

PETITION FOR ANNEXATION

The undersigned, constituting 100 percent of the owners of the following described territories located in the Town of Kewaskum, Washington County, Wisconsin, lying contiguous to the Village of Kewaskum, petition the Honorable Village President and Village Trustees of said village to annex the territory described below and shown upon the attached map, as permitted by Chapter 66 of the Wisconsin Statutes, to the Village of Kewaskum, Washington County, Wisconsin.

Title work with legal description as shown:

The Land referred to herein below is situated in the County of Washington, State of Wisconsin and is described as follows:

LEGAL DESCRIPTION

THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4, THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4, PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4, PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, LOT 1 OF CERTIFIED SURVEY MAP 2291, RECORDED AS DOCUMENT NO. 429564, AND PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, ALL BEING PART OF SECTION 4, TOWNSHIP 12, NORTH, RANGE 19 EAST, IN THE TOWN OF KEWASKUM, COUNTY OF WASHINGTON, STATE OF WISCONSIN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST 1/4 OF SAID SECTION 4;

THENCE NORTH 00°55'51" WEST, 2664.95 FEET, ALONG THE EAST LINE OF SAID SOUTHEAST 1/4 TO THE NORTHEAST CORNER OF SAID SOUTHEAST 1/4;

THENCE NORTH 89°12'26" WEST, 1342.01 FEET, ALONG THE NORTH LINE OF SAID SOUTHEAST 1/4 TO THE POINT OF BEGINNING OF THIS DESCRIPTION;

THENCE SOUTH 00°45'45" EAST, 1335.37 FEET, ALONG THE EAST LINE OF THE NORTHWEST 1/4 OF SAID SOUTHEAST 1/4;

THENCE NORTH 89°20'06" WEST, 584.21 FEET, ALONG THE SOUTH LINE OF THE NORTHWEST 1/4 OF SAID SOUTHEAST 1/4

TO A POINT 761.64 FEET EAST OF THE SOUTHWEST CORNER OF THE NORTHWEST 1/4 OF SAID SOUTHEAST 1/4;

THENCE SOUTH 02°20'06" EAST, 78.54 FEET;

THENCE SOUTH 53°47'52" WEST, 422.15 FEET;

THENCE SOUTH 82°34'02" WEST, 330.00 FEET;

THENCE SOUTH 03°55'58" EAST, 234.30 FEET;

THENCE SOUTH 83°08'36" WEST, 98.72 FEET, TO THE EAST INNER CORNER OF LOT 4 OF PHEASANT RUN ESTATES;

THENCE NORTH 00°03'20" EAST, 426.36 FEET, ALONG THE EAST LINE OF LOT 4, LOT 5, AND LOT 6 OF PHEASANT RUN ESTATES, AS MONUMENTED TO THE NORTHEAST CORNER OF SAID LOT 6;

THENCE SOUTH 76°05'44" WEST, 1129.35 FEET, ALONG THE NORTH LINE OF SAID PHEASANT RUN ESTATES, AND THE WESTERLY EXTENSION THEREOF TO THE EAST LINE OF STATE HIGHWAY 45;
THENCE NORTH 19°45'03" WEST, 451.41 FEET, ALONG SAID EAST LINE OF STATE HIGHWAY 45;
THENCE NORTH 00°16'33" WEST, 155.14 FEET, ALONG SAID EAST LINE OF SAID STATE HIGHWAY 45 TO THE NORTHWEST CORNER OF LOT 1 OF SAID CERTIFIED SURVEY MAP 2291;
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THENCE NORTH 02°40'33" WEST, 278.77 FEET, ALONG THE EAST LINE OF LOT 2 OF CERTIFIED SURVEY MAP 6288 TO THE NORTHEAST CORNER OF SAID LOT 2;
THENCE NORTH 54°43'37" EAST, 45.00 FEET, ALONG THE NORTHEASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 2;
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CONTAINING 5,621,654 SQUARE FEET // 129.0554 ACRES, MORE OR LESS.

There are two persons residing in the territory.

