

ORD11980

RECEIVED

September 9, 2025

Municipal Boundary Review  
Wisconsin Dept. of Admin.

ORDINANCE NO. # 15-05

ANNEXATION ORDINANCE: KATHRYN E. SCHMITZ, ROBERT SCHMITZ,  
CLARK J. EVERSON REVOCABLE TRUST, AND SMALL TOWN INVESTMENTS LLC

AN ORDINANCE ANNEXING TERRITORY IN PART OF THE SE ¼ OF THE NW ¼ AND  
PART OF THE NW ¼ OF THE NE ¼ OF SECTION 36, TOWN 17N, RANGE 5W, TOWN OF  
BURNS, LA CROSSE COUNTY, WISCONSIN.

WHEREAS, the owners of all of the real property described below, there being 2  
qualified electors residing in the territory, having filed a Petition for Direct Annexation by  
unanimous approval pursuant to Sec. 66.0217 (2), Wis. Stats., together with scale maps and legal  
descriptions of the properties involved in the Office of the Clerk for the Village of Rockland;

WHEREAS, a copy of said Petition for Direct Annexation along with the scale maps and  
legal descriptions having been filed with the Clerk for the Town of Burns and a copy of the  
petition, scale maps and legal descriptions having also been filed with the State of Wisconsin  
Department of Administration;

WHEREAS, there having been no objection to said Petition for Direct Annexation having  
been filed by the Town of Burns;

WHEREAS, the Wisconsin Department of Administration having found that the  
proposed annexation is in the public interest and the Village Board of the Village of Rockland  
having considered the findings of the Department of Administration;

WHEREAS, the notice requirements of Sec. 66.0217 (4), Wis. Stats., do not apply to  
annexation of property pursuant to Sec. 66.0217 (2), Wis. Stats.;

WHEREAS, the Village Board of the Village of Rockland has determined that the  
annexation is in the public interest;

NOW, THEREFORE, the Village Board of the Village of Rockland do ordain:

Territory Annexed. In accordance with Wis. Stat. Sec. 66.0217 (2), and the Petition for  
Annexation of owned property filed with the Village Clerk of the Village of Rockland on the 7<sup>th</sup>  
day of July, 2025, with Kathryn E. Schmitz, Robert Schmitz, Clark J. Everson  
Revocable Trust, and Small Town Investments LLC being owners and electors of all of the land  
in this territory, the following described property in the Town of Burns, La Crosse County,  
Wisconsin shall be annexed to the Village of Rockland, to-wit:

A parcel of land containing 33.770 acres (1,471,005 square feet) located in the SE  
1/4 of the NW 1/4, the SW 1/4 of the NE 1/4, and Government Lot 6 of Section  
36, Town 17 North, Range 5 West, Town of Burns, La Crosse County, Wisconsin,  
further described as follows:


Commencing at the North Quarter Corner of said Section 36; thence S00°12'54"E along the west line of the NE 1/4 of said Section 36, 1319.85 feet to the **Point of Beginning**;

Thence continuing along said west line, S00°12'54"E, 124.25 feet;  
Thence N89°47'06"E, 37.21 feet to the east right-of-way of CTH "J";  
Thence N87°09'05"E, 117.47 feet;  
Thence N81°53'18"E, 264.17 feet;  
Thence N43°00'34"E, 80.44 feet;  
Thence N34°23'01"E, 215.96 feet;  
Thence N89°48'42"E, 724.83 feet to the west line of Hummingbird Heights First Addition;  
Thence S00°17'00"E along the west line of Hummingbird Heights First Addition and the west line of Hummingbird Heights, 434.33 feet;  
Thence S89°53'17"W, 1282.61 feet to the east right-of-way of CTH "J";  
Thence S00°00'09"E along the east right-of-way of CTH "J", 487.32 feet to the northwest corner of Lot 1 of CSM Vol. 20, P. 5, recorded as Document #1804589;  
Thence S89°45'32"W, 78.14 feet to the southeast corner of Lot 1 of CSM Vol. 5, P. 53;  
Thence S89°34'05"W along the south line of said Lot 1 and the westerly extension thereof, 1278.13 feet to the west line of the SE 1/4 of the NW 1/4 of said Section 36;  
Thence N00°18'12"W along said west line, 767.54 feet to the northwest corner of the SE 1/4 of the NW 1/4 of said Section 36;  
Thence N89°38'49"E along the north line of the SE 1/4 of the NW 1/4 of said Section 36, 1322.59 feet to the **Point of Beginning**.

