

Forestry Assessments - 2025

#	Certified Letter Sent	Compliance Inspection	Date Removed or Invoiced to City	Issue #	Location	Parcel #	Owner Name	Work Performed on Private Trees/Shrubs	Proposed Assessment
1	9/5/23 & 12/11/2023	2/21/2024	10/18/2024	13783	Stoney Brook Dr.	238-000-010	Christy Kay Gaughran	Removed & cleaned up 4 dead ash trees	
2									
3									

The City of Manitowoc Municipal Tree Commission recommends charging the above assessments.

\$3,834.16

Date:

9/11/25

Signatures:

Al Schme
Tim Radtke
Abel



Forestry Issue # 13783

Type of Property: ☐ Public ☒ Private

Request Date: 7/5/2023 12:00:00 AM	Owner Name: CHRISTY KAY GAUGHRAN
Location: STONEY BROOK DR	Owner Address: 420 PARK AVE , RATON, NM
Parcel Number: 238000010	E-mail Address:

Complaint: Call from resident stating 2 trees are dying in the backyard of parcel near T intersection of Stoney Brook Dr & Indian Creek Dr. (Sandy)

Initial Inspection Date: 8/28/23 Inspector Initials: AR

Species: Ash DBH: _____

Priority of concern: High Wires present: ☒ No ☐ Yes, _____

Notes & job site assessment: Infected Ash trees on private property

PUBLIC: Tree ID: _____ Category: _____ Action: ☐ No Action ☐ Remove - Date _____ ☐ Trim - Date _____

PUBLIC: Tree ID: _____ Category: _____ Action: ☐ No Action ☐ Remove - Date _____ ☐ Trim - Date _____

PRIVATE ISSUES: ☐ No Action ☐ Courtesy Door Hanger ☐ Send Letter _____ Date Letter Sent: _____

Date to Re-Check (30 days): _____ Date Checked: 2/21/24 Emp. Initials: AR Comply? ☐ Yes ☒ No

DATE WORK	LABORER	LABOR	EQUIP	EQUIP	LABOR	EQUIP	ADDITIONAL	TOTAL PROPOSED
DONE	NAME	HRS	#	HRS	\$	\$	CHARGES	ASSESSMENT
9/5/23 to 7/18/25	Sandy	1.5			47.18			
7/5/23	Al Rehme	1	35	.5	39.68	13.10	\$3500 Leptahieu	3500.00
8/29/23	Abe Butler	1	35	.5	33.44	13.10		281.76
	Al Rehme	1	35	.5	39.68	13.10		
6/18/24	Al Rehme	.75	35	.5	29.76	13.10		52.40
10/16/24	Al Rehme	.75	35	.5	29.76	13.10		
	Billy	46.12	Bids		62.26			
					\$281.76	52.40		OVER \$3,834.16

Sandy there should be time on here also for
sonja putting the contract together.









CITY OF MANITOWOC

WISCONSIN, USA

www.manitowoc.org

TREE/BUSH PUBLIC NUISANCE NOTICE

September 5, 2023

CHRISTY KAY GAUGHRAN
420 PARK AVE
RATON, NM 87740

Dear Property Owner:

An inspection of your property at STONEY BROOK DR (parcel # 238000010) has shown that five trees located on your private property are a hazard or public nuisance. The trees is pictured in the enclosed photos. There are five dying/dead ash trees marked with pink paint that need to be removed in their entirety.

The City of Manitowoc Municipal Code 8.19(6) states that "If the owner of such premises or the owner's agent and/or tenant refuses or neglects to comply with the written notice within the time specified, the City Forester shall cause the nuisance to be sprayed, pruned, removed or otherwise abated, and shall report the expense to the Municipal Tree Commission as a proposed assessment against the property." The City Council will hold a public hearing on the proposed assessment. The assessment amounts will then be reported to the City Clerk to be levied against each affected parcel and shall constitute a lien collectable as a special assessment.

