

**CERTIFICATION OF
ORDINANCE OF ANNEXATION**

Document No.

Document Title

ORD1969

RECEIVED

August 14, 2025

Municipal Boundary Review
Wisconsin Dept. of Admin.

I hereby certify:

That I am the duly qualified and acting Clerk/Treasurer of the City
of Phillips and the custodian of the records of the City of Phillips;
and

That the attached is a true and correct copy of an Ordinance of
Annexation duly adopted in accordance with Wisconsin State law
at a meeting of a quorum of the Common Council of the City of
Phillips on the 12th day of August, 2025.

Return to

Slaby, Deda, Marshall, Reinhard & Writz LLP
P.O. Box 7
Phillips, WI 54555

Parcel Identification Number

AFFIX
CORPORATE
SEAL

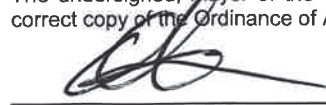
OR

THE CORPORATION
HAS NO SEAL

Signed and sealed this 12th day of August, 2025.


Shelby Kosmer, Clerk/Treasurer

The undersigned, Mayor of the City of Phillips, certifies that the foregoing is a
correct copy of the Ordinance of Annexation passed as therein set forth.


Charles J. Peterson, Mayor

THIS INSTRUMENT WAS DRAFTED BY:
Attorney Bruce A. Marshall
Slaby, Deda, Marshall, Reinhard & Writz LLP
P.O. Box 7
Phillips, WI 54555
(715) 339-2196

ORDINANCE OF ANNEXATION

The Common Council of the City of Phillips, Wisconsin ordains as follows:

SECTION 1 Territory Annexed. In accordance with Wis. Stat. §66.0217(2) and based upon ownership of the following described property by the Petitioners (City of Phillips; Phillips Industrial Development Corporation; and Kristine K. Ernst and Brian R. Ernst) and based upon said property being contiguous to the existing boundary of the City of Phillips, the following described territory (some of which is in the Town of Worcester, Price County, Wisconsin and some of which was previously the subject of the City of Phillips Ordinance of Annexation dated August 10, 2010 and recorded December 17, 2010 as Document No. 355778) is now hereby annexed to and a part of the City of Phillips:

Overall Legal Description subject to annexation herein:

Lot One (1) of Certified Survey Map No. 1518, recorded August 3, 2022 in Volume 8 of Certified Survey Maps, on Pages 353-354, as Document No. 398893, being located in Government Lot Seventeen (17) of Section Six (6), Township Thirty-seven (37) North, Range One (1) East.

AND

Lots One (1), Two (2) and Three (3) of Certified Survey Map No. 1476, recorded August 26, 2021 in Volume 8 of Certified Survey Maps, on Pages 253-254, as Document No. 394705, being located in Government Lot Seventeen (17) of Section Six (6), Township Thirty-seven (37) North, Range One (1) East.

AND

Outlot One (1) of Certified Survey Map No. 1450, recorded September 15, 2020 in Volume 8 of Certified Survey Maps, on Pages 189-190, as Document No. 389894 (and as corrected in Affidavit of Correction recorded September 17, 2020 in Volume 8 of Certified Survey Maps, on Page 191), being located in Government Lot Seventeen (17) of Section Six (6), Township Thirty-seven (37) North, Range One (1) East.

AND

That portion of Princeton Valley Lane lying in Government Lot Seventeen (17) of Section Six (6), Township Thirty-seven (37) North, Range One (1) East more particularly described as follows:

Commencing at the Southwest Corner of said Government Lot 17;

Thence **North 0° 22' 09" West, 949.88 feet**, along the West Line of said Government Lot 17, to the Southerly Right of Way of Princeton Valley Lane, the **Point of Beginning**;

Thence **North 42° 44' 01" East, 21.95 feet**, along said Right of Way;

Thence **North 85° 14' 08" East, 75.28 feet**, along said Right of Way,

Thence along said Right of Way and a Curve to the Left with a **Radius of 440.00 feet**, a **Length of 236.22 feet**, a **Chord which Bears North 69° 52' 10" East**, and having a **Chord Length of 233.39 feet**, to the Southerly Right of Way of State Highway 13;

Thence **North 42° 58' 40" West, 95.95 feet** along the Right of Way of State Highway 13 to the Northerly Right of Way of Princeton Valley Lane;

Thence **South 40° 32' 39" West, 45.92 feet**, along said Right of Way;

Thence along said Right of Way and a Curve to the Left with a **Radius of 360.00 feet**, a **Length of 135.80 feet**, a **Chord which Bears South 74° 36' 59" West**, and having a **Chord length of 135.00 feet**;

Thence **South 85° 16' 20" West, 69.25 feet**, along said Right of Way;

Thence **North 47° 41' 49" West, 20.42 feet**, along said Right of Way, to the West Line of said Government Lot 17;

Thence **South 0° 22' 09" East, 110.03 feet**, along said West Line, to the **Point of Beginning**.

