTRACTED SERVICES	500290	522500	48.73
11/21/2025	PWBDD	51864	SAVVY CHICS LLS	UNIFORMS	500346	522500	17.51
11/26/2025	PWBDD	51871*#	AT&T	TELEPHONE/COMMUNICATIONS	500225	522500	44.35
11/26/2025	PWBDD	51872*#	AT&T	TELEPHONE/COMMUNICATIONS	500225	522500	156.46
11/26/2025	PWBDD	51873*#	AT&T MOBILITY	TELEPHONE/COMMUNICATIONS	500225	522500	637.03
11/26/2025	PWBDD	51874	AUDREY KNUDTEN	REFUNDS - EMS BILLING	500392	522500	25.00
11/26/2025	PWBDD	51879	BOUND TREE MEDICAL, LLC	EMS SUPPLIES AND EXPENSES	500347	522500	2,432.75

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 270 FIRE DEPT & EMS							
11/26/2025	PWBDD	51883*#	CHARTER COMMUNICATIONS	TELEPHONE/COMMUNICATIONS	500225	522500	229.61
				TELEPHONE/COMMUNICATIONS	500225	522500	18.98
				CHECK PWBDD 51883 TOTAL FOR FUND 270:			248.59
11/26/2025	PWBDD	51884	CHRISTINE P KENT	REFUNDS - EMS BILLING	500392	522500	1,312.12
11/26/2025	PWBDD	51888	DALE HAGSTROM	REFUNDS - EMS BILLING	500392	522500	50.00
11/26/2025	PWBDD	51890	EMERGENCY VEHICLE RESPONSE	PROFESSIONAL SERVICES	500210	522500	18,800.00
11/26/2025	PWBDD	51893	EMS MANAGEMENT & CONSULTANTS	PROFESSIONAL SERVICES	500210	522500	5,020.67
11/26/2025	PWBDD	51897	GALLS, LLC	UNIFORMS	500346	522500	81.78
11/26/2025	PWBDD	51898	GLADYS HARTMANN	REFUNDS - EMS BILLING	500392	522500	275.00
11/26/2025	PWBDD	51901	HAROLD W ZARLING	REFUNDS - EMS BILLING	500392	522500	53.00
11/26/2025	PWBDD	51903	HOWARD HONETT	REFUNDS - EMS BILLING	500392	522500	1,570.20
11/26/2025	PWBDD	51904	JEAN C ROEPKE	REFUNDS - EMS BILLING	500392	522500	325.00
11/26/2025	PWBDD	51906	KENNETH R LEMKE	REFUNDS - EMS BILLING	500392	522500	275.00
11/26/2025	PWBDD	51908	LOIS ZIEBELL	REFUNDS - EMS BILLING	500392	522500	109.57
11/26/2025	PWBDD	51909	MARGARET M ALLEN	REFUNDS - EMS BILLING	500392	522500	275.00
11/26/2025	PWBDD	51910	MARK DUANE	REFUNDS - EMS BILLING	500392	522500	293.00
11/26/2025	PWBDD	51912	MAXINE A FRENCH	REFUNDS - EMS BILLING	500392	522500	75.27
11/26/2025	PWBDD	51914	MICHAEL J KENNEDY	REFUNDS - EMS BILLING	500392	522500	315.00
11/26/2025	PWBDD	51917	NAN L BOSS	REFUNDS - EMS BILLING	500392	522500	586.31
11/26/2025	PWBDD	51918	NANCY A PENASA	REFUNDS - EMS BILLING	500392	522500	325.00
11/26/2025	PWBDD	51919	NANCY C NOWICKI	REFUNDS - EMS BILLING	500392	522500	600.00
11/26/2025	PWBDD	51920	NANCY J CAMPBELL	REFUNDS - EMS BILLING	500392	522500	95.91
11/26/2025	PWBDD	51921*#	NAPA AUTO PARTS	REPAIR AND MAINTENANCE	500240	522500	28.31

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 270 FIRE DEPT & EMS							
11/26/2025	PWBDD	51929	PRS	REFUNDS - EMS BILLING	500392	522500	198.07
11/26/2025	PWBDD	51932	ROTE OIL LTD	GAS AND OIL EXPENSE	500351	522500	302.36
11/26/2025	PWBDD	51933	SANDRA LOFTE	REFUNDS - EMS BILLING	500392	522500	300.00
11/26/2025	PWBDD	51935	SUSAN E WINTER	REFUNDS - EMS BILLING	500392	522500	1,424.20
11/26/2025	PWBDD	51936	SYLVIA G BRUEMMER	REFUNDS - EMS BILLING	500392	522500	275.00
11/26/2025	PWBDD	51937	TERRY L CAMPBELL	REFUNDS - EMS BILLING	500392	522500	229.09
11/26/2025	PWBDD	51940	WAUBEKA FIRE DEPARTMENT	OPERATING SUPPLIES	500350	522500	270.00
11/26/2025	PWBDD	51941*#	WE ENERGIES	NATURAL GAS 0713912926-00003	500224	522500	392.38
				NATURAL GAS 0713912926-00008	500224	522500	337.91
				CHECK PWBDD 51941 TOTAL FOR FUND 270:			730.29
11/26/2025	PWBDD	51943	ZOLL MEDICAL CORPORATION	EMS SUPPLIES AND EXPENSES	500347	522500	228.00
				Total for fund 270 FIRE DEPT & EMS			40,406.67
Fund: 280 PUBLIC SAFETY IMPACT FEES							
11/26/2025	PWBDD	51895	FGM ARCHITECTS INC	PROFESSIONAL SERVICES	500210	522140	1,400.00
				Total for fund 280 PUBLIC SAFETY IMPACT FEES			1,400.00
Fund: 300 DEBT SERVICE FUND							
11/26/2025	PWBDD	51875	BANK FIRST	DEBT SERVICE - INTEREST	500620	581577	36,273.70
				Total for fund 300 DEBT SERVICE FUND			36,273.70
Fund: 400 CAPITAL IMPROVEMENTS FUND							
11/21/2025	PWBDD	51844	FEIN BROTHERS	PARK IMPROVEMENTS	500861	555510	2,959.31
11/26/2025	PWBDD	51930	R.A. SMITH NATIONAL	STORMWATER IMPROVEMENTS	500475	533440	2,083.40
				Total for fund 400 CAPITAL IMPROVEMENTS FUND			5,042.71
Fund: 601 WATER RECYCLING CENTER							
11/21/2025	PWBDD	51830*#	AT&T MOBILITY	TELEPHONE/COMMUNICATIONS	500225	573825	98.07
11/21/2025	PWBDD	51831	BADGER STATE WASTE, LLC	SLUDGE HAULING	500294	573825	22,600.50
11/21/2025	PWBDD	51837	CINTAS CORPORATION	SAFETY EQUIPMENT	500372	573825	195.17

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
Fund: 601 WATER RECYCLING CENTER							
11/21/2025	PWBDD	51854	NORTH CENTRAL LABORATORIES	LAB SUPPLIES	500370	573825	920.20
11/21/2025	PWBDD	51856*#	OLSEN'S PIGGLY WIGGLY	LAB SUPPLIES	500370	573825	32.53
11/26/2025	PWBDD	51871*#	AT&T	TELEPHONE/COMMUNICATIONS	500225	573825	44.37
11/26/2025	PWBDD	51872*#	AT&T	TELEPHONE/COMMUNICATIONS	500225	573825	233.84
11/26/2025	PWBDD	51881	CEDARBURG OVERHEAD DOOR LLC	REPAIR AND MAINTENANCE	500240	573845	2,315.00
11/26/2025	PWBDD	51883*#	CHARTER COMMUNICATIONS	TELEPHONE/COMMUNICATIONS	500225	573825	149.99
				TELEPHONE/COMMUNICATIONS	500225	573825	55.05
				CHECK PWBDD 51883 TOTAL FOR FUND 601:			<u>205.04</u>
11/26/2025	PWBDD	51885	CINTAS CORPORATION	SAFETY EQUIPMENT	500372	573825	195.17
11/26/2025	PWBDD	51907	LOCATORS & SUPPLIES, INC.	COLLECTION SYSTEM MAINT	500360	573835	138.48
11/26/2025	PWBDD	51913	MEAD & HUNT INC.	ENGINEERING	500215	573850	4,852.00
11/26/2025	PWBDD	51926	OZAUKEE DISPOSAL CORPORATION	REFUSE COLLECTION	500297	573830	1,525.00
11/26/2025	PWBDD	51928*#	PMF LANDSCAPE SUPPLY LLC	OTHER EXPENSES	500390	573850	70.00
11/26/2025	PWBDD	51941*#	WE ENERGIES	ELECTRIC 1838 PIONEER 0711836389-00004	500222	573825	16.50
				NATURAL GAS-0712590709-00001	500224	573825	109.86
				NATURAL GAS-0713182701-00001	500224	573825	13.74
				MAINTENANCE SUPPLIES-0711836389-00001	500340	573840	15.31
				MAINTENANCE SUPPLIES-0713912926-00002	500340	573840	15.09
				MAINTENANCE SUPPLIES-0713912926-00012	500340	573840	16.03
				MAINTENANCE SUPPLIES-0713912926-00005	500340	573840	12.39
				MAINTENANCE SUPPLIES-0713912926-00007	500340	573840	10.88
				CHECK PWBDD 51941 TOTAL FOR FUND 601:			<u>209.80</u>
				Total for fund 601 WATER RECYCLING CENTER			33,635.17
Fund: 700 RISK MANAGEMENT FUND							
11/26/2025	PWBDD	51892	EMR, LLC	INSURANCE RECOVERIES	484000	000000	7,077.00

