Request for Annexation Review

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

Wisconsin Department of Administration

Online Submittal and Payment: Instead of this form go to https://appengine.egov.com/apps/wi/dir/annexation This will speed up the process by eliminating the time it used to take to mail the check to us.

	Petitioner Information
	Mark Chaput
Phone:	715-577-0962
Email:	chproduce of mon. com
Contact I	nformation if different than petitioner:
Represen	tative's Name:
Phone:	
E-mail:	
^{1.} Town(s	where property is located: Washing Ton

^{2.} Petitioned City or Village: Eau Claire	
3. County where property is located: Fac Claire	
^{4.} Population of the territory to be annexed:	2
^{5.} Area (in acres) of the territory to be annexed: $L82$	
6. Tax parcel number(s) of territory to be annexed (if the territory is part or all of an existing	ng parcel):
	e

Include these required items with this form:

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 [see attached annexation guide]

4. Check or money order covering review fee [see next page for fee calculation]

(November 2022)

Received by City Clerk

FEB 2 1 2025

City of Eau Claire

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

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

Review Fee (required with all annexation submittals except those that consist ONLY of road right-ofway)

\$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

<u>\$</u> TOTAL FEE DUE (Add the Filing Fee to the Review Fee)

Include check or money order, payable to: Department of Administration
DON'T attach the check with staples, tape,
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 & form received: 03/04/25
Payer: MACK Chaput Check Number: 5090
Check Date: 2-21-25
Amount: <u># 200.99</u>

Petition for Annexation under Wisconsin Statutes 66.0217 (2)

To the City Council of the City of Eau Claire, Wisconsin:

- 1. The undersigned hereby petition for direct annexation of the territory legally described attached hereto the City of Eau Claire, Eau Claire County, State of Wisconsin.
- 2. Attached hereto is a scale map which accurately reflects the legal description of the property to be annexed and the boundary of the annexing the City.
- 3. The current population of the territory to be annexed is _____.
- 4. The petition has been signed by the owners of all of the land within the territory proposed to be annexed, and by all of the electors residing within the territory proposed to be annexed.

Owners of all Lands within the Territory
Proposed to be Annexed:
Name of the Owner: Mark Chapt
Address of Owner: 5675 Gratt Rel Euro Claire Wissund
Date of Signing: $2 - 20 - 25$
Signature:

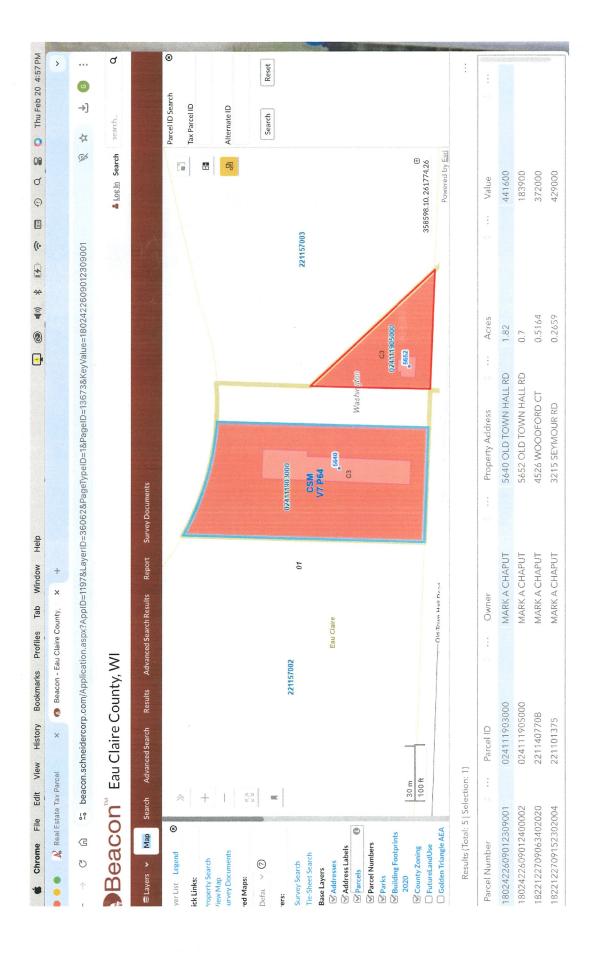
Petition for Annexation under Wisconsin Statutes 66.0217 (2)

