



City of Beaver Dam, Wisconsin

ORD11877



CERTIFICATE OF CITY CLERK

STATE OF WISCONSIN)
COUNTY OF DODGE)

I, Tracey Ferron, hereby certify that I am the duly appointed City Clerk of the City of Beaver Dam, Dodge County, Wisconsin, and have charge of the official records of the City.

I further certify that the attached is a true and correct copy of City of Beaver Dam Ordinance Number 17-2024 ("Annexation Ordinance") and the original is on file in the City Clerk's office. The common council approved the Annexation Ordinance at its meeting held on October 21, 2024. The population of the territories being attached to the City is zero (0) persons.

City Ordinance No. 17-2024 was adopted pursuant to WI Stats. s.66.0217(2), Direct Annexation by Unanimous Approval.

City Ordinance No. 17-2024 was published on and is effective as of November 7, 2024.

The MBR number is 14691. The tax parcel identification numbers for the property are 004-1114-0923-004 and 004-1114-0922-022.

IN WITNESS WHEREOF, I have set my hand and the seal of the City of Beaver Dam this 14th day of November, 2024.

Tracey Ferron

City of Beaver Dam Clerk



ORDINANCE NO. 17-2024

AN ORDINANCE PROVIDING FOR THE DIRECT ANNEXATION OF PROPERTY IN THE TOWN OF BEAVER DAM TO THE CITY OF BEAVER DAM, DODGE COUNTY, WISCONSIN

RECITALS

- A. On August 20, 2024, a petition to annex (the “Annexation Petition”) the property described in and shown on Exhibit A (the “Property”) to the City of Beaver Dam was filed with the City. The Annexation Petition was signed by all property owners of the real property described in the Annexation Petition and is incorporated as Exhibit B.
- B. The current population of the Property is zero (0).
- C. A copy of the Annexation Petition, together with a scale map and a legal description of the Property, was filed with the Wisconsin Department of Administration and the Town Clerk of the Town of Beaver Dam.
- D. The City has considered the recommendations, if any, that the Department of Administration has made regarding the annexation.
- E. The City has determined that annexing the Property is in the public interest and that the annexation complies with Wisconsin law.

NOW THEREFORE, the City Council of the City of Beaver Dam, Dodge County, do ordain as follows:

ORDINANCE

- 1. Property Annexed. In accordance with Wis. Stat. § 66.0217, the City Council of the City of Beaver Dam annexes the Property.
- 2. Effect of Annexation. From and after the effective date, the Property shall be a part of the City of Beaver Dam for any and all purposes provided by law, and all persons coming or residing within such Property shall be subject to all ordinances, rules, and regulations governing the City of Beaver Dam.
- 3. Ward Designation. From and after the effective date, the Property annexed by this Ordinance shall be incorporated into Ward No. 29, District 1 of the City.

4. Clerk Duties. From and after the effective date, the City Clerk is hereby directed to provide notice and copies of this Ordinance pursuant to the applicable Wisconsin statutes.
5. Zoning. From and after the effective date, the Property shall be zoned in the R-1 Single-Family Residential zoning district.
6. Payment to Town of Beaver Dam. Pursuant to Wis. Stat. § 66.0217(14)(a)1., the City agrees to pay annually to the Town of Beaver Dam, for five (5) years, an amount equal to the amount of property taxes that the Town of Beaver Dam levied on the Property as shown by the Town's 2023 tax roll.
7. Effective Date. This Ordinance shall take effect after publication in accordance with Wisconsin law.

The above ordinance was duly adopted by a two-thirds (2/3) majority vote of the elected members of the City Council of the City of Beaver Dam at a regular meeting held on October 21, 2024.

