



**ORDINANCE #07-18**

-To Annex Certain Territory from the Town of Woodmohr to the City of Bloomer, Wisconsin-

Section One: Recitals.

- A. On May 24, 2018, a petition, a copy of which is attached hereto as Exhibit A, was filed with the City Clerk for the City of Bloomer seeking annexation of the following described territory ("Territory") which is located in the Town of Woodmohr, Chippewa County, Wisconsin, pursuant to Wis. Stat. § 66.0217(2).
- B. The legal description of the Territory is:

A parcel of land located in the NW ¼ of the NW ¼ of Section 5, Township 30 North, Range 9 West, Town of Woodmohr, Chippewa County, Wisconsin and being more particularly described as follows:

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 30 NORTH, RANGE 9 WEST, TOWN OF WOODMOHR, CHIPPEWA COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SECTION 5, THENCE S 89° 52' 34" E ALONG THE NORTH LINE OF THE NORTHWEST QUARTER 810.42 FEET TO THE POINT OF BEGINNING; THENCE S 0° 00' 00" E 141.58 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT WITH A RADIUS OF 267.14 FEET AND WHOSE CHORD BEARS S 25° 09' 52" W 227.19 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT WITH A RADIUS OF 391.91 FEET AND WHOSE CHORD BEARS S 19° 51' 28" W 397.48 FEET; THENCE S 1° 0' 36' 47" E 638.55 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT WITH A RADIUS OF 143.04 FEET AND WHOSE CHORD BEARS S 54° 36' 46" E 198.73 FEET; THENCE N 79° 23' 13" E 47.11 FEET; THENCE N 71° 20' 04" E 176.48 FEET; THENCE S 15° 33' 56" E 183.53 FEET THE BEGINNING OF A MEANDER LINE WHICH LIES 70 FEET MORE OR LESS FROM THE WATERS EDGE OF SMALL CREEK; THENCE N 47° 22' 43" E ALONG THE MEANDER LINE 125.97 FEET; THENCE N 86° 43' 50" E 122.74 FEET TO THE END OF A MEANDER LINE WHICH LIES 53 FEET MORE OR LESS FROM THE WATERS EDGE OF A SMALL CREEK; THENCE N 0° 25' 50" W 1482.02 FEET TO THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 5; THENCE N 89° 52' 34" W ALONG THE NORTH LINE OF THE NORTHWEST QUARTER 514.84 FEET TO THE POINT OF BEGINNING.

INCLUDING ALL THAT LAND LYING BETWEEN THE MEANDER LINE AND THE WATERS EDGE OF A SMALL CREEK.

- C. A copy of the petition was filed with Ann Jenneman, Town Clerk of the Town of Woodmohr.
- D. On May 25, 2018, a copy of the petition, including a scale map and legal description of the Territory, was mailed to the Wisconsin Department of Administration.

- E. The City considered the advice received from the Department of Administration, and requested that the Petitioner amend the scale map, to show and identify the municipal boundary as it existed prior to annexing the Territory.
- F. On October 2, 2018, Petitioner filed an amended scale map and legal description of the Territory, to show and identify the municipal boundary as it existed prior to annexation, and to change the western boundary of the Territory, to include the eastern ½ of the 82<sup>nd</sup> Street right-of-way in the Territory to be annexed.
- G. On October 5, 2018, a copy of the amended petition, including the amended scale map and legal description of the Territory, which is attached hereto as Exhibit B, was mailed to Ann Jenneman, Town Clerk of the Town of Woodmohr, and to the Wisconsin Department of Administration.
- H. The Department of Administration has indicated that the amended scale map and legal description do not change the Department's determination, and that the Department has no further comments.
- I. The number of electors residing within the Territory is zero (0).
- J. The Petitioner is the sole owner of the Territory.
- K. Said Petition for Annexation, as amended, is a proper petition for Direct Annexation by Unanimous Approval, in that petition is signed by all of the owners of the real property in the Territory, includes a scale map and legal description of the territory to be annexed, and the territory to be annexed is contiguous to the City of Bloomer.

**Section Two: Ordinance.**

NOW, THEREFORE, pursuant to Wis. Stat. § 66.0217, the Common Council of the City of Bloomer, Chippewa County, Wisconsin, does ordain as follows:

- 1. **Territory Annexed.** The Territory is hereby annexed to the City of Bloomer.
- 2. **Scale Map.** The scale map, attached as Exhibit B, shows the Territory to be annexed and its relationship to the boundaries of the City of Bloomer and the Town of Woodmohr.
- 3. **Effect of Annexation.** From and after the effective date of this ordinance, the Territory legally described in Section One shall be a part of the City of Bloomer for any and all purposes provided by law and all persons coming into or residing within said territory shall be subject to all ordinances, rules and regulations governing the City of Bloomer.
- 4. **Zoning Classification.** Upon recommendation of the Planning Commission, the Territory annexed to the City of Bloomer by this Ordinance is designated to be part of the following district of the City for zoning purposes and subject to all provisions of the Zoning Ordinance of the City of Bloomer:

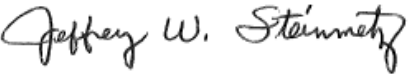
**R-1, Single-Family Residential**

5. Ward Designation. The Territory described in Section One of this Ordinance is hereby made a part of Ward 1 of the City of Bloomer, either presently existing or to be established by Ordinance, subject to all other ordinances, rules and regulations of the City, County, and State governing wards. The current population of the Territory annexed to the City under this ordinance is zero (0).
6. Payment to Town of Woodmohr. Pursuant to Wis. Stat. § 66.0217(14)(a)1., the City agrees to pay the Town of Woodmohr for five years an amount equal to the amount of property taxes that the Town of Woodmohr levied on the Territory, as shown by the tax roll prepared under Wis. Stat. § 70.65, in the year in which the annexation of the Territory is final.
7. Severability. If any provision of this Ordinance is invalid or unconstitutional, or if the application of this ordinance to any person or circumstances is invalid or unconstitutional, such invalidity or unconstitutionality shall not affect the other provisions or applications of this ordinance which can be given effect without the invalid or unconstitutional provision or application.
8. Clerk Duties. The City Clerk is hereby instructed to file with the Secretary of Administration a certified copy of the Ordinance, Certificate and plat, and shall send one copy to each company that provides utility service to the annexed area. The Clerk shall also record the Ordinance with the Register of Deeds for Chippewa County and shall file a signed copy with the Clerk of the School District of Bloomer.


Section Three: Effective Date and Codification. This ordinance shall take effect upon passage and publication as provided by law. This Ordinance shall not be codified.

Dated this 10<sup>th</sup> day of October, 2018.

