

ADMINISTRATIVE REVISION

RE1592 11/2018

Property Type	Property Net Size 0.00 Sq. Ft. / 0.000 Acres	Fee Acquired	Other Interests 4,391.00 sq. ft. of Temporary Limited Easement (TLE)
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Brief description of size, shape, effect of acquisition on property

The subject parcel is located at the northeast and northwest corners of West Saint Paul Avenue and West North Street in the City of Waukesha, Waukesha County, Wisconsin. The subject has a street address of 301 and 304 West North Street. According to Public Records, the subject is comprised of a 4.137-acre or 180,208-square foot site. Access is available from two driveways along the north side of West Saint Paul Avenue, one driveway on Mountain Avenue, and two driveways along the south and west sides of North Street. Access and visibility are considered good. The subject is improved with a retail and apartment buildings. Two Temporary Limited Easement areas totaling 0.1008-acres or 4,391-square feet will encumber the subject. One Temporary Limited Easement is an area of land located along the north side of West Saint Paul Avenue and east side of North Street, totaling 3,009 square feet. The second Temporary Limited Easement is an area of land located along the west side of North Street, totaling 1,382 square feet. These Temporary Limited Easement areas are for grading purposes.

COMPARISON OF DAMAGES

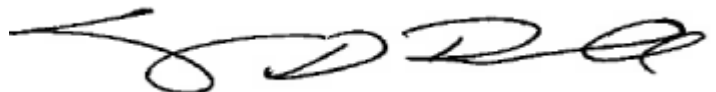
ITEM	OFFERING PRICE	OWNER APPRAISAL	ADMIN REVISION
Appraiser Name	Marc McSorley		
Before Value	\$12,089,800.00	\$0.00	\$0.00
After Value	\$12,089,800.00	\$0.00	\$0.00
Temporary Limited Easement (TLE)	\$13,200.00		\$15,000.00
TOTAL DAMAGES	\$13,200.00	\$0.00	\$15,000.00

Justification for administrative increase (Attach additional pages if necessary.)

We negotiated a market based settlement of \$15,000, up from \$13,200. This should result in a executed TLE. We recommend an increase of \$1,800, from \$13,200 to \$15,000.

Administrative Revision \$15,000.00	
Approved Offering Price \$13,200.00	
Variance Amount \$1,800.00	Percent Increase 13.64 %

8/25/2021



Negotiator _____ Date _____
Steve Boll
^^Elect_Sign1^^ ^^Elect_Sign1_Date^^
^^Elect_Sign1_Name^^ Date



Project ID
2718-04-21

Owner(s)
Axiom Waukesha LLC, a Wisconsin
limited liability company.

Parcel No.
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Approving Authority