APPROVED:

By: Michael Wissell, Mayor

ATTEST:

By: Tracey Ferron

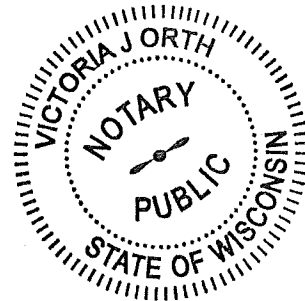
STATE OF WISCONSIN

COUNTY OF DODGE

Personally came before me this 21st day of (October), 2024, the above named Michael Wissell and Tracey Ferron, to me known to be the persons who executed the foregoing instrument and acknowledged the same with authority from the City of Beaver Dam.

Victoria J Orth
Victoria J Orth (Print name)

Notary Public, State of Wisconsin
My commission: 11/26/2027



This instrument drafted by:
Rick Manthe
Stafford Rosenbaum LLP
P.O. Box 1784
Madison, WI 53701-1784

Attachments:
Exhibit A – Legal Description and Map of Property to be annexed
Exhibit B - Annexation Petition

Exhibit A

Legal Description and Map of Property to be annexed

PARCEL 1

LOT 2 OF CSM #6651 AS RECORDED AS DOCUMENT NO. 1171838 IN THE DODGE COUNTY REGISTER OF DEEDS OFFICE AND LOCATED IN THE NW 1/4 OF THE NW 1/4 OF SECTION 9, TOWN 11 NORTH, RANGE 14 EAST, TOWN OF BEAVER DAM, DODGE COUNTY, WISCONSIN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING at the W 1/4 Corner of Section 9, Town 11 North, Range 14 East, in the Town of Beaver Dam, Dodge County, Wisconsin, thence N 00°48'30" W, 1310.30 feet along the west line of the NW 1/4 of said Section 9 to the westerly extension of the south line of Lot 2 of CSM #6651; thence N 89°52'47" E, 502.36 feet to the SW corner of Lot 2 of CSM #6651 and the **POINT OF BEGINNING**; thence N 29°30'22" E, 247.30 feet along the west line of said Lot 2; thence S 60°29'38" E, 165.00 feet along the west line of said Lot 2; thence N 19°54'29" E, 165.73 feet along the west line of said Lot 2; thence S 75°07'07" E, 95.90 feet along the west line of said Lot 2; thence N 24°32'22" E, 225.71 feet along the west line of said Lot 2 to the NW corner of Lot 2 of CSM #6651; thence N 89°45'34" E, 334.57 feet along the north line of Lot 2 of CSM #6651 to the NE corner of Lot 2 of CSM #6651; thence S 00°52'47" E, 470.16 feet along the east line of Lot 2 of CSM #6651 to the SE corner of Lot 2 of CSM #6651; thence S 89°52'47" W, 850.05 feet along the south line of Lot 2 of CSM #6651 to the **POINT OF BEGINNING**.

PARCEL 2

LANDS BEING LOCATED IN A PART OF THE SW 1/4 OF THE NW 1/4, A PART OF THE NW 1/4 OF THE SW 1/4 OF SECTION 9, A PART OF THE SE 1/4 OF THE NE 1/4 AND A PART OF THE NE 1/4 OF THE SE 1/4 OF SECTION 8 ALL IN TOWN 11 NORTH, RANGE 14 EAST IN THE TOWN OF BEAVER DAM, DODGE COUNTY, WISCONSIN.

COMMENCING at the W 1/4 Corner of Section 9, Town 11 North, Range 14 East, in the Town of Beaver Dam, Dodge County, Wisconsin, thence N 00°48'30" W, 525.72 feet along the west line of the NW 1/4 of said Section 9 to the westerly right of way of CTH G and the **POINT OF BEGINNING**; thence N 21°42'32" E, 86.45 feet along the westerly right of way of CTH G; thence N 55°28'12" E, 61.17 feet along the westerly right of way of CTH G; thence S 64°48'56" E, 66.00 feet to the easterly right of way of CTH G; thence N 21°55'07" E, 45.95 feet along the easterly right of way of CTH G to the south line of St. Patrick's Cemetery; thence N 89°57'18" E, 515.55 feet along the south line of St. Patrick's Cemetery to the east line of St. Patrick's Cemetery; thence N 00°50'39" W, 623.04 feet along the east line of St. Patrick's Cemetery to the south line of lands described in Volume 389 on Page 51 in the Dodge County Register of Deeds Office; thence N 89°52'47" E, 676.23 feet along the south line of lands described in Volume 389 Page 51 to the east line of the SW 1/4 of the NW 1/4 of said Section 9; thence S 00°52'47" E, 1280.88 feet along the east line of the SW 1/4 of the NW 1/4 to the SE corner of the SW 1/4 of the NW 1/4; thence S 00°15'10" E, 298.79 feet along the east line of the NW 1/4 of the SW 1/4 of said Section 9 to the northerly right of way of USH 151; thence N 71°44'51" W, 578.70 feet