Check Date	Bank	Check #	Payee	Description	Account	Dept	Amount
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Fund: 700 RISK MANAGEMENT FUND

Total for fund 700 RISK MANAGEMENT FUND

7,077.00

TOTAL - ALL FUNDS

269,659.17

'\*'-INDICATES CHECK DISTRIBUTED TO MORE THAN ONE FUND

'#'-INDICATES CHECK DISTRIBUTED TO MORE THAN ONE DEPARTMENT

**CITY OF CEDARBURG**  
**TRANSFER LIST**  
11/25/25-12/1/25

Date	Amount	Transfer to
PWSB CHECKING ACCOUNT		
11/25/2025	\$325,000.00	PWSB Payroll
11/28/2025	\$2,862.40	Mission Square-contributions for 11/9/25-11/22/25
11/28/2025	\$6,060.00	North Shore Bank-contributions for 11/9/25-11/22/25
11/28/2025	\$597.19	State of Wisconsin-child support for 11/9/25-11/22/25
11/28/2025	\$750.00	Wis Deferred Comp-contributions for 11/9/25-11/22/25
11/28/2025	\$577.50	Police Union-contributions for 11/9/25-11/22/25
11/28/2025	\$160,667.51	ETF-October WRS remittance
12/1/2025	\$3,378.16	Delta Dental-December dental & vision premiums
12/1/2025	<u>\$13,282.97</u>	Southgate-lease payments
	\$513,175.73	

PWSB PAYROLL CHECKING ACCOUNT

11/28/2025	\$223,227.66	Payroll for 11/9/25-11/22/25
11/28/2025	<u>\$101,743.70</u>	Payroll taxes for 11/9/25-11/22/25
	\$324,971.36	

PWSB MONEY MARKET ACCOUNT

11/25/2025	\$500,000.00	PWSB Checking
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## City of Cedarburg, Wisconsin



### City Administrator's Report

 Date: December 1, 2025

*The following information is provided to keep the Common Council and staff informed on some of the activities and events of the City. Points of clarification may be addressed during the City Administrator's Report portion of the agenda; however, if discussion of any of these items is necessary, placement on a future Council agenda should be directed.*

## Department Updates

### Senior Center

- 120 people attended the turkey dinner, Piggly Wiggly donated all the food. The Lions Club carved the turkeys.
- All vendor spots have been sold for the Craft Fair.

### Finance

- The preliminary audit has begun.
- Tax bills will be mailed in the next 1-2 weeks.

### Engineering

- Preparations for the 2026 Street & Utility project and South Washington continue.

### Library

- The library was busy on Thanksgiving weekend despite the snowstorm.
- The library will be closed on Friday, December 12<sup>th</sup> for staff training.
- Library merchandise is now available; there has been \$500 in profit so far.
- Friends of the Library appreciates New Fortune for their generosity in "Dine Out, Do Good" events.

### DPW

- Crews put in 154 hours of overtime removing leaves.

### Fire

- There were 17 applications for the open positions.
- A used ladder truck with low hours and low mileage has been purchased from Pennsylvania by Firemans Inc. This will be donated to the city and will replace the existing ladder truck that is at its end of life.