SECTION 2 Correction of Previous Annexation. This Ordinance of Annexation is intended to also correct and clarify the City of Phillips Ordinance of Annexation dated August 10, 2010 and recorded December 17, 2010 as Document No. 355778. To the extent that the description used in such 2010 Ordinance of Annexation included any property in Government Lot 10, it was incorrect and is hereby corrected within the current description included, above.

SECTION 3 Effect of Annexation. From and after the date of this ordinance the territory described in Section 1 shall be a part of the City of Phillips for any and all purposes provided by law and all persons coming or residing within such territory shall be subject to all ordinances, rules and regulations governing the City of Phillips.

SECTION 4 Temporary Zoning Classification. Pending future recommendation of the Plan Commission and potential future action of the Common Council, the territory annexed to the City of Phillips by this ordinance is temporarily zoned as R-1 Residential.

SECTION 5 Ward Designation. The territory described in Section 1 of this ordinance is hereby made a part of the 1st Ward of the City of Phillips, subject to the ordinances, rules and regulations of the City of Phillips governing wards.


SECTION 6 Map. A map of the overall Property subject to this Ordinance of Annexation is attached hereto as Exhibit A and fully incorporated herein.

SECTION 7 Severability. If any provision of this ordinance is deemed invalid or unconstitutional, such invalidity or unconstitutionality shall not affect the other provisions or applications of this ordinance which can be given effect without the invalid or unconstitutional provision or application.

SECTION 8. Effective Date. This ordinance shall take effect upon passage and publication as provided by law.

Dated this 12th day of August, 2025.

CITY OF PHILLIPS


By: Charles J. Peterson, Mayor



By: Shelby Kosmer, Clerk/Treasurer

Exhibit A--Attachment to 08/12/25 Ordinance of Annexation (as drawn over CSM No. 1476 and adjacent property)

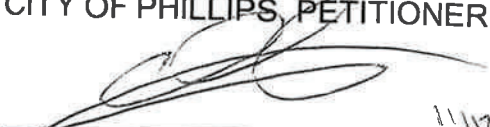
**PETITION FOR DIRECT ANNEXATION
PURSUANT TO WIS. STATS. §66.0217(2)**


1. The Petitioners herein seek the direct annexation of the Property set forth herein through the adoption of an annexation ordinance by the City of Phillips.

The Petitioners are as follows:

- a. City of Phillips (hereinafter "City") as to Property described on Exhibit A.
 - b. Phillips Industrial Development Corporation (hereinafter "Phillips IDC") as to Property described on Exhibit B.
 - c. Kristine K. Ernst and Brian R. Ernst (hereinafter "Ernst") as to Property described on Exhibit C.
2. The Property set forth on Exhibit A is effectively the same Property which was the subject of the City of Phillips Ordinance of Annexation dated August 10, 2010 and recorded December 17, 2010 as Document No. 355778. However, the map attached to such Ordinance of Annexation was resurveyed and corrected to include only property in Government Lot 17 by virtue of Certified Survey Map No. 1518 recorded August 3, 2022 in Volume 8 of Certified Survey Maps on Pages 353-354 as Document No. 398893 and Certified Survey Map No. 1476 recorded August 26, 2021 in Volume 8 of Certified Survey Maps on Pages 253-254 as Document No. 394705. Therefore, as to the Property set forth on Exhibit A, the City of Phillips is seeking a new Ordinance of Annexation to effectively replace the previous 2010 Ordinance of Annexation.
 3. Petitioner Ernst resolved a boundary overlap with the adjacent landowner (the predecessor to Phillips IDC) through acquisition of the Property set forth on Exhibit C. However, since said Property is located in the Town of Worcester while the remainder of the Ernst Property is located in the City of Phillips, Ernst hereby petitions and requests that the Property set forth on Exhibit C be annexed to the City of Phillips such that it may eventually be joined with the adjacent Ernst parcel and taxed as a single parcel.
 4. The description of the overall property subject to this Petition for Annexation is set forth on Exhibit D. The population of such overall property is zero.
 5. A map of the overall Property subject to this Petition is attached hereto as Exhibit E and fully incorporated herein.
 6. Once signed by all of the Petitioners herein and presented to the City Clerk, all such Petitioners request that the City Clerk or her designee mail a copy of this Petition with its attached exhibits to the Wisconsin Department of Administration within five (5) days for their review and advice prior to the enactment of any Ordinance of Annexation herein.

CITY OF PHILLIPS, PETITIONER


By: Charles J. Peterson, Mayor Date 11/12/24


By: Shelby Kosmer, Clerk Date 11/12/24

PHILLIPS INDUSTRIAL DEVELOPMENT CORPORATION, PETITIONER


By: Darin W. Baratka, President Date 11/21/24



By: Mark H. Brzeskiewicz, Secretary Date 11/12/24



Kristine K. Ernst, Petitioner Date 11-15-24


Brian R. Ernst, Petitioner Date 11/15/24

Accepted for filing:

CITY OF PHILLIPS


By: Shelby Kosmer Clerk/Treasurer 4/18/25
(name and title) Date


Regina Danyanov
Town of Worcester Clerk
4/10/25