along the northerly right of way of USH 151; thence N 69°52'13" W, 224.75 feet along the northerly right of way of USH 151; thence N 87°48'44" W, 383.02 feet along the northerly right of way of USH 151; thence S 89°44'52" W, 323.84 feet along the northerly right of way of USH 151 and it's extension thereof to a point in the westerly right of way of CTH G; thence N 02°43'24" E, 161 .40 feet along the westerly right of way of CTH G; thence N 10°17'53" E, 279.17 feet along the westerly right of way of CTH G; thence N 21 °42'32" E, 126.46 feet along the westerly right of way of CTH G to the **POINT OF BEGINNING**.



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PROJECT NO. 14455003

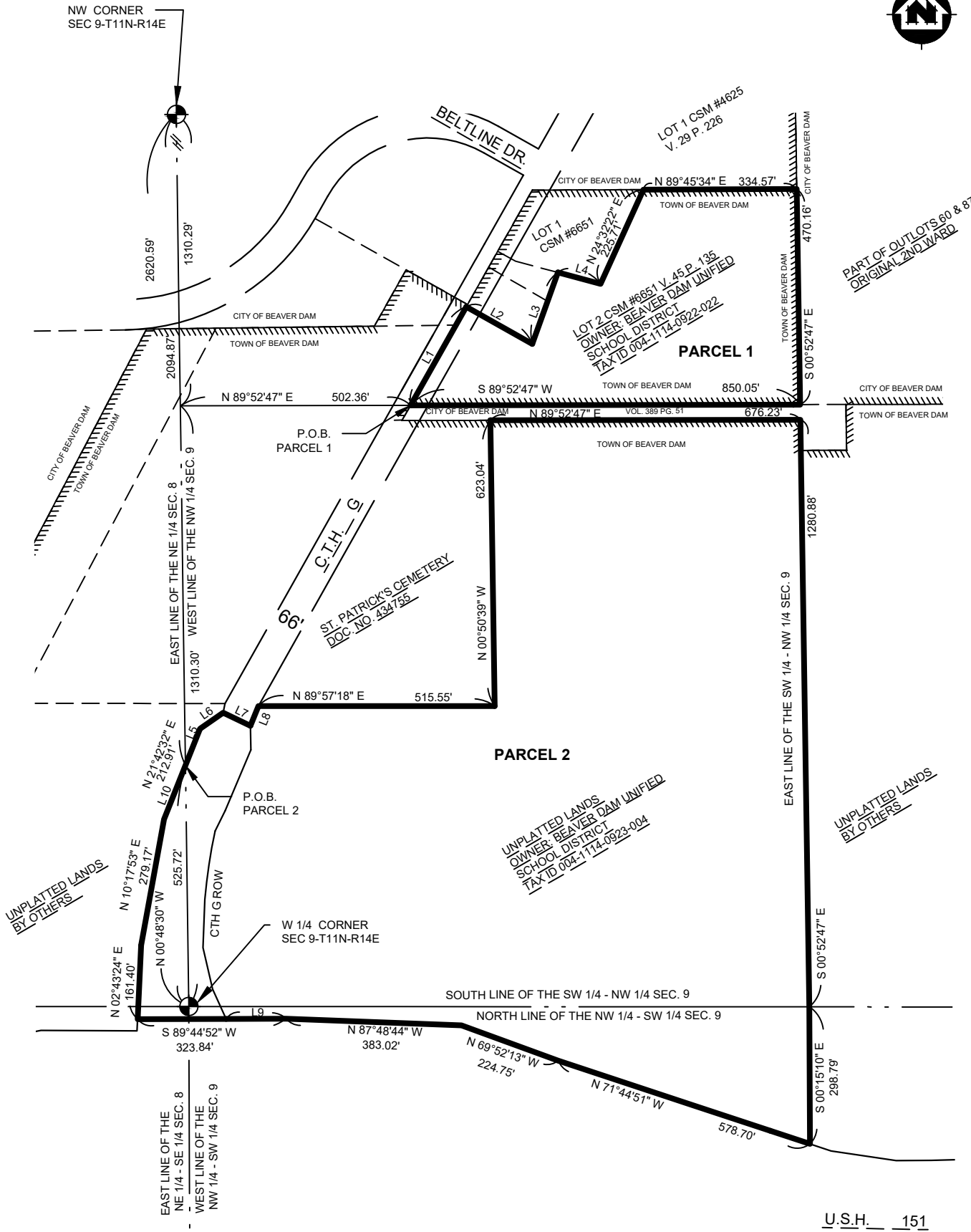
DRAWN BY: B. Buchda

CHECKED BY:

FILE: BD SCHOOL ANNEXATION.DWG

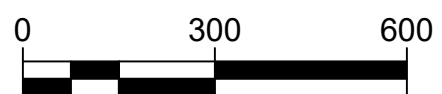
SHEET NO. 1 OF 2

ANNEXATION MAP



LINE TABLE

#	BEARING	DISTANCE	#	BEARING	DISTANCE
L1	N 29°30'22" E	247.30'	L6	N 55°28'12" E	61.17'
L2	S 60°29'38" E	165.00'	L7	S 64°48'56" E	66.00'
L3	N 19°54'29" E	165.73'	L8	N 21°55'07" E	45.95'
L4	S 75°07'07" E	95.90'	L9	S 89°44'52" W	130.46'
L5	N 21°42'32" E	86.45'	L10	N 21°42'32" E	126.46'



G:\14455003\BD School Annexation.dwg 21 Jul 2024 14:31:00 ANNEXATION MAP

U.S.H. 151

Exhibit B

Request for Annexation Review

Wisconsin Department of Administration

WI Dept. of Administration
Municipal Boundary Review
PO Box 1645, Madison WI 53701
608-264-6102
wimunicipalboundaryreview@wi.gov
<https://doa.wi.gov/municipalboundaryreview>