# 2025 Year In Review

prepared for

**City of Cedarburg, Ozaukee County**

prepared by

**City Of Cedarburg  
Assessor's Office, PO Box 49  
Cedarburg, WI 53012  
(262)375-7608**

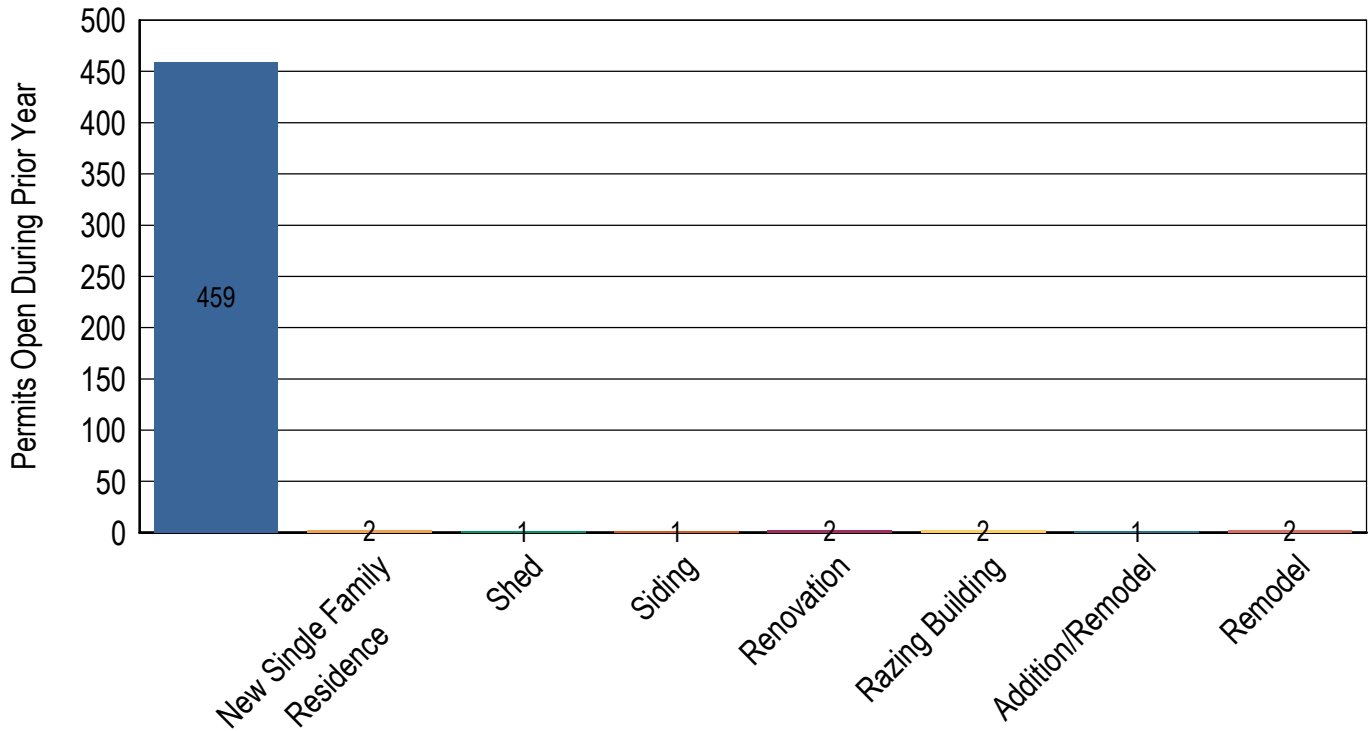
date prepared

**December 03, 2025**

## Summary of Work Done

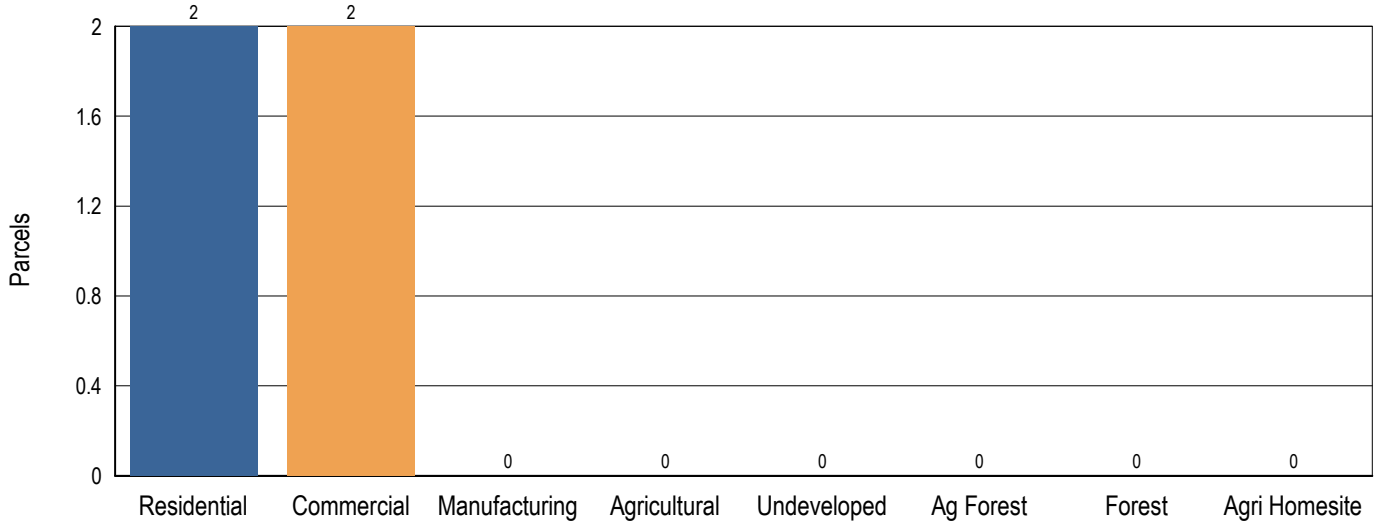
Action Item	# of Times Completed
Other onsite visit	2
Letter sent	372
In Office Review	15
Ag use verification	2
Open book appointment	11
Board of review case	1
Building permits fielded	470
Properties split	8
Property values changed	217
Sales entered/validated	276

