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Please keep attached to original document

Document Number

**Ordinance 1442, City of Hartford  
Annexation, Tax Key Numbers T60308026**  
Title of Document

Document # **1546367**  
WASHINGTON COUNTY WISCONSIN  
**2021-10-18 1:18:00 PM**  
*Sharon A. Martin*  
SHARON A MARTIN  
WASHINGTON COUNTY  
REGISTER OF DEEDS  
Fee: **\$30.00**

Return via **MAIL (REGULAR)**  
Pages: **12**

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Municipal Boundary Review  
Wisconsin Dept. of Admin.

**ORD11405**  
**RECEIVED**  
**November 2, 2021**  
Municipal Boundary Review  
Wisconsin Dept. of Admin.

Recording Area

12

Name and Return Address  
**Lori Hetzel, Clerk  
City of Hartford  
109 N. Main Street  
Hartford, WI 53027**

**T60308026**  
Parcel Identification Number (PIN)

Document Number

**Ordinance 1442, City of Hartford  
Annexation, Tax Key Numbers T60308026  
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Recording Area

12

Name and Return Address

**Lori Hetzel, Clerk  
City of Hartford  
109 N. Main Street  
Hartford, WI 53027**

**T60308026**

Parcel Identification Number (PIN)

WI

# HARTFORD

WISCONSIN

CITY HALL • 109 NORTH MAIN STREET • HARTFORD, WI 53027

October 5, 2021

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

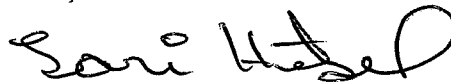
MBR Number: 14431

Enclosed is a certified copy of Ordinance 1442. Attached to the Ordinance are maps indicating the location of the annexation.

If your office should need any additional information, please feel free to contact my office at 262-673-8201.

Sincerely,

City of Hartford



Lori Hetzel  
City Clerk

cc: WE Energies; AT&T; Charter Communications; HF Joint #1 School District Clerk; Hartford Union High School District Clerk; Washington County Clerk

WI  
**HARTFORD**  
WISCONSIN

CITY HALL • 109 NORTH MAIN STREET • HARTFORD, WI 53027

CLERK'S CERTIFICATION

State of Wisconsin                    )  
Counties of Washington/Dodge       )  
City of Hartford                        )

I, Lori Hetzel, the duly appointed Clerk of the City of Hartford, Washington and Dodge Counties, Wisconsin, do hereby certify that the attached copy of Ordinance Number 1442 (AN ORDINANCE ANNEXING TERRITORY TO THE CITY OF HARTFORD, WISCONSIN, TAX KEY NUMBER T60308026) as adopted at the City of Hartford Common Council meeting held on the 28<sup>th</sup> of September, 2021, is a true and exact copy of the original document that is on file in my office.

The description on said Ordinance represents an area of land that was annexed from the Town of Hartford to the City of Hartford.

In accordance with the current statutory requirements for annexation, I further certify that the population of said attached territory was two (2) as of the date of the adoption of Ordinance 1442.

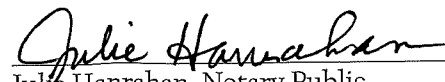
Dated this 5<sup>th</sup> day of October, 2021.

  
\_\_\_\_\_  
Lori Hetzel, City Clerk

STATE OF WISCONSIN                )  
  )S  
COUNTY OF WASHINGTON         )

Personally came before me on this 5<sup>th</sup> day of October 2021, Lori Hetzel, City Clerk, to me known to be the person who executed the foregoing instrument and acknowledged the same.

**JULIE L HANRAHAN**  
Notary Public  
State of Wisconsin

  
\_\_\_\_\_  
Julie Hanrahan, Notary Public  
Washington County, Wisconsin  
Commission Expires 2/28/2023

Ordinance No. 1442

AN ORDINANCE ANNEXING TERRITORY TO THE CITY OF HARTFORD, WISCONSIN  
4085 Ernst Drive, Tax Key Number T60308026

The Common Council of the City of Hartford, Washington/Dodge Counties, Wisconsin, do ordain as follows:

**SECTION 1: TERRITORY ANNEXED.** In accordance with Section 66.0217(2) of Wisconsin Statutes, the following described territory located in the Town of Hartford, Washington County, Wisconsin is annexed to the City of Hartford, Wisconsin.

