



ENGINEERING DEPARTMENT

Michael G. Lewis

Director of Public Works / City Engineer

414/302-8360

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City Hall

7525 West Greenfield Avenue

West Allis, Wisconsin 53214

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February 7, 2012

Honorable Mayor and Common Council
West Allis, Wisconsin

Dear Mayor and Council Members:

I herewith respectfully submit my report on the assessment of benefits for major asphalt resurfacing, miscellaneous sidewalk repair, miscellaneous driveway repair and utility adjustments in:

**W. Cleveland Ave. from S. 101 St. to W. National Ave.,
S. 88 St. from W. Lincoln Ave. to W. Arthur Pl., and portions of intersecting
streets**

as directed in Preliminary Resolution No. R-2011-0203, adopted on September 20, 2011.

This report consists of the following schedules attached hereto:

Schedule A. - Preliminary Plans and Specifications;

Schedule B. - Estimate of Entire Cost of Proposed Improvements;

Schedule C. - Schedule of Proposed Assessments Against Each Parcel Affected.

The properties against which the assessments are proposed are benefited.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Michael G. Lewis".

Michael G. Lewis, P.E.

Director of Public Works/City Engineer

MGL:ns

Encs.

PROPOSED IMPROVEMENT OF

**W. Cleveland Ave. from S. 101 St. to W. National Ave.,
S. 88 St. from W. Lincoln Ave. to W. Arthur Pl., and portions of intersecting streets**

by major asphalt resurfacing, miscellaneous sidewalk repair, miscellaneous driveway repair and
utility adjustments

SCHEDULE "A"

Preliminary Plans & Specifications Attached

SCHEDULE "B"

Estimate of the Entire Cost

\$614,000

SCHEDULE "C"

Schedule of Proposed Assessments
Against Each Parcel Affected

W.E.P.CO.

ZOO FREEWAY

S. 101ST ST.

W. HARRISON AVE.

ALDA CT.

W. HARRISON AVE.

W. NATIONAL AVE.

W. NATIONAL AVE.

W. CLEVELAND AVE.

W. MONTANA AVE.



W. LINCOLN AVE.



S. 88TH ST.

W. HAYES AVE.

S. 87 PL.

S. 89 ST.

S. 88 ST.

W. ARTHUR AVE.



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February 7, 2012

Board of Public Works
West Allis City Hall
West Allis, Wisconsin

Dear Board Members:

I am herewith submitting preliminary plans and an estimate of costs for the major asphalt resurfacing, miscellaneous sidewalk repair, miscellaneous driveway repair and utility adjustments in:

W. Cleveland Ave. from S. 101 St. to W. National Ave. and portions of intersecting streets

Estimated Construction Cost:	\$337,000
Contingency:	34,000
TOTAL:	\$371,000

S. 88 St. from W. Lincoln Ave. to W. Arthur Pl., and portions of intersecting streets

Estimated Construction Cost:	\$221,000
Contingency:	22,000
TOTAL:	\$243,000

Sincerely,

A handwritten signature in black ink, appearing to read "Michael G. Lewis".

Michael G. Lewis, P.E.
Director of Public Works/City Engineer

MGL:ns

ASSESSMENT REPORT FOR COUNCIL

HEARING DATE: February 7, 2012

LOCATION

DESCRIPTION: W. Cleveland Ave. from S. 101 St. to W. National Ave.,
S. 88 St. from W. Lincoln Ave. to W. Arthur Pl., and portions of
intersecting streets

ACCOUNT NO.: P1222S, P1123S

INTEREST RATE: 4.0%

<u>2012 ASSESSMENT RATES</u>	<u>Resid.</u>	<u>Comm.</u>	<u>Mfg.</u>
<u>Streets</u>			
Major Asphalt Resurface, lin. ft.	\$39.83	\$49.78	\$59.74
<u>Driveways</u>			
Driveway approach, sq. ft.	\$5.96	\$5.96	\$5.96

The properties against which the assessments are proposed are benefited.