## Building Permit Activity that Affected Property Values

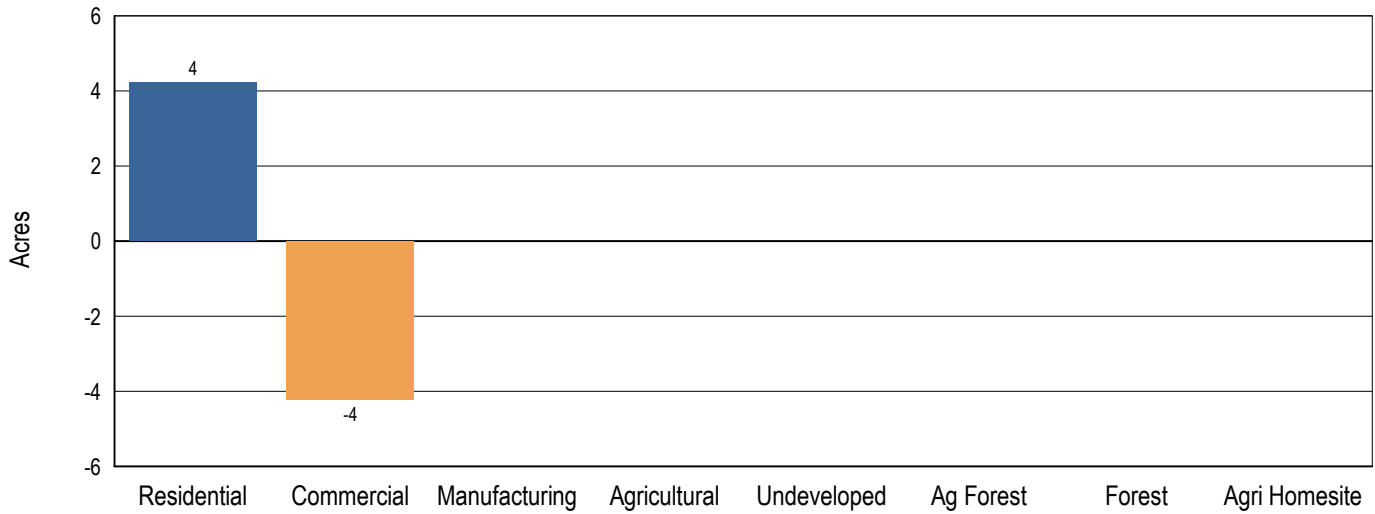


# Shifts in Classification

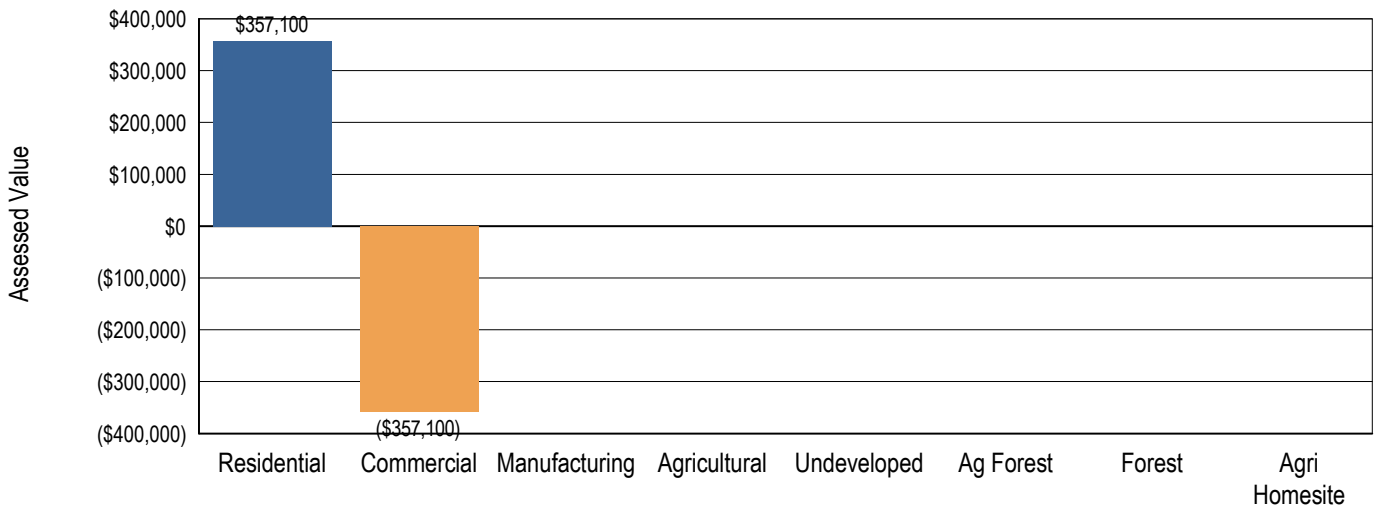
## Parcels Affected



## Acres Transferred

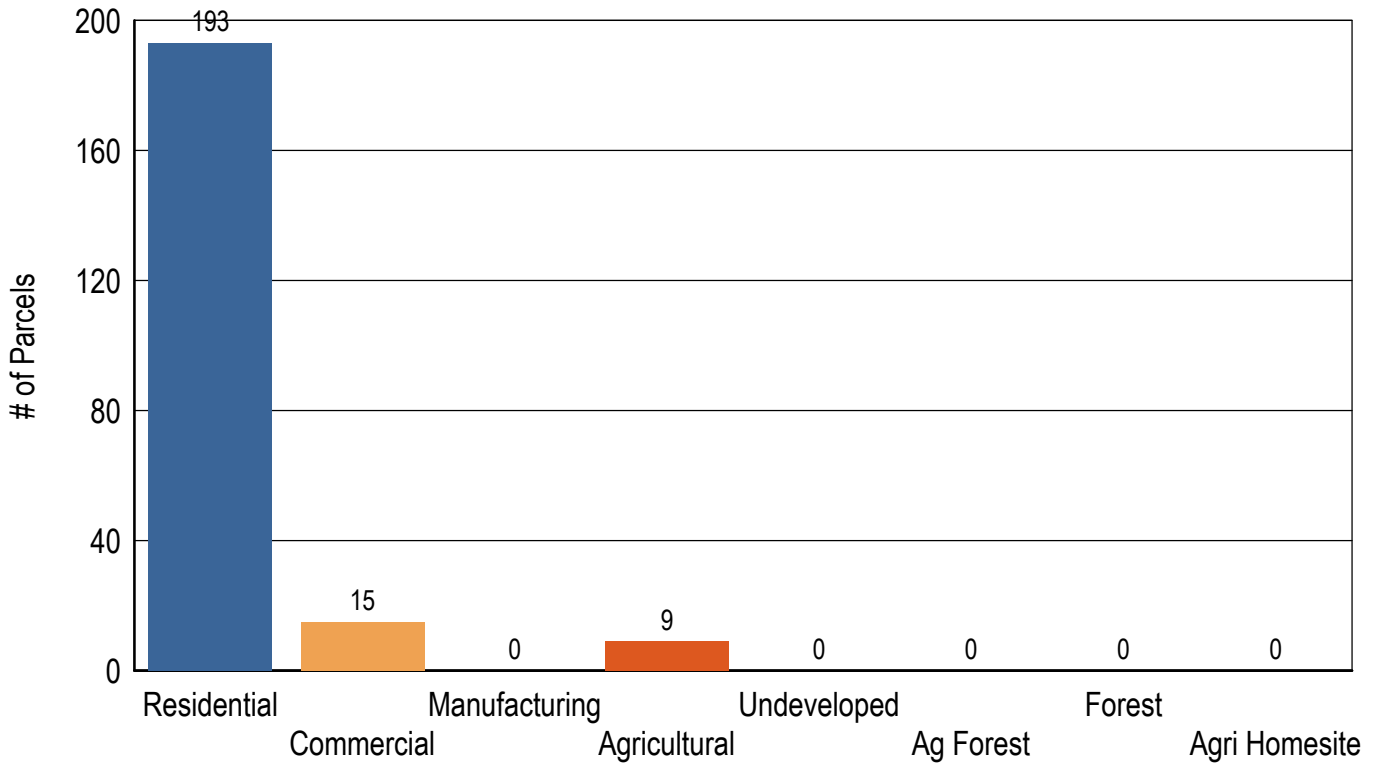


## Assessed Value Transferred

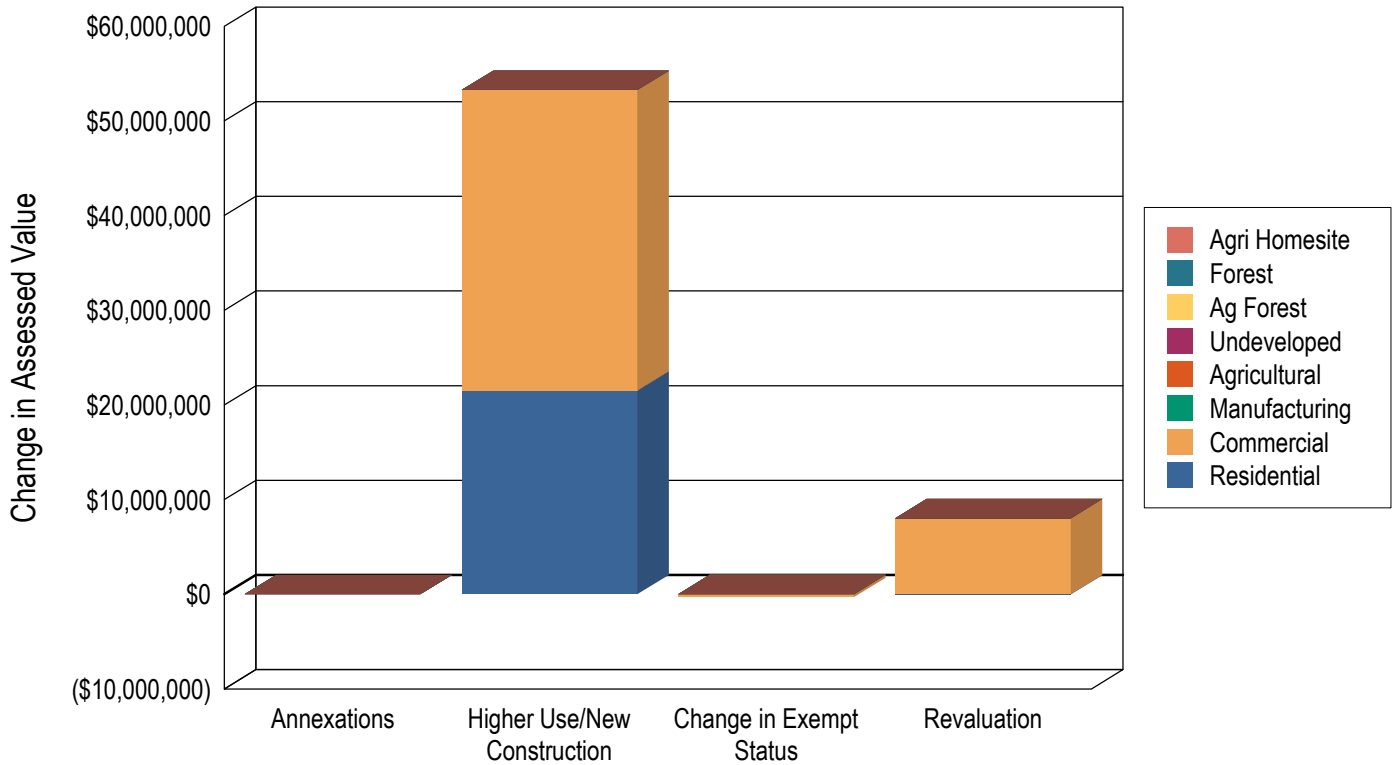


## Changes in Assessed Value

### Number of Parcels Whose Value Changed

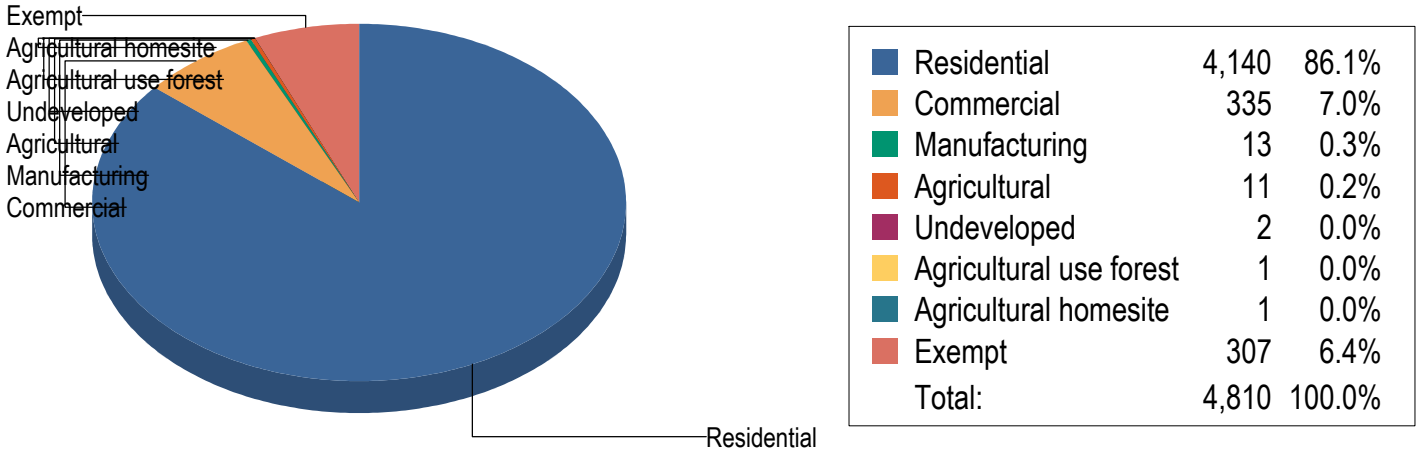


### Reasons For Change



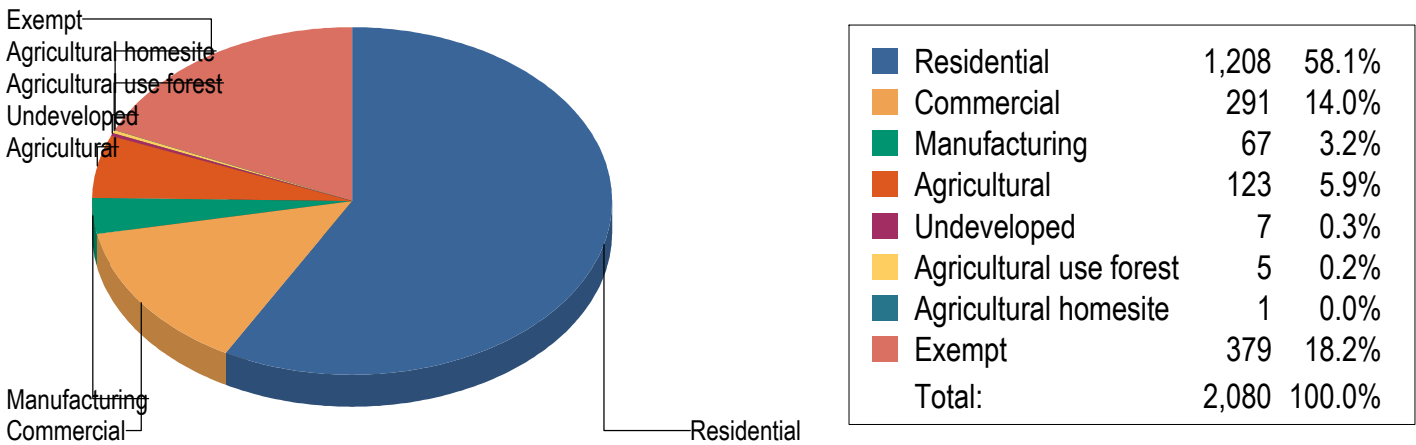
# Summary of all Real Estate

## Parcel Counts

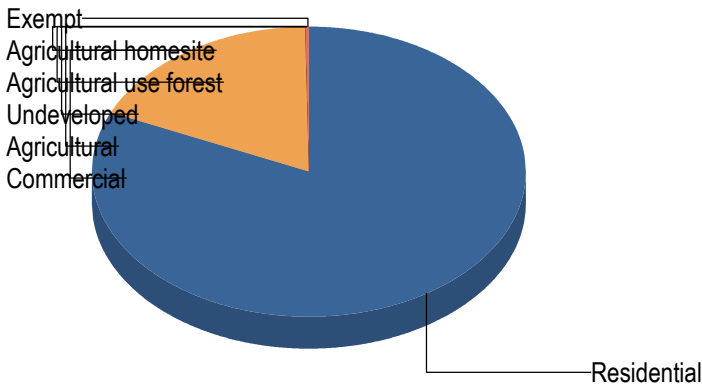


\* Total parcel count shown in legend may not equal the actual number of properties in the municipality because a single property can have land or improvements in more than one tax class.

## Acreage

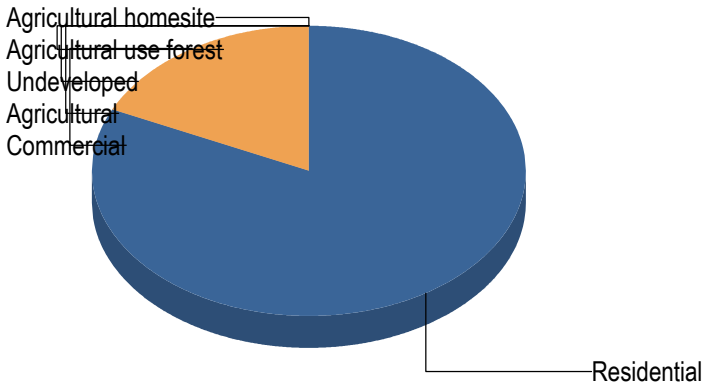


