

paid R102432 \$950⁰⁰

Request for Annexation Review

COPY

WI Dept. of Administration
Municipal Boundary Review
101 E. Wilson Street, 9th Floor
Madison WI 53703
608-264-6102 Fax: 608-264-6104
wimunicipalboundaryreview@wi.gov
http://doa.wi.gov/municipalboundaryreview/

Wisconsin Department of Administration

Petitioner Information

Name: Ryan Malone
Address: 2301 Sun Valley Dr.
Suite 200
Delafield, WI 53018
Email: purityrealestate@icloud.com

Office use only:

RECEIVED

May 13, 2022

Municipal Boundary Review
Wisconsin Dept. of Admin.

1. Town where property is located: Town of Lake Mills
2. Petitioned City or Village: City of Lake Mills
3. County where property is located: Jefferson
4. Population of the territory to be annexed: 0
5. Area (in acres) of the territory to be annexed: 2.3216 AC
6. Tax parcel number(s) of territory to be annexed (if the territory is part or all of an existing parcel): 018-0713-1214-002

Petitioners phone:

(262)-719-6030

Town clerk's phone:

(920)-648-5867

City/Village clerk's phone:

(920)648-2344

Contact Information if different than petitioner:

Representative's Name and Address:

Phone: _____
E-mail: _____

Surveyor or Engineering Firm's Name & Address:
Pinnacle Engineering Group
20725 Watertown Rd.
Suite 100
Brookfield, WI 53186
Phone: (262)-754-8888
E-mail: mseidl@pinnacle-engr.com

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

1. Legal Description meeting the requirements of s.66.0217 (1) (c) [see attached annexation guide]
2. Map meeting the requirements of s. 66.0217 (1) (g) [see attached annexation guide]
3. Signed Petition or Notice of Intent to Circulate is included
4. Indicate Statutory annexation method used:
 - Unanimous per s. 66.0217 (2), or,
 - OR
 - Direct by one-half approval per s. 66.0217 (3)
5. 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

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

\$ X **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

\$ 950 **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: 5-13-2022

Payee: City of Lake Mills

Check Number: 51208

Check Date: 5-10-22

Amount: 950⁰⁰

ANNEXATION SUBMITTAL GUIDE

s. 66.0217 (5) THE PETITION

- State the purpose of the petition: -Direct annexation by unanimous approval; OR
-Direct annexation by one-half approval; OR
-Annexation by referendum.
- Petition must be signed by: -All owners and electors, if by unanimous approval.
-See 66.0217 (3) (a), if by one-half approval.
-See 66.0217 (3) (b), if by referendum.
- State the population of the land to be annexed.

[It is beneficial to include Parcel ID or Tax numbers, the parcel area, and identify the annexee (Town) and annexor (Village or City) in the petition.]

s. 66.0217 (1) (c) THE DESCRIPTION

The annexation petition must include a legal description of the land to be annexed. The land must be described by reference to the government lot, private claim, quarter-section, section, town and range in which the land lies. The land must be further described by metes and bounds commencing from a monumented corner of the section or quarter-section, or the monumented end of a private claim or federal reservation, in which the land lies; OR

If the land is wholly and entirely within a lot or lots, or all of a block or blocks of a recorded subdivision plat or certified survey map, it must be described by reference to the lot (s) and/or block (s) therein, along with the name of the plat or the number, volume, page, and County of the certified survey map.

The land may NOT be described by: -Aliquot part;
-Reference to any other document (plat of survey, deed, etc.);
-Exception or Inclusion;
-Parcel ID or tax number.

s. 66.0217 (1) (g) THE MAP

The map shall be an *accurate reflection* of the legal description of the parcel being annexed. As such, it must show:
-A tie line from the parcel to the monumented corner of the section or quarter-section, or the monumented end of a private claim or federal reservation, in which the parcel lies. The corner and monument must be identified.
-Bearings and distances along all parcel boundaries as described.
-All adjoining as referenced in the description.

The map must include a **graphic scale**.

The map must show and identify the existing municipal boundary, in relation to the parcel being annexed.

