

**Racine County Ch 980 Committee**  
Ives Grove Office Complex  
14200 Washington Ave  
Public Works and Development Services Auditorium  
Sturtevant, WI 53177  
February 26, 2024 – 9:15 a.m.

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**Meeting attended by:** Principal Assistant Corporation Counsel John P. Serketich, Legal Coordinator for the Office of the Corporation Counsel Bethany Heitman (née Tangerstrom), Behavioral Health Services Quality Assurance Specialist Valerie Strueder, Public Works and Development Services Superintendent Brian Jensen, Racine County Real Property Lister-GIS Manager Kim Christman, Nancy Ahler from the Wisconsin Department of Corrections, and Hannah Christian from the Wisconsin Department of Health Services (“DHS”).

**1. Convene meeting**

The meeting of the Ch. 980 Committee was called to order at 9:22 a.m. by Principal Assistant Corporation Counsel John P. Serketich.

**2. Public Comments**

No members of the public present, therefore no comments.

**3. Approve Agenda & Minutes**

Agenda for February 26, 2024, meeting and Minutes from January 22, 2024, meeting reviewed.

**Motion:** Brian Jensen moved to approve both the agenda and amended minutes. Seconded by Valerie Strueder.

**Action:** All Ayes, No Nays. Unanimous. **Motion passed.**

**4. Legal updates (Office of Corporation Counsel)**

9:24 a.m.

**Gilbert L. Williams**

**Racine County Circuit Court Case No: 2004CI02**

The Committee has identified a potential appropriate residential option that will be discussed during closed session. As previously discussed by the Committee, on February 12, 2024, Mr. Williams filed a petition for supervised release and a petition for discharge. A review hearing for those petitions was scheduled for March 3, 2024 at 2:00 p.m. before the Honorable Judge Robert Repischak.

**James Hinkle**

**Racine County Circuit Court Case No: 2012CI01**

On Friday December 1, 2023, a letter providing the efforts that the Committee has made to locate Mr. Hinkle a residential option was sent to DHS and filed with the Court by the Committee. The Committee continues to search for an appropriate residential option.

**NOTE** - The following legal updates are informational only and no action is required by the Committee at this time:

**James Levandowski**

**Racine County Circuit Court Case No: 2013CI01**

The Court signed an order on August 10, 2023, approving the supervised release plan and Mr. Levandowski was placed at his residence on August 29, 2023. Mr. Levandowski continues to reside at that residence. The Office of Corporation Counsel will continue to monitor this case and notify the Committee of any updates.

**Daniel R. Williams**

**Racine County Circuit Court Case No: 1995CF1197**

Mr. Williams had a review hearing regarding his ATR on January 5, 2024 before the Honorable Judge Toni Young. At that hearing, DHS requested a six-month extension of Mr. Williams' ATR pursuant to Mr. Williams' agreement to complete six months of additional treatment. Judge Young approved that six month extension, and a review hearing was scheduled for March 8, 2024 at 11 a.m. The Office of Corporation Counsel will continue to monitor this case and notify the Committee of any updates.

**Michael Fink**

**Racine County Circuit Court Case No: 2006CI01**

Mr. Fink had a Supervised Release Revocation Hearing on December 21, 2023 at 2:00 p.m. before the Honorable Judge Robert Repischak. Ultimately, the Court ordered Mr. Fink's supervised release revoked on February 13, 2024. The Office of Corporation Counsel will continue to monitor this case and notify the Committee of any updates.

**Dennis Yarber**

**Racine County Circuit Court Case No: 2014CI02**

Mr. Yarber continues to reside at the Adult Family Home (“AFH”) where he was placed in June 2023. The Office of Corporation Counsel will continue to monitor this case and notify the Committee of any updates.

**5. Residential option updates (Racine County Human Services Department (“HSD”))**

9:30 a.m.

Ms. Christman provided the following updates regarding the total number of properties that were sent to HSD for evaluation since the last committee meeting and as of February 23, 2024:

