



Ben C. Lesnick
Direct Dial: 248.979.9803
Email: blesnick@dt-law.com

NOTICE OF CLAIM

April 21, 2025

Via: USPS First Class and Certified Mail

Rebecca Grill
City Administrator / City Clerk
City of West Allis
7525 W Greenfield Avenue
West Allis WI 53214

RECEIVED
APR 24 2025
WEST ALLIS
CITY ATTORNEY

9489 0090 0027 6641 5389 60

**Re: Insured: Extra Space Storage, Inc. #3862 (West Allis, WI)
232 S Curtis Road West Allis, WI 53214
Date of Loss: 2/21/2025
Our File No: 00210-006508**

Dear Ms. Grill:

Please be advised Denenberg Tuffley, PLLC, has been retained as subrogation counsel by various insurance companies ("The Insurers"), in connection with a February 21, 2025 water loss suffered by our client's Insured, Extra Space Storage ("Insured"). The loss occurred at Store #3862, located at 232 S Curtis Road West Allis, WI 53214.

Evidence indicates that a City of West Allis water line/meter ruptured, causing a flood at Extra Space Store #3862. The City's failed water line/meter was discovered sometime in the early hours of February 21, 2025. The water flooded unabated from the City's broken line and caused widespread damage to approximately 74 storage units in the facility. Investigation and adjustment is ongoing at this time, but damages are presently estimated to exceed \$103,000.00.

Attached please find the Insurers' Notice of Claim Form, for your review. Please let us know if you have any questions or concerns and do not hesitate to contact the undersigned for any additional information you may need to process the claim.

Very truly yours,

DENENBERG TUFFLEY, PLLC

Ben C. Lesnick

Ben C. Lesnick

BCL/jlo
Encl.

Michigan Office

One Northwestern Plaza
28411 Northwestern Hwy, Suite 600
Southfield, MI 48034

T: 248.549.3900 / F: 248.593.5808

California Office

10940 Wilshire Blvd., Suite 700
Los Angeles, CA 90024

T: 310.356.4683 / F: 310.284.9089

Texas Office

2245 Texas Dr., Suite 300
Sugar Land, TX 77479

T: 832.753.8210 / F: 713.565.7241

www.denenbergtuffley.com

CITY OF WEST ALLIS
24 APR '25 PM 1:46

RECEIVED
APR 24 2025

WEST ALLIS
CITY ATTORNEY

CLAIMANT CONTACT INFORMATION



Name: Extra Space Management #3862
Address: 232 S Curtis Road
West Allis, WI 53214

Phone: Via Counsel, Ben Lesnick: 248.979.9800
Email: blesnick@dt-law.com

INSTRUCTIONS

Complete this form, print and sign it, and serve a hard copy upon the West Allis City Clerk. If you have questions about how to fill out this form, please contact a private attorney who can assist you.

NOTICE OF CLAIM

Date of incident: 02/21/2025 Time of day: Early morning hours
Location: 232 S Curtis Road, West Allis, Wisconsin 53214

Describe the circumstances of your claim here. You may attach additional sheets or exhibits. Some helpful information may be the police report, pictures of the incident or damage, a diagram of the location, a list of injuries, a list of property damage, names and contact information for witnesses to the incident, and any other information relevant to the circumstances.

This claim arises out of water damage to the commercial property known as Extra Space Management, located at 232 S. Curtis Road, West Allis, Wisconsin. Evidence indicates that a City of West Allis water line/meter ruptured, causing a flood at Extra Space Store #3862. The City's failed water line/meter was discovered sometime in the early hours of February 21, 2025. The water flooded unabated from the City's broken line and caused widespread damage to approximately 74 storage units in the facility. Investigation and adjustment is ongoing at this time, but damages are presently estimated to exceed \$103,000.00. Claimant will submit documentation supporting their claim for damages when adjustment has concluded.

Check one:

- ☐ I am seeking damages at this time (complete Claim Amount section below)
☒ I am submitting this notice without a claim for damages. This claim is not complete and will not be processed until I submit a claim for damages on a later date.

Signed: _____

Date: 04/10/2025

CLAIM AMOUNT

To complete this claim, attach an itemized statement of damages sought. If any damages are for repair to property, include at least 2 estimates for repairs.

The total amount sought is: \$ 103,000.00

SAVE

PRINT

Extra Space Storage, Inc. #3862 (West Allis, WI)
Insurer Claimants / Policy Numbers

Lloyd's – AXA XL UCR No. B0713016664403101	Lloyd's – Convex Policy No: PRPNA24065764
American Group Insurance (AIG) Policy No. 061385034	Axis Surplus Policy No. P00100369912901
Starr Policy No. SLSTPTY12089224	Everest Policy No. CA3P007242-24
Palms Specialty c/o Sedgwick Policy No. PLM-00801-24	Navigators (The Hartford) Policy No. BO24LCMZ0H32DIC

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DENENBERG TUFFLEY, PLLC*Ben C. Lesnick*

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Sugar Land, TX 77479

T: 832.753.8210 / F: 713.565.7241



CLAIMANT CONTACT INFORMATION

Name: Extra Space Management #3862
Address: 232 S Curtis Road
West Allis, WI 53214

Phone: Via Counsel, Ben Lesnick: 248.979.9894
Email: blesnick@dt-law.com

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Signed: [Signature]

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