[It is beneficial to include a North arrow, and identify adjacent streets and parcels on the map.]

s. 66.0217 FILING

The petition must be filed with the Clerk of the annexing City or Village and with the Clerk of the Town in which the land is located.

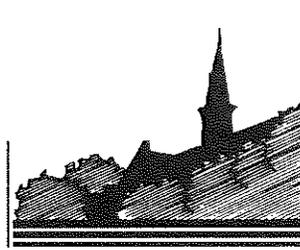
If the annexation is by one-half approval, or by referendum, the petitioner must post notice of the proposed annexation as required by s. 66.0217 (4).

If the lands being annexed are within a County of 50,000 or greater population, the petition must also be filed with the Department of Administration for review

[Note that no municipality within a County of 50,000 or greater population may enact an annexation ordinance prior to receiving a review determination from the Department of Administration.]

City Of Lake Mills

200D Water Street
Lake Mills, WI 53551
(920) 648-2344
FAX: (920) 648-2347
www.ci.lake-mills.wi.us



Tuesday, May 10, 2022

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

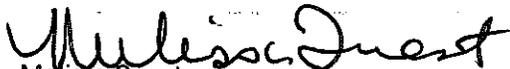
RE: Petition for Annexation; Parcel #018-0713-1214-002

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,
City of Lake Mills


Melissa Quest
City Clerk

Enclosures

cc:
Steve Wilke, City Manager
Town of ~~Lake Mills~~
Lake Mills Public School District
Jefferson County Highway Department
Jefferson County Zoning Department

COPY

**ANNEXATION APPLICATION PACKET
CITY OF LAKE MILLS**

**NOTE: YOU MUST ALSO SUBMIT AN ANNEXATION PETITION
IN ACCORDANCE WITH WISCONSIN STATUTES 66.0217**

Property Owner *(Please Type or Print)*
 Name KINGBIRD REAL ESTATE II, LLC.
 Address W7411 CNTY HWY V,
 City LAKE MILLS, WI 53551
 Telephone(s) 262-719-6030
 Mobil No. 262-719-6030
 Fax No. -
 E-Mail purityrealestate@icloud.com

Owner's Agent *(Please Type or Print)*
 Name Ryan Malone
 Address 2301 SUN VALLEY DR. SUITE 200
 City DELAFIELD, WI 53018
 Telephone(s) 262-719-6030
 Mobil No. 262-719-6030
 Fax No. -
 E-Mail purityrealestate@icloud.com

1. Attach the Annexation petition (with legal description) and scaled map to this application.

Annexations (attachments) From the Town of Lake Mills.

All proposed annexations from the Town of Lake Mills are required to comply with the procedures contained in the Municipal Boundary Agreement between the City of Lake Mills and the Town of Lake Mills.

Annexations From the Town of Aztalan and Town of Milford.

Pursuant to Wisconsin Statutes 66.0217(14), the City of Lake Mills is required to pay annually to these towns, for 5 years, an amount equal to the amount of property taxes that the town levied on the annexed territory, as shown by the tax roll under §70.65, in the year in which the annexation is final. As a condition of annexation, the City of Lake Mills requires that the petitioner inform the City of the property taxes liability.

List the Town tax key number, acreage and equalized (full) value of each parcel as last assessed by the township.

Parcel	Town Tax Key #	Acreage	Equalized (full) value		(Total) (Value)	Current Year Taxes
			(land)	(Improvements)		
1	018-0713-1214-002	2.3216	\$202,300	\$0	\$202,300	\$3,101.21
2						
3						
4						
					Annual Total	\$3,101.21
					\$	
					5 X Total \$	\$15,506.05

3. List the population of the parcel(s) proposed to be annexed.

Adults (18 years and over) 0
 Children (5-17 years) 0
 Children (1-4 years) 0
 Total 0

4. List the current use(s) of the land which is proposed to be annexed. If more than one general use, record the acreage of each use.

