

From: Henry Grant REALTOR <henrysellshomes@outlook.com>
Sent: Thursday, November 25, 2021 10:17 AM
To: Adam Tegen <ategen@manitowoc.org>
Subject: External: SKD Properties

Dear Adam:

As discussed during our recent phone conversation I am currently working with Christine and Robert Lombard to purchase the lots just south of the Dug Out Bar and Grill currently owned by SKD Petroleum. In doing a title search of the property it was discovered that the City of Manitowoc has multiple judgements against the properties/owner, one for \$24,500 and 31 for \$376 each. The 31 judgements are in "filed only" status.

The Lombards and the seller have come up with an acceptable offer however with the judgments against the property it appears we will be \$10,000 (approximate figure) short. The options are obviously limited in this case and we are asking the City of Manitowoc if some sort of forgiveness of \$10,000 of these judgements be granted. Understand that I am working as a buyer agent and have no duty of representation to the seller.

The Lombards plan on using the lots to expand their parking capacities and have some far off visions for the remainder of the property, all of which are nothing more than thoughts as they additional parking spaces is the primary intent of the purchase. Obviously, any help or assistance the city could grant would be not only helpful but very much appreciated. The Dug Out Bar and Grill has been a successful established business for many years and a wonderful asset to the city. I think the Lombards/Bialeks business history speaks volumes and I feel quite confident that any plans they may elect to implement in the future both near and far regarding the property will be a benefit to the city.

Attached is a letter from the Lombards.

In closing and on behalf of myself and the Lombards I would like to thank you as well as the council for the consideration and time given to this request.

Regards,

Henry Grant
Broker Associate
Remax Port Cities Realtors
920-901-2434

October 19, 2021

Dear, Madam or Sir

Hello, my name is Chrissy Lombard. My husband (Rob) and I own the DugOut Bar & Grill located at 4117 Broadway St. We have been working with Henry Grant on trying to obtain the property located to the south of ours that is owned by SDK Petroleum.

Our main reason for obtaining the property is to secure parking for our customers on the lot directly to the south of us. A long term goal would be to construct mini storage on the property. As of now we are maintaining a portion of the property and using it for parking.

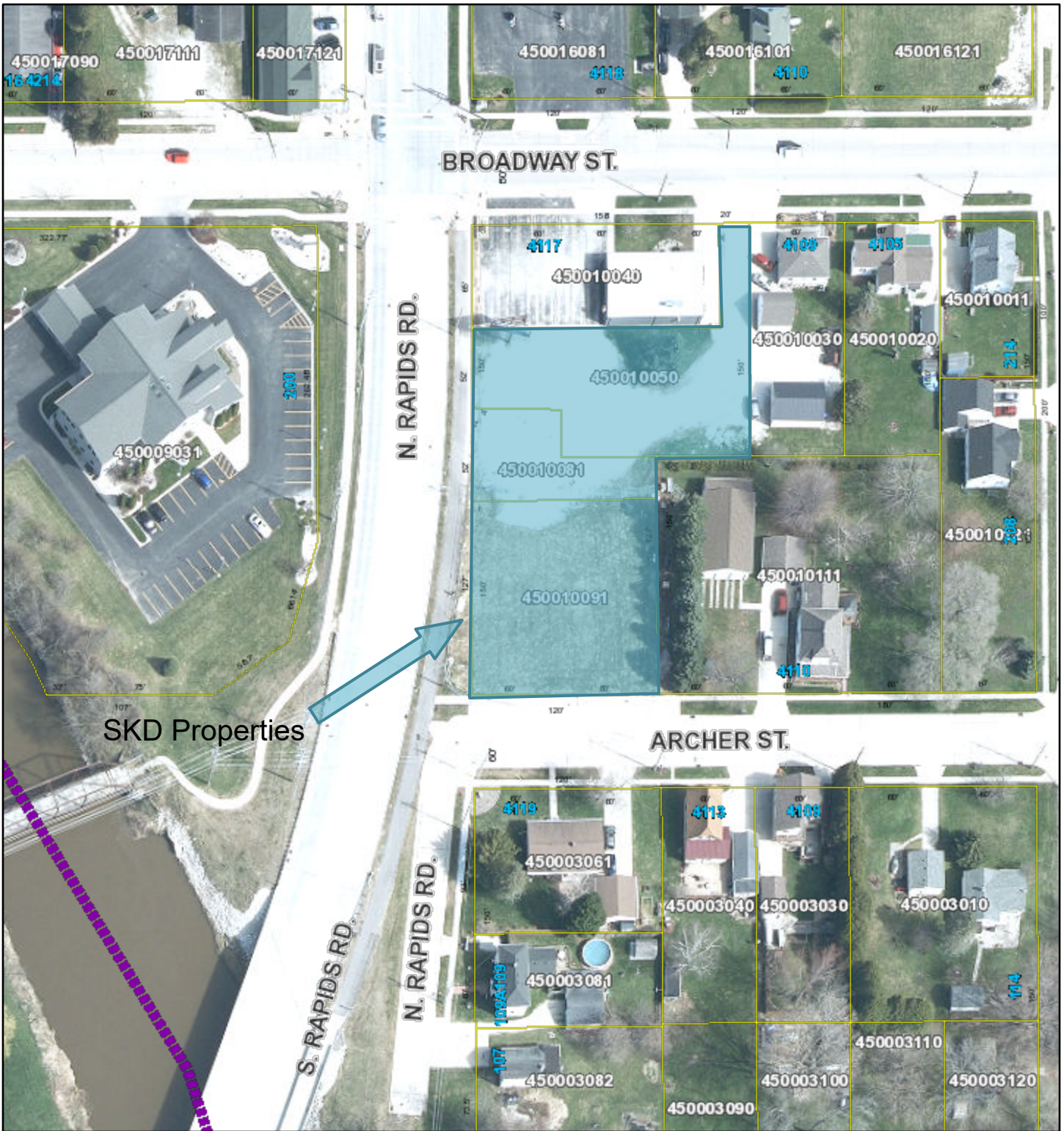
We are aware of the penalties that are owed to the city by property owner. We would be willing to pay a fair price for the property. Last year the owner wanted to sell it to us for the price \$65,000.00. Knowing that this property had not been contamination tested yet we need to pass. Obtaining this property will improve on our business greatly. We appreciate any help we can get from our city in improving our small business and we look forward to hearing from you.

Regards,

Chrissy Lombard

**Chrissy Lombard
DugOut Bar & Grill
4117 Broadway St.
Manitowoc, WI. 54220
(920)905-4227
2buds@att.net**

SKD Properties



12/2/2021, 3:58:50 PM

1:1,504

- Lot Dimension Leaders
- ManitowocParcels.DBO.CorporateLimits
- <all other values>
- - - - Corporate Limits
- Water

Manitowoc Aerial (2020)

- Red: Band_1
- Green: Band_2
- Blue: Band_3