City of West Allis Engineering Department
 Project Details P1222S

W. Cleveland Ave. from S. 101 St. to W. National Ave. and portions of intersecting streets.

Property Assessments

485-0135-000	10104 W CLEVELAND AVE	James A Niebuhr & Kim Niebuhr	39.83 x 65.00 Lin Ft	= \$	2,588.95	100.00	\$ 2,588.95	Residential	10
	Street Major Asphalt Resurface								
							<u>Total: \$ 2,588.95</u>		
485-0136-000	10112 W CLEVELAND AVE	Norbert R Koepke	39.83 x 60.00 Lin Ft	= \$	2,389.80	100.00	\$ 2,389.80	Residential	20
	Street Major Asphalt Resurface								
							<u>Total: \$ 2,389.80</u>		
485-0137-000	10120 W CLEVELAND AVE	Tyszkca John J & Alice H Trust	39.83 x 60.00 Lin Ft	= \$	2,389.80	100.00	\$ 2,389.80	Residential	30
	Street Major Asphalt Resurface								
							<u>Total: \$ 2,389.80</u>		
485-0138-000	10128 W CLEVELAND AVE	Kenneth L Swofford & Kimberly M Swofford	39.83 x 60.00 Lin Ft	= \$	2,389.80	100.00	\$ 2,389.80	Residential	40
	Street Major Asphalt Resurface								
							<u>Total: \$ 2,389.80</u>		
485-0139-000	10136 W CLEVELAND AVE	Jeffrey Wissbroecker & Kerri Wissbroecker	39.83 x 60.00 Lin Ft	= \$	2,389.80	100.00	\$ 2,389.80	Residential	50
	Street Major Asphalt Resurface								
							<u>Total: \$ 2,389.80</u>		
485-0140-000	10144 W CLEVELAND AVE	Brad A Olson	39.83 x 60.00 Lin Ft	= \$	2,389.80	100.00	\$ 2,389.80	Residential	60
	Street Major Asphalt Resurface								
							<u>Total: \$ 2,389.80</u>		
485-0141-000	10152 W CLEVELAND AVE	William P Nordrum & Gina S Nordrum	39.83 x 60.00 Lin Ft	= \$	2,389.80	100.00	\$ 2,389.80	Residential	70
	Street Major Asphalt Resurface								
							<u>Total: \$ 2,389.80</u>		
485-0142-000	10160 W CLEVELAND AVE	Brian J Hubert	39.83 x 60.00 Lin Ft	= \$	2,389.80	100.00	\$ 2,389.80	Residential	80
	Street Major Asphalt Resurface								
							<u>Total: \$ 2,389.80</u>		



City of West Allis Engineering Department

Project Details P1222S

W. Cleveland Ave. from S. 101 St. to W. National Ave. and portions of intersecting streets.

485-0177-000	2655 S 102 ST	Gregg A Rossell	39.83 x	100.00 Lin Ft	= \$	3,983.00	40.00	Residential	90
	Street Major Asphalt Resurface								
	Reduction Code Longside								
								Total: \$	1,593.20
485-0178-000	10200 W CLEVELAND AVE	Heemstra Emily J Trust	39.83 x	80.00 Lin Ft	= \$	3,186.40	40.00	Residential	100
	Street Major Asphalt Resurface								
	Reduction Code Longside								
	Street Major Asphalt Resurface								
								Total: \$	3,186.40
485-0179-000	10202 W CLEVELAND AVE	Kenneth N Derus	39.83 x	34.83 Lin Ft	= \$	1,387.28	100.00	Residential	110
	Street Major Asphalt Resurface								
								Total: \$	1,387.28
485-0180-000	10204 W CLEVELAND AVE	Kurt A Wobick & Jessica L White	39.83 x	30.83 Lin Ft	= \$	1,227.96	100.00	Residential	120
	Street Major Asphalt Resurface								
								Total: \$	1,227.96
485-0181-001	10206 W CLEVELAND AVE	Lois M Peterson	39.83 x	52.00 Lin Ft	= \$	2,071.16	100.00	Residential	130
	Street Major Asphalt Resurface								
	Street Major Asphalt Resurface								
	Reduction Code Longside								
								Total: \$	3,605.57
485-9989-004	10243-10247 W NATIONAL AVE	Center For Communication, Hearing Etc	39.83 x	212.60 Lin Ft	= \$	8,467.86	100.00	Exempt Other	140
	Street Major Asphalt Resurface								
	Exempt Property Charged as Residential								
								Total: \$	8,467.86



