

THE FOLLOWING ORDER  
IS APPROVED AND ENTERED  
AS THE ORDER OF THIS COURT:



DATED: August 29, 2011

A handwritten signature in black ink, appearing to be "P. Pepper", written over a horizontal line.

Honorable Pamela Pepper  
Chief United States Bankruptcy Judge

**UNITED STATES BANKRUPTCY COURT  
EASTERN DISTRICT OF WISCONSIN**

---

In re:	Chapter 11
RENAISSANT LAFAYETTE LLC,	Case No. 09-38166-pp
Debtor.	Honorable Pamela Pepper

---

**ORDER GRANTING MOTION TO APPROVE DISTRIBUTIONS TO  
CREDITORS, DISBURSEMENT OF FUNDS AND PROVISIONAL  
DISMISSAL OF CASE, AND PROVISIONAL GRANTING MOTION BY THE  
UNITED STATES TRUSTEE TO DISMISS**

---

This matter having come before the Court upon (i) the *Motion to Approve Distributions to Creditors, Disbursement of Funds, and Dismissal of Case* pursuant to sections 105, 305(a)(1), 349 and 1112(b) of the Bankruptcy Code filed by Meltzer, Purtill & Stelle LLC on behalf of debtor-in-possession Renaissance Lafayette LLC [Dkt. No. 514] (the “**Debtor’s Dismissal Motion**”)<sup>1</sup> and upon the *Motion by the United States Trustee to Dismiss* [Dkt. No. 510] (the “**UST’s Dismissal Motion,**” and together with the Debtor’s Dismissal Motion, the “**Motions**”); the Court finding that proper and adequate notice of

---

<sup>1</sup> All capitalized terms used but not defined in this Order shall have the meanings ascribed to them in the Debtor’s Dismissal Motion.

the Motions having been provided to all parties entitled thereto, and no other or further notice being required; objections, if any, to entry of this Order having been withdrawn, resolved, or overruled; the Court finding that (i) it has jurisdiction to enter this Order pursuant to 28 U.S.C. §1334(a); and (ii) this is a core proceeding pursuant to 28 U.S.C. §157(b); and it appearing to the Court that the relief granted by this Order is in the best interest of the Debtor, its estate, and its creditors, and the Court being otherwise fully advised in the premises;

**NOW, THEREFORE, IT IS FOUND, DETERMINED, ORDERED AND ADJUDGED THAT:**

1. The Motions are granted as provided in this Order;
2. The procedures set forth in the Debtor's Dismissal Motion for the resolution of all the fees of all Professionals and of general unsecured claims against the Debtor are approved and the distribution of funds available pursuant to the Estate Carve-Out for the benefit of Professionals and also for general unsecured creditors pursuant to Exhibits B-1 and B-2 hereto also are approved;
3. This Chapter 11 case shall be dismissed effective upon and subject only to (i) performance of each of the Conditions of Dismissal, and (ii) provided that pursuant to section 349(b) of the Bankruptcy Code, the dismissal of the present Chapter 11 case shall be subject to each of the following restrictions upon dismissal:
  - (a) Any proceeding or custodianship (including, without limitation, the State Court Receivership) commenced prior to the commencement of the Chapter 11 case shall not be reinstated;
  - (b) The orders, judgments and other actions entered or taken by the Court during the Chapter 11 case, including (without limitation) the Sale Order and the Interforum Settlement Order, shall remain in full force and effect (subject to resolution of any appeals) and

shall not be vacated in any respect upon the entry of the order of dismissal; and

- (c) The property of the estate shall not be revested in any respect in the Debtor or in any entity in which such property was vested immediately before the commencement of the Debtor's Chapter 11 case, except as may be provided in any order of this Court during this Chapter 11 case.

4. Not later than September 2, 2011, Professionals shall file and serve their final fee applications in this Chapter 11 case;

5. The Bank shall make distributions to holders of allowed unsecured claims pursuant to Exhibits B-1 and B-2;

6. Accordingly, the Debtor requests that the Court approve this Motion and dismiss this Chapter 11 case subject only to performance to each of the following actions (the "**Conditions to Dismissal**"):

- (a) Payment of the fees of the United States Trustee for the quarter ending September 30, 2011;
- (b) Completion by the Bank of any payments to the Professionals for allowed administrative expense priority claims pursuant to the orders of this Court and consistent with the provisions of the Estate Carve-Out and this Motion;
- (c) Completion of distributions pursuant to **Exhibits B-1** and **B-2** and the orders of this Court with respect to any objections thereto; and
- (d) Filing of a certification signed by counsel for the Debtor and the Bank that the items set forth in sub-paragraphs (a), (b) and (c) have been completed performed in full.