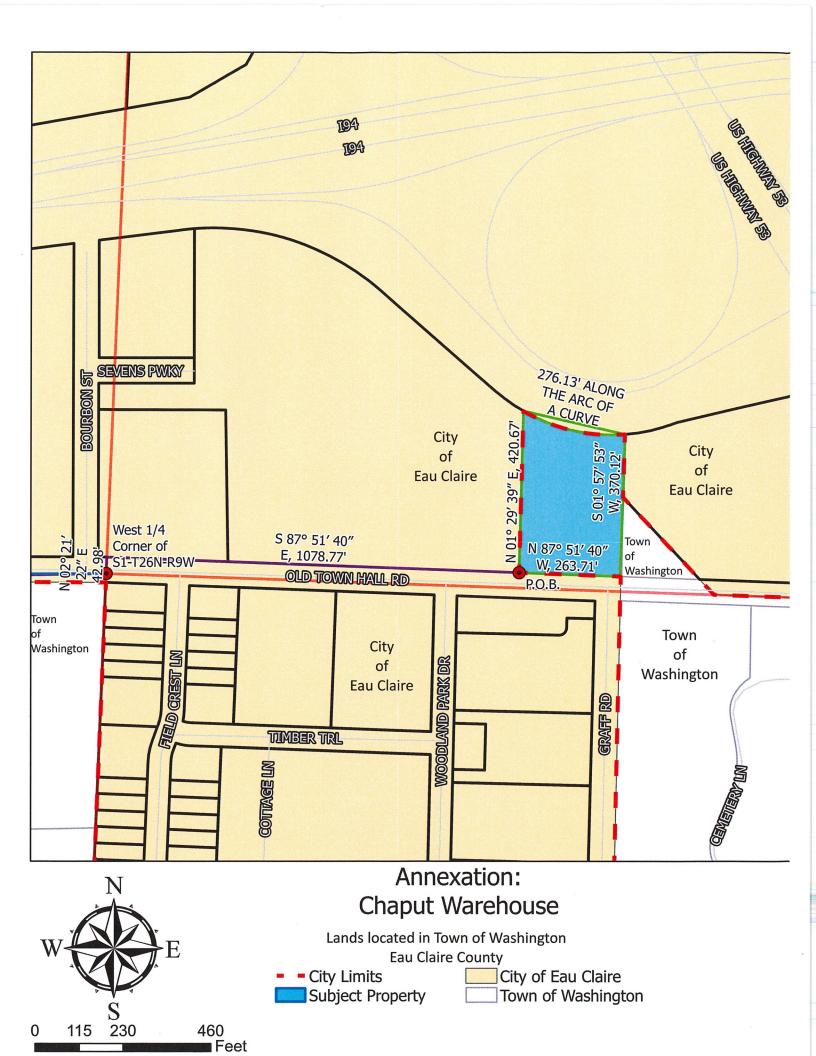
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- 3. The current population of the territory to be annexed is \bigcirc .
- 4. The petition has been signed by the owners of all of the land within the territory proposed to be annexed, and by all of the electors residing within the territory proposed to be annexed.

Owners of all Lands within the Territory	
Proposed to be Annexed:	
Name of the Owner: <u>Rosanne Chaput</u>	
Address of Owner: 5675 Graff Rol Eau Claire WE 54	7d
Date of Signing: 2/20/2025	
Signature:Rosame P. Chapit	

Parcel Number	1802422609012309001
Alternate No	024111903000
Property Address	5640 OLD TOWN HALL RD EAU CLAIRE, WI 54701
Legal Description	THE E 200' OF PCL "E" OF CSM VOL 1 P 47 (#41) LYG IN THE SW-NW SEE U-674, S-5689
Sec-Twp-Rng	S1-T26N-R9W
Acres	1.82





CHAPUT WAREHOUSE

LOCATED IN THE SOUTHWEST ¼ OF THE NORTHWEST 1/4, SECTION 1, TOWNSHIP 26 NORTH, RANGE 9 WEST, TOWN OF WASHINGTON, EAU CLAIRE COUNTY, WISCONSIN, AND BEING MORE PARTICULARY DISCRIBED AS FOLLOWS:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 1;