- **MLS Listings**
  - 01/22/2024: 23 single family, 1 two-family, 0 multi-family, and 5 condos (total: 29)
  - 01/23/2024: 23 single family, 0 two-family, 2 multi-family, and 3 condos (total: 28)
  - 01/24/2024: 20 single family, 0 two-family, 2 multi-family, and 2 condos (total: 24)
  - 01/25/2024: 24 single family, 2 two-family, 0 multi-family, and 3 condos (total: 29)
  - 01/26/2024: 27 single family, 2 two-family, 0 multi-family, and 6 condos (total: 35)
  - 01/29/2024: 26 single family, 0 two-family, 1 multi-family, and 5 condos (total: 32)
  - 01/30/2024: 19 single family, 1 two-family, 1 multi-family, and 5 condos (total: 26)
  - 01/31/2024: 13 single family, 2 two-family, 0 multi-family, and 6 condos (total: 21)
  - 02/01/2024: no list sent
  - 02/02/2024: no list sent
  - 02/05/2024: no list sent
  - 02/06/2024: 18 single family, 1 two-family, 0 multi-family, and 5 condos (total: 24)
  - 02/07/2024: 21 single family, 1 two-family, 0 multi-family, and 6 condos (total: 28)
  - 02/08/2024: 24 single family, 1 two-family, 0 multi-family, and 8 condos (total: 33)
  - 02/09/2024: 27 single family, 0 two-family, 0 multi-family, and 7 condos (total: 34)
  - 02/12/2024: 22 single family, 0 two-family, 0 multi-family, and 10 condos (total: 32)
  - 02/13/2024: 20 single family, 0 two-family, 0 multi-family, and 9 condos (total: 29)
  - 02/14/2024: 16 single family, 0 two-family, 0 multi-family, and 10 condos (total: 26)
  - 02/15/2024: 21 single family, 2 two-family, 2 multi-family, and 4 condos (total: 29)
  - 02/16/2024: 28 single family, 2 two-family, 2 multi-family, and 6 condos (total: 38)
  - 02/19/2024: 27 single family, 1 two-family, 1 multi-family, and 4 condos (total: 33)
  - 02/20/2024: 19 single family, 1 two-family, 1 multi-family, and 5 condos (total: 26)
  - 02/21/2024: 19 single family, 0 two-family, 0 multi-family, and 8 condos (total: 27)
  - 02/22/2024: 20 single family, 1 two-family, 0 multi-family, and 5 condos (total: 26)
  - 02/23/2024: 22 single family, 3 two-family, 0 multi-family, and 5 condos (total: 30)
- **Grand total: 639**
- **479 single family**
- **21 two-family**
- **12 multi-family**
- **127 condos**

Ms. Strueder provided the following updates on HSD's evaluations of the potential properties provided to HSD by Ms. Christman, and HSD's other efforts to identify suitable housing for the pending parties:

January: 516 properties were referred to HSD for evaluation, of which only 27 had not been previously evaluated by HSD for conformity with statutory criteria. Of those 27 properties, 21 met statutory criteria after HSD's preliminary evaluation using the digital mapping tool. Twenty-one properties were sent to vendors for consideration.

February: 385 properties were referred to HSD for evaluation, of which only 14 had not been previously evaluated by HSD for conformity with statutory criteria. Of those 14 properties, 12 met statutory criteria after HSD's preliminary evaluation using the digital mapping tool. Twelve properties were sent to vendors for consideration.

Also, a current vendor did reach out requesting HSD to evaluate a property that is not currently listed on the Multiple Listing Network ("MLS"). HSD will be conducting that evaluation.

6. **Discuss-consider process for making recommendation to DHS and Court for Chapter 980 sex offender placement**

9:33 a.m.

Attorney Serketich reported that the monthly Statewide meeting of Corporation Counsels to discuss Chapter 980 issues was held on February 16, 2024 with Milwaukee and Kenosha counties attending along with Racine. The participants provided brief updates on current cases.

Attorney Serketich also reported that a vendor contacted HSD to evaluate a property that the vendor already owns. During evaluation, that property did not meet the statutory criteria and therefore was determined to be inappropriate for Chapter 980 placement.

7. **Closed Session pursuant to section 19.85(1)(d), (e), and (f) of the Wisconsin State Statutes to discuss confidential offender information under Wis. Stat. § 980.06.**

9:37 a.m.

Motion to go into Closed Session pursuant to section 19.85(1)(d),(e), and (f) of the Wisconsin Statutes to discuss confidential offender information under Wis. Stats § 980.06 was made by Brian Jensen second by Valerie Strueder. Roll call vote, all ayes.

Brian Jensen made a motion to return to open session, seconded by Kim Christman.

All ayes. Open session resumed at 9:43 a.m.

**8. Returned to open session**

9:43 a.m.

**Motion:** Valerie Strueder moved to send the 7741 Douglas Avenue property to DHS and the Courts for consideration for the placement of Mr. Gilbert Williams. The motion was seconded by Kim Christman.

**Action:** All Ayes. **Motion passed.**

**9. Adjournment**

9:45 a.m.

Next meeting scheduled for: **Monday, March 25 at 9:15 a.m.**

**Motion:** Brian Jensen moved to adjourn the meeting at 9:47 a.m. Seconded by Valerie Strueder.

Motion passed. Meeting adjourned at 9:47 a.m.

Recorded February 26, 2024

Bethany Heitman (née Tangerstrom) - Office of Corporation Counsel