Annexation Legal Description

4085 Ernst Drive, Tax Key Number T60308026

All of Lot 27 of Fullpail Heights, and Parts of Clover Road, Ernst Road, and Logan Road all being located in the Northwest 1/4 of the Northeast 1/4 and the Southwest 1/4 of the Northeast 1/4, all in Section 15, Township 10 North, Range 18 East, City of Hartford, Washington County, Wisconsin; described as follows: Commencing at the Northwest corner of the Northeast 1/4 of said Section 15, thence N88°55'07"E along the North line of said Northeast 1/4 and the Centerline of Clover Road, 227.04 feet to a point at the intersection of Clover Road and Ernst Drive; thence S00°01'50"E along the centerline of Ernst Drive, 284.91 feet; thence Southeasterly along said centerline and along a 161.31 foot curve to the left, Radius - 300.00 feet; Chord Bearing - S15°26'04"E; Chord Distance - 159.37 feet; thence continuing Southeasterly along said centerline and along a 449.65 foot curve to the Right, Radius - 600.00 foot, Chord Bearing - S09°22'09"E, Chord Distance - 439.20 feet to a point at the intersection of Ernst Drive and Logan Road; thence Southwesterly along the Centerline of Logan Road and along a 213.71 foot curve to the Left, Radius - 246.14 foot, Chord Bearing - S81°20'15"W, Chord Distance - 207.06 foot; thence continuing along said centerline and along a 143.95 foot curve to the Right, Radius - 246.14 feet, Chord Bearing - S73°12'58"W, Chord Distance - 141.90 foot to a point on the West line of said Northeast 1/4; thence N00°01'50"W along said West line, 939.75 feet to the point of beginning of this description.

Description contains 25,3616 Sq. Ft. or 5.822 Acres

**SECTION 2: EFFECT OF ANNEXATION.** From and after the date and filing of this Ordinance, the territory described in Section 1 shall be a part of the City of Hartford for any and all purposes provided by law and all persons coming or residing within such territory shall be subject to all ordinances, rules and regulations governing the City of Hartford.

**SECTION 3: ZONING CLASSIFICATION.** The parcel of land shall be given a temporary zoning classification of Rs-1 Single Family Residential District

**SECTION 4: ALDERMANIC DISTRICT DESIGNATION.** The territory described in Section 1 of this Ordinance is hereby made part of the 1<sup>st</sup> Aldermanic District of the City of Hartford, subject to the rules, ordinances and regulations of the City governing aldermanic districts.

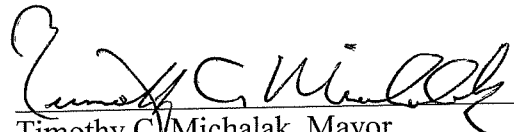
**SECTION 5: WARD DESIGNATION.** Ward 37 is hereby amended to encompass the territory described in Section 1 of this Ordinance.

**SECTION 6: SUPERVISORY DISTRICT DESIGNATION.** The territory described in Section 1 of this Ordinance is hereby made a part of the 8<sup>th</sup> Supervisory District.

**SECTION 7: OFFICIAL MAP.** The City of Hartford Official Map is hereby amended to include the territory described in Section 1 as a contiguous part of the City of Hartford.

**SECTION 8: EFFECTIVE DATE.** This Ordinance shall take effect upon passage and publication as required by law.

Signed:

  
Timothy C. Michalak, Mayor

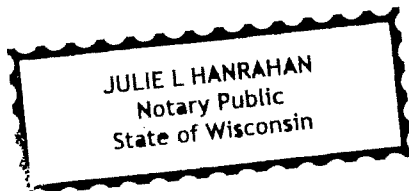
INTRODUCED: September 28, 2021

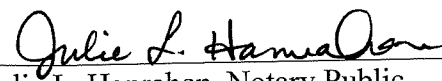
ADOPTED: September 28, 2021

ATTEST:   
Lori Hetzel, City Clerk

STATE OF WISCONSIN )  
COUNTY OF WASHINGTON ) ss  
CITY OF HARTFORD )

Personally came before me this 4<sup>th</sup> day of October, 2021 *Timothy C. Michalak, Mayor and Lori Hetzel, City Clerk*, to me known to be the person(s) who executed the foregoing instrument and to me known to be such *Mayor and City Clerk* of said foregoing instrument as such officers, pursuant to authority granted by the City of Hartford Common Council on the 28<sup>th</sup> day of September, 2021.



  
Julie L. Hanrahan, Notary Public  
Washington County, Wisconsin  
My Commission Expires 2/28/2023

Drafted by: J. Justin Drew, Director of Planning and Zoning

Daily News:  
September 10, 2021  
September 17, 2021  
13 Notices Sent

**NOTICE OF PUBLIC HEARING  
COMMON COUNCIL**

PLEASE TAKE NOTICE that a PUBLIC HEARING will be held at 7:00 p.m. or thereafter on September 28, 2021 in the Common Council Chambers at the lower level of City Hall, 109 N. Main Street, by the City of Hartford Common Council to consider the following:

A petition to annex property to the City of Hartford. The petitioned area consists of Tax Key Number T60308026, 4085 Ernst Road, and is described as follows:

**Annexation Legal Description**

All of Lot 27 of Fullpail Heights, and Parts of Clover Road, Ernst Road, and Logan Road all being located in the Northwest 1/4 of the Northeast 1/4 and the Southwest 1/4 of the Northeast 1/4, all in Section 15, Township 10 North, Range 18 East, City of Hartford, Washington County, Wisconsin; described as follows: Commencing at the Northwest corner of the Northeast 1/4 of said Section 15, thence N88°55'07"E along the North line of said Northeast 1/4 and the Centerline of Clover Road, 227.04 feet to a point at the intersection of Clover Road and Ernst Drive; thence S00°01'50"E along the centerline of Ernst Drive, 284.91 feet; thence Southeasterly along said centerline and along a 161.31 foot curve to the left, Radius - 300.00 feet; Chord Bearing - S15°26'04"E; Chord Distance - 159.37 feet; thence continuing Southeasterly along said centerline and along a 449.65 foot curve to the Right, Radius - 600.00 foot, Chord Bearing - S09°22'09"E, Chord Distance - 439.20 feet to a point at the intersection of Ernst Drive and Logan Road; thence Southwesterly along the Centerline of Logan Road and along a 213.71 foot curve to the Left, Radius - 246.14 foot, Chord Bearing - S81°20'15"W, Chord Distance - 207.06 feet; thence continuing along said centerline and along a 143.95 foot curve to the Right, Radius - 246.14 feet, Chord Bearing - S73°12'58"W, Chord Distance - 141.90 foot to a point on the West line of said Northeast 1/4; thence N00°01'50"W along said West line, 939.75 feet to the point of beginning of this description.

Description contains 253616 Sq. Ft. or 5.822 Acres.

The purpose of the public hearing is to hear those persons who wish to express their opinions for or against the requested annexation, rezoning and official map revision.

A map and legal description of the parcel can be viewed at the Department of Planning and Zoning by appointment, 109 N. Main Street, Monday – Friday between the hours of 7:30 a.m. and 4:30 p.m.

Dated this 10<sup>th</sup> day of September, 2021.

Lori Hetzel, City Clerk  
City of Hartford

Ryan Krause  
4021 Ernst Drive  
Hartford, WI 53027

Robert Loth  
4078 Ernst Drive  
Hartford, WI 53027

Joseph Wisth  
4044 Ernst Drive  
Hartford, WI 53027

Roger Millermon  
4066 Ernst Drive  
Hartford, WI 53027

Glenn Weinfurther  
6281 Clover Road  
Hartford, WI 53027

Town of Hartford  
3360 HWY K  
Hartford, WI 53027

Heath Jakubowski  
6272 Clover Road  
Hartford, WI 53027

Gary Burke  
6293 Logan Road  
Hartford, WI 53027

Romagna Tr  
4010 Ernst Drive  
Hartford, WI 53027

Mark Gibbon  
4056 Ernst Drive  
Hartford, WI 53027

Washington County  
PO Box 1986  
West Bend, WI 53095

Patrick Frank  
4085 Ernst Drive  
Hartford, WI 53027

Patrick Beine  
6296 Clover Road  
Hartford, WI 53027



## Petition for direct annexation by unanimous approval

The property owned by Patrick J. Frank and Joan A. Lang-Frank know as 4085 Ernst Drive residing in the Town of Hartford, Washington County, Wisconsin, lying contiguous to the City of Hartford, petition the Common Council of the City of Hartford to annex the property described below.

All of Lot 27 of Fullpail Heights, located in the Northwest 1/4 of the Northeast 1/4 and the Southwest 1/4 of the Northeast 1/4, all in Section 15, Township 10 North, Range 18 East, Town of Hartford, Washington County, Wisconsin.

Attachment of Certified Survey on following page.

Property is bounded by City of Hartford to the West and Town of Hartford to the North, South and East.

Property contains approx. 5.822 acres

Tax parcel number of the land to be annexed: Tax Key T6-308-26

Property population is 2

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

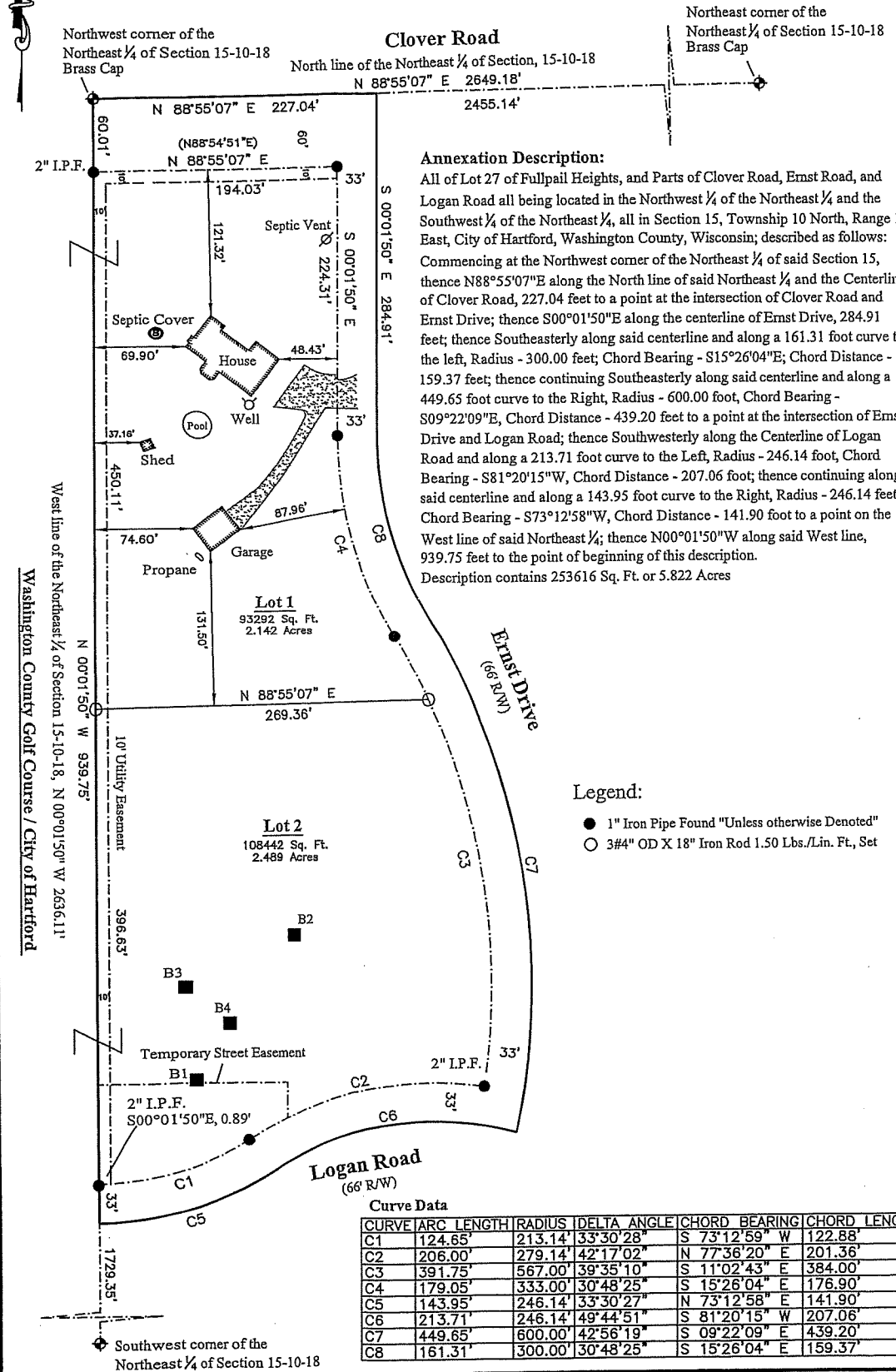