We would appreciate your assistance by removing the affected trees as requested within 30 days of the date of this notice. **Please contact us at 920-686-3580 or forestry@manitowoc.org with your plan for removal.**

If the trees are not removed within 30 days, the City of Manitowoc Forestry Division or a private contractor will complete the work. The entire cost of abating any hazard or public nuisance, including equipment costs, staff time and/or contractor fees, will then be assessed against your property.

Thank you for your attention to this matter. If you have any further questions or concerns, please feel free to contact the Forestry office at 920-686-3580.

Sincerely,

Billy Hutterer
Operations Manager – Streets & Sanitation, Forestry & Cemetery

SMSR



CITY OF MANITOWOC

WISCONSIN, USA

www.manitowoc.org

TREE/BUSH PUBLIC NUISANCE NOTICE #2

December 11, 2023

CHRISTY KAY GAUGHRAN
420 PARK AVE
RATON, NM 87740

Dear Property Owner:

An inspection of your property at STONEY BROOK DR (parcel # 238000010) has shown that five trees located on your private property are a hazard or public nuisance. The trees are pictured in the enclosed photos. There are five dying/dead ash trees marked with pink paint that need to be removed in their entirety.

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Thank you for your attention to this matter. If you have any further questions or concerns, please feel free to contact the Forestry Division office at 920-686-3580.

Sincerely,

Billy Hutterer
Operations Manager – Streets & Sanitation, Forestry & Cemetery

SMSR



US POSTAGE
ZIP 54313 \$ 008.53⁰
001404165 SEP 05 2023

RECEIVED

NOV 02 2023

CITY OF MANITOWOC
ENGINEERING



CERTIFIED MAIL

9589 0710 5270 0443 7350 47

9-11-23

DEPARTMENT OF PUBLIC INFRASTRUCTURE
ENGINEERING, STREETS, PARKS,
CEMETERY & FORESTRY DIVISIONS
900 Quay Street
Manitowoc, WI 54220



NIXIE 871 DE 1 0018/27/23
RETURN TO SENDER
UNABLE TO FORWARD
BC: 54220454300 *1225-14996-12-12
9589 0710 5270 0443 7350 43



US POSTAGE
ZIP 54313 \$
02 1W
0001404165



CERTIFIED MAIL

9589 0710 5270 0443 7350 85

UNC
12-16-23

DEPARTMENT OF PUBLIC INFRASTRUCTURE
ENGINEERING, STREETS, PARKS,
CEMETERY & FORESTRY DIVISIONS
900 Quay Street
Manitowoc, WI 54220



NIXIE 871 DE 1 0001/24/24
RETURN TO SENDER
UNABLE TO FORWARD
BC: 54220454300 *1225-14996-12-12
9589 0710 5270 0443 7350 43

9589 0710 5270 0443 7350 43

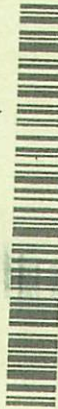
SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Christy Kay Gaughran
420 Park Ave.

Raton, NM 87740



9590 9402 7907 2234 7849 17

2. Article Number (Transfer from service label)

9589 0710 5270 0443 7350 47

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

- A. Signature ☒ Agent ☐ Addressee
- B. Received by (Printed Name) C. Date of Delivery
- D. Is delivery address different from item 1? ☐ Yes ☐ No
If YES, enter delivery address below:

3. Service Type
- ☐ Adult Signature
 - ☐ Adult Signature Restricted Delivery
 - ☒ Certified Mail®
 - ☐ Certified Mail Restricted Delivery
 - ☐ Collect on Delivery
 - ☐ Collect on Delivery Restricted Delivery
 - ☐ Insured Mail (over \$500)
 - ☐ Registered Mail™
 - ☐ Registered Mail Restricted Delivery
 - ☐ Signature Confirmation™
 - ☐ Signature Confirmation Restricted Delivery
 - ☐ Priority Mail Express®