Vacant Land, remnants of a homestead

5. List the requested temporary zoning district(s) pursuant to the City Zoning Code.

Rural Development (RD)

6. List the existing town or extraterritorial zoning district(s) of the parcel(s).

Single Family Residential

7. Does this property contain Jefferson County Shoreland or Wetland zoning?

yes no If yes, the required Annexation map is required to identify all County Shoreland or Wetland boundaries.

8. Does the property contain floodplain? yes no

9. Is this land zoned "exclusive agriculture" by the Town and has the property owner participated in a Farmland Preservation Program?

yes no If yes, see acknowledgements

ACKNOWLEDGEMENTS

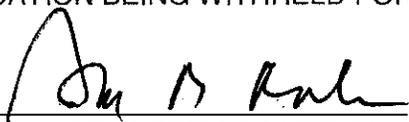
1. It is City of Lake Mills policy to require of all landowners filing an annexation petition to provide prior to City Council action on the petition, A) the dedication by deed of any required street or highway right-of-way in accordance with the City's Official Map, B) the payment of any existing special assessments and, C) the submission of a Certified Survey Map consistent with city code. These requirements may be incorporated into an Annexation Agreement.

2. Pursuant to the Wisconsin Department of Agriculture, Trade and Consumer Protection, when land zoned for exclusive agricultural use is rezoned, tax credits paid out must be paid back to the State of Wisconsin. You are required to complete and submit to the Department of Agriculture a Notice of Rezoning or Conditional Use/Special Exception.

3. The required annexation application fee is payable to "The Wisconsin Department of Administration" which covers the required state review costs.

4. The applicant will need to file a separate zoning amendment application for permanent zoning.

5. I ACKNOWLEDGE THAT THE ATTACHED ANNEXATION PETITION AND MAP HAVE BEEN PREPARED IN ACCORDANCE WITH WISCONSIN STATUTES 66.0217, AND THAT I HAVE READ AND UNDERSTAND THE ANNEXATION PROCEDURES AND THAT FAILURE TO PROVIDE ALL REQUIRED MATERIALS AND FEES IN ACCORDANCE WITH THE ANNEXATION PROCEDURES AND WISC. STATS. 66.0217 MAY RESULT IN THIS APPLICATION BEING WITHHELD FOR CONSIDERATION BY THE CITY.

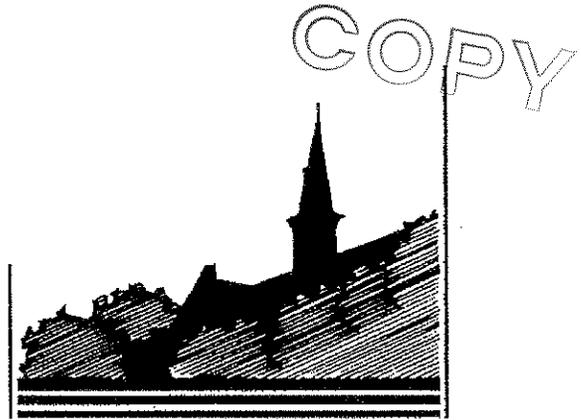

Signature of PROPERTY OWNER Circulating the Petition

March 21/2022
Date

ADEL M KOR KOR
Print name

City Of Lake Mills

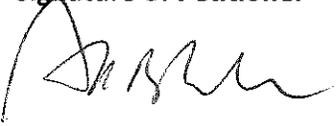
200D Water Street
Lake Mills, WI 53551
(920) 648-2344
FAX: (920) 648-2347
website: ci.lake-mills.wi.us



PETITION OF ELECTORS AND PROPERTY OWNERS TO THE CITY OF LAKE MILLS, JEFFERSON COUNTY

We, the undersigned, constituting all of the electors and all of the owners of real property in the following territory of the Town of Lake Mills, Jefferson County, Wisconsin, lying contiguous to the City of Lake Mills petition the honorable Common Council of the said City to annex the said territory described in the attached legal description document, and shown on the attached scale map to the City of Lake Mills, Jefferson County, Wisconsin.