7. The Debtor shall make only a single distribution to creditors other than Professionals, and shall refrain from making any *de minimus* distribution that would result in a distribution of less than \$20.00 to an allowed unsecured claimant;

8. Any distribution check(s) that are not claimed and/or cashed within ninety (90) days after distribution of the check(s) (the “**Check Cashing Period**”) be deemed void, and the corresponding claim be disallowed, and the funds returned to the Bank; and

9. From and after the date of the entry of this Order, the Debtor, the Committee, and the Bank, as well as the Debtor’s, the Committee’s and the Bank’s respective present or former directors, officers, employees, members, attorneys, consultants, advisors and agents (acting in such capacity), shall not have, incur or be subject to any liability to any person for any act taken or omitted to be taken in connection with or related to the formation, preparation, dissemination, implementation, approval or consummation of the Dismissal Motion, or any contract, instrument, release or agreement or document created or entered into, or any other act taken or omitted to be taken in connection with the Dismissal Motion or the implementation of this Order consistent with its terms, or otherwise in this Chapter 11 case.

#####

## **EXHIBIT B-1**

**EXHIBIT B-1 (Remaining Payments to Debtor's Counsel and Priority Claims)**

<u>Unsecured Priority Claims</u>				
<u>Claimant Name</u>	<u>Claim No.</u>	<u>Schedule</u>	<u>POC/Sched. Amt.</u>	<u>Notes</u>
Wayne F. Whittow, City Treasurer	n/a	E	\$1,619,419.00	Already paid in full
David Donoian	33		\$2,500.00	Already paid in full
				<b>Total Priority Unsec. Claims:</b>
				<b>\$0.00</b>
<u>Debtor's Counsel Remaining Fees</u>				
			<u>Amount Remaining</u>	<u>Notes</u>
			\$76,963.20	Previously paid \$211,536.80
				<b>Total Debtor's Counsel Fees to be Paid:</b>
				<b>\$76,963.20</b>