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Christy Kay Gaughran
420 Park Ave
Raton, NM 87740



9590 9402 8349 3094 7916 18

2. Article Number (Transfer from service label)

9589 0710 5270 0443 7350 85

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

- A. Signature ☒ Agent ☐ Addressee
- B. Received by (Printed Name) C. Date of Delivery
- D. Is delivery address different from item 1? ☐ Yes ☐ No
If YES, enter delivery address below:

3. Service Type
- ☐ Adult Signature
 - ☐ Adult Signature Restricted Delivery
 - ☒ Certified Mail®
 - ☐ Certified Mail Restricted Delivery
 - ☐ Collect on Delivery
 - ☐ Collect on Delivery Restricted Delivery
 - ☐ Insured Mail (over \$500)
 - ☐ Registered Mail™
 - ☐ Registered Mail Restricted Delivery
 - ☐ Signature Confirmation™
 - ☐ Signature Confirmation Restricted Delivery
 - ☐ Priority Mail Express®

Domestic Return Receipt

CONTRACT

This contract is made and entered into this 25th day of September, 2024, by and between LeMahieu Tree Service (hereinafter "Contractor"), located at CO RD GW
Oostburg, WI 53070, and the City of Manitowoc, Wisconsin, a Wisconsin municipal corporation (hereinafter "City"), located at 900 Quay Street, Manitowoc, Wisconsin 54220.

The undersigned parties hereby agree as follows:

1. Contractor agrees to perform the following work and/or furnish the following labor and materials in accordance with the terms of this contract:

Remove 4 Ash Trees on City Parcel 238-000-010 (vacant lot on Stoney Brook Drive, between 830 & 800
Stoney Brook Drive. All trees are marked with a Pink X. Tree Removal, Removal of Wood and Debris
from the site along with proper disposal. NO STUMP REMOVAL

2. The City agrees to pay Contractor for performance of this contract the sum of \$ 3500.00

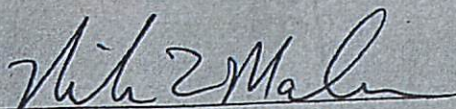
3. Contractor agrees to commence work under this contract upon its execution and complete performance of this contract in accordance with the City of Manitowoc's Standard Specifications, which are incorporated and made part of this Contract by reference. These Specifications are available on the City's website or at the Department of Public Infrastructure.

4. Contractor shall not be permitted to assign or subcontract any of the work hereunder without the prior written consent of the City.

5. Contractor shall defend, indemnify and hold harmless the City of Manitowoc, its officials, officers, employees, representatives and agents against any and all liability, claims, costs, demands, losses, damages, expenses and attorney fees of any kind on account of any injury, damage, or death to any person or property that may arise directly caused by or resulting from the work performed under this Contract where the injury, damage, or death is caused by negligence or willful misconduct on the part of the Contractor, subcontractor, officers, employees, or agents.

6. Unless already on file, Contractor shall provide City, for approval by the City Attorney, a Certificate of Insurance showing proof of General Liability Insurance in amounts not less \$1,000,000.00 per person, per occurrence, \$2,000,000.00 in the aggregate, property damage limits of not less than \$500,000.00 per occurrence, and shall carry the statutory amounts for worker's compensation insurance. Contractor shall include with the Certificate of Insurance two endorsements; one endorsement naming the City of Manitowoc as an additional insured, and a second endorsement giving City thirty (30) days prior notice of non-renewal, modification or cancellation. Such documentation shall be submitted prior to commencing work, or, if not possible due to the immediacy of the project, within ten (10) days after project completion.

By:

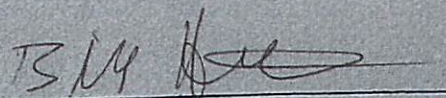

(Contractor's Signature)

Mike LeMahieu

(Contractor's Printed Name)

Date: 9/30/2024

By:


(City Staff Signature)

Billy Hutterer
(City Staff's Printed Name)

Date:

10/8/2024

Contractors Invoice

TO:

Stoney Brook Dr.