### Total Market Value



Residential	\$1,641,909,600	81.8%
Commercial	\$361,862,900	18.0%
Manufacturing	\$0	0.0%
Agricultural	\$649,400	0.0%
Undeveloped	\$199,600	0.0%
Agricultural use forest	\$14,800	0.0%
Agricultural homesite	\$82,400	0.0%
Exempt	\$3,183,100	0.2%
<b>Total:</b>	<b>\$2,007,901,800</b>	<b>100.0%</b>

### Total Assessed Value

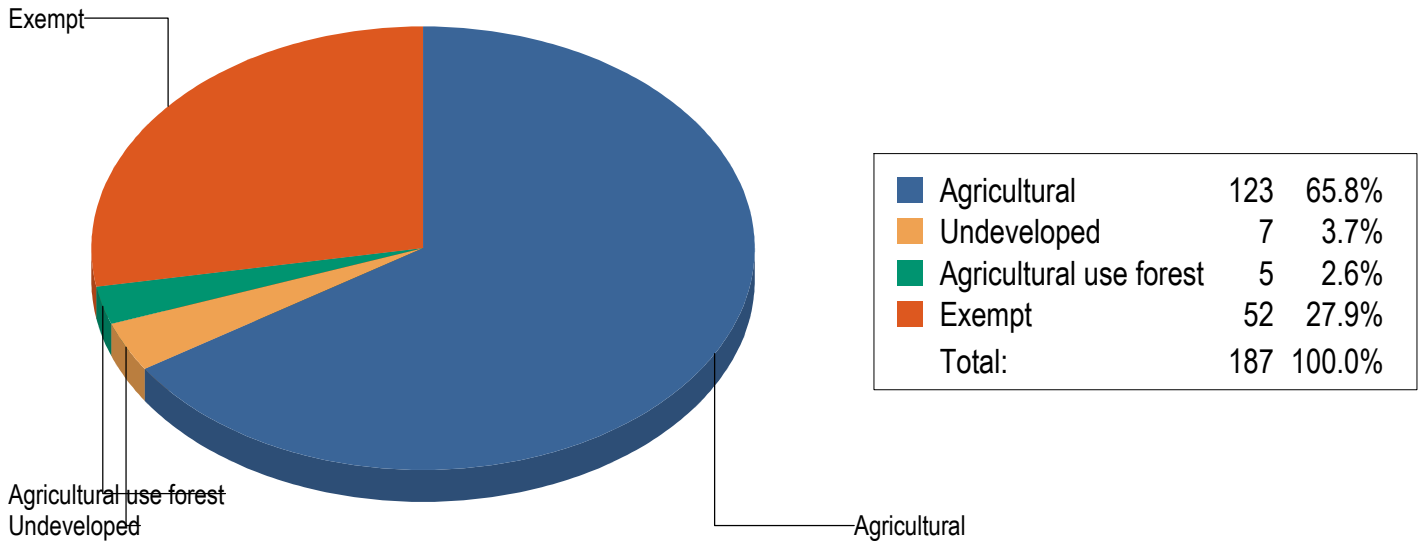


Residential	\$1,641,909,600	81.9%
Commercial	\$361,862,900	18.1%
Manufacturing	\$0	0.0%
Agricultural	\$36,900	0.0%
Undeveloped	\$99,800	0.0%
Agricultural use forest	\$7,400	0.0%
Agricultural homesite	\$82,400	0.0%
Exempt	\$0	0.0%
<b>Total:</b>	<b>\$2,003,999,000</b>	<b>100.0%</b>

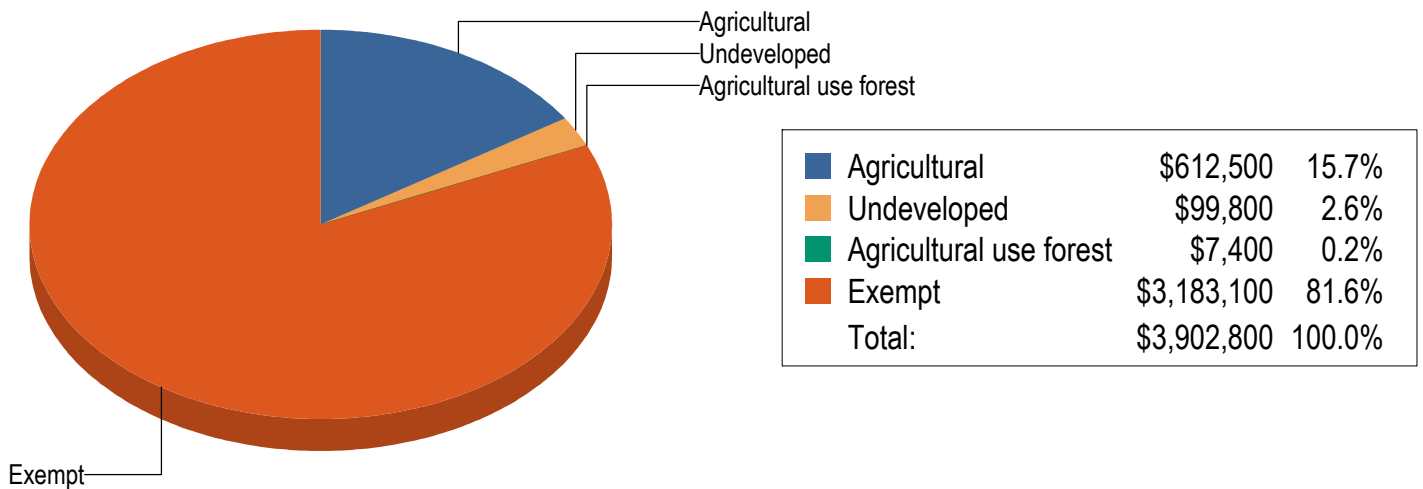
## Reductions in Land Value for Tax Assessment Purposes

Not all land is assessed at full market value. The following is a summary of the acres and values reduced.