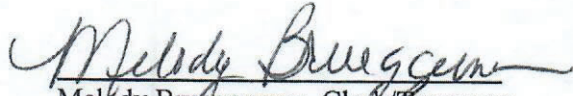
- (1) Temporary Zoning Classification. The territory annexed to the Village of Rockland by this ordinance is temporarily assigned the Residence District zoning classification and shall be designated as such on the Village zoning map.
- (2) Future Taxation. After annexation is effective, the property described in subsection (1) shall be exempt from further taxation in the Town of Burns and henceforth shall be subject to taxation and assessments as part of the Village of Rockland.
- (3) Tax Reimbursement. Pursuant to Wis. Stat. § 66.0217(14)(a), the Village of Rockland agrees to pay annually to the Town of Burns for five (5) years an amount equal to the amount of property taxes levied by the Town of Burns on the annexed territory, as shown by the tax roll, in the year in which the annexation is final.
- (4) Effect on School District. The annexed territory, being currently a part of the School District of Bangor, will have no effect upon the size or shape of said school district.
- (5) Effective Date of Annexation. This ordinance shall take effect upon enactment.

Approved by the Village Board of the Village of Rockland this 26 day of August, 2025.

VILLAGE OF ROCKLAND

  
\_\_\_\_\_  
Jon Hohlfeld, Village President

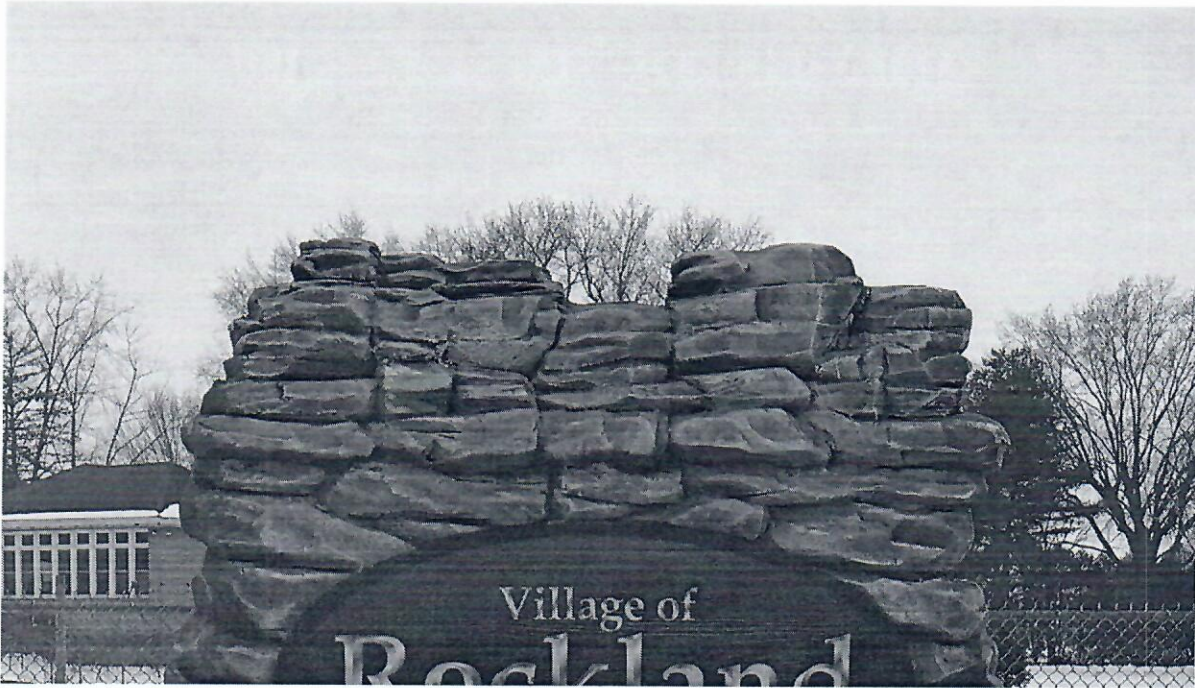
Attest:

  
\_\_\_\_\_  
Melody Brueggeman, Clerk/Treasurer



# VILLAGE OF ROCKLAND

105 W. CENTER ST., P.O. BOX 124  
ROCKLAND, WI 54653  
(608) 486-4037



## CERTIFICATE OF VILLAGE CLERK

STATE OF WISCONSIN )

)