THENCE N 02° 21' 22" E, 42.89 FEET MORE OR LESS, TO NORTH RIGHT OF WAY OF OLD TOWN HALL ROAD,

THENCE S 87° 51' 40" E, 1078.77 FEET ALONG THE NORTH RIGHT OF WAY OF OLD TOWN HALL ROAD TO THE POINT OF BEGINNING;

THENCE N 01°29'39" E, 420.67 FEET, MORE OR LESS, TO SOUTHERLY RIGHT OF WAY LINE OF INTERSTATE 94;

THENCE 276.13 FEET ALONG THE ARC OF A CURVE CONCAVE NORTHERLY, RADIUS OF 462.27 FEET, AND A CHORD BEARING S 77° 09' 35" E FOR A DISTANCE OF 272.04 FEET MORE OR LESS TO THE EAST RIGHT OF WAY OF HOUSE ROAD ALSO KNOWN AS THE EAST LINE OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION;

THENCE S 01° 57' 53" W, 370.12 FEET, MORE OF LESS, ALONG EAST RIGHT OF WAY OF HOUSE ROAD TO NORTH RIGHT OF WAY LINE OF OLD TOWN HALL ROAD;

THENCE N 87° 51' 40" W, 263.71 FEET, MORE OR LESS, ALONG THE NORTH RIGHT OF WAY OF OLD TOWN HALL ROAD TO THE POINT OF BEGINNING.

PARCEL CONTAINS 101,171 SQUARE FEET OR 2.32 ACRES OF LAND, MORE OR LESS, INCLUDING RIGHT OF WAY.

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

This annexation is contiguous to the City of Eau Claire and a logical extension of compact development fronting along Interstate I-94. The location is immediately adjacent to multifamily development in the City. Extension of City water and sewer are available and planned to continue west. Future Lorch Avenue right-of-way and bike path extensions to the west have been reserved on recorded certificate of survey maps. The City is able to serve this site with City services very effectively, and therefore the private property owner's annexation desire for urban development is a sound request. The property is within the City's urban Sewer Service Area boundary.

The Department advisory review is based upon the statutory definition of "public interest" s. 66.0217(6), Wis. Stats. That definition includes two factors: 1. "Whether the governmental services, including zoning, to be supplied to the territory could <u>clearly</u> be better supplied by the town..." and 2. the "shape of the proposed annexation and homogeneity of the territory with the annexing... city". s. 66.0217(6)(c), Wis. Stats.

In this case the town offers limited local governmental services, no law enforcement, no proximate park, trail, sidewalk network, or comparable pedestrian system, and no public water or sanitary sewer services. The property is immediately adjoining the City which offers all of these municipal services along with a full time fire and paramedic service. Zoning and anticipated use of this private property unanimously petitioned by the owner to exercise property rights within the City of Eau Claire is consistent with the City's Comprehensive Plan, a joint planning agreement entered into by the City and Town that "anticipates" land within the Sewer Service Area to annex and obtain municipal services, and it is likely to provide the diverse, inclusive housing and job growth needed in the Eau Claire community and in our state.

Also of note, a petition for incorporation for a part of the Town of Washington was dismissed by the court prior to the City's receipt of the annexation petition (see Eau Claire County case number 24CV498). Petitioners in that case filed a notice of withdrawal of the petition of incorporation on 2/3/2025, and the court entered dismissal of the petition for incorporation on 2/21/2025. Although the City received the petition for annexation on the same day as the dismissed petition for incorporation, 2/21/2025, the petition for annexation was in fact received by the City after the court had already entered dismissal of the petition for the petition for incorporation earlier that day.