DATE _____

10/18/24

YOUR WORK ORDER NO.

OUR BID NO.

DESCRIPTION OF WORK PERFORMED

Takedown and cleanup dead ash on empty lot between 800 and 830 Stoney Brook Drive

\$3500.00

RECEIVED

OCT 28 2024

CITY OF BARTHOLOMEW
ENGINEERING

All Material is guaranteed to be as specified, and the above work was performed in accordance with the drawings and specifications provided for the above work and was completed in a substantial workmanlike manner for the agreed sum of _____

Dollars (\$_____).

This is a ☐ Partial ☐ Full invoice due and payable by: _____
 _____ Month _____ Day _____ Year

in accordance with our ☐ Agreement ☐ Proposal No. _____ Dated _____
Month Day Year

Billy Hutterer

From: mike lemahieu <mikelemahieu5@gmail.com>
Sent: Saturday, September 14, 2024 4:08 PM
To: Billy Hutterer
Subject: External: Stoney Brook Dr. Trees

Bid to takedown and cleanup 4 dead ash on vacant lot adjacent to 830 Stoney Brook Dr. Manitowoc

\$3500.00

Mike LeMahieu
LeMahieu Tree Service
920 980 5047

Be Alert !

This is External or System generated Email. Please verify before opening any links or attachments.

Serenity Farm Landscaping, Inc.
 Andrew Kissel, President
 2803 Old Park Road
 Sheboygan, WI 53081
 Phone: 920-457-0314
 Email: office@serenityfarmlandscaping.com



Proposal

Customer Information:	
City of Manitowoc	
Attn: Parks & Forestry Division	
900 Quay St.	
Manitowoc, WI 54220	
Customer Phone	920-686-3580

Proposal Date:	9/15/2024
Terms	Net 30 days, 1½% / month
Proposal #:	24-520
Project	Stoney Brook Drive
P.O. Number	

Description	Total
Service Address: Stoney Brook Drive City Parcel ID-2380000100 Work to include: Removal of 4 Ash trees marked with a pink X -Stump removal not included Materials / Equipment Included Merlo Roto Crane Grapplesaw Log Truck with Crane & Debris Box Brush Chipper & Chip Truck Saws Labor Offsite Disposal of all wood / slash Project Quote - Tax Where Applicable	5,675.00

THANK YOU FOR GIVING US THE OPPORTUNITY TO BID ON THIS PROJECT. IF YOU
 HAVE QUESTIONS, PLEASE CALL.

Total **\$5,675.00**

Tax where applicable (5.5%)

ACCEPTANCE OF PROPOSAL: The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as stated above.

Signature _____

Signature _____

Date of Acceptance: _____

_____ Initial here to consent to PHOTO/VIDEO RELEASE

I hereby grant permission to Serenity Farm Landscaping to use photographs and/or video of my property taken during the duration of this contract in publications, new releases, online, and in other communications related to Serenity Farm Landscaping.

NOTICE

Under the Mechanics' Lien Law, any contractor, subcontractor, laborer, supplier or other person who helps to improve your property but is not paid for his work or supplies, has the right to enforce a claim against your property. This means that, after a court hearing, your property could be sold by a court officer and the proceeds of its sale used to satisfy the indebtedness. This can happen even if you have paid your own contractor in full, if the subcontractor, laborer or supplier remains unpaid.

Under the law, you may protect yourself against such claims by filing, before commencing such work of improvement, and original contract for the work of improvement or a modification thereof, in the office of the county recorder of the county where the property is situated and requiring that a contractor's payment bond be recorded in such office. Said bond shall be in an amount of not less than fifty percent (50%) of the contract price and shall, in addition to any conditions for the performance of the contract, be conditioned for the payment in full of the claims of all persons furnishing labor, services, equipment or materials for the work described in said contract.