### Number of Acres Whose Value was Reduced

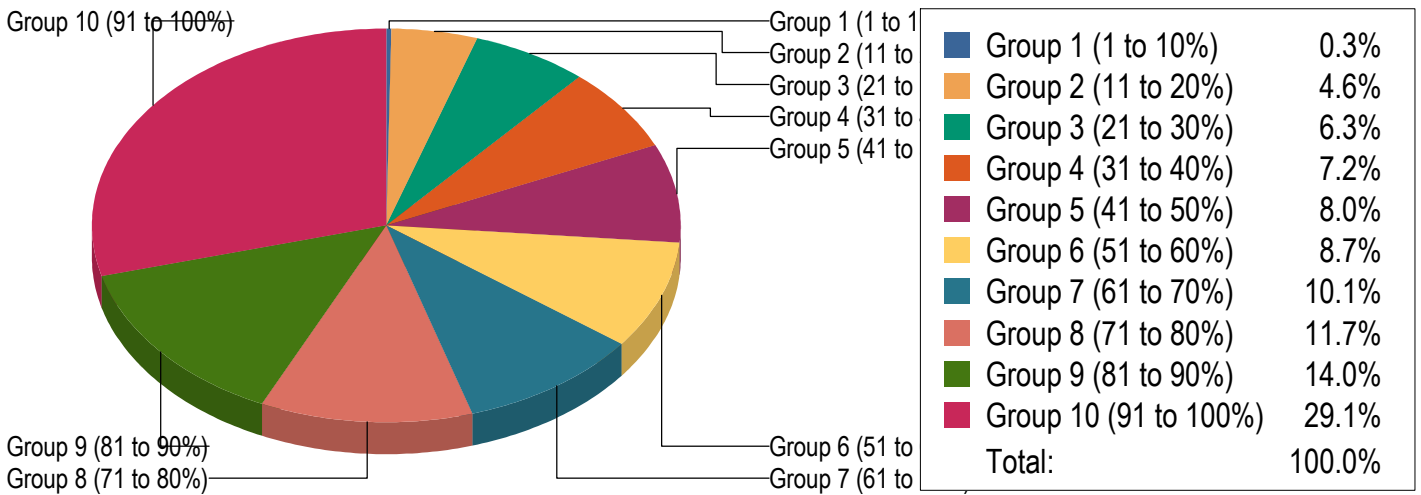
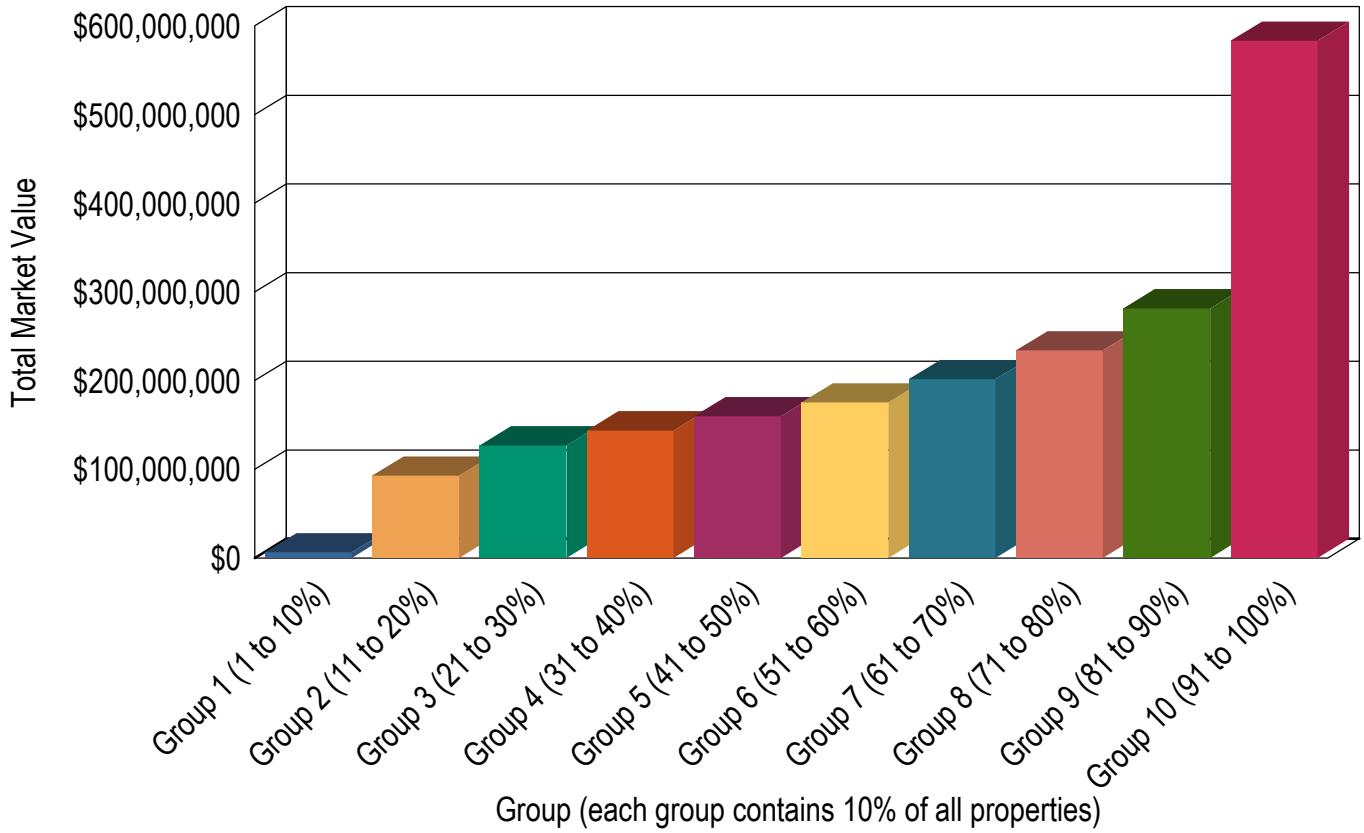


### Reduction in Value



## Concentration of Property Value

Each group contains 10% of all properties. The first group contains the properties with the lowest market value. The last group contains the properties with the highest market value.