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: Chaput			Pe	tition Number: 14743
1. Territory to be annexed:	From TOWN OF WASHING	GTON	To CITY OF EAU CLAIR	E
2. Area (Acres): <u>+/-1.82</u>			····	
3. Pick one: Property Tax	Payments	OR 🗆	Boundary Agreement	
a. Annual town property tax or	n territory to be annexed:	a. Title	e of boundary agreement _	
\$		b. Yea	r adopted	
b. Total that will be paid to To	wn	c. Par	ticipating jurisdictions	
(annual tax multiplied by 5	years):	_ d. Sta	tutory authority (pick one)	
c. Paid by: □ Petitioner □	City 🛛 Village		s.66.0307 🗆 s.66.0225	🗆 s.66.0301
□ Other:		_		
4. Resident Population:		al: _0	·····	
5. Approximate present land	use of territory:			
Residential:%	Recreational:%	Commercial:	<u></u>	%
Undeveloped:%				
6. If territory is undeveloped, v	what is the anticipated use	?		····
Residential:%	Recreational:%	Commercial:	<u>/vo</u> % Industrial:	%
Other:%				
Comments:				<u>.</u>
7. Has a □ preliminary or □ fi	nal plat been submitted to t	the Plan Commi	ssion: 🗆 Yes 🗷 No	
Plat Name:				
8. What is the nature of land			-	· · · · · · · · · · · · · · · · · · ·
Vacant				
In the town?:				
9. What are the basic service	e needs that precipitated the	e request for an	nexation?	
Sanitary sewer	🖾 Water supply	E Storm sewe	ers	
Police/Fire protection	闷 EMS	덕 Zoning		
Other				

City/Village © Yes ○ No If yes, approximate timetable for providing service: City/Village Town Sanitary.Sewers immediately □ or, write in number of years. Water Supply immediately □ 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: 1. Planning & Zoning: a. Do you have a comprehensive plan for the City/Village/Town? © Yes b. How is the annexation territory now zoned? c. How will the land be zoned and used if annexed? C-3 2. Elections: No b. How is the annexation territory now zoned?		_			le of pro	naing n		•			
Sanitary Sewers immediately or, write in number of years.	City/Village	Ŕ	Yes		No		Town		Yes	Ø	No
or, write in number of years.	If yes, appro	ximat	te timel	table	for provi	ding se	rvice:	City	/Village	9	Town
Water Supply immediately or, write in number of years.			<u>Sanitar</u>	ry Se	<u>wers</u> imn	nediate	ly				
or, write in number of years.			or, writ	e in r	number o	f years.		4	-		
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:			Water	Supp	<u>ly</u> immed	liately					
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:			or, writ	e in r	number o	f years.		_~ 0	-		
1. Planning & Zoning: a. Do you have a comprehensive plan for the City/Village/Town? Image: Yes No Is this annexation consistent with your comprehensive plan? Image: Yes No b. How is the annexation territory now zoned?	expenditures (i.e	e. tre									
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?			ture of	the a	inticipate	d imprc	vement	s and t	neir pro	bable	e costs:
Is this annexation consistent with your comprehensive plan? Image: Yes □ No b. How is the annexation territory now zoned?	•	-									
b. How is the annexation territory now zoned? c. How will the land be zoned and used if annexed? 2. Elections: New ward or □ Existing ward? Will the annexation create a new ward or join an existing ward? For hore information, please contact the Wisconsin Election Commission at (608) 266-8005, elections@wi.gov or see to nnexation checklist here: http://elections.wi.gov/forms/el-100 3. Other relevant information and comments bearing upon the public interest in the annexation: See Attachmet repared by: □ Town Image: RYAN PETELE wimunicipalboundary review@wi.gov Municipal Boundary Review PO Box 1645, Madison WI 53701	a. Do you have	a cor	nprehe	ensive	e plan for	the Cit	y/Village	e/Town	?	γ, γ	es 🗆 No
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2. Elections: □ New ward or □ Existing ward? Will the annexation create a new ward or join an existing ward? For nore information, please contact the Wisconsin Election Commission at (608) 266-8005, elections@wi.gov or see to nnexation checklist here: http://elections.wi.gov/forms/el-100 3. Other relevant information and comments bearing upon the public interest in the annexation: See Attachment See Attachment Please RETURN PROMPTLY to: Name: RYAN PETPIE Email: RYAN PETPIE@EAUCLAIREW1.600 Phone: 715-839-4314	b. How is the ar	inexa	ation ter	rritory	now zoi	ned?					
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See Attachmedt Prepared by: Town Ø City Village Please RETURN PROMPTLY to: Name: RYAN PETPIE wimunicipalboundaryreview@wi.gov Email: RYAN, PETPIE@EAUCLAIREWI.GOU Municipal Boundary Review Phone: 715-839-4914 PO Box 1645, Madison WI 53701	nore information,	pleas	se conta	act th	e Wiscol	nsin Ele	ection Co	ommiss	on crea ion at (ate a 608)	new ward or join an existing ward? For 266-8005, elections@wi.gov or see th
Prepared by: Town Image Please RETURN PROMPTLY to: Name: RYAN PETRIE wimunicipalboundary review@wi.gov Email: RYAN, PETRIE@EAUCLAIREWI.Gov Municipal Boundary Review Phone: 715-839-4914 PO Box 1645, Madison WI 53701	3. Other relevant	infor	mation	and	commen	ts beari	ng upor	the pu	blic inte	erest	in the annexation:
Name: RYAN PETRIE wimunicipalboundaryreview@wi.gov Email: RYAN, PETRIE@EAUCLAIREWI.GOU Municipal Boundary Review Phone: 715-839-4914 PO Box 1645, Madison WI 53701	See Atta	chn	urt	-							
Name:RYAN PETRIEwimunicipalboundaryreview@wi.govEmail:RYAN, PETRIE@EAUCLAIREWI.GOUMunicipal Boundary ReviewPhone:715-839-4914PO Box 1645, Madison WI 53701	repared by:	Tow	n 🗵	City	🗆 Vil	age			Pleas	e RE	
Email:RYAN, PETRIE@EAUCLAIREWI.GOUMunicipal Boundary ReviewPhone:715-839-4914PO Box 1645, Madison WI 53701		VAN									
Phone: 715-839-4914 PO Box 1645, Madison WI 53701	Name: R		M N N								
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	Email: Ry	W.P	ETRIE	@EA		25001.1	600			-	-

