



CITY OF MANITOWOC

WISCONSIN, USA

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TO: Personnel Committee
FROM: Eric G. Nycz, City Attorney
RE: City Attorney's Office Update – November 2025
DATE: November 19, 2025

In addition to drafting legislation and reviewing contracts as requested by City departments, the City Attorney's Office has worked on the following projects and initiatives since my last update dated September 24, 2025:

Environmental Remediation

- Lemberger Landfill: Work continues as planned. The City incurs quarterly remediation costs that are shared among several parties.
- Gravel Pit: Ned Witte continues as legal counsel. Watermain project continues. Cost recovery for 2023 has concluded and 2024 is in progress.
- Mirro Plant No. 9: Godfrey Kahn and Ned Witte are legal counsel for cost recovery efforts pursuant to Wis. Stat. 292.33. Litigation is forthcoming.
- WPS Superfund Site: No update.

Open Records Requests

- A few Open Record Requests from various departments, as well as requests related to Maritime Metro.

Litigation, Prosecution, and Neighborhood Improvement

- 770 Albert Drive - The nuisance lawsuit was successful. The stipulation and order to dismiss was signed by all parties and will likely have been signed by the Court by the time the Committee meets on December 1, 2025. Staff is hoping to begin the last phase of remediation work within a month.
- 88 Albert Drive – This mobile home park is now next on our list of neighborhood improvement. I have spoken with a group that has shown interest in the park and they are amenable to working with the City to bring the park up to code.
- Multiple new raze order requests are moving forward.
- The bicycle accident lawsuit against the City is still in the pleading stage. CVMIC has assigned outside counsel to lead the defense.

Economic Development

- CD Department's upcoming projects
 - Old Heresite property: 8 acres still available, the City has moved debris piles from the Gravel Pit to this site to accommodate the solar farm
 - Olin/Winchester Option to Purchase: Less than 1 year on this option.
 - Lakeshore Mall site: progress has been swift. All buildings are down, and infrastructure for the northern-most section should be complete by the end of the year.

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Insurance/Risk Management

- Reviewed claims filed against the City, reported to and consulted with insurance (CVMIC) and Finance as appropriate.
- City needs to appoint a new ADA coordinator and issue new policies as appropriate.

Labor Matters

- Assist unionized departments with personnel matters, as needed.
- Transit labor negotiations have ended in a successful settlement. An Agreement should be on the Agenda for the December 15, 2025 Common Council Meeting.
- The Police Union has requested that we begin negotiations for a contract that would commence January 1, 2027.

Office Matters/Additional Information

- Nothing of note at this time.

Monthly Reporting on Workload

- Numerous Requests for Legal Services received – this is the majority of the Attorney's workload. The Office, generally, is extremely busy.
- Traffic/ordinance prosecution continues to be pre-trialed and scheduled for trial if requested.
- Few requests to reopen this month.
- Trials scheduled into June 2026.
- Jury trials scheduled into March 2026.