City of West Allis Engineering Department

Project Details P1222S

W. Cleveland Ave. from S. 101 St. to W. National Ave. and portions of intersecting streets.

519-0040-000	10103-10105 W CLEVELAND AVE	KEBF Duplex LLC	39.83 x	60.00 Lin Ft	= \$	2,389.80	Residential	150
	Street Major Asphalt Resurface							
							Total: \$	<u>2,389.80</u>
519-0039-000	10111-10113 W CLEVELAND AVE	Kenneth M Rakowski	39.83 x	60.00 Lin Ft	= \$	2,389.80	Residential	160
	Street Major Asphalt Resurface							
							Total: \$	<u>2,389.80</u>
519-0038-000	10117-10119 W CLEVELAND AVE	Shang Ren Huang & Lai Jing Leong Huang	39.83 x	60.00 Lin Ft	= \$	2,389.80	Residential	170
	Street Major Asphalt Resurface							
							Total: \$	<u>2,389.80</u>
519-0037-000	10123 W CLEVELAND AVE	Raymond Benoit	39.83 x	60.00 Lin Ft	= \$	2,389.80	Residential	180
	Street Major Asphalt Resurface							
							Total: \$	<u>2,389.80</u>
519-0036-000	10129-10131 W CLEVELAND AVE	Anne M Boushek	39.83 x	60.00 Lin Ft	= \$	2,389.80	Residential	190
	Street Major Asphalt Resurface							
							Total: \$	<u>2,389.80</u>
519-0035-000	10135-10137 W CLEVELAND AVE	Craig P Stanly & Donna Stanly	39.83 x	60.00 Lin Ft	= \$	2,389.80	Residential	200
	Street Major Asphalt Resurface							
							Total: \$	<u>2,389.80</u>
519-0034-000	10141 W CLEVELAND AVE	Rachel T Cerfus	39.83 x	60.00 Lin Ft	= \$	2,389.80	Residential	210
	Street Major Asphalt Resurface							
							Total: \$	<u>2,389.80</u>
519-0033-000	10147-10149 W CLEVELAND AVE	Ross R Jeske & Stacy L Jeske	39.83 x	60.00 Lin Ft	= \$	2,389.80	Residential	220
	Street Major Asphalt Resurface							
							Total: \$	<u>2,389.80</u>



City of West Allis Engineering Department

Project Details P1222S

W. Cleveland Ave. from S. 101 St. to W. National Ave. and portions of intersecting streets.

519-0002-004	10253 W CLEVELAND AVE	ATID LLC & Charles F Stewart	Commercial	310
Street Major Asphalt Resurface		49.78 x 69.58 Lin Ft	= \$ 3,463.69	100.00 \$ 3,463.69
			Total:	\$ 3,463.69

Property Type Summary

5	Commercial
26	Residential

Item Summary

Street	Total Quantity	Gross Total	Net Total
Major Asphalt Resurface			
Commercial	333.84 Lin Ft	\$16,618.55	\$16,618.55
Residential	1,859.57 Lin Ft	\$74,066.68	\$67,463.42
		<u>\$90,685.23</u>	<u>\$84,081.97</u>
Grand Totals		\$90,685.23	\$84,081.97