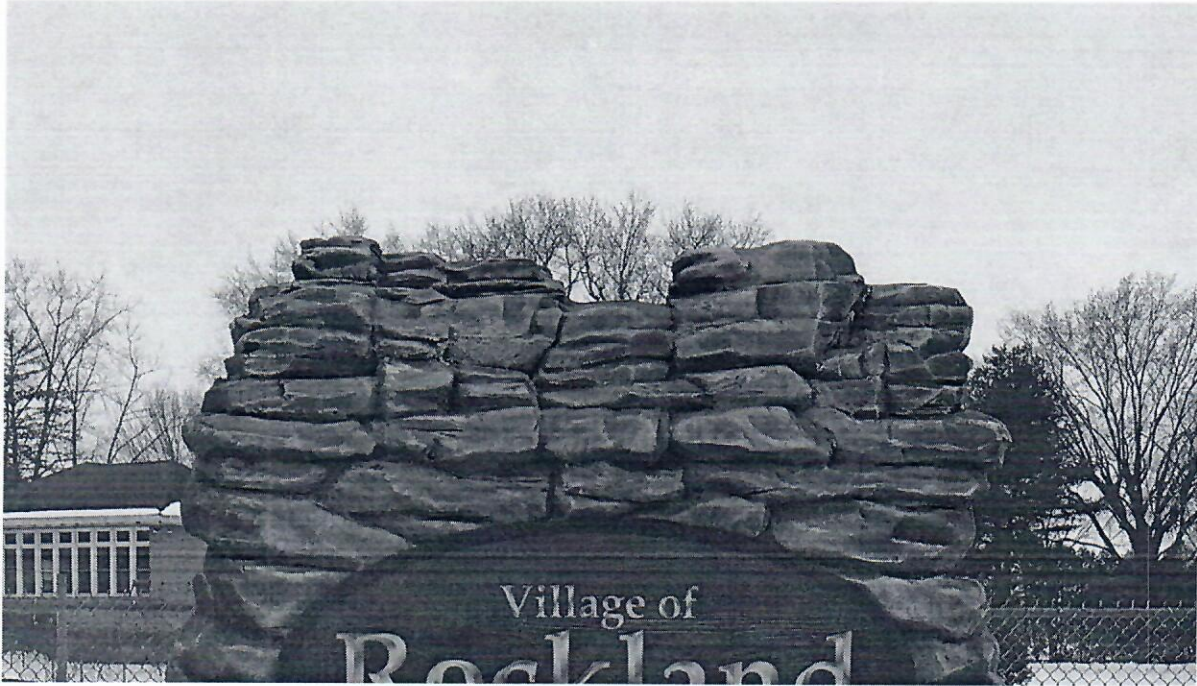
COUNTY OF LACROSSE )

I, Melody A. Brueggeman hereby certify that I am duly appointed, qualified and acting VILLAGE CLERK of the VILLAGE OF ROCKLAND, La Crosse County, State of Wisconsin, and as such have charge of the official records of the Village:

I further certify that this is a true and correct copy of Ordinance No. 15.05 and the original is on file in the Village Clerk's office. The Village Board approved the Annexation Ordinance at their meeting held on August 26, 2025. The population of the territories being attached is two (2) people. Parcel Numbers are 3-769-0, 3-769-1, and 3-756-1.

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The MBR number is 14784.