**CITY OF BLOOMER**

By:   
Jeffrey Steinmetz, Mayor

**ATTEST:**

By:   
Sandra L. Frion, City Administrator/Clerk/Treasurer

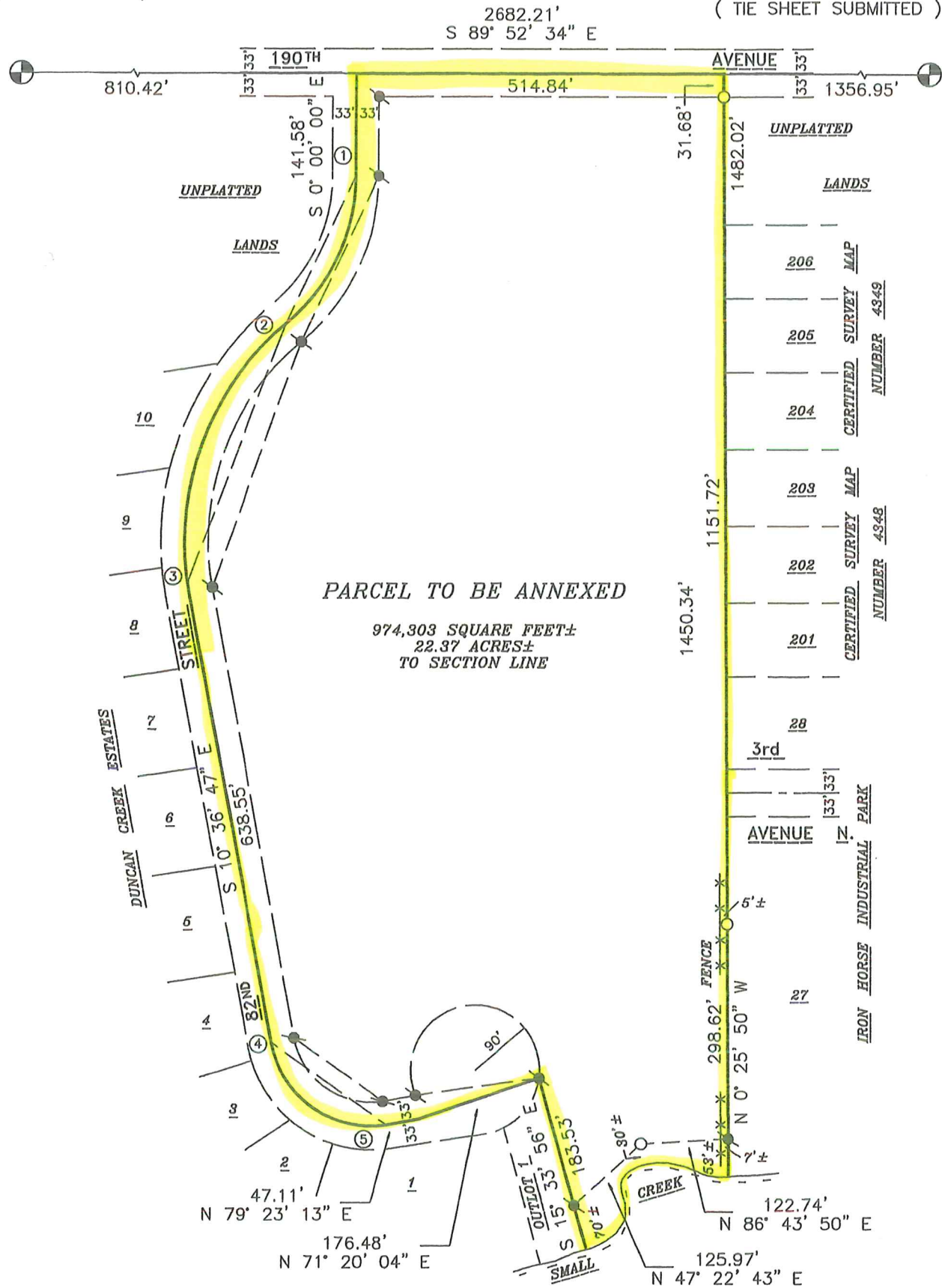
Published: 10/17/2018



Revised map: sent to Woodmohr : DOA 10/5/18  
and petition

FOUND MAG NAIL  
NORTHWEST CORNER  
SECTION 5  
( TIES VERIFIED )

SET MAG NAIL  
( PER COUNTY TIES )  
NORTH QUARTER CORNER  
SECTION 5  
( TIE SHEET SUBMITTED )



CURVE DATA TABLE

CURVE	LOT	RADIUS	CHORD	CHORD BEARING	ARC	CENTRAL ANGLE	1st TANGENT	2nd TANGENT
1-2		267.14'	227.19'	S 25° 09' 52" W	234.66'	50° 19' 44"	S 0° 00' 00" E	S 10° 36' 47" E
2-3		391.91'	397.48'	S 19° 51' 28" W	416.85'	60° 56' 31"	S 10° 36' 47" E	N 79° 23' 13" E
4-5		143.04'	198.73'	S 54° 36' 46" E	219.69'	87° 59' 58"	S 10° 36' 47" E	N 79° 23' 13" E

NOTE:

AN OPINION OF TITLE SHOULD BE OBTAINED FROM AN ATTORNEY FOR THE SURVEYED PARCEL AS SHOWN ON THIS MAP BEFORE ANY UTILIZATION OF THIS PROPERTY IS MADE BY THE OWNER, HIS ASSIGNS OR HEIRS.

LEGAL DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 30 NORTH, RANGE 9 WEST, TOWN OF WOODMOHR, CHIPPEWA COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SECTION 5, THENCE S 89° 52' 34" E ALONG THE NORTH LINE OF THE NORTHWEST QUARTER 810.42 FEET TO THE POINT OF BEGINNING; THENCE S 0° 00' 00" E 141.58 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT WITH A RADIUS OF 267.14 FEET AND WHOSE CHORD BEARS S 25° 09' 52" W 227.19 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT WITH A RADIUS OF 391.91 FEET AND WHOSE CHORD BEARS S 19° 51' 28" W 397.48 FEET; THENCE S 10° 36' 47" E 638.55 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT WITH A RADIUS OF 143.04 FEET AND WHOSE CHORD BEARS S 54° 36' 46" E 198.73 FEET; THENCE N 79° 23' 13" E 47.11 FEET; THENCE N 71° 20' 04" E 176.48 FEET; THENCE S 15° 33' 56" E 183.53 FEET THE BEGINNING OF A MEANDER LINE WHICH LIES 70 FEET MORE OR LESS FROM THE WATERS EDGE OF SMALL CREEK; THENCE N 47° 22' 43" E ALONG THE MEANDER LINE 125.97 FEET; THENCE N 86° 43' 50" E 122.74 FEET TO THE END OF A MEANDER LINE WHICH LIES 53 FEET MORE OR LESS FROM THE WATERS EDGE OF A SMALL CREEK; THENCE N 0° 25' 50" W 1482.02 FEET TO THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 5; THENCE N 89° 52' 34" W ALONG THE NORTH LINE OF THE NORTHWEST QUARTER 514.84 FEET TO THE POINT OF BEGINNING.

INCLUDING ALL THAT LAND LYING BETWEEN THE MEANDER LINE AND THE WATERS EDGE OF A SMALL CREEK.

LEGEND

- SET 1 1/4" OUTSIDE DIAMETER x 24" IRON PIPE WEIGHING 1.68 POUNDS / LINEAL FOOT
- FOUND 1" OUTSIDE DIAMETER IRON PIPE
- FOUND 1 1/4" OUTSIDE DIAMETER IRON PIPE
- FOUND 1 1/4" REBAR

SURVEYOR'S CERTIFICATE

I, JOHN D. MICKESH, PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT THIS SURVEY IS CORRECT AND ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF. SAID PARCEL IS SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

JOHN D. MICKESH

DATED THIS \_\_\_\_ DAY OF OCTOBER, 2018.

CHIPPEWA SURVEYING INC.  
CHIPPEWA FALLS, WISCONSIN

BURTON DEVELOPMENT, LLC. SURVEY, BEING PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 30 NORTH, RANGE 9 WEST, TOWN OF WOODMOHR, CHIPPEWA COUNTY, WISCONSIN.

4 / 3 / 2018

17-95C