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

Signature of Petitioner	Date of Signing	Owner Elector (Mark with X)	Address or Description of Property
	March 31 / 2022		W7411 County Highway V Lake Mills, WI 53551

COPY

LEGAL DESCRIPTION:

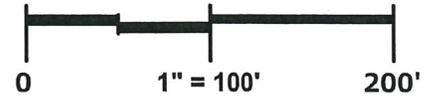
Being a part of the Northeast 1/4 of the Southeast 1/4, and the Southeast 1/4 and Southwest 1/4 of the Northeast 1/4 of Section 12, Township 7 North, Range 13 East, Town of Lake Mills, Jefferson County, Wisconsin, described as follows:

Commencing at the northeast corner of the Northeast 1/4 of said Section 12; thence South 01°14'47" West along the east line of said Northeast 1/4, 2661.36 feet to the southeast corner of said Northeast 1/4; thence South 89°13'40" West along the south line of said Northeast 1/4, 1009.64 feet to a point on the centerline of County Trunk Highway "A" and the Point of Beginning;

Thence South 52°42'22" West along said centerline, 70.35 feet to the intersection of the centerlines of County Trunk Highway "A" and County Trunk Highway "V"; Thence North 52°31'01" West along the centerline of said County Trunk Highway "V", 288.45 feet to a point on a curve; Thence northwesterly 38.67 feet along said curve to the left, whose radius is 1432.69 feet and whose chord bears North 53°17'24" West, 38.67 feet; Thence North 32°39'22" East, 329.44 feet to the south line of Interstate Highway "94"; Thence South 65°17'42" East along said south line, 357.01 feet to a point on a curve; Thence southeasterly 129.01 feet along said curve to the left, whose radius is 5814.65 feet and whose chord bears South 65°55'50" East, 129.01 feet to the centerline of aforesaid County Trunk Highway "A"; Thence South 52°42'22" West, 382.17 feet to the Point of Beginning



GRAPHICAL SCALE (FEET)



CURVE TABLE				
CURVE NO.	LENGTH	RADIUS	CHORD BEARING	CHORD LENGTH
C1	38.67'	1432.69'	N53°17'24"W	38.67'
C2	129.01'	5814.65'	S65°55'50"E	129.01'

150,300 s.f.
3.45 acres
PARCEL AREA
101,129 SQ. FT.
2.3216 ACRES



REAL PROPERTY LISTERS ANNEXATION REVIEW

1. Territory to be annexed: | From Town of: | To City/Village of:
018-0713-1214-002 | Lake Mills | Lake Mills

2. Checklist: (Y) Yes; (N) No; (NA) Not applicable; (NC) Not checked

Location and Position

Y (1) Location description by government lot, recorded private claim, ¼ - ¼ section, section, township, range and county

Y (2) Contiguous with existing village/city boundaries

N (3) Creates an island area in Township (completely surrounded by city)

N (4) Creates an island area in City (completely surrounded by town)

Petition and Map Information

Y (1) Identify owner(s) of annexed land

Y (2) Identify parcel ID numbers included in annexation.

Y (3) Identify parcel ID numbers being split by annexation

Y (4) North arrow

Y (5) Graphic Scale

Y (6) Streets and Highways shown and identified

N (7) Legend

Y (8) Total area/acreage of annexation

3. Other relevant information and comments:

None

Prepared by: Tracy Saxby _____
Title: Real Property Lister _____
Phone: 920-674-7254 _____
Date: May 16, 2022 _____

Please **RETURN PROMPTLY** to:
Municipal Boundary Review
PO Box 1645
Madison WI 53701
(608) 264-6102 **FAX** (608) 264-6104
wimunicipalboundaryreview@wi.gov



Surface Water Data Viewer

[Sign in](#)[Maps & Data](#)[Basic Tools](#)[Locate & Identify](#)[Draw & Measure](#)[Tool Labels](#)

Additional Resources

[Show Layers](#)[Pan](#)[Print](#)

Basic Tools

[Point](#)[Clear Selected](#)

Identify

[Query](#)[Filter](#)[Find Location](#)[Find Address](#)

Find Data

[Find Decimal Degrees](#)[Plot Coordinates](#)