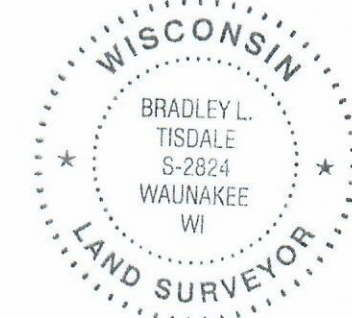
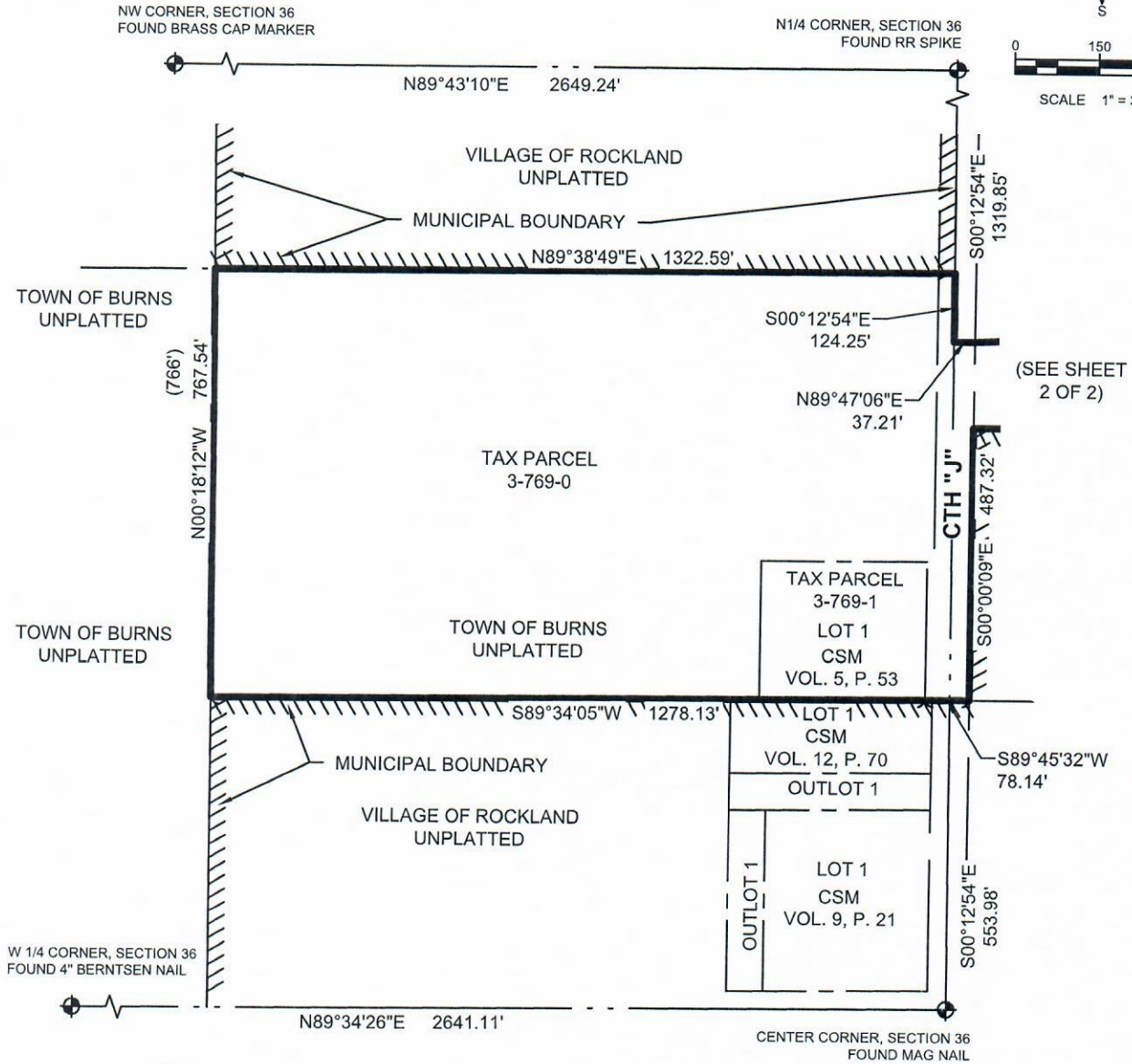
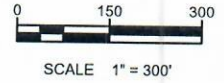
IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the Village of Rockland, this 27<sup>th</sup> day of August 2025.

Melody A. Brueggeman

Village Clerk

LOCATED IN THE SE 1/4 OF THE NW 1/4,  
 THE SW 1/4 OF THE NE 1/4, AND GOVERNMENT LOT 6  
 OF SECTION 36, T17N, R5W,  
 TOWN OF BURNS, LA CROSSE COUNTY, WISCONSIN.

TOTAL AREA: 1,471,005 S.F. OR 33.770 ACRES

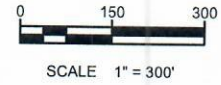


I, Bradley L. Tisdale, Professional Land Surveyor S-2824, do hereby certify that I have surveyed and mapped the property shown hereon to the best of my knowledge and belief and that this map is a true and correct representation thereof.

*Bradley L. Tisdale*  
 BRADLEY L. TISDALE      06/20/2025  
 PLS #S-2824                      DATE

LOCATED IN THE SE 1/4 OF THE NW 1/4,  
 THE SW 1/4 OF THE NE 1/4, AND GOVERNMENT LOT 6  
 OF SECTION 36, T17N, R5W,  
 TOWN OF BURNS, LA CROSSE COUNTY, WISCONSIN.

