

Request for Annexation Review

Wisconsin Department of Administration

WI Dept. of Administration
Municipal Boundary Review
PO Box 1645, Madison WI 53701
608-264-6102 Fax: 608-264-6104
wimunicipalboundaryreview@wi.gov
<http://doa.wi.gov/municipalboundaryreview>

Petitioner Information

Name: **FORT HEALTHCARE INC.**

Address: **611 SHERMAN AVENUE**

FORT ATKINSON, WI 53538

Email: **JAMES.NELSON@FORTH.COM**

Office use only:

RECEIVED

May 10, 2022

Municipal Boundary Review
Wisconsin Dept. of Admin.

1. Town where property is located: **TOWN OF KOSHKONONG**

2. Petitioned City or Village: **CITY OF FORT ATKINSON**

3. County where property is located: **JEFFERSON COUNTY**

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

5. Area (in acres) of the territory to be annexed: **23.407**

6. Tax parcel number(s) of territory to be annexed
(if the territory is part or all of an existing parcel): **016-0614-3224-000**

Petitioners phone:

920-568-5490

Town clerk's phone:

920/563-4510

City/Village clerk's phone:

920/563-7760

Contact Information if different than petitioner:

Representative's Name and Address:

Surveyor or Engineering Firm's Name & Address:

Phone:

Phone:

E-mail:

E-mail:

Required Items to be provided with submission (to be completed by petitioner):

- 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 is included
- Indicate Statutory annexation method used:
 - Unanimous per s. 66.0217 (2), or
OR
 - Direct by one-half approval per s. 66.0217 (3)
- Check or money order covering review fee [see next page for fee calculation]

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

\$1150 TOTAL FEE DUE (Add the Filing Fee to the Review Fee)

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

**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 received: 5-9-2022

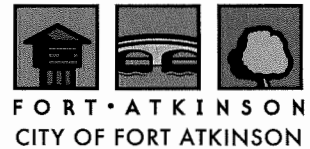
Payee: City of Fort Atkinson

Check Number: 85964

Check Date: 5-4-22

Amount: 1,150⁰⁰

CLERK/TREASURER/FINANCE DIRECTOR
Michelle Ebbert
miebbert@fortatkinsonwi.net



Monday, May 02, 2022

Municipal Boundary Review
Department of Administration
P.O. Box 1645
Madison, WI 53701-1645

RE: Petition for Annexation; Parcel #016-0614-3224-000

To Whom It May Concern:

Please find enclosed a Request for Annexation Review with attachments, a map and legal description of the area to be considered for annexation, and a check made payable to the Wisconsin Department of Administration for the appropriate administration fees.

Please feel free to contact me with any questions.

Sincerely,

A handwritten signature in black ink that reads "miebbert". The signature is written in a cursive, flowing style.

Michelle Ebbert
City Clerk/Treasurer/Finance Director

Enclosures



City of Fort Atkinson
City Engineer's Office
101 N. Main Street
Fort Atkinson, WI 53538

**PETITION FOR ANNEXATION
TO THE CITY OF FORT ATKINSON**

Address(es) of Property: 6725 US HWY 12, Fort Atkinson, WI

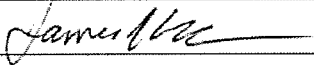
Parcel Number(s): 016-0614-3224-000

The current population or territory to be annexed and/or attached is 0 persons.

We, the undersigned, constituting all of the owners of the real property in Jefferson County, Wisconsin, lying contiguous to the City of Fort Atkinson, respectfully petition the City Council of the City of Fort Atkinson to annex the territory described and shown on the attached scale map to the City of Fort Atkinson, Jefferson County, Wisconsin. (Plat of Annexation or Attachment must include a legal description of the subject property.)

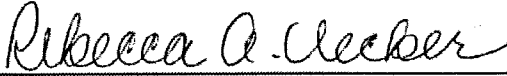
We the undersigned, elect that this annexation shall take effect to the full extent consistent with outstanding priorities of other annexation, incorporation or consolidation proceedings, if any.

We further respectfully request that this property be zoned RH35.

Owner/Petitioner Signature:	Print Name:	Address:	Date:
	James J Nelson, SVP/CFO	611 Sherman Ave, E Fort Atkinson, WI	5/3/22

Personally came before me this 3 day of May, 2022, the above named,
(day) (month) (year)

James Nelson to me known to be the persons who executed the foregoing instrument and acknowledged the same.


Notary Public, Jefferson County, Wisconsin (SEAL)

My Commission is permanent or expires on: 3.6.2024

FORT HEALTHCARE INC. ANNEXATION LEGAL DESCRIPTION

Unplatted lands being described in Document # 1365276 in the Jefferson County Register of Deeds Office and a part of the S.T.H. 26 right of way, all located in the SE 1/4 of the NW 1/4, the NE 1/4 of the NW 1/4 and the SW 1/4 of the NE 1/4 of Section 32, Town 6 North, Range 14 East in the Town of Koshkonong, Jefferson County, Wisconsin and being more particularly described as follows:

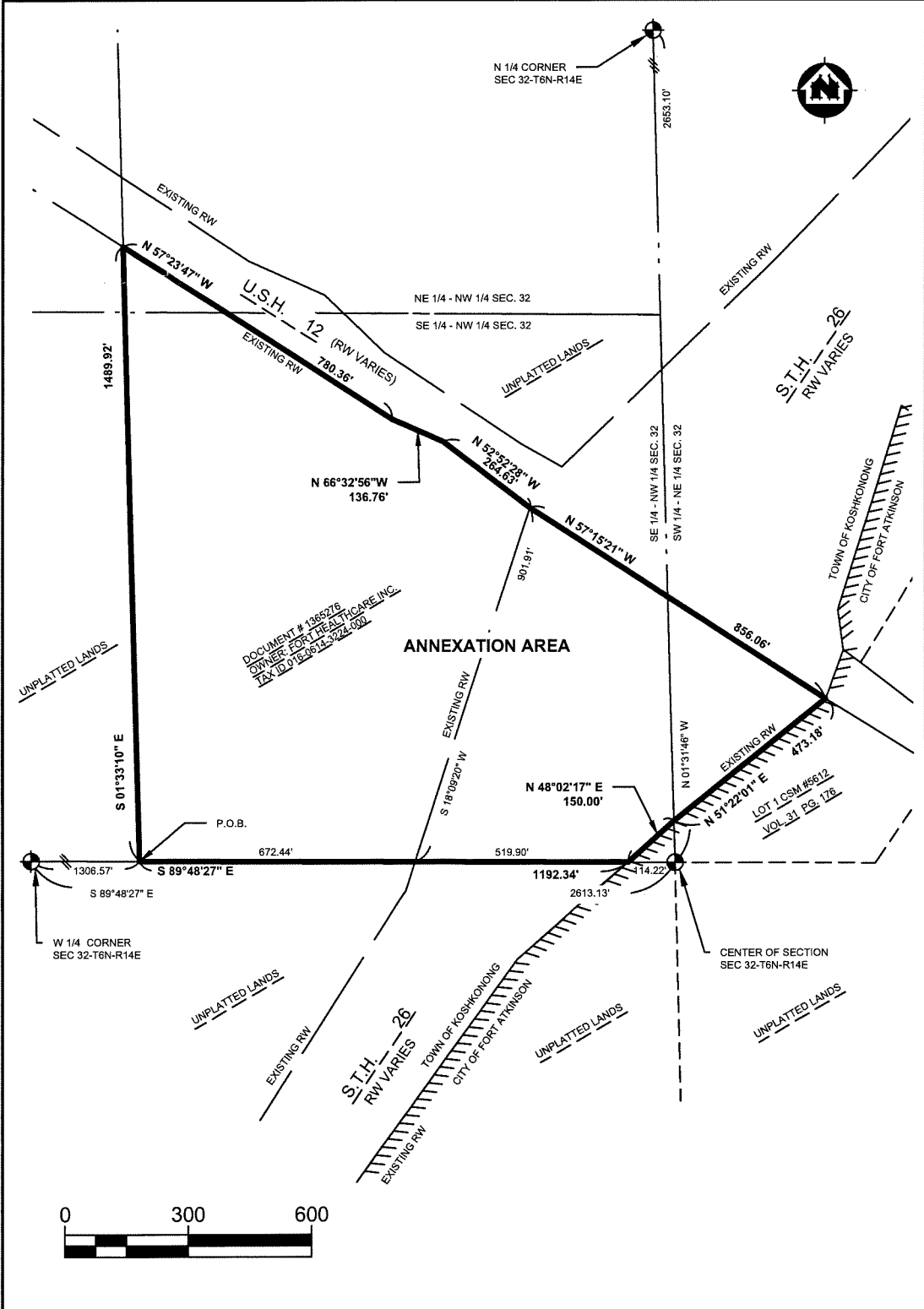
Commencing at the West 1/4 corner of Section 32, Town 6 North, Range 14 East in the Town of Koshkonong, Jefferson County, Wisconsin, thence S 89°48'27" E, 1306.57 feet along the south line of the NW 1/4 of said Section 32 to the SW corner of lands described in Document #1365276 and the **POINT OF BEGINNING**; thence continuing S 89°48'27" E, 1192.34 feet along the south line of lands described in Document #1365276 and the south line of the NW 1/4 of said Section 32 to the SW corner of Lot 1 of CSM #5612 and the easterly right of way of S.T.H. 26; thence N 48°02'17" E, 150.00 feet along the west line of Lot 1 of CSM #5612 and the easterly right of way of S.T.H. 26 to east line of the NW 1/4 of said Section 32; thence N 51°22'01" E, 473.18 feet along the west line of Lot 1 of CSM #5612 and the easterly right of way of S.T.H. 26 to the NW corner of Lot 1 of CSM #5612 and the southerly right of way of U.S.H. 12; thence N 57°15'21" W, 856.06 feet to the NE corner of lands described in Document # 1365276 and the westerly right of way of S.T.H. 26; thence N 52°52'28" W, 264.63 feet along the northerly line of lands described in Document # 1365276 and the southerly right of way of U.S.H. 12; thence N 66°32'56" W, 136.76 feet along the northerly line of lands described in Document # 1365276 and the southerly right of way of U.S.H. 12; thence N 57°23'47" W, 780.36 feet along the northerly line of lands described in Document # 1365276 and the southerly right of way of U.S.H. 12 to the NW corner of lands described in Document # 1365276 and the west line of the NE 1/4 of the NW 1/4 of said Section 32; thence S 01°33'10" E, 1489.92 feet along the west line of lands described in Document # 1365276 and the west line of the NE 1/4 of the NW 1/4 and the SE 1/4 of the NW 1/4 to the **POINT OF BEGINNING**.



ENGINEERING | ARCHITECTURE | SURVEYING
 FUNDING | PLANNING | ENVIRONMENTAL
 201 Corporate Drive, Beaver Dam WI 53916
 (920) 887-4242 www.msa-ps.com
 © MSA Professional Services, Inc.

PROJECT NO.	17839001
DRAWN BY:	B. BUCHDA
CHECKED BY:	
FILE:	FORT HEALTHCARE ANNEXATION.DWG
SHEET NO.	1 OF 1

ANNEXATION MAP



0:UT17839001.DWG:Survey/Fort HealthCare - Annexation Map.dwg:2022.10.10:17839001.dwg

Annexation Review Questionnaire

Wisconsin Department of Administration

WI Dept. of Administration
Municipal Boundary Review
PO Box 1645
Madison WI 53701
608-264-6102 Fax: 608-264-6104
wimunicipalboundaryreview@wi.gov
<http://doa.wi.gov/municipalboundaryreview>

Petitioner: **Fort Healthcare Inc**

Petition Number: **14503**

1. Territory to be annexed: From **TOWN OF KOSHKONONG** To **CITY OF FORT ATKINSON**

2. Area (Acres): 23.407

3. Pick one: Property Tax Payments

OR Boundary Agreement

a. Annual town property tax on territory to be annexed:

\$ 117.19

a. Title of boundary agreement _____

b. Year adopted _____

b. Total that will be paid to Town

(annual tax multiplied by 5 years): 589.95

c. Participating jurisdictions _____

d. Statutory authority (pick one)