**Online Submittal and Payment: Instead of this form go to <https://wi.accessgov.com/public/Forms/Page/doa-dir/dir-annexation/>
This will speed up the process by eliminating the time it used to take to mail the check to us.**

Petitioner Information

Name: **Beaver Dam Unified School District-Mark DiStefano, Superintendent**

Phone: **(920) 885-7300 EXT 1111**

Email: **distefanom@bdusd.org**

Contact Information if different than petitioner:

Representative's Name: **Ben Buchda**

Phone: **(608) 242-6615**

E-mail: **bbuchda@msa-ps.com**

1. Town(s) where property is located: **Town of Beaver Dam**

2. Petitioned City or Village: **City of Beaver Dam**

3. County where property is located: **Dodge**

4. Population of the territory to be annexed: **0**

5. Area (in acres) of the territory to be annexed: **40.454**

6. Tax parcel number(s) of territory to be annexed (if the territory is part or all of an existing parcel):
004-1114-0923-004, 004-1114-0922-022

Include these required items with this form:

- Legal Description meeting the requirements of [s.66.0217 \(1\) \(c\)](#) [see attached annexation guide]
- Map meeting the requirements of [s. 66.0217 \(1\) \(g\)](#) [see attached annexation guide]
- Signed Petition or Notice of Intent to Circulate [see attached annexation guide]
- Check or money order covering review fee [see next page for fee calculation]

(June 2024)

received 08/20/24
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08/21/24

Annexation Review Fee Schedule

A Guide for Calculating the Fee Required by ss.16.53 (4) and 66.0217, Wis. Stats.