City of West Allis Engineering Department
 Project Details P1223S

S. 88 St. from W. Lincoln Ave. to W. Arthur Pl., and portions of intersecting streets.

Property Assessments

487-0011-000	8733 W LINCOLN AVE	Anthony M Horzewski & Jessica K Horzewski	Residential	10
Street Major Asphalt Resurface		39.83 x 120.00 Lin Ft	= \$ 4,779.60	40.00 \$ 1,911.84
	Reduction Code Longside			
487-0009-000	2320 S 88 ST	Gary Blaedow & Lynn Blaedow	Residential	20
Street Major Asphalt Resurface		39.83 x 46.00 Lin Ft	= \$ 1,832.18	100.00 \$ 1,832.18
			Total: \$ 1,911.84	
487-0008-000	2330 S 88 ST	Gerald T Choinski	Residential	30
Street Major Asphalt Resurface		39.83 x 80.75 Lin Ft	= \$ 3,216.27	100.00 \$ 3,216.27
			Total: \$ 1,832.18	
487-0061-000	8732 W HAYES AVE	Wm C and Shirley M Schuppert Rev Trust	Residential	40
Street Major Asphalt Resurface		39.83 x 115.00 Lin Ft	= \$ 4,580.45	40.00 \$ 1,832.18
	Reduction Code Longside			
487-0074-000	8733 W HAYES AVE	Cynthia Marshall	Residential	50
Street Major Asphalt Resurface		39.83 x 146.71 Lin Ft	= \$ 5,843.46	40.00 \$ 2,337.38
	Reduction Code Longside			
487-9906-000	2420 S 88 ST	Jerome Bojarski	Residential	60
Street Major Asphalt Resurface		39.83 x 82.50 Lin Ft	= \$ 3,285.97	100.00 \$ 3,285.97
			Total: \$ 2,337.38	
487-9907-001	2430 S 88 ST	T & J Smith LLC	Residential	70
Street Major Asphalt Resurface		39.83 x 40.28 Lin Ft	= \$ 1,604.35	100.00 \$ 1,604.35
			Total: \$ 1,604.35	



City of West Allis Engineering Department
 Project Details P1223S

S. 88 St. from W. Lincoln Ave. to W. Arthur Pl., and portions of intersecting streets.

487-9907-002	2436 S 88 ST	Elizabeth G Bonar			Residential	80
	Street Major Asphalt Resurface	39.83 x 40.27 Lin Ft	= \$	1,603.95	100.00	\$ 1,603.95
				Total: \$		1,603.95
487-9908-000	2440 S 88 ST	Michael J Freeland			Residential	90
	Street Major Asphalt Resurface	39.83 x 35.00 Lin Ft	= \$	1,394.05	100.00	\$ 1,394.05
				Total: \$		1,394.05
487-9909-000	2448 S 88 ST	Richard W Thompson & Ann M Sicilia			Residential	100
	Street Major Asphalt Resurface	39.83 x 45.00 Lin Ft	= \$	1,792.35	100.00	\$ 1,792.35
				Total: \$		1,792.35
487-9911-000	2456 S 88 ST	Mark A Degeorge & Susan Degeorge			Residential	110
	Street Major Asphalt Resurface	39.83 x 49.47 Lin Ft	= \$	1,970.39	100.00	\$ 1,970.39
				Total: \$		1,970.39
487-9912-000	2460 S 88 ST	Michael D & Phyllis M Samowski Liv Trust			Residential	120
	Street Major Asphalt Resurface	39.83 x 34.00 Lin Ft	= \$	1,354.22	100.00	\$ 1,354.22
				Total: \$		1,354.22
487-9999-001	2349-2424 S 90 ST & 8825-8905 W LINCOLN AVE	City Of West Allis			Exempt Local	130
	Street Major Asphalt Resurface	39.83 x 120.00 Lin Ft	= \$	4,779.60	40.00	\$ 1,911.84
	Reduction Code Longside					
	Exempt Property Charged as Residential					
	Street Major Asphalt Resurface	39.83 x 120.00 Lin Ft	= \$	4,779.60	40.00	\$ 1,911.84
	Reduction Code Longside					
	Exempt Property Charged as Residential					
	Street Major Asphalt Resurface	39.83 x 670.53 Lin Ft	= \$	26,707.21	100.00	\$26,707.21
	Exempt Property Charged as Residential					
	Driveway Approach 7" Concrete Remove & Replace	5.96 x 200.00 Sq Ft	= \$	1,192.00	100.00	\$ 1,192.00
	Exempt Property Charged as Residential					
				Total: \$		31,722.89



City of West Allis Engineering Department
 Project Details P1223S

S. 88 St. from W. Lincoln Ave. to W. Arthur Pl., and portions of intersecting streets.

Property Type Summary

13 Residential

Item Summary

	Total Quantity		Gross Total	Net Total
Driveway Approach				
7" Concrete Remove & Replace	200.00	Sq Ft	\$1,192.00	\$1,192.00
Residential			\$1,192.00	\$1,192.00
Street				
Major Asphalt Resurface	1,745.51	Lin Ft	\$69,523.65	\$54,666.02
Residential			\$69,523.65	\$54,666.02
Grand Totals			\$70,715.65	\$55,858.02