



Landlord/Tenant

Please attach all documentation that supports your complaint, such as invoices, receipts, contracts, cancelled checks, advertisement/catalog page showing item ordered, lease documents, telephone bills.

1. How do we contact you?

Name: (Mr. Mrs. Miss Ms.) _____
(circle one) (first) (middle) (last)

Phone: Home () _____ Work () _____ ext. _____ Cell () _____

Contact me between 8:00 A.M. and 4:00 P.M. at: (circle one) Home Work **Cell Email**

Address: 9551 Hwy 13 South Apt.# 6 PO Box: _____

City: Wisconsin Rapids State: WI Zip: 54494 County: Wood

Rental property address: 9551 Hwy 13 South Apt.# 6 Apartment/Building Name: _____

Rental property city: Saratoga (Wisc Rapids) State: WI Zip: 54494 County: Wood

2. What business is your complaint against?

Name landlord or property owner: Five Skies, LLC (Nick Kedrowski, Managing Partner)

Name of property manager or management company, if any: Five Skies, LLC (Nick Kedrowski, Managing Partner)

Address: N6644 Wolf Run Rd Ste.# _____ PO Box: _____

City: Black River Falls State: WI Zip: 54615 County: Jackson

Phone: () 715-896-1867 Name of person you talked to: Nick Kedrowski Title: Registered Agent/LLC Managing Partner/Five Skies LLC

Business email: nicholas@fiveskiesmhc.com Business website: _____

Information about your complaint

3. Which of the following best describes your first contact with the business: (check one)

- Internet craigslist.com Person from business came to my home I went to the business
- Email Person from business called me I telephoned the business
- I responded to a radio or TV ad Business sent me information in the mail
- I responded to a printed advertisement I attended a convention or trade show

4. How old is the person who had contact with the business? Age: (circle one) 0-17 18-61 **62 or older**

5. Did you sign a written rental agreement or lease? (circle one) No **Yes** If yes, date signed: 04/16/16

6. Were you given a copy of the agreement or lease? (circle one) No **Yes** If yes, when: _____ (Enclose a copy.)

7. Date lease began: 05 01 16 Ended: 04 28 17 Date you moved in: 04 27 16 Moved out: working on it

8. Did you receive a check-in list? (circle one) **No** Yes Check-out list? (circle one) No Yes If yes, please attach copy.

9. Before you agreed to rent, were you promised repairs? (circle one) No **Yes**

Were the promises to make repairs put in writing? (circle one) No **Yes** If yes, please attach a copy. Requested date for completion of repairs 8/5; no response

Were the repairs completed? (circle one) **No** Yes Were the repairs completed by specified date: (circle one) **No** Yes

10. Has a building inspector ordered the landlord to make repairs? (circle one) No **Yes** If yes, date? _____

What repairs? Back stairs not to code & no permit; other repairs pending (R) as not to code (front stairs) and plumbing (no permit - status unknown) Name of inspector: Lorelei Fuehrer 715-459-8650

11. Did you notify the landlord you planned to move? (circle one) No Yes If yes, date: n/a - though I certainly do

12. How did you notify the landlord you planned to move? (circle one) Written notice (attach a copy) By phone In person

13. Security deposit: Paid: \$ 800.00 Date paid: 3/27/16 Amount returned: \$ 0 Amount withheld: \$ n/a

14. Did you get a written statement accounting for the amounts withheld from you security deposit? (circle one) No Yes n/a as of today
If yes, please attach a copy. Date you received it: _____ If mailed, date it was postmarked: _____

15. Did the landlord or an employee enter without giving a 12-hour notice? (circle one) **No** Yes If yes, date? _____

16. Have you received a written eviction notice? (circle one) No Yes If yes, please attach a copy.
Date of eviction: _____ Reason: 5 day notice to vacate (10/10/16)

17. Describe your complaint in detail. (Please include two copies of any related papers; rental agreement, proof of payment, written statements, check-in/check-out lists, repair/inspection reports, eviction notice, etc.)

LL notified of multiple repairs 5/10 and again and again
From my letter of 9/3/16 to LL:
The progress on the repairs to be made prior to moving in 4/27 and since is close to nil but for:
 screening that was placed over the old, torn screens on five of ten windows (5/21) keeps insects out and cats safe while decreasing air ventilation.
 pin replaced on the bedroom door hinge so it wouldn't fall off again.