Required Fees

There is an initial filing fee and a variable review fee

\$350 Initial Filing Fee (required with the first submittal of all petitions)
\$200 – 2 acres or less
\$350 – 2.01 acres or more

\$800 Review Fee (required with all annexation submittals except those that consist ONLY of road right-of-way)
\$200 – 2 acres or less
\$600 – 2.01 to 10 acres
\$800 – 10.01 to 50 acres
\$1,000 – 50.01 to 100 acres
\$1,400 – 100.01 to 200 acres
\$2,000 – 200.01 to 500 acres
\$4,000 – Over 500 acres

\$1,150 TOTAL FEE DUE (Add the Filing Fee to the Review Fee)

Include check or money order, payable to: **Department of Administration**

DON'T attach the check with staples, tape, ...

**THE DEPARTMENT WILL NOT PROCESS
AN ANNEXATION PETITION THAT IS NOT ACCOMPANIED
BY THE REQUIRED FEE.**

**THE DEPARTMENT'S 20-DAY STATUTORY REVIEW PERIOD
COMMENCES UPON RECEIPT OF THE PETITION AND REVIEW FEE**

Shaded Area for Office Use Only

Date fee & form received: 08/20/24

Payer: Beaver Dam Unified School District

Check Number: 97990

Check Date: 08/16/24

Amount: \$1,150.

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08/21/24



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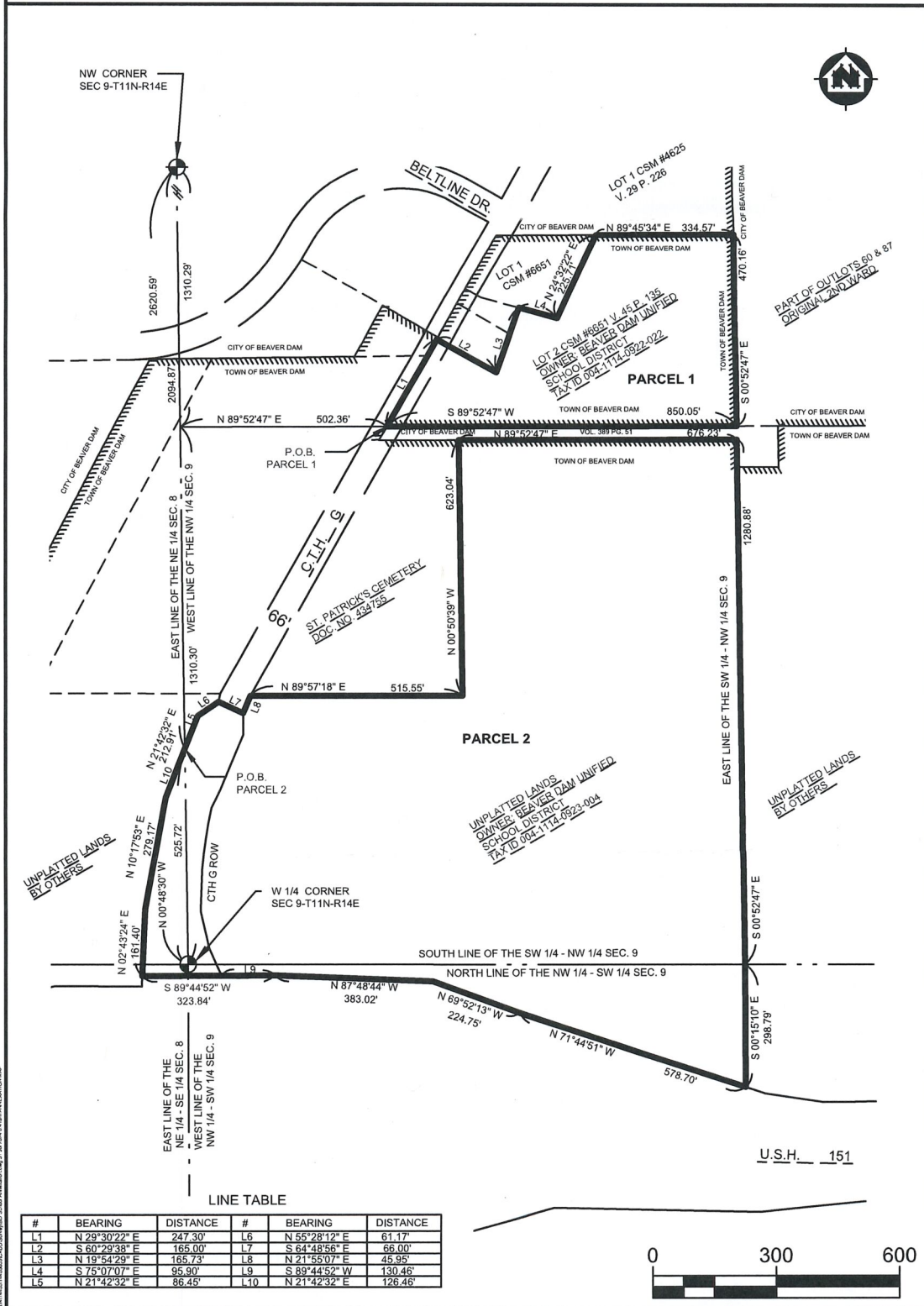
DRAWN BY: B. Buchda