Dated this 28th day of October 2024

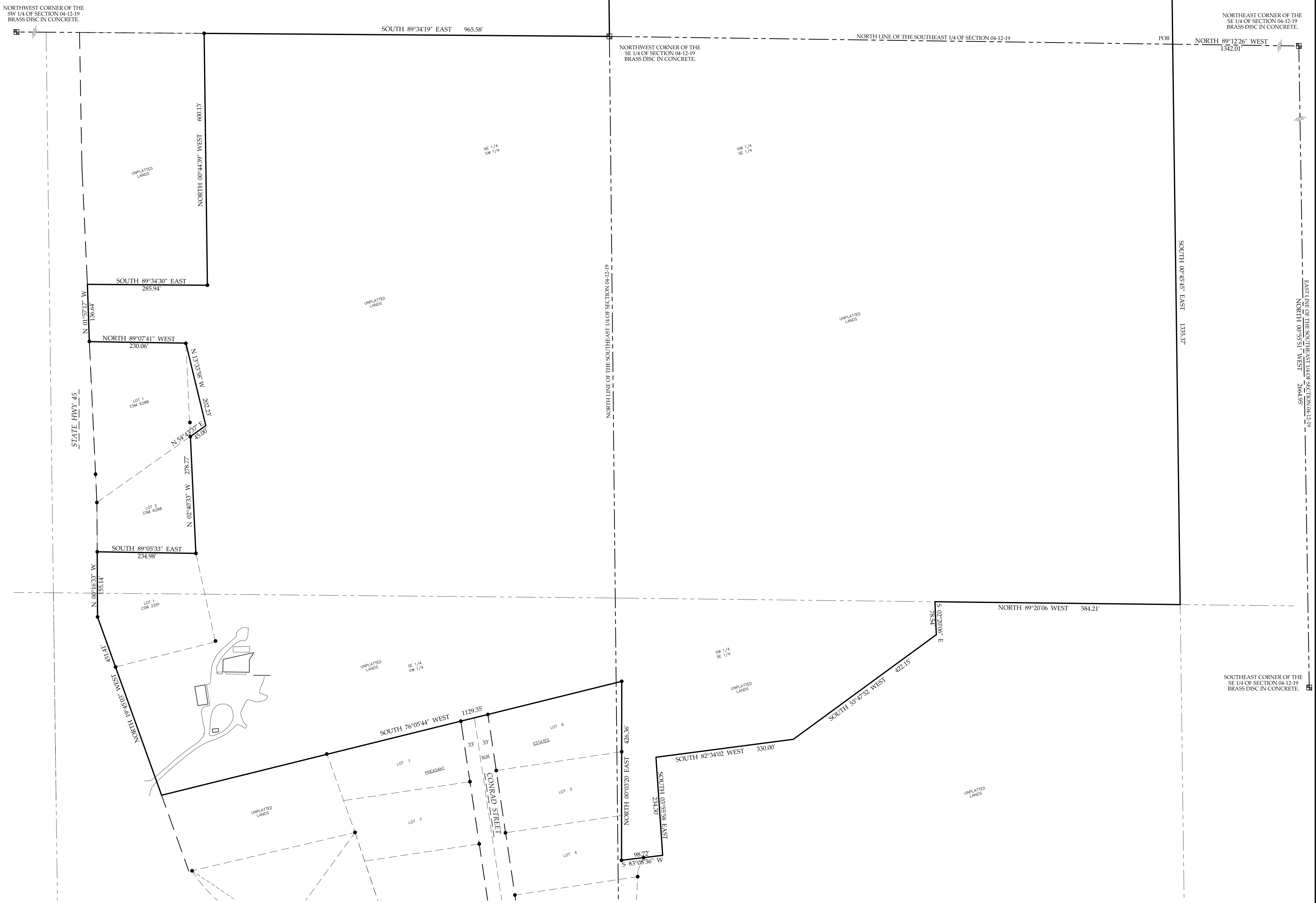
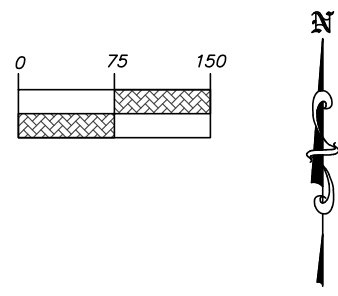
Diana Stephan

Diana Stephan: Owner/Member
262-355-5957
dstephan@charter.net

Kathleen Weinand

Kathleen Weinand: Owner/Member
480-323-6960
kweinand1@cox.net

ANNEXATION EXHIBIT



LEGAL DESCRIPTION

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CONTAINING 5,621,654 SQUARE FEET // 129.0554 ACRES, MORE OR LESS.

