



REX R. ANDEREGG
MICHAEL A. VERRILLI

OFFICE MANAGER
CORAL MATEU-ANDEREGG

3111 WEST WISCONSIN AVENUE • MILWAUKEE, WI 53208
P.O. Box 170258 • MILWAUKEE, WI 53217-8021
PH: (414) 963-4590 • FAX: (414) 344-8882 • WWW.ANDEREGGLAW.COM

VIA FACSIMILE TRANSMISSION

November 12, 2015

Attorney Scott Post
West Allis City Attorney's Office
7525 W. Greenfield Ave.
West Allis WI 53214-4648

Re: *In re the Matter of Bechers Corner Spot, LLC*

Dear Attorney Post:

This will confirm that our client, Ms. Charline Hart, has come to an agreement to sell the above-referenced business to Ms. Oyweda Renee Watkins. Attached please find the Affidavit of Charline Hart which I believe is responsive to all of the City's concerns. It establishes, among other things, that the proposed sale of Bechers is a bona fide arms' length transaction. If there is anything more that you wish to have included in the affidavit, however, we would be happy to amend it accordingly. We will also be happy to provide any additional information that you or the City may wish to have.

This will also confirm that the proposed transfer and sale would obviate the need for the revocation hearing currently scheduled for November 19, 2015.

Very truly yours,

Michael Verrilli
Attorney-at-Law

cc: Alderman Michael Czaplewski (via fax; w/encl)
Ms. Charline Hart (w/encl)

**WEST ALLIS COMMON COUNCIL
 LICENSE AND HEALTH COMMITTEE
 CITY OF WEST ALLIS**

**In the Matter of the
 Complaint Against:**

**Bechers Corner Spot, LLC,
 c/o registered agent Charline Hart,
 13511 West Ferguson Avenue,
 New Berlin, Wisconsin 53151**

AFFIDAVIT OF CHARLINE HART

STATE OF WISCONSIN)
) SS
 COUNTY OF MILWAUKEE)

I, Charline Hart, being first duly sworn, state as follows:

1. I am the owner and registered agent of Bechers Corner Spot, LLC (hereinafter, “Bechers”).

2. It is my intention, with the approval by the proper city authorities, to sell any and all ownership interest in Bechers, and transfer any all licenses associated with that business, to the extent allowable by law, to Oyweda Renee Watkins.


3. I am not related in any way, by blood or marriage, to Ms. Watkins. She was merely an acquaintance of mine prior to our discussions about the sale and purchase of Bechers. When a mutual acquaintance heard that I was interested in selling Bechers, he suggested that I contact Ms. Watkins, because she might be interested in purchasing Bechers. I did so and we have reached an agreement for the sale and purchase of Bechers.

4. I hereby state, under penalty of perjury, that if the sale of Bechers goes through and the transfer of the appropriate licenses are approved, I will no longer have any ownership interest, managerial role, employee relationship, or any connection whatsoever to the business that Ms. Watkins would establish and run at the location where Bechers is currently located, except for what may be reasonably necessary for me to assist in the transition of the business to Ms. Watkins (e.g., a 1-2 week period). Instead, I will dissolve Bechers Corner Spot, LLC, and no longer operate that business, or any other business, in the City of West Allis.

Dated this 12th day of November, 2015.


 CHARLINE HART
 Owner & Registered Agent for
 Bechers Corner Spot, LLC,

Subscribed and sworn to before me
 this 12th day of November, 2015.


 Notary Public. State of Wisconsin.
 My commission is permanent.