Issues remaining:

1 Door	7 Washing Machine/Dryer
2 Flooring	8 Garden
3 Windows	9 Water
4 Stairs	10 Sewage on lawn next to home 18 days
5 Water pipe installation - completed(?) 9/8 (39 days (5/10 - 6/17) of waiting for their cash job/no show plumber)	
6 Age Discrimination - see email re 10:00am appt & updates since 9/20	

Extraordinary audacity in expecting full rent AND late charges when NOTHING has been done re the remaining issues - especially in re water "quality"

Please note after my letter of 9/3 and their retaliation subsequent to reporting stairs not to code after I fell: letter from their attorney citing my arbitrary time frame of 7 days but neglects to mention first notification of 5/10/16 (4 months earlier and all the following notifications) re Water Quality, while threatening eviction and intimidation re entering without notice if they considered "emergency" - an emergency 9/20 when notified originally 5/10???

18. How do you feel your complaint should be resolved? (please be specific)
Resolution re LL who can't be bothered to actually DO something about repairs though it's "on schedule" & "a priority" AND expects full rent AND LATE CHARGES while doing nothing? Hires an attorney to threaten and intimidate in Sept when they have known about needed repairs since 5/10? I want them to leave me alone & I don't expect to pay them one penny while I work on finding a safe & healthy place to live unlike this place. They should lose their license to operate this "park."

This complaint and the information you provide will be used in efforts to resolve your problem and will typically be shared with the party complained against. It may also be used to enforce applicable state laws. Under Wisconsin's Open Records Law, this complaint will be available for public review upon request, after this department's action is completed.

The above information is true to the best of my knowledge.

Your signature: _____ Date: 10/11/16
Return this form at _____

BUREAU of CONSUMER PROTECTION
2811 Agriculture Drive
PO Box 8911
Madison WI 53708-8911

EMAIL: DATCPHotline@wi.gov
WEBSITE: datcp.wi.gov

(800) 422-7128
FAX: (608) 224-4677
TDD: (608) 224-5058

Emails to Michele Reinen Director, DATCP

(11 of 11 - Five Skies)	IT'S ABOUT WHAT'S LEFT OF MY LIFE AS WELL AS THE STATUTES, CODE... - On 12/4, I w	📧	10/12/16
(10 of 11 - Five Skies)	UPDATES SINCE 09 20 16 - *Joseph Kedrowski voicemail - 9/12/16 3pm re appointment for 9/2	📧	10/12/16
(9 of 11 - Five Skies)	STAIRS - BACK & FRONT; SCREENS & WINDOWS - Stairs - see info re Lorelei Fuehrer (7 of 11	📧	10/12/16
(8 of 11 -Five Skies)	DOOR & FLOOR - It's not really possible to describe in words what it takes to open the door so vic	📧	10/12/16
(7 of 11 - Five Skies)	PLUMBING - PIPE REPLACEMENT - I can't work because I'm waiting on the no- show plumber :	📧	10/12/16
(6 of 11 - Five Skies)	SEWAGE ON LAWN - 18 DAYS - 7 - 8 feet from my office window; the odor was....about what yo	📧	10/12/16
(5 of 11 - Five Skies)	WASHING MACHINE & GARDEN - assured that both were options before lease; but, no, not real	📧	10/12/16
(4 of 11 - Five Skies)	TIME LINE (MOST ALL EVENTS); CHRON EMAILS LL: 03 24 TO 09 20 - *See your email 10 of	📧	10/12/16
(3 of 11 - Five Skies)	WATER 'QUALITY' - Apologies - I know this is not nice to look at, but better than the sewage I gu	📧	10/12/16
(2 of 11 - Five Skies)	EMAILS TO LANDLORD RE REPAIRS/CONDITIONS - all emails from initial craigslist contact to !	📧	10/12/16
(1 of 11 -Five Skies)	3 DOCUMENTS: COMPLAINT FORM, EMAIL FROM ATTY 9/18; ATTY NOTICE OF... - Attached	📧	10/12/16