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REAL PROPERTY LISTERS ANNEXATION REVIEW

1. Territory to be annexed: T8-0069, T8-0093, T8-0094, T8-0082, T8-0077-00D AND T8-0077-00Z	From Town of: KEWWASKUM	To City/Village of: V. KEWASKUM
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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

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

NA (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:

PARCEL NUMBER T8-0077-00D IS MISSING FROM PARCEL NUMBER LIST IN THE PETITION.

Prepared by: BRIAN BRAITHWAITE
 Title: REAL PROPERTY LISTER
 Phone: 262.335.4370
 Date: 11-4-2024

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

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: **Stephan & Weinand**

Petition Number: **14711**

1. Territory to be annexed: From **TOWN OF KEWASKUM** To **VILLAGE OF KEWASKUM**

2. Area (Acres): 129.0554

3. Pick one: Property Tax Payments

OR Boundary Agreement

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

\$ 5,437.80

a. Title of boundary agreement _____

b. Year adopted _____

b. Total that will be paid to Town

(annual tax multiplied by 5 years): \$27,189.00

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: 2 Total: 2

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

Residential: 6 % Recreational: _____ % Commercial: _____ % Industrial: _____ %

Undeveloped: 94 % (Approximately 43 percent of the land is currently agricultural)

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

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

Other: _____ %

Comments: The Town of Kewaskum has not received a plan of how the land will be used.

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?

Residential

In the town?: Residential, Business and Agricultural

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 The petitioners have not requested any services from the town, so we are unable to answer this question.

10. Is the city/village or town capable of providing needed utility services? Not sure, since nothing was requested of the town.
City/Village Yes No Town Yes No

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

<u>Sanitary Sewers</u> immediately	<input type="checkbox"/>	<input type="checkbox"/>
or, write in number of years.	_____	_____
 <u>Water Supply</u> immediately	<input type="checkbox"/>	<input type="checkbox"/>
or, write in number of years.	_____	_____

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? Residential

c. How will the land be zoned and used if annexed? _____

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:

The Comprehensive Plan has the area zoned as low-density residential.

Prepared by: Town City Village

Name: Anne L. Trautner

Email: clerk@townofkewaskumwi.gov

Phone: 262-626-2566

Date: November, 16, 2024

(March 2018)

Please **RETURN PROMPTLY** to:

wimunicipalboundaryreview@wi.gov

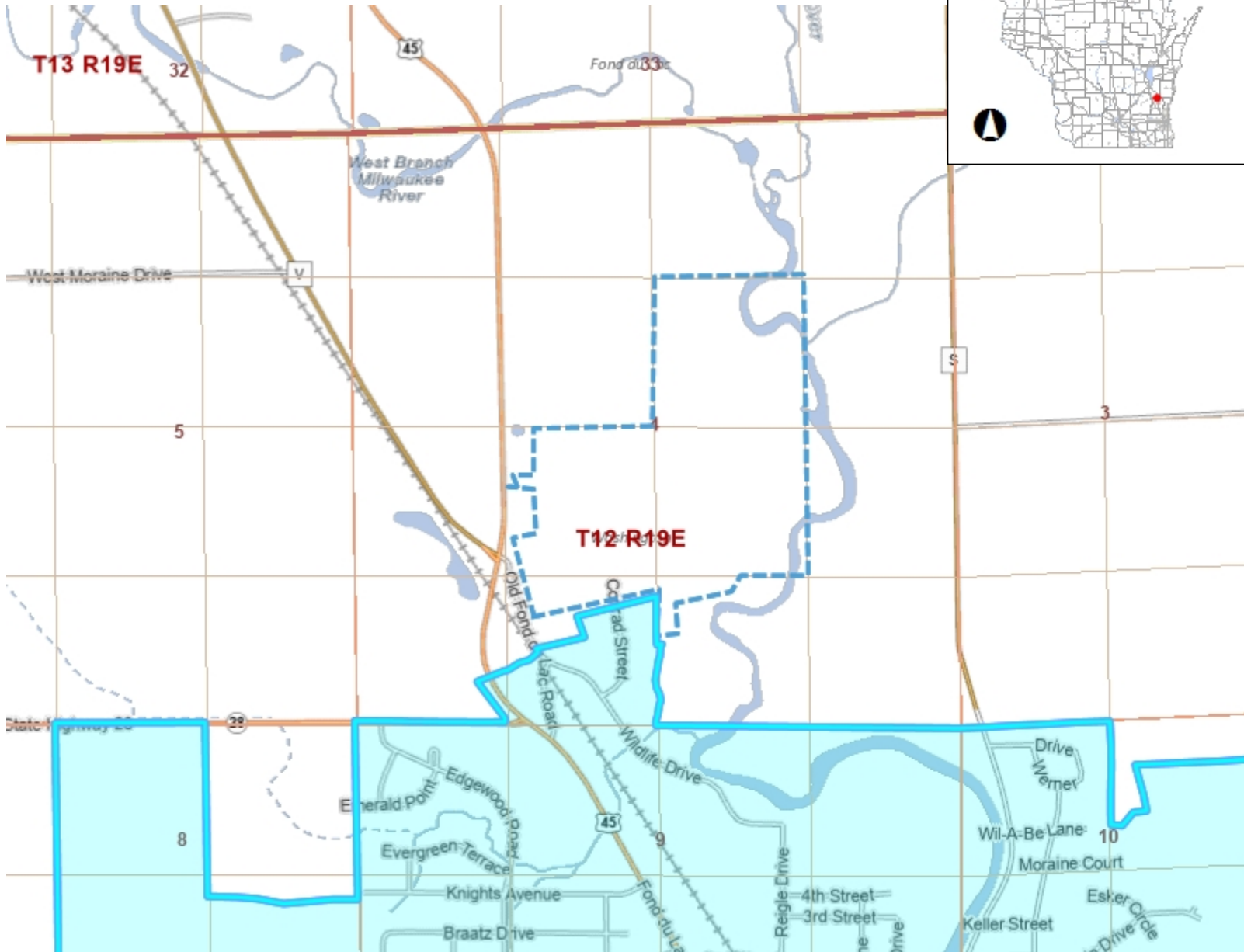
Municipal Boundary Review

PO Box 1645, Madison WI 53701

Fax: (608) 264-6104



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

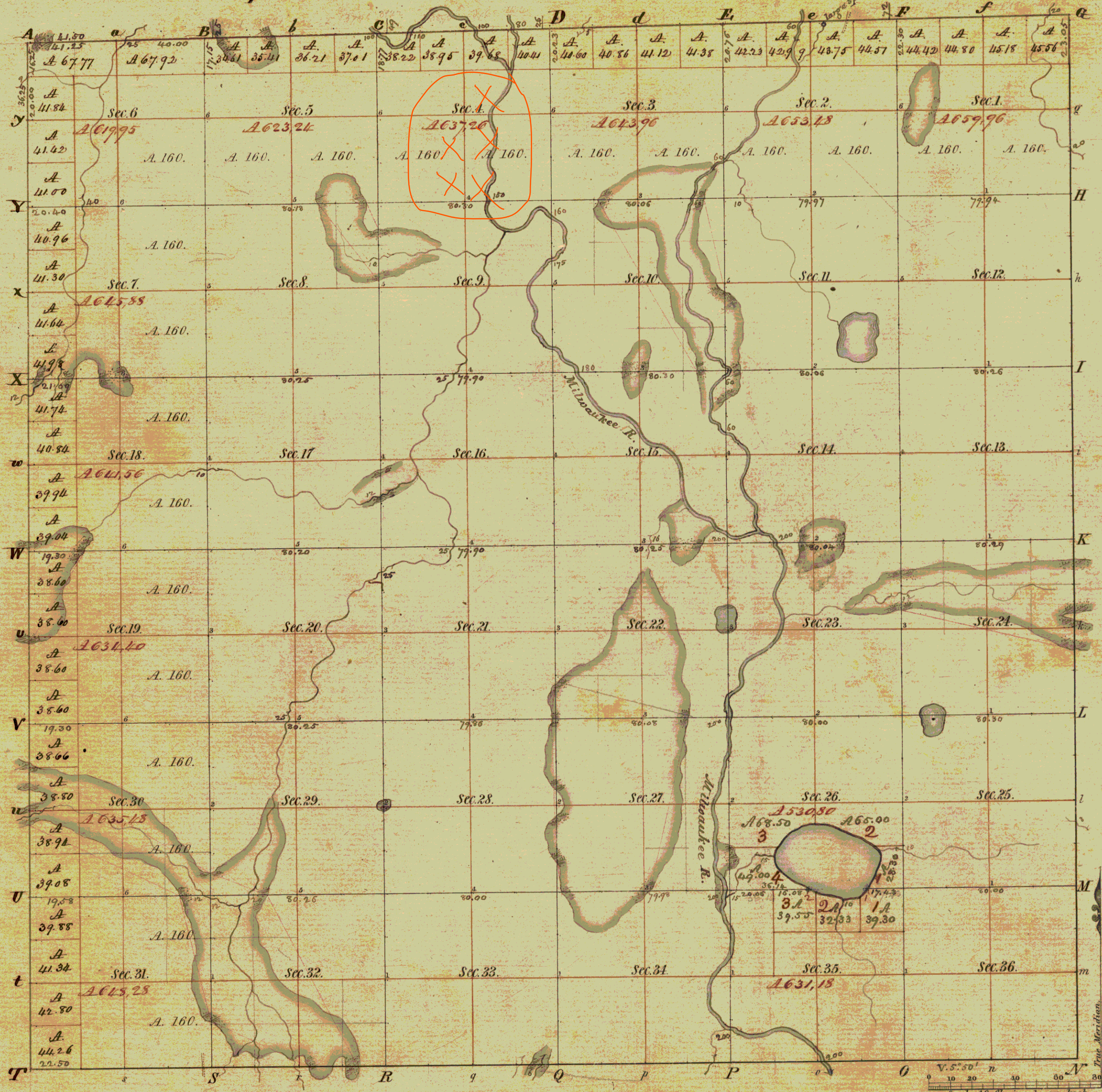
1: 15,840

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

Burt 12-19
Wis. Ter
55

Township No 12, Range No 19 East 4th Mer. Wis. Ter.



Meanders of Lake in Sec. 26 1835.

Posts	Courses	Ch. Lk.	Posts	Courses	Ch. Lk.	Posts	Courses	Ch. Lk.
2	N 68 E	7.10						
	N 53 E	10.25						
	N 54 E	6.75						
	N 67 E	2.50						
	N 33 E	3.00						
1	N 21 E	16.00						
	N 35 W	5.25						
	N 39 W	11.30						
	N 70 W	13.30						
	N 84 W	6.07						
	N 67 W	9.00						
	N 55 W	7.45						
	N 26 W	6.50						
	South	3.25						
	N 33 E	6.50						
2	N 57 E	7.00						
	N 61 E	7.58						

Total number of Acres: 22,925.43

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	Mullett & Brink	Aug. 17. 1835	M. Ch ^s Lks. 24. 03. 30	3 ^d of 1835	2 ^d of 1836
Subdivisions	W ^m A. Burt	Jan. 7. 1836	61. 47. 45	2 ^d of 1836	3 ^d of "

The above Map, of Township No 12 North of Range No 19 East 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, Jan^y. 19. 1837

Robt. J. Lytle Sur. Gen^l



TONY EVERS

GOVERNOR

KATHY BLUMENFELD

SECRETARY

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>

November 19, 2024

PETITION FILE NO. 14711

TAMMY BUTZ, CLERK
VILLAGE OF KEWASKUM
PO BOX 38
KEWASKUM, WI 53040-0038

ANNE TRAUTNER, CLERK
TOWN OF KEWASKUM
PO BOX 484
KEWASKUM, WI 53040-0484

Subject: STEPHAN & WEINAND ANNEXATION

The proposed annexation submitted to our office on October 29, 2024, 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 Village of Kewaskum, which is able to provide needed municipal services.

Note: -The scale map of the territory to be annexed must clearly show and identify the existing Village of Kewaskum municipal boundary in relation to the territory to be annexed. -The bearing of the 136.64' course in line 27 of the metes and bounds description does not match that shown on the scale map.

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 14711 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=2785>

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

Sincerely,

Erich Schmidtke, Municipal Boundary Review

cc: petitioner