



CITY OF MANITOWOC

WISCONSIN, USA

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December 13, 2019

TO: Mayor Justin M. Nickels and Manitowoc Common Council

FROM: Kathleen M. McDaniel, City Attorney

RE: 409 Park Street

The owners of this property, Joseph and Christine Lamers, filed an appeal for their weed abatement charges, which was discussed at the December 4, 2019 meeting of the Board of Public Works. Prior to that meeting, Alder Kummer had asked me to do some research on the property for him. After that meeting, Alder Kummer and Alder Brey asked that I prepare a summary of that research for the Common Council, who will have the final decision making authority over the weed appeal.

This property was purchased at a sheriff's sale by Options in Housing, Inc., a Wisconsin domestic close corporation, for \$41,000, on August 21, 2019, with the document being recorded on September 19, 2019. The deed was drafted by an attorney. Options in Housing lists a Rick C. Drewa as their registered agent. Options in Housing owns five properties in Manitowoc County, with three in the City of Manitowoc and two in the City of Two Rivers. Additionally, this corporation owns 12 properties in Outagamie County and one property in Calumet County, with all of those tax records being sent to 1007 E Glendale Avenue in Appleton. That property is a home owned by a Joshua Drewa, who is a Wisconsin realtor. Options in Housing also has 47 cases on CCAP, most related to foreclosures or small claims actions. Options in Housing has mixed reviews on rental review sites.

After purchasing the property at the sheriff's sale, Options in Housing deeded the property to Equity Trust Co. Custodian FBO Christine Lamers IRA on September 26, 2019 via warranty deed. If the assessments owing were not disclosed at closing, the owners may be able to recover from the seller, and I would suggest they consult private legal counsel about any available remedies.

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