CHECKED BY:

FILE: BD SCHOOL ANNEXATION.DWG

SHEET NO. 1 OF 2

ANNEXATION MAP



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SHEET NO. 2 OF 2

ANNEXATION LEGALS

PARCEL 1

LOT 2 OF CSM #6651 AS RECORDED AS DOCUMENT NO. 1171838 IN THE DODGE COUNTY REGISTER OF DEEDS OFFICE AND LOCATED IN THE NW 1/4 OF THE NW 1/4 OF SECTION 9, TOWN 11 NORTH, RANGE 14 EAST, TOWN OF BEAVER DAM, DODGE COUNTY, WISCONSIN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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COMMENCING at the W 1/4 Corner of Section 9, Town 11 North, Range 14 East, in the Town of Beaver Dam, Dodge County, Wisconsin, thence N 00°48'30" W, 552.72 feet along the west line of the NW 1/4 of said Section 9 to the westerly right of way of CTH G and the **POINT OF BEGINNING**; thence N 21°42'32" E, 86.45 feet along the westerly right of way of CTH G; thence N 55°28'12" E, 61.17 feet along the westerly right of way of CTH G; thence S 64°48'56" E, 66.00 feet to the easterly right of way of CTH G; thence N 21°55'07" E, 45.95 feet along the easterly right of way of CTH G to the south line of St. Patrick's Cemetery; thence N 89°57'18" E, 515.55 feet along the south line of St. Patrick's Cemetery to the east line of St. Patrick's Cemetery; thence N 00°50'39" W, 623.04 feet along the east line of St. Patrick's Cemetery to the south line of lands described in Volume 389 on Page 51 in the Dodge County Register of Deeds Office; thence N 89°52'47" E, 676.23 feet along the south line of lands described in Volume 389 Page 51 to the east line of the SW 1/4 of the NW 1/4 of said Section 9; thence S 00°52'47" E, 1280.88 feet along the east line of the SW 1/4 of the NW 1/4 to the SE corner of the SW 1/4 of the NW 1/4; thence S 00°15'10" E, 298.79 feet along the east line of the NW 1/4 of the SW 1/4 of said Section 9 to the northerly right of way of USH 151; thence N 71°44'51" W, 578.70 feet along the northerly right of way of USH 151; thence N 69°52'13" W, 224.75 feet along the northerly right of way of USH 151; thence N 87°48'44" W, 383.02 feet along the northerly right of way of USH 151; thence S 89°44'52" W, 323.84 feet along the northerly right of way of USH 151 and it's extension thereof to a point in the westerly right of way of CTH G; thence N 02°43'24" E, 161.40 feet along the westerly right of way of CTH G; thence N 10°17'53" E, 279.17 feet along the westerly right of way of CTH G; thence N 21°42'32" E, 126.46 feet along the westerly right of way of CTH G to the **POINT OF BEGINNING**.

