



ENGINEERING DIVISION

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August 27, 2025

Tyler M. Kloehn
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Madison, WI 53719

TAX PARCEL NUMBER: 291-0815-0442-002

Re: Sidewalk at 706 WESTERN AVENUE, Watertown, WI

Dear PROPERTY OWNER:

Upon inspecting the sidewalk abutting your property at **706 WESTERN AVENUE** at your request, our department has marked a section of sidewalk **along Western Avenue** that has been found to be a hazard and is in need of replacement.

According to City Code 457-3(A), the maintenance of the sidewalk is the responsibility of the abutting property owner.

By order of the Watertown Public Works Commission and affirmed by the Watertown Common Council, you are hereby notified to replace all marked sections of sidewalk according to City specifications.

You, as property owner, may:

- 1) Replace the sidewalk yourself, according to City specifications.
- 2) Hire your own sidewalk contractor to replace the sidewalk.
- 3) Have the City contractor complete the work for you at the prices listed on the enclosed estimate.

A permit is required for this sidewalk replacement. It can be taken out at the Engineering Department in the Municipal Building. There is no charge for this permit.

Being that current weather conditions are not favorable for concrete sidewalk replacement, you have until **September 26, 2025** to repair this sidewalk. If, after this date the sidewalk is not replaced, a contractor hired by the City will repair the sidewalk and you will be invoiced for the cost. Any costs less than \$300.00 shall be paid in full sixty (60) days from billing date. Costs between \$300.00 and \$1,000.00 are due in full one (1) year after billing date. Costs greater than \$1,000.00 are due in two (2) equal annual payments; the first of which is due one (1) year from billing date and the second is due two (2) years from billing date. Unless previously paid, the costs will be collected as a special tax against the property.

Your sidewalk repair may need a Tree Protection Permit during Construction if adjacent to a city tree. Those permits are also issued at the Engineering Department in the Municipal Building. There is no charge for this permit.

Please advise us before **September 19, 2025**, of which method you plan to repair this sidewalk.

Thank you for your cooperation in this matter.

Sincerely,

Ritchie Piltz

Ritchie Piltz
Engineering Project Manager

Enclosure

Via Certified Mail

CITY CONTRACT PRICES

(Estimated Costs Only)

Estimate for: 706 WESTERN AVENUE

Remove existing concrete sidewalk (4"):		Sq. ft. @	\$3.50/ Sq. ft. =	
Remove existing concrete sidewalk (6"):		Sq. ft. @	\$3.45/ Sq. ft. =	
Remove & Replace Concrete Sidewalk (4"):	31.62	Sq. ft. @	\$17.85/ Sq. ft. =	\$564.42
Remove & Replace Concrete Sidewalk (6"):		Sq. ft. @	\$20.00/ Sq. ft. =	
REPLACEMENT ESTIMATED TOTAL AMOUNT				\$564.42

NOTE: THIS IS ONLY A NOTICE. THIS IS NOT A BILL.

IMPORTANT: THIS NOTICE SHALL ACCOMPANY TRANSFER OF PROPERTY