## Top 50 Properties by Assessed Value

Tax Key Number	Street Address	Owner	Total Assessed Value
13-050-19-01-002	N49 W6327 Western Rd	Jb Properties 8, LLC	\$49,300,000
13-023-06-008.00	N123 W5970 Sheboygan Rd Unit CLUB	Cedar Place Apartments, LLC	\$29,400,000
13-028-13-011.00	W76 N629 Wauwatosa Rd	WISL Investments, Inc	\$19,176,200
13-002-06-005.00	W57 N14333 Doerr Way	Doerr Way, LLC	\$12,020,000
13-051-02-12-009	W55 N182 Woodmere Ct	Woodmere Townhmes LLC	\$10,955,000
13-112-03-01-001	N44 W6025 Hamilton Rd	Hsi Arrabelle, LLC	\$9,590,800
13-067-01-05-000	N29 W6229 Lincoln Blvd	Tealco Group	\$6,014,200
13-040-0043.012	W63 N14258 Washington Ave	Cedar View Apartments	\$5,500,000
13-213-0001.000	N27 W5707 Lincoln Blvd	Cedar Springs Property Holdings, LLC	\$4,562,900
13-051-02-08-000	W61 N286 Washington Ave	Charles K Blank Revocable Trust Et Al	\$4,261,100
13-003-02-005.00	N143 W6515 Pioneer Rd	St Marys Hospital Ozaukee, Inc	\$3,574,000
13-040-0041.004	W57 N14280 Doerr Way	Doerr Way East, LLC	\$3,547,200
13-050-19-15-001	W62 N438 Hanover Ave	Jb Properties 8, LLC	\$3,512,800
13-050-19-13-002	N42 W6296 Sebring Cr	Jb Properties 8, LLC	\$3,478,800
13-040-0102.000	N19 W6340 Carriage Trace	Cardinalred III, LLC	\$3,235,000
13-040-0040.001	N143 W6049 Pioneer Rd	lyq, LLC	\$3,209,800
13-034-14-026.00	N30 W6801 Lincoln Blvd	Cedarburg Seniors Apartments, LLC	\$3,152,300
13-107-06-03-004	W61 N529 Washington Ave	Bank First N A	\$2,870,400
13-034-14-027.00	N28 W6800 Alyce St	Cedarburg Seniors Apartments II, LLC	\$2,790,000
13-213-0002.000	W56 N225 Mckinley Blvd	W56n225 Mckinley, LLC	\$2,710,200
13-107-04-07-002	N61 W6312 Turner St	First Wisconsin National Bank Of Milwaukee	\$2,669,400
13-051-03-04-026	W60 N119 Cardinal Ave	Ced, LLC	\$2,668,900
13-050-13-12-001	N54 W6135 Mill St	John C Tillmann and Lisa Tillmann Family Tru	\$2,618,800
13-067-02-01-004	W63 N230 Fairfield St	Redbird Investments, LLC	\$2,535,000
13-040-0092.001	N92 W6840 Washington Ct	Washington Court Apartments, LLC	\$2,495,000
13-034-15-009.00	N19 W6717 Commerce Ct	Cedarburg Trident, LLC	\$2,486,000
13-050-19-07-000	N48 W6201 Western Rd	Pine Shadows, LLC	\$2,460,000
13-022-03-001.00	Susan Ln	Stone Lake Development, Inc	\$2,431,600
13-050-22-09-007	N44 W6028 Hamilton Rd	Hsi Arrabelle, LLC	\$2,224,300
13-050-18-010.03	N69 W5269 Columbia Rd	Cedar Creek Mob, LLC	\$1,995,300
13-051-03-04-027	W62 N190 Washington Ave	Twin Peaks Investments II, LLC	\$1,994,300
13-034-14-020.00	W66 N220 Commerce Ct	Laird Connectivity, Inc	\$1,989,700
13-003-01-003.00	N142 W6196 Concord St	Jb Properties 6, LLC	\$1,950,000
13-051-01-04-000	W55 N453 Lenox Pl	Lenox Place Apartments, LLC	\$1,925,000
13-034-14-010.00	W67 N222 Evergreen Blvd	Dcm Realty 2, LLC	\$1,872,900
13-051-02-11-015	N144 W5800 Pioneer Rd	Pioneer Real Estate Development, LLC	\$1,725,200
13-051-03-04-011	W60 N151 Cardinal Ave	JT and Rosemary Reuter	\$1,685,200
13-050-10-15-005	W64 N625 Hanover Ave	Hanover Square Corp	\$1,652,400
13-050-21-04-002	W61 N306 Washington Ave	Concord 21, LLC	\$1,640,500
13-051-03-03-013	W62 N202 Washington Ave	Concord 44, LLC	\$1,638,300
13-251-0001.000	W61 N301 Washington Ave	Summit Credit Union	\$1,625,400
13-051-02-09-003	W60 N160 Cardinal Ave	JT and Rosemary Reuter	\$1,609,300
13-051-04-02-001	W61 N297 Washington Ave	Bloch Enterprises, LLC	\$1,583,900
13-067-03-04-000	W63 N202 Fairfield St	Redbird Investments, LLC	\$1,560,000
13-067-03-05-000	W64 N201 Fairfield St	Redbird Investments, LLC	\$1,510,000
13-050-10-11-003	W63 N583 Hanover Ave	Bulldog Bros Cedarburg, LLC	\$1,496,000
13-051-03-04-015	W63 N152 Washington Ave	Plaza, LLC	\$1,465,000
13-040-0110.000	W63 N131 Washington Ave	Wittenberg Enterprises	\$1,444,000
13-050-18-11-004	W53 N594 Highland Dr	Deep Purple Holdings, Inc	\$1,396,900
13-051-03-04-003	W63 N140 Washington Ave	Plaza, LLC	\$1,373,100

City of Cedarburg, Ozaukee County

**2025 Top Tax Payers**

<u>Owner</u>	<u>Owner City State</u>	<u>Type of Property</u>	<u>Property Location</u>	<u>Tax Key / Acct Number</u>	<u>Assessed Value</u>
Jb Properties 8, LLC	Saukville, WI	Real Estate	W62 N438 Hanover Ave	13-050-19-15-001	\$3,512,800
		Real Estate	W63 N456 Hanover Ave	13-050-19-04-001	\$185,400
		Real Estate	N42 W6296 Sebring Cr	13-050-19-13-002	\$3,478,800
		Real Estate	N49 W6327 Western Rd	13-050-19-01-002	\$49,300,000
<b>Total for Jb Properties 8, LLC:</b>					<b>\$56,477,000</b>
Cedar Place Apartments, LLC	Cedarburg, WI	Real Estate	N123 W5970 Sheboygan Rd Unit CLUB	13-023-06-008.00	\$29,400,000
		<b>Total for Cedar Place Apartments, LLC:</b>			
WISL Investments, Inc	Westlake Village, CA	Real Estate	W76 N629 Wauwatosa Rd	13-028-13-011.00	\$19,176,200
		<b>Total for WISL Investments, Inc:</b>			
Doerr Way, LLC	Elm Grove, WI	Real Estate	Doerr Way	13-002-07-003.00	\$2,900
		Real Estate	W57 N14333 Doerr Way	13-002-06-005.00	\$12,020,000
<b>Total for Doerr Way, LLC:</b>					<b>\$12,022,900</b>
Hsi Arrabelle, LLC	Milwaukee, WI	Real Estate	N44 W6025 Hamilton Rd	13-112-03-01-001	\$9,590,800
		Real Estate	N44 W6028 Hamilton Rd	13-050-22-09-007	\$2,224,300
<b>Total for Hsi Arrabelle, LLC:</b>					<b>\$11,815,100</b>
Woodmere Townhmes LLC	Cedarburg, WI	Real Estate	W55 N182 Woodmere Ct	13-051-02-12-009	\$10,955,000
		<b>Total for Woodmere Townhmes LLC:</b>			
Tealco Group	Cedarburg, WI	Real Estate	N29 W6229 Lincoln Blvd	13-067-01-05-000	\$6,014,200
		Real Estate	N29 W6291 Lincoln Blvd	13-067-01-04-000	\$100
		Real Estate	N29 W6361 Lincoln Blvd	13-067-01-03-000	\$100
		Real Estate	W62 N281 Washington Ave	13-067-01-07-000	\$1,013,700
		Real Estate	W62 N563 Washington Ave	13-107-05-01-004	\$1,182,100
<b>Total for Tealco Group:</b>					<b>\$8,210,200</b>
Redbird Investments, LLC	Cedarburg, WI	Real Estate	W63 N202 Fairfield St	13-067-03-04-000	\$1,560,000
		Real Estate	W63 N230 Fairfield St	13-067-02-01-004	\$2,535,000
		Real Estate	W64 N201 Fairfield St	13-067-03-05-000	\$1,510,000
<b>Total for Redbird Investments, LLC:</b>					<b>\$5,605,000</b>
Cedar View Apartments	Menomonee Falls, WI	Real Estate	W63 N14258 Washington Ave	13-040-0043.012	\$5,500,000
		<b>Total for Cedar View Apartments:</b>			

<u>Owner</u>	<u>Owner City State</u>	<u>Type of Property</u>	<u>Property Location</u>	<u>Tax Key / Acct Number</u>	<u>Assessed Value</u>
Canterbury Company	Grafton, WI	Real Estate	N89 W6846 Evergreen Ct	13-040-0094.001	\$720,000
		Real Estate	N92 W7040 Evergreen Ct	13-152-0024.203	\$110,000
		Real Estate	N92 W7040 Evergreen Ct	13-152-0024.202	\$110,000
		Real Estate	N92 W7040 Evergreen Ct	13-152-0024.201	\$110,000
		Real Estate	N92 W7040 Evergreen Ct	13-152-0024.104	\$110,000
		Real Estate	N92 W7040 Evergreen Ct	13-152-0024.103	\$110,000
		Real Estate	N92 W7040 Evergreen Ct	13-152-0024.102	\$110,000
		Real Estate	N92 W7040 Evergreen Ct	13-152-0024.101	\$110,000
		Real Estate	N92 W7040 Evergreen Ct	13-152-0024.204	\$110,000
		Real Estate	W68 N888 Evergreen Ct	13-040-0094.000	\$720,000
		Real Estate	W69 N895 Evergreen Ct	13-152-0010.104	\$110,000
		Real Estate	W69 N895 Evergreen Ct	13-152-0010.203	\$110,000
		Real Estate	W69 N895 Evergreen Ct	13-152-0010.202	\$110,000
		Real Estate	W69 N895 Evergreen Ct	13-152-0010.201	\$110,000
		Real Estate	W69 N895 Evergreen Ct	13-152-0010.103	\$110,000
		Real Estate	W69 N895 Evergreen Ct	13-152-0010.101	\$110,000
		Real Estate	W69 N895 Evergreen Ct	13-152-0010.204	\$110,000
		Real Estate	W69 N895 Evergreen Ct	13-152-0010.102	\$110,000
		Real Estate	W71 N881 Harrison Ct	13-152-0015.101	\$110,000
		Real Estate	W71 N881 Harrison Ct	13-152-0015.102	\$110,000
		Real Estate	W71 N881 Harrison Ct	13-152-0015.103	\$110,000
		Real Estate	W71 N881 Harrison Ct	13-152-0015.104	\$110,000
		Real Estate	W71 N881 Harrison Ct	13-152-0015.201	\$110,000
		Real Estate	W71 N881 Harrison Ct	13-152-0015.202	\$110,000
		Real Estate	W71 N881 Harrison Ct	13-152-0015.204	\$110,000
		Real Estate	W71 N881 Harrison Ct	13-152-0015.203	\$110,000
		Real Estate	W71 N905 Harrison Ct	13-152-0017.101	\$110,000
		Real Estate	W71 N905 Harrison Ct	13-152-0017.202	\$110,000
		Real Estate	W71 N905 Harrison Ct	13-152-0017.203	\$110,000
		Real Estate	W71 N905 Harrison Ct	13-152-0017.201	\$110,000
		Real Estate	W71 N905 Harrison Ct	13-152-0017.104	\$110,000
		Real Estate	W71 N905 Harrison Ct	13-152-0017.102	\$110,000
		Real Estate	W71 N905 Harrison Ct	13-152-0017.204	\$110,000
Real Estate	W71 N905 Harrison Ct	13-152-0017.103	\$110,000		
<b>Total for Canterbury Company:</b>					<b>\$4,960,000</b>
Cedar Springs Property Holdings, LLC	Skokie, IL	Real Estate	N27 W5707 Lincoln Blvd	13-213-0001.000	\$4,562,900
		<b>Total for Cedar Springs Property Holdings, LLC:</b>			