Annexation Review Questionnaire

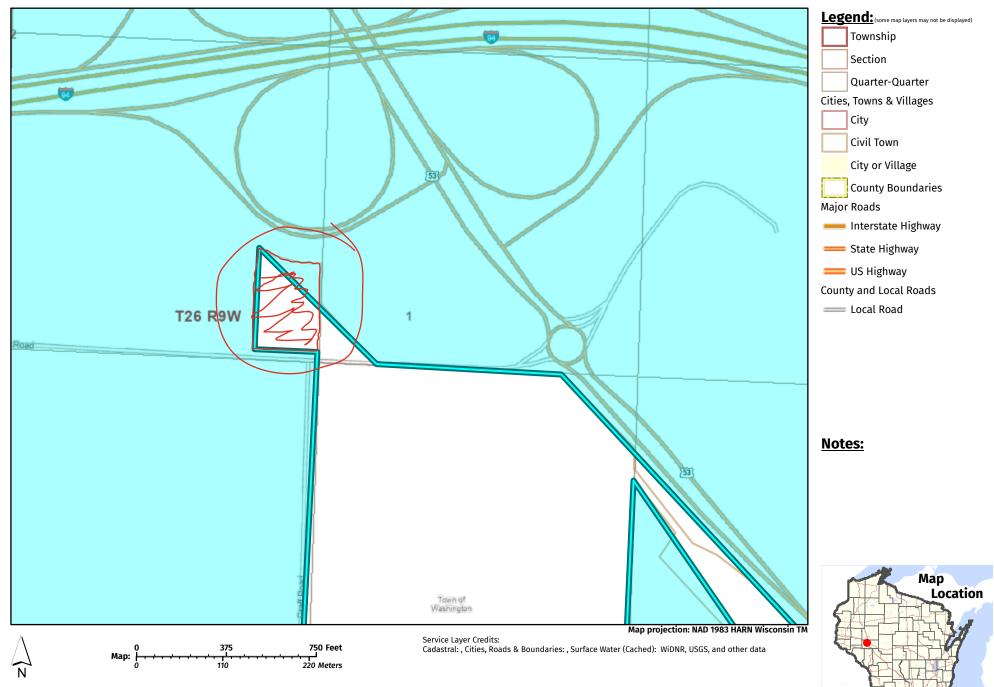
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Petitioner: Chaput	Petition Number: 14743
1. Territory to be annexed: From TOWN OF WASHINGTON	To CITY OF EAU CLAIRE
2. Area (Acres): <u>1.82</u>	
3. Pick one: X Property Tax Payments	DR □ Boundary Agreement
a. Annual town property tax on territory to be annexed:	a. Title of boundary agreement
\$ 486.71	b. Year adopted
b. Total that will be paid to Town	c. Participating jurisdictions
(annual tax multiplied by 5 years): <u>2,433,55</u>	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: Total:	
5. Approximate present land use of territory:	
Residential:% Recreational:% Co	nmercial: <u>100</u> % Industrial:%
Undeveloped:%	
6. If territory is undeveloped, what is the anticipated use?	
Residential:% Recreational:% Co	mmercial:% Industrial:%
Other:%	
Comments:	
7. Has a □ preliminary or □ final plat been submitted to the P	an Commission: 🗆 Yes 🛛 No
Plat Name:	
8. What is the nature of land use adjacent to this territory in	
Commercial - Residential	
In the town?: <u>Commercial</u>	
9. What are the basic service needs that precipitated the req	uest for annexation?
🕱 Sanitary sewer 🛛 🕱 Water supply 🗆 🤤	Storm sewers
Police/Fire protection EMS C	Zoning
Other	