**Total Priority Claims and Debtor's Counsel Fees: \$76,936.20**

## **EXHIBIT B-2**

**EXHIBIT B-2 (General Unsecured Claims to be Paid from Carve-Out)**

General Unsecured Claims	Claimant Name	Claim No.	Schedule	Claim Amount	Amount to be Paid from Carve Out
	American T.V. & Appliances of Madison, Inc.	1	F	\$9,916.00	\$991.60
	Buckley, Lynn	2	F	\$483.46	\$48.35
	Lathaye, David William	3	F	\$443.94	\$44.39
	Internal Revenue Service	4	F	\$0	\$0.00
	For Rent Magazine	5	F	\$1,087.20	\$108.72
	Peretz, Jenny	6	F	\$450.00	\$45.00
	Langer Roofing & Sheet Metal, Inc.	7		Withdrawn	\$0.00
	Lippert Tile Co. Inc.	8		Withdrawn	\$0.00
	Best Erectors, Inc.	9		Withdrawn	\$0.00
	Lagina Plumbing Inc. (transferred to PyramMax)	10	F	\$95,144.75	\$9,514.48
	Metro Welding & Fabrication, Inc.	11		Withdrawn	\$0.00
	Weilenstein & Sons, Inc.	12		Withdrawn	\$0.00
	Sik Kin Wu and Wen Chen Wu	13		To Be Withdrawn	\$0.00
	Weilenstein & Sons, Inc.	14		Withdrawn	\$0.00
	Siegel-Gallagher Construction Company	15	F	\$46,287.00	\$4,628.70
	Siegel-Gallagher Management Company	16		\$51,329.05	\$5,132.91
	Roman Electric Co., Inc.	17	F	\$340,091.11	\$34,009.11
	Securitas Security Services USA, Inc.	18		\$105,737.08	\$10,573.71
	Graef USA, Inc.	19	F	\$33,531.25	\$3,353.13
	Total Mechanical Inc.	20	F	\$338,729.18	\$33,872.92
	Amalgamated Bank, as trustee...	21		\$103,907,160.60	\$0.00
	Rassoufi, Ebrin and Fereshteh (Samadr-Rasso)	22		Withdrawn	\$0.00
	Securitas Security Services USA, Inc.	23		Duplicate - granted objection	\$0.00
	Engineered Security Solutions, Inc.	24		\$5,808.00	\$580.80
	Johnson, Matthew	25		Withdrawn	\$0.00
	Halloran, Donald and Susan	26		Withdrawn	\$0.00
	Johnson, Matthew	27		Withdrawn	\$0.00
	Lazaridis, Vassilios	28		Withdrawn	\$0.00
	Friebert Finnerty & St. John S.C.	29		Withdrawn	\$0.00
	Packerland Rent-A-Mat, Inc.	30	F	\$330,734.49	\$33,073.45
	Jacob Berger	31		\$282.50	\$28.25
	Wisconsin Electric Power Company	32		\$1,770.00	\$177.00
	A&D Realty, LLC & David Donolan	34	F	\$19,522.47	\$1,952.25
	William Harkins and Mary Ellen Harkins	35		\$59,882.00	\$5,988.20
	William Harkins and Mary Ellen Harkins	36		Withdrawn	\$0.00
	Thomas and Sharon Poberzny	37		Withdrawn	\$0.00
	Russell Burmeister	38		Withdrawn	\$0.00
	Thomas J. Sansone	39		Withdrawn	\$0.00
	Salvador and Hope Murra	40		claims 39-46 = \$400,000 total	see below for total
	Raf Schoenfelder	41		claims 39-46 = \$400,000 total	see below for total
	Sabine Gobel	42		claims 39-46 = \$400,000 total	see below for total
	Peruna Investments, LLC	43		claims 39-46 = \$400,000 total	see below for total
	Eriks and Inara Knumins	44		claims 39-46 = \$400,000 total	see below for total
	Claudio and Katherine Lins	45		claims 39-46 = \$400,000 total	see below for total
	Joseph and Sharon Manone	46		claims 39-46 = \$400,000 total	see below for total
	Kayn Brzezinski	47		claims 39-46 = \$400,000 total	see below for total
	Kayn Brzezinski	48		Withdrawn	\$0.00
	David Wells	49		Withdrawn	\$0.00



John Pocerlich	50			Withdrawn	\$0.00
Jon Gnacinski	51			Withdrawn	\$0.00
Matthew Sullivan	52			Withdrawn	\$0.00
All Nlichian and Roxaina Nlichian	53			Withdrawn	\$0.00
Dr. Eddy Guerra and Dr. Beatriz Terry	54			Withdrawn	\$0.00
Susan Hansen	55			Withdrawn	\$0.00
James Wellhausen	56			Withdrawn	\$0.00
Michael Schwerm and Susan Dahl Schwerm	57			Withdrawn	\$0.00
Donald Hood and Mary Hood	58			Withdrawn	\$0.00
Daniel and Virginia Mathson	59			Withdrawn	\$0.00
Capitol Infrastructure, LLC	60			Withdrawn	\$3,293.00
Matthew MacLagan and Jerry Borchardt	61			Withdrawn	\$329.30
Gary Beyer	62			Withdrawn	\$0.00
Mark and Laura Hochmuth	63			Withdrawn	\$0.00
Ferguson Enterprises, Inc.		n/a	F	Withdrawn	\$0.00
United Plumbing & Heating Supply Co.		n/a	F	Withdrawn	\$31,112.10
United States Fire Protection		n/a	F	Withdrawn	\$1,027.00
Classified Ventures, LLC		n/a	F	Withdrawn	\$36,753.00
Chicago Title Insurance Company of Wisconsin		n/a	F	Withdrawn	\$1,454.00
Coffee Unlimited		n/a	F	Withdrawn	\$300.00
Davis & Hosfield Consulting, LLC		n/a	F	Withdrawn	\$86.00
FastSigns		n/a	F	Withdrawn	\$37,075.00
FedEx Kinko's		n/a	F	Withdrawn	\$105.00
Firestar Interactive Inc.		n/a	F	Withdrawn	\$80.00
Gordon & Rappold, LLC		n/a	F	Withdrawn	\$4,413.00
Rohlfing & Oberholzer		n/a	F	Withdrawn	\$2,181.00
City of Milwaukee - Water Dept.		n/a	F	Withdrawn	\$20,212.00
Zeppos & Associates, Inc.		n/a	F	Withdrawn	\$5,685.00
				Withdrawn	\$568.50
				Withdrawn	\$228.40
				Total:	\$199,652.15