<u>Owner</u>	<u>Owner City State</u>	<u>Type of Property</u>	<u>Property Location</u>	<u>Tax Key / Acct Number</u>	<u>Assessed Value</u>
Charles K Blank Revocable Trust Et Al	Cedarburg, WI	Real Estate	Washington Ave	13-051-03-01-000	\$101,000
		Real Estate	W61 N286 Washington Ave	13-051-02-08-000	\$4,261,100
		<b>Total for Charles K Blank Revocable Trust Et Al:</b>			
Hampton Court Apartments, LLC	Grafton, WI	Real Estate	W64 N14243 Washington Ave	13-040-0043.010	\$1,056,000
		Real Estate	W64 N14261 Washington Ave	13-040-0043.011	\$1,056,000
		Real Estate	W64 N14273 Washington Ave	13-040-0043.008	\$1,056,000
		Real Estate	W65 N14255 Washington Ave	13-040-0043.009	\$1,056,000
<b>Total for Hampton Court Apartments, LLC:</b>				<b>\$4,224,000</b>	
Cardinalred II, LLC	Cedarburg, WI	Real Estate	N142 W6254 Concord St	13-040-0043.018	\$720,000
		Real Estate	N142 W6286 Concord St	13-040-0043.017	\$600,000
		Real Estate	N143 W6279 Pioneer Rd	13-040-0043.025	\$912,000
		Real Estate	W63 N14316 Washington Ave	13-040-0043.019	\$720,000
		Real Estate	W63 N14332 Washington Ave	13-040-0043.020	\$528,000
		Real Estate	W63 N14344 Washington Ave	13-040-0043.022	\$528,000
<b>Total for Cardinalred II, LLC:</b>				<b>\$4,008,000</b>	
St Marys Hospital Ozaukee, Inc	Indianapolis, IN	Real Estate	N143 W6515 Pioneer Rd	13-003-02-005.00	\$3,574,000
<b>Total for St Marys Hospital Ozaukee, Inc:</b>				<b>\$3,574,000</b>	
Doerr Way East, LLC	Elm Grove, WI	Real Estate	W57 N14280 Doerr Way	13-040-0041.004	\$3,547,200
<b>Total for Doerr Way East, LLC:</b>				<b>\$3,547,200</b>	
Cedarburg Land and Cattle, LLC	Cedarburg, WI	Real Estate	Mill St	13-050-09-10-003	\$88,000
		Real Estate	N52 W6296 Mill St	13-265-6296.000	\$407,600
		Real Estate	N52 W6298 Mill St	13-265-6298.000	\$769,400
		Real Estate	N52 W6300 Mill St	13-265-6300.000	\$407,600
		Real Estate	N52 W6302 Mill St	13-265-6302.000	\$769,400
		Real Estate	W62 N535 Washington Ave	13-107-06-02-000	\$1,005,700
<b>Total for Cedarburg Land and Cattle, LLC:</b>				<b>\$3,447,700</b>	
Daniel Reuter	Winter Garden, FL	Real Estate	W60 N151 Cardinal Ave	13-051-03-04-011	\$1,685,200
		Real Estate	W60 N160 Cardinal Ave	13-051-02-09-003	\$1,609,300
<b>Total for Daniel Reuter:</b>				<b>\$3,294,500</b>	
Scott Reuter	Winter Garden, FL	Real Estate	W60 N151 Cardinal Ave	13-051-03-04-011	\$1,685,200
		Real Estate	W60 N160 Cardinal Ave	13-051-02-09-003	\$1,609,300
<b>Total for Scott Reuter:</b>				<b>\$3,294,500</b>	

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JT and Rosemary Reuter	Winter Garden, FL	Real Estate	W60 N151 Cardinal Ave	13-051-03-04-011	\$1,685,200
		Real Estate	W60 N160 Cardinal Ave	13-051-02-09-003	\$1,609,300
<b>Total for JT and Rosemary Reuter:</b>					<b>\$3,294,500</b>
Cardinalred III, LLC	Cedarburg, WI	Real Estate	N19 W6340 Carriage Trace	13-040-0102.000	\$3,235,000
<b>Total for Cardinalred III, LLC:</b>					<b>\$3,235,000</b>
lyq, LLC	Cedarburg, WI	Real Estate	N143 W6049 Pioneer Rd	13-040-0040.001	\$3,209,800
<b>Total for lyq, LLC:</b>					<b>\$3,209,800</b>
Cedarburg Seniors Apartments, LLC	Cedarburg, WI	Real Estate	N30 W6801 Lincoln Blvd	13-034-14-026.00	\$3,152,300
<b>Total for Cedarburg Seniors Apartments, LLC:</b>					<b>\$3,152,300</b>
Collins Investments, LLC	Cedarburg, WI	Real Estate	W63 N539 Hanover Ave	13-050-09-10-001	\$352,000
		Real Estate	W62 N582 Washington Ave	13-107-03-15-001	\$520,000
		Real Estate	W62 N586 Washington Ave	13-107-03-15-003	\$368,000
		Real Estate	W63 N629 Washington Ave	13-107-04-05-002	\$228,000
		Real Estate	W63 N633 Washington Ave	13-107-04-05-001	\$452,500
		Real Estate	W63 N646 Washington Ave	13-079-03-02-003	\$854,500
		Real Estate	W63 N676 Washington Ave	13-079-02-03-002	\$346,500
<b>Total for Collins Investments, LLC:</b>					<b>\$3,121,500</b>
Bank First N A	Manitowoc, WI	Real Estate	W61 N529 Washington Ave	13-107-06-03-004	\$2,870,400
<b>Total for Bank First N A:</b>					<b>\$2,870,400</b>
Plaza, LLC	Cedarburg, WI	Real Estate	W63 N140 Washington Ave	13-051-03-04-003	\$1,373,100
		Real Estate	W63 N152 Washington Ave	13-051-03-04-015	\$1,465,000
<b>Total for Plaza, LLC:</b>					<b>\$2,838,100</b>
Cedarburg Seniors Apartments II, LLC	Cedarburg, WI	Real Estate	N28 W6800 Alyce St	13-034-14-027.00	\$2,790,000
<b>Total for Cedarburg Seniors Apartments II, LLC:</b>					<b>\$2,790,000</b>
Ced, LLC	West Bend, WI	Real Estate	W60 N119 Cardinal Ave	13-051-03-04-026	\$2,668,900
		Real Estate	Pioneer Rd	13-051-03-05-003	\$50,100
<b>Total for Ced, LLC:</b>					<b>\$2,719,000</b>
W56n225 Mckinley, LLC	New York, NY	Real Estate	W56 N225 Mckinley Blvd	13-213-0002.000	\$2,710,200
<b>Total for W56n225 Mckinley, LLC:</b>					<b>\$2,710,200</b>

<b>Owner</b>	<b>Owner City State</b>	<b>Type of Property</b>	<b>Property Location</b>	<b>Tax Key / Acct Number</b>	<b>Assessed Value</b>
First Wisconsin National Bank Of Milwaukee	Houston, TX	Real Estate	N61 W6312 Turner St	13-050-10-01-002	\$100
		Real Estate	N61 W6312 Turner St	13-107-04-09-003	\$100
		Real Estate	N61 W6312 Turner St	13-107-04-07-002	\$2,669,400
<b>Total for First Wisconsin National Bank Of Milwaukee:</b>					<b>\$2,669,600</b>