D:\14455003\BD School Annexation.dwg 31 Jul 2014 11:28am [LSAS]

received
08/20/24

SCANNED
08/21/24

PETITION FOR ANNEXATION

The undersigned, constituting 100 percent of the owners of the following described territory located in the Town of Beaver Dam, Dodge County, Wisconsin, lying contiguous to the City of Beaver Dam, petition the Honorable Mayor and City Council of Beaver Dam, WI to annex the territory described below and shown upon the attached map, as permitted by Chapter 66 of the Wisconsin Statutes, to the City of Beaver Dam, Dodge County, Wisconsin.

PARCEL 1:

LOT 2 OF CSM #6651 AS RECORDED AS DOCUMENT NO. 1171838 IN THE DODGE COUNTY REGISTER OF DEEDS OFFICE AND LOCATED IN THE NW 1/4 OF THE NW 1/4 OF SECTION 9, TOWN 11 NORTH, RANGE 14 EAST, TOWN OF BEAVER DAM, DODGE COUNTY, WISCONSIN.

Said Parcel contains 6.174 acres

PARCEL 2:

LANDS BEING LOCATED IN A PART OF THE SW 1/4 OF THE NW 1/4, A PART OF THE NW 1/4 OF THE SW 1/4 OF SECTION 9, A PART OF THE SE 1/4 OF THE NE 1/4 AND A PART OF THE NE 1/4 OF THE SE 1/4 OF SECTION 8 ALL IN TOWN 11 NORTH, RANGE 14 EAST IN THE TOWN OF BEAVER DAM, DODGE COUNTY, WISCONSIN.

COMMENCING at the W 1/4 corner of Section 9, Town 11 North, Range 14 East, in the Town of Beaver Dam, Dodge County, Wisconsin, thence N 00°48'30" W, 552.72 feet along the west line of the NW 1/4 of said Section 9 to the westerly right of way of CTH G and the **POINT OF BEGINNING**; thence N 21°42'32" E, 86.45 feet along the westerly right of way of CTH G; thence N 55°28'12" E, 61.17 feet along the westerly right of way of CTH G; thence S 64°48'56" E, 66.00 feet to the easterly right of way of CTH G; thence N 21°55'07" E, 45.95 feet along the easterly right of way of CTH G to the south line of St. Patrick's Cemetery; thence N 89°57'18" E, 515.55 feet along the south line of St. Patrick's Cemetery to the east line of St. Patrick's Cemetery; thence N 00°50'39" W, 623.04 feet along the east line of St. Patrick's Cemetery to the south line of lands described in Volume 389 Page 51 in the Dodge County Register of Deeds Office; thence N 89°52'47" E, 676.23 feet along the south line of lands described in Volume 389 Page 51 to the east line of the SW 1/4 of the NW 1/4 of said Section 9; thence S

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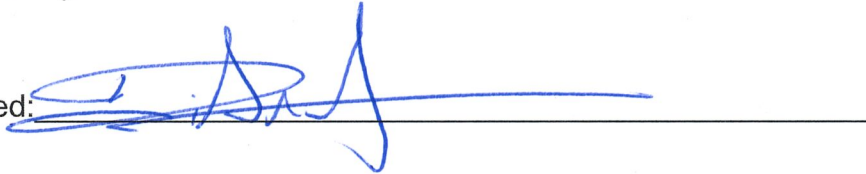
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Said Parcel contains 34.280 acres

There are 0 persons residing in the territory.

Dated July 31 2024

Signed:



Mark DiStefano – Superintendent Beaver Dam Unified School District

400 E. Burnett Street, Beaver Dam, WI 53916

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08/21/24