City of Manitowoc

Ascent Land Records Suite

User: Choose Product: Choose Category: What do you want to do? Help
 Public Land Records Suite v Real Estate Property v Search properties v ?

Browser Setup Help

Return to search results

Property Summary

Owner (s): GAY EWEN-BIEBERITZ REV TRUST		Location: NW-SW, Sect. 8, T19N, R24E	
Mailing Address: GAY EWEN-BIEBERITZ REV TRUST 800 STONEYBROOK DR #201 MANITOWOC, WI 54220		School District: 3290 - SCHOOL DISTRICT OF MANITOWOC	
Request Mailing Address Change			
Tax Parcel ID Number: 238000010	Tax District: 251-CITY OF MANITOWOC	Status: Active	
Alternate Tax Parcel Number:	Government Owned:	Acres: 0.2891	
Description - Comments (Please see Documents tab below for related documents. For a complete legal description, see recorded document.): DONEFFS WOODRIDGE SUBD LOT 1			
Site Address (es): (Site address may not be verified and could be incorrect. DO NOT use the site address in lieu of legal description.) STONEY BROOK DR MANITOWOC, WI 54220			

[Printer Friendly Page](#)[View Interactive Map](#)

Taxes

0 Lottery credits claimed

Print tax
bills:

2024 2023 2022 2021 2020 2019 2018 2017 2016

Tax History

* Click on a Tax Year for detailed payment information.

Tax Year*	Omitted	Tax Bill	Taxes Paid	Taxes Due	Interest	Penalty	Total Payoff
2024	☐	\$1,291.40	\$1,291.40	\$0.00	\$0.00	\$0.00	\$0.00
2023	☐	\$963.25	\$963.25	\$0.00	\$0.00	\$0.00	\$0.00
2022	☐	\$1,027.41	\$1,027.41	\$0.00	\$0.00	\$0.00	\$0.00
2021	☐	\$435.57	\$435.57	\$0.00	\$0.00	\$0.00	\$0.00
2020	☐	\$803.27	\$803.27	\$0.00	\$0.00	\$0.00	\$0.00
2019	☐	\$465.10	\$465.10	\$0.00	\$0.00	\$0.00	\$0.00
2018	☐	\$814.24	\$814.24	\$0.00	\$0.00	\$0.00	\$0.00
2017	☐	\$443.68	\$443.68	\$0.00	\$0.00	\$0.00	\$0.00
2016	☐	\$834.23	\$834.23	\$0.00	\$0.00	\$0.00	\$0.00
Total							\$0.00

Unpaid balances after the final installment are transferred to the County Treasurer (920-683-4020). Click on the Tax Year to see the amount that was transferred to the County Treasurer for collection.

Interest and penalty on delinquent taxes are calculated to **September 30, 2025**.

Payoff Month:

September v

Payoff Year:

2025 v

[Submit](#)[Assessments](#)[Attachments](#)



CITY OF MANITOWOC

WISCONSIN, USA

www.manitowoc.org

September 22, 2025

Gay Ewen-Bieberitz Rev Trust
800 Stoneybrook Dr #201
Manitowoc, WI 54220

Re: Abatement of Nuisance

To Whom It May Concern,

This notice is to inform you that your property at Stoney Brook Drive has had a Parks Forestry Assessment in 2025. There will be a public hearing at the October 20th, 2025 Common Council meeting at 6:31 p.m. in the Council Chambers for hearing any objections to the proposed assessments.

The proposed assessment is in the amount of \$3,834.16 for work done from July 5, 2023 to July 28, 2025 to remove and clean up four dead ash trees.

If you object to the assessment, please plan to attend this meeting and speak your objection during the public hearing portion of the meeting.

If no objection is made, you will be invoiced for the proposed property assessment. Any payment not made by November 1, 2025 will be automatically be transferred to the tax roll.

If you have any questions concerning this matter, please call me at (920) 686-6950.

Very Truly Yours,

Mackenzie Reed
City Clerk/Deputy Treasurer

MR:jls