

**Date:** March 19, 2026  
**To:** City Clerk / Treasurer's Office  
**Attn:** Katie Panella, City Clerk  
201 Delafield Street, Waukesha, WI 53188

**RE: Formal Request for Conveyance of Surplus Municipal Land (Portion of WAKC1308361001)**

Dear Ms. Panella,

I am writing to formally request the conveyance of a surplus portion of City-owned land identified as Tax Key: WAKC1308361001. I am the owner of the adjacent property at 417 Dunbar Ave (Tax Key: WAKC1308389).

I am seeking only the specific area of the subject parcel that sits directly south of my property line, matching the width of my lot. I am not seeking the western portion of this parcel.

It is my understanding that the City has recently addressed similar surplus strips on this block.. Specifically, my neighbors at 425 Dunbar Ave (The Wilhelms) have informed me they were recently granted the portion of this same surplus strip directly behind their parcel. In that instance, the land was conveyed to the adjacent owner without a formal purchase price.

Since purchasing my property in 2021, I have consistently maintained and improved the subject portion of parcel WAKC1308361001. At my own expense, I have managed vegetation, cleared debris, and ensured the land remained a credit to the neighborhood. This ongoing private maintenance has effectively relieved the City of the logistical and financial burden of servicing this landlocked area for nearly five years.

In the interest of neighborhood uniformity and equitable treatment of adjacent owners, I am requesting that the City follow the same resolution for my parcel as the Wilhelm's. By conveying this portion of WAKC1308361001 to me, the City will:

1. **Eliminate Liability:** Relieve the City of the burden of maintaining a non-buildable, landlocked strip.
2. **Ensure Uniformity:** Maintain a consistent lot depth and property line across the Dunbar Ave block.
3. **Restore Tax Revenue:** Place the land back into private ownership and the active tax base.

I am prepared to sign any necessary documentation to facilitate this transfer and, like my neighbors, I am eager to take over the permanent care of this land.

Sincerely,  
Tyler Stelson  
715-207-5072