Coordinates



0.2km

WKID: 4326 Lat/Long ▲

Lat: 43.09495° N

Lon: 88.88486° W

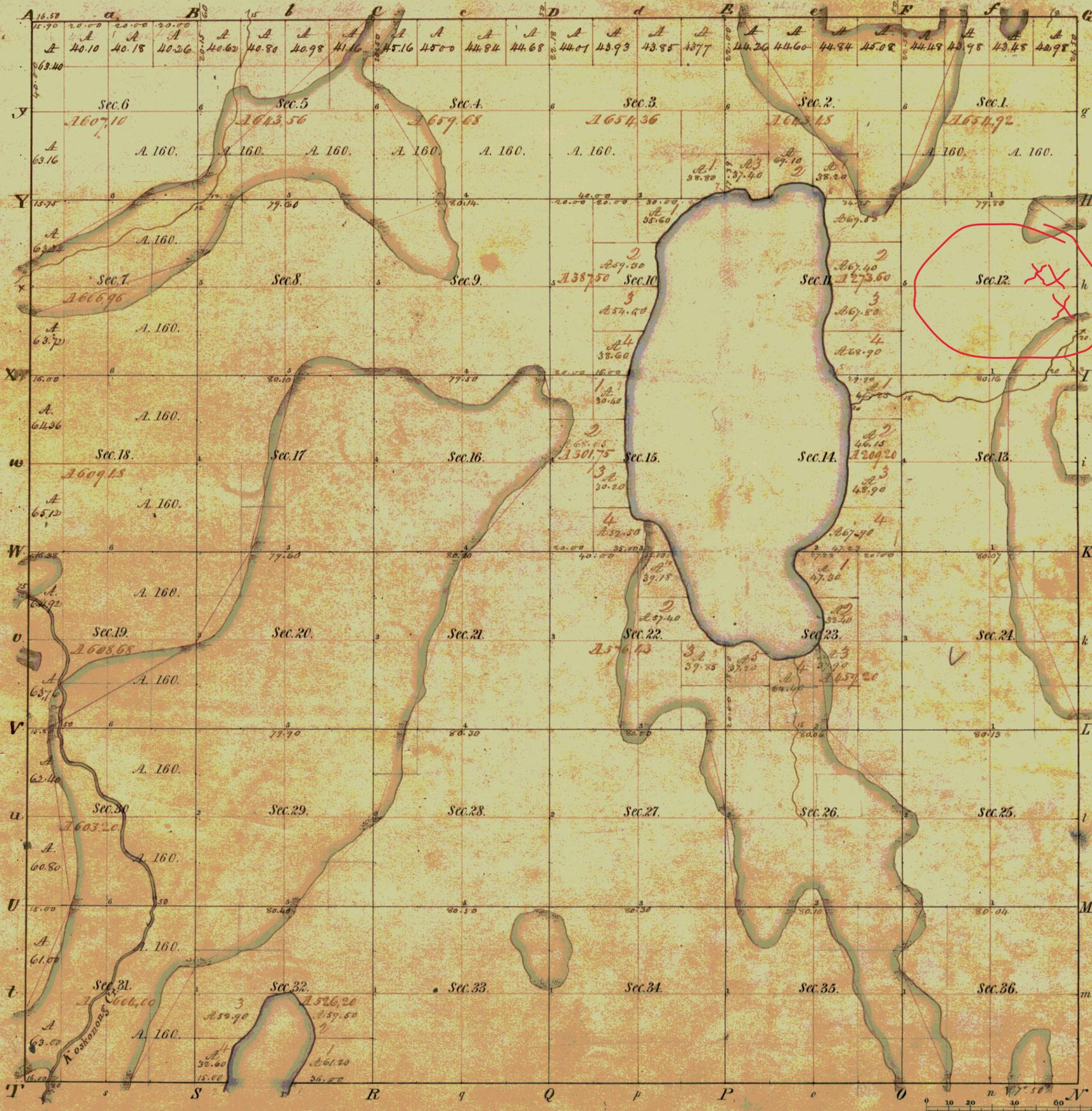
[DNR Website](#)[SWIMS](#)[WATERS](#)[NHI Portal](#)[Comments](#)

Scale 1: 7,920

[Go](#)[Terms of Use](#)

Township No 7, Range No 13 East 4th Mer. Wis. Ter.