c. Paid by: Petitioner City Village

s.66.0307 s.66.0225 s.66.0301

Other: _____

4. Resident Population: Electors: 0 Total: 0

5. Approximate **present land use** of territory:

Residential: 0 % Recreational: 0 % Commercial: 0 % Industrial: 0 %

Undeveloped: 100 %

6. If territory is undeveloped, what is the **anticipated use**?

Residential: _____ % Recreational: _____ % Commercial: 100 % Industrial: _____ %

Other: _____ %

Comments: potential medical facility, yet unplanned

7. Has a preliminary or final plat been submitted to the Plan Commission: Yes No

Plat Name: _____

8. What is the **nature of land use adjacent** to this territory in the city or village?

immediately adjacent to Hwy 26, then City commercial zoned

In the town?: _____

9. What are the **basic service needs** that precipitated the request for annexation?

Sanitary sewer Water supply Storm sewers

Police/Fire protection EMS Zoning

Other _____

10. Is the city/village or town capable of providing needed utility services?

City/Village Yes No Town Yes No

If yes, approximate timetable for providing service: City/Village Town

Sanitary Sewers immediately
or, write in number of years. 20 _____

Water Supply immediately
or, write in number of years. 20 _____

Will provision of sanitary sewers and/or water supply to the territory proposed for annexation require capital expenditures (i.e. treatment plant expansion, new lift stations, interceptor sewers, wells, water storage facilities)?

Yes No

If yes, identify the nature of the anticipated improvements and their probable costs: _____

11. Planning & Zoning:

a. Do you have a comprehensive plan for the City/Village/Town? Yes No

Is this annexation consistent with your comprehensive plan? Yes No

b. How is the annexation territory now zoned? A-1

c. How will the land be zoned and used if annexed? RH-35 Rural Holding

12. Elections: New ward or Existing ward? Will the annexation create a new ward or join an existing ward? For more information, please contact the Wisconsin Election Commission at (608) 266-8005, elections@wi.gov or see their annexation checklist here: <http://elections.wi.gov/forms/el-100>

13. Other relevant information and comments bearing upon the public interest in the annexation:

Prepared by: Town City Village

Name: Michelle Ebbert

Email: miebbert@fortatkinsonwi.net

Phone: 920.563.7760

Date: 5-11-2022

Please **RETURN PROMPTLY** to:

wimunicipalboundaryreview@wi.gov

Municipal Boundary Review

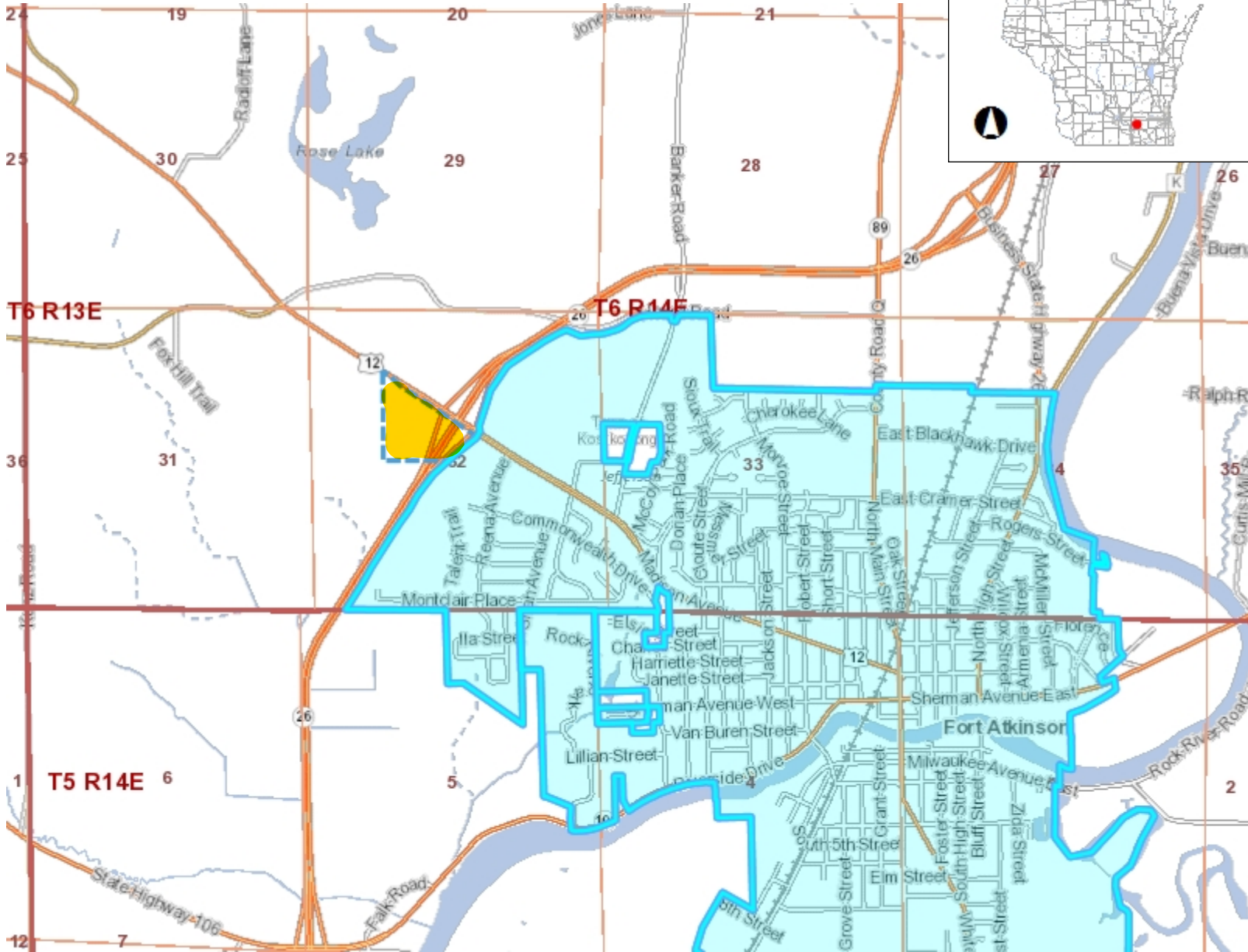
PO Box 1645, Madison WI 53701

Fax: (608) 264-6104

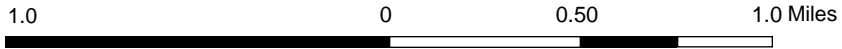
(March 2018)



Surface Water Data Viewer Map



- Legend**
- Township
 - Section
 - Quarter-Quarter
 - County Boundary
 - Cities, Towns & Villages
 - City
 - Village
 - Civil Town
 - Municipality
 - State Boundaries
 - County Boundaries
 - Major Roads
 - Interstate Highway
 - State Highway
 - US Highway
 - County and Local Roads
 - County HWY
 - Local Road
 - Railroads
 - Tribal Lands
 - Rivers and Streams
 - Intermittent Streams
 - Lakes and Open water



NAD_1983_HARN_Wisconsin_TM

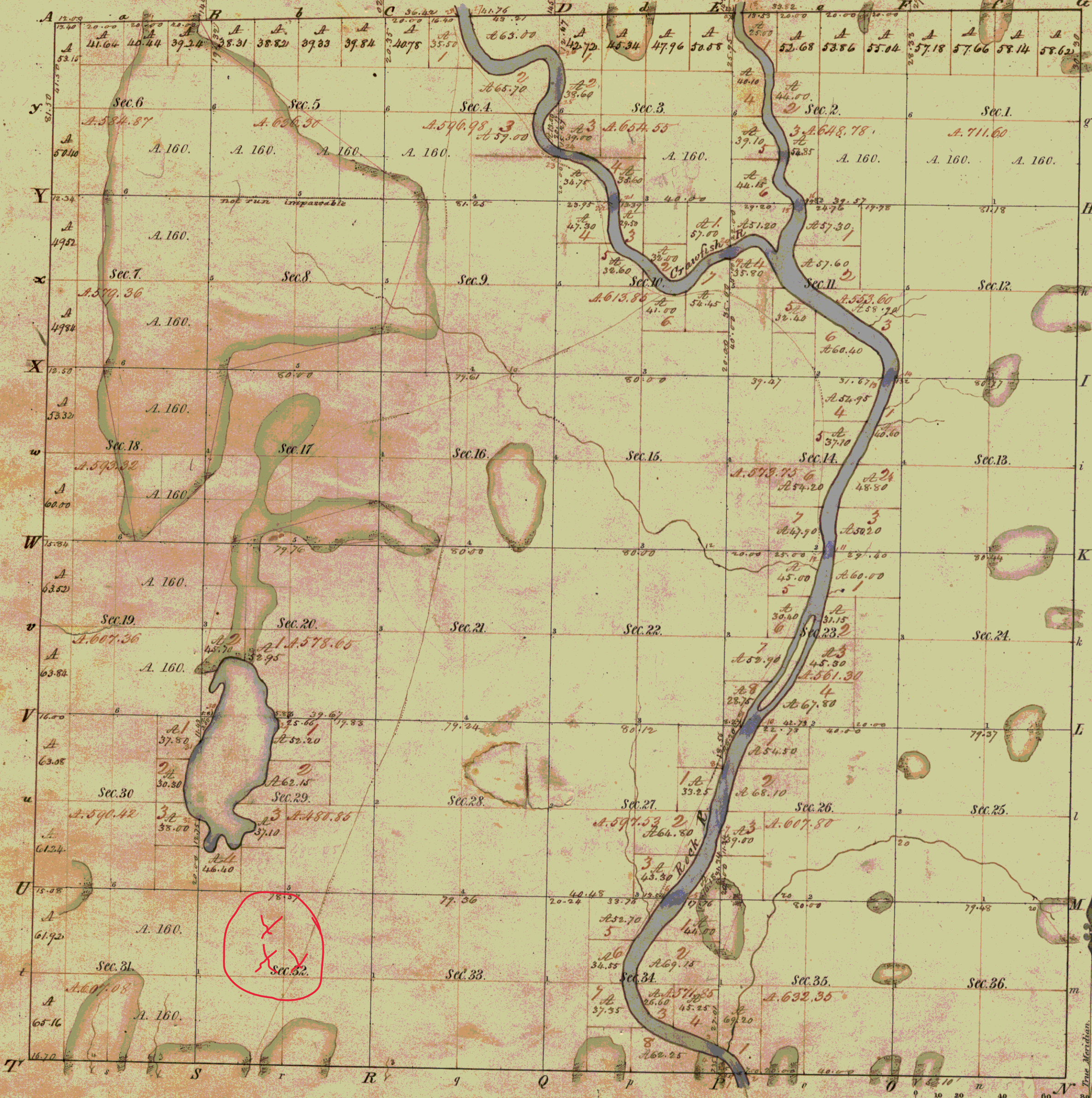
1: 31,680

DISCLAIMER: The information shown on these maps has been obtained from various sources, and are of varying age, reliability and resolution. These maps are not intended to be used for navigation, nor are these maps an authoritative source of information about legal land ownership or public access. No warranty, expressed or implied, is made regarding accuracy, applicability for a particular use, completeness, or legality of the information depicted on this map. For more information, see the DNR Legal Notices web page: <http://dnr.wi.gov/legal/>

Notes

Township N^o VI.

Range N^o XIV. East 4th Mer. (Wis. Ter.)



Crawfield River not meandered on left Bank

Meanders of Rock River			
Posts	Courses	Ch. Lk.	Posts
1	N 77° 11' 2.50	2.50	N 19° 6'
2	N 77° 11' 3.18	3.18	N 15° 6'
3	N 77° 11' 3.76	3.76	N 11° 6'
4	N 77° 11' 4.34	4.34	N 7° 6'
5	N 77° 11' 4.92	4.92	N 3° 6'
6	N 77° 11' 5.50	5.50	N 0° 6'
7	N 77° 11' 6.08	6.08	S 1° 6' E
8	N 77° 11' 6.66	6.66	S 5° 6' E
9	N 77° 11' 7.24	7.24	S 9° 6' E
10	N 77° 11' 7.82	7.82	S 13° 6' E
11	N 77° 11' 8.40	8.40	S 17° 6' E
12	N 77° 11' 8.98	8.98	S 21° 6' E
13	N 77° 11' 9.56	9.56	S 25° 6' E
14	N 77° 11' 10.14	10.14	S 29° 6' E
15	N 77° 11' 10.72	10.72	S 33° 6' E
16	N 77° 11' 11.30	11.30	S 37° 6' E
17	N 77° 11' 11.88	11.88	S 41° 6' E
18	N 77° 11' 12.46	12.46	S 45° 6' E
19	N 77° 11' 13.04	13.04	S 49° 6' E
20	N 77° 11' 13.62	13.62	S 53° 6' E
21	N 77° 11' 14.20	14.20	S 57° 6' E
22	N 77° 11' 14.78	14.78	S 61° 6' E
23	N 77° 11' 15.36	15.36	S 65° 6' E
24	N 77° 11' 15.94	15.94	S 69° 6' E
25	N 77° 11' 16.52	16.52	S 73° 6' E
26	N 77° 11' 17.10	17.10	S 77° 6' E
27	N 77° 11' 17.68	17.68	S 81° 6' E
28	N 77° 11' 18.26	18.26	S 85° 6' E
29	N 77° 11' 18.84	18.84	S 89° 6' E
30	N 77° 11' 19.42	19.42	S 93° 6' E
31	N 77° 11' 20.00	20.00	S 97° 6' E
32	N 77° 11' 20.58	20.58	S 101° 6' E
33	N 77° 11' 21.16	21.16	S 105° 6' E
34	N 77° 11' 21.74	21.74	S 109° 6' E
35	N 77° 11' 22.32	22.32	S 113° 6' E
36	N 77° 11' 22.90	22.90	S 117° 6' E
37	N 77° 11' 23.48	23.48	S 121° 6' E
38	N 77° 11' 24.06	24.06	S 125° 6' E
39	N 77° 11' 24.64	24.64	S 129° 6' E
40	N 77° 11' 25.22	25.22	S 133° 6' E
41	N 77° 11' 25.80	25.80	S 137° 6' E
42	N 77° 11' 26.38	26.38	S 141° 6' E
43	N 77° 11' 26.96	26.96	S 145° 6' E
44	N 77° 11' 27.54	27.54	S 149° 6' E
45	N 77° 11' 28.12	28.12	S 153° 6' E
46	N 77° 11' 28.70	28.70	S 157° 6' E
47	N 77° 11' 29.28	29.28	S 161° 6' E
48	N 77° 11' 29.86	29.86	S 165° 6' E
49	N 77° 11' 30.44	30.44	S 169° 6' E
50	N 77° 11' 31.02	31.02	S 173° 6' E
51	N 77° 11' 31.60	31.60	S 177° 6' E
52	N 77° 11' 32.18	32.18	S 181° 6' E
53	N 77° 11' 32.76	32.76	S 185° 6' E
54	N 77° 11' 33.34	33.34	S 189° 6' E
55	N 77° 11' 33.92	33.92	S 193° 6' E
56	N 77° 11' 34.50	34.50	S 197° 6' E
57	N 77° 11' 35.08	35.08	S 201° 6' E
58	N 77° 11' 35.66	35.66	S 205° 6' E
59	N 77° 11' 36.24	36.24	S 209° 6' E
60	N 77° 11' 36.82	36.82	S 213° 6' E
61	N 77° 11' 37.40	37.40	S 217° 6' E
62	N 77° 11' 37.98	37.98	S 221° 6' E
63	N 77° 11' 38.56	38.56	S 225° 6' E
64	N 77° 11' 39.14	39.14	S 229° 6' E
65	N 77° 11' 39.72	39.72	S 233° 6' E
66	N 77° 11' 40.30	40.30	S 237° 6' E
67	N 77° 11' 40.88	40.88	S 241° 6' E
68	N 77° 11' 41.46	41.46	S 245° 6' E
69	N 77° 11' 42.04	42.04	S 249° 6' E
70	N 77° 11' 42.62	42.62	S 253° 6' E
71	N 77° 11' 43.20	43.20	S 257° 6' E
72	N 77° 11' 43.78	43.78	S 261° 6' E
73	N 77° 11' 44.36	44.36	S 265° 6' E
74	N 77° 11' 44.94	44.94	S 269° 6' E
75	N 77° 11' 45.52	45.52	S 273° 6' E
76	N 77° 11' 46.10	46.10	S 277° 6' E
77	N 77° 11' 46.68	46.68	S 281° 6' E
78	N 77° 11' 47.26	47.26	S 285° 6' E
79	N 77° 11' 47.84	47.84	S 289° 6' E
80	N 77° 11' 48.42	48.42	S 293° 6' E
81	N 77° 11' 49.00	49.00	S 297° 6' E
82	N 77° 11' 49.58	49.58	S 301° 6' E
83	N 77° 11' 50.16	50.16	S 305° 6' E
84	N 77° 11' 50.74	50.74	S 309° 6' E
85	N 77° 11' 51.32	51.32	S 313° 6' E
86	N 77° 11' 51.90	51.90	S 317° 6' E
87	N 77° 11' 52.48	52.48	S 321° 6' E
88	N 77° 11' 53.06	53.06	S 325° 6' E
89	N 77° 11' 53.64	53.64	S 329° 6' E
90	N 77° 11' 54.22	54.22	S 333° 6' E
91	N 77° 11' 54.80	54.80	S 337° 6' E
92	N 77° 11' 55.38	55.38	S 341° 6' E
93	N 77° 11' 55.96	55.96	S 345° 6' E
94	N 77° 11' 56.54	56.54	S 349° 6' E
95	N 77° 11' 57.12	57.12	S 353° 6' E
96	N 77° 11' 57.70	57.70	S 357° 6' E
97	N 77° 11' 58.28	58.28	S 361° 6' E
98	N 77° 11' 58.86	58.86	S 365° 6' E
99	N 77° 11' 59.44	59.44	S 369° 6' E
100	N 77° 11' 60.02	60.02	S 373° 6' E

Total number of Acres 22,182.15					
Surveys Designated	By Whom Surveyed	Date of Contract	Amount of Surveys	When Surveyed	When p ^d for and ch ^d in the Sur. Gen ^l acc ^t
Township lines	Mallett & Bunch	17 Aug. 1835	M. Ch ^d 23.79	1 st 1836	2 nd 1836
Subdivisions	H. Lumbard	26 Dec. 1835	79.21	2 nd 1836	1 st 1837

The above Map of Township N^o VI of Range N^o XIV E of the 4th Principal Meridian Wisconsin is strictly conformable to the field notes of the survey thereof on file in this Office, which have been examined and approved.

Surveyor General's Office,
Cincinnati, Oct. 1. 1836

Robt. Lytle Sur. Gen.



TONY EVERS

GOVERNOR

KATHY BLUMENFELD

SECRETARY-DESIGNEE

Municipal Boundary Review

PO Box 1645, Madison WI 53701

Voice (608) 264-6102 Fax (608) 264-6104

Email: wimunicipalboundaryreview@wi.gov

Web: <http://doa.wi.gov/municipalboundaryreview>

May 31, 2022

PETITION FILE NO. 14503

MICHELLE EBBERT, CLERK
CITY OF FORT ATKINSON
101 N MAIN ST
FORT ATKINSON, WI 53538-1861

BRIDGET WOODS, CLERK
TOWN OF KOSHKONONG
W5609 STAR SCHOOL RD
FORT ATKINSON, WI 53538-9359

Subject: FORT HEALTHCARE INC ANNEXATION

The proposed annexation submitted to our office on May 10, 2022, has been reviewed and found to be in the public interest. In determining whether an annexation is in the public interest, s. 66.0217 (6), Wis. Stats. requires the Department to examine "[t]he shape of the proposed annexation and the homogeneity of the territory with the annexing village or city..." so as, to ensure the resulting boundaries are rational and compact. The statute also requires the Department to consider whether the annexing city or village can provide needed municipal services to the territory. The subject petition is for territory that is reasonably shaped and contiguous to the **CITY OF FORT ATKINSON**, which is able to provide needed municipal services.

Note: The area of the territory to be annexed is 34.31 acres, not 23.4 acres as noted in the petition.

The Department reminds clerks of annexing municipalities of the requirements of s. 66.0217 (9)(a), Wis. Stats., which states:

"The clerk of a city or village which has annexed shall file immediately with the secretary of administration a certified copy of the ordinance, certificate and plat, and shall send one copy to each company that provides any utility service in the area that is annexed. The clerk shall record the ordinance with the register of deeds and file a signed copy of the ordinance with the clerk of any affected school district..."

State and federal aids based on population and equalized value may be significantly affected through failure to file with the Department of Administration. Please file a copy of your annexing ordinance, including a statement certifying the population of the annexed territory. **Please include your MBR number 14503 with your ordinance.** Ordinance filing checklist available at <http://mds.wi.gov/>, click on "Help on How to Submit Municipal Records". Email scanned copy of required materials (color scan maps with color) to mds@wi.gov or mail to: Wisconsin Department of Administration, Municipal Boundary Review, PO Box 1645, Madison WI 53701-1645.

The petition file is available for viewing at: <http://mds.wi.gov/View/Petition?ID=2577>

Please call me at (608) 264-6102, should you have any questions concerning this annexation review.

Sincerely,

Erich Schmidtke, Municipal Boundary Review

cc: petitioner