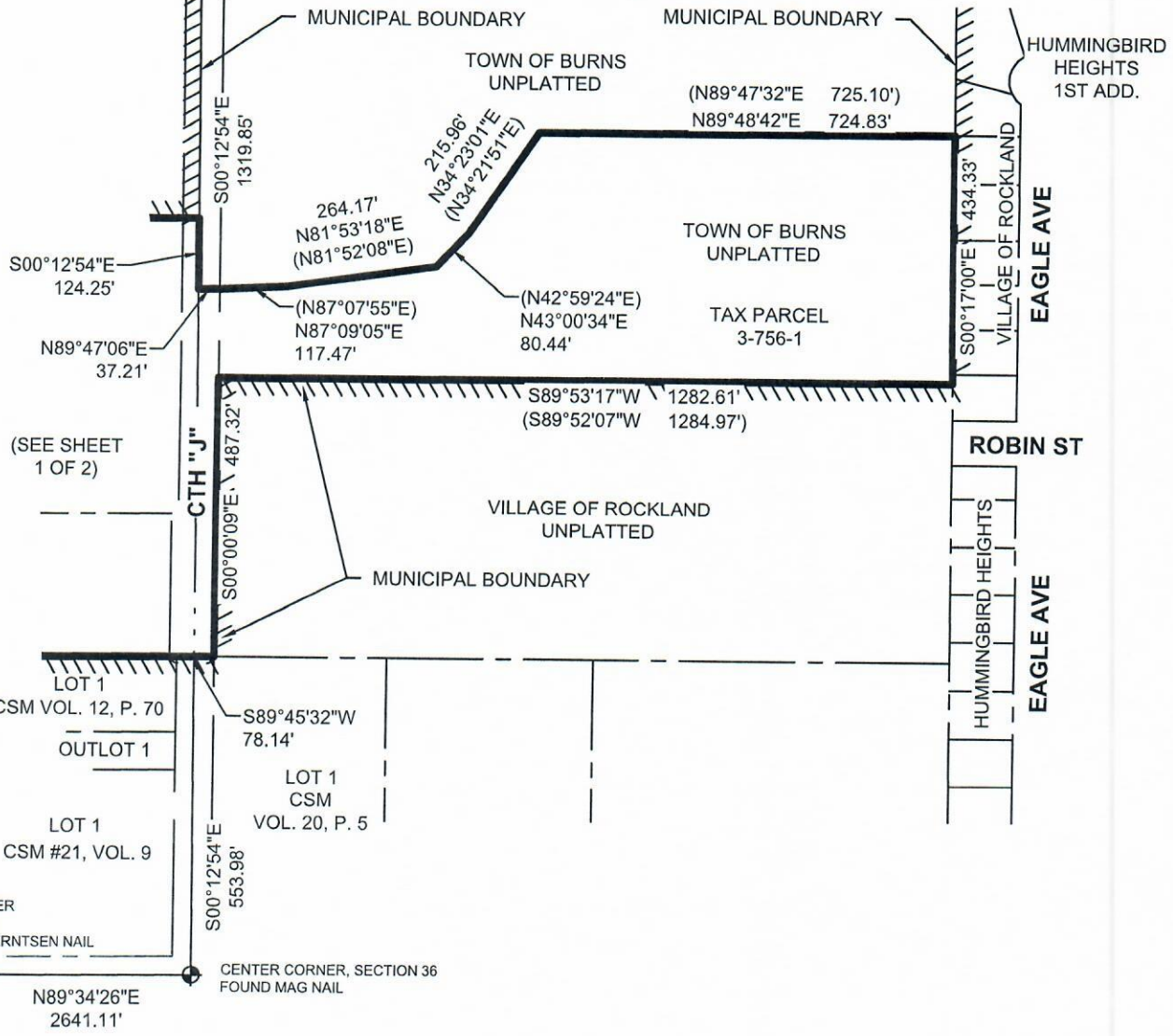
**TOTAL AREA: 1,471,005 S.F. OR 33.770 ACRES**



NW CORNER  
 SECTION 36  
 FOUND BRASS  
 CAP MARKER

N 1/4 CORNER  
 SECTION 36  
 FOUND RR SPIKE

N89°43'10"E  
 2649.24'



**ANNEXATION**  
 VILLAGE OF ROCKLAND  
 LA CROSSE COUNTY, WI

**EXHIBIT "B"**

PROJECT NO.  
 08935023

SHEET  
 2 OF 2

PLAT DATE: 07/20/21 2:42 PM © 2021 MSA. All rights reserved.