13-4



Meanders of Lakes

Posts	Courses	Ch. Lk.	Posts	Courses	Ch. Lk.	Posts	Courses	Ch. Lk.
Lake in Section 22								
2	N 5 E	17.00		N 79 E	12.50			
	N 42 E	13.00		N 50 E	16.00			
	N 19 E	13.00		N 85 E	18.00			
	N 81 E	14.00		N 20 E	7.00			
	N 58 E	8.00		N 4 W	11.00			
	N 13 E	18.00		N 29 W	9.00			
	N 22 W	8.00		N 10 W	7.50			
1	N 38 W	12.70	4	N 42 E	3.00			
Lake in Sec. 23								
10, 11, 14, 15, 22, 23								
4	N 76 E	4.50						
	N 57 E	6.50						
	N 18 E	4.50						
	N 44 E	5.50						
	N 35 E	6.50						
	N 36 E	7.00						
	N 13 E	9.50						
	N 37 E	10.00						
	N 14 W	16.50						
	N 20 E	1.50						
	N 11 E	5.00						
	N 11 W	8.00						
	N 34 W	7.00						
	N 49 W	5.00						
5	N 53 W	2.50						
	N 37 W	5.00						
	N 26 W	7.50						
	N 9 W	8.50						
	N 21 E	11.00						
	N 9 W	5.50						
	N 3 W	7.10						
	N 4 W	7.50						
	N 18 E	5.50						
	N 34 W	3.50						
	N 12 W	7.50						
	N 4 W	10.00						
6	N 25 W	7.50						
	N 20 W	1.50						
	N 38 W	2.50						
	N 61 W	7.00						
	N 88 W	7.00						
	N 52 W	6.00						
	N 20 W	5.00						
	N 27 W	2.00						
	N 56 W	11.40						
	N 27 W	5.00						
	N 89 W	5.00						
7	N 72 W	3.50						
	N 75 W	5.00						
8	N 76 W	5.35						
	N 57 W	13.00						
	N 36 W	17.00						
	N 5 E	31.00						
	N 24 W	19.00						
9	N 14 W	23.00						
	N 5 W	19.00						
	N 1 E	26.00						
	N 9 E	18.00						
	N 69 E	16.00						
10	N 11 E	11.00						
	N 36 E	14.00						
	N 14 E	12.00						
	N 33 E	9.00						
3	N 45 E	15.75						

Total number of Acres. 21,149.30

Surveys Designated	By Whom Surveyed	Date of Contract	Amount of Surveys	When Surveyed	When p ^d for and ch ^d in the Sur ^r Gen ^l acc ^t
Township lines	Mallett & Runkle	29 July 1833	M. Ch. Lks. 23,74.00	1 st of 1834	3 rd of 1834
Subdivisions	James B. Mallett	15 th April 1836	62.21.77	14 th of 1836	1 st of 1837

The above Map of Township No 7 of Range No 13 E. of the 4th Principal Meridian Wisconsin Ter. 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. 4, 1836

Robt. S. Lytle Sur. Genl.



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>

June 02, 2022

PETITION FILE NO. 14504

MISTY QUEST, CLERK
CITY OF LAKE MILLS
200D WATER ST
LAKE MILLS, WI 53551-1632

ROBIN UNTZ, CLERK
TOWN OF LAKE MILLS
1111 S MAIN ST
LAKE MILLS, WI 53551-1816

Subject: MALONE ANNEXATION

The proposed annexation submitted to our office on May 13, 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 LAKE MILLS**, which is able to provide needed municipal services.

Note: The total area of the territory to be annexed should be shown as 3.45 acres (150,300 s.f.) on the scale map and 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 14504 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=2578>
Please call me at (608) 264-6102, should you have any questions concerning this annexation review.

Sincerely,

Erich Schmidtke, Municipal Boundary Review

cc: petitioner