City/Village	🕅 Yes	🗆 No	Town	🗆 Yes	Å	No
If yes, approx	kimate timet	able for provid	ding service:	City/Village)	Town
	<u>Sanitar</u>	r <u>y Sewers</u> imn	nediately			
	or, writ	e in number o	of years.			
	Water	<u>Supply</u> immed	diately			
	or, writ	e in number c	of years.			
	e. treatment					l for annexation require capital vers, wells, water storage facilities)?
If yes, identify th	ne nature of	the anticipate	ed improvements	s and their pro	bable	costs:
 Planning & Zo 	nina:					
	-				,	
a. Do you have	-	ensive plan for	r the City/Village	/Town?	X Ye	s 🗆 No
-	a comprehe		r the City/Village comprehensive		X Ye □ Ye	s □ No es 🕅 No
Is this annexa	a comprehe ation consist	tent with your		plan?	⊠ Y€ □ Y€	s □ No es (X No
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This map is a product generated by a DNR web mapping application.

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Date Printed: 3/23/2025 11:48 AM

Township Nº 26 N; Range Nº 9 West 4th Mer.

And Y Alasse			V.9-35'	1.	V.9- 1	0"	7.9-40'	and the second		2.9-	Silver and the second	V. 10-15'	<u> </u>
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Total number of Acres. 22,930.24

Surveys Designated		이 없는 것은 것이 말했다. 바람이 많은 것이 없는 것이 없 않이	Amount of Surveys	when Surveyed	When p ^d for and ch ^d in the Sur! Gen ^{Us} acc. [‡]
Township lines	Ges. Ord Karrick	July 18 th 1848	M. Ch. ^s Lks. 24, 03, 83	September 1848	
Subdivisions	Henry Maddin	Jepte 8 th 1849	59 . 66 . 28	October 1849	and the second
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Surveyor General's Office, Dubuque May 8th 1850.

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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

PETITION FILE NO. 14743

March 24, 2025

KRISTINA KUZMA, CLERK CITY OF EAU CLAIRE PO BOX 5148 EAU CLAIRE, WI 54702-5148 JANELLE HENNING, CLERK TOWN OF WASHINGTON 5750 OLD TOWN HALL ROAD EAU CLAIRE, WI 54701-8948

Subject: CHAPUT ANNEXATION

The proposed annexation submitted to our office on March 04, 2025, 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 Eau Claire, which is able to provide needed municipal services.

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 14743 with your ordinance.** Ordinance filing checklist available at <u>http://mds.wi.gov/</u>, click on "Help on How to Submit Municipal Records". Email scanned copy of required materials (color scan maps with color) to <u>mds@wi.gov</u> 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: <u>http://mds.wi.gov/View/Petition?ID=2817</u> Please call me at (608) 264-6102, should you have any questions concerning this annexation review.

Sincerely,

Spridle

Erich Schmidtke, Municipal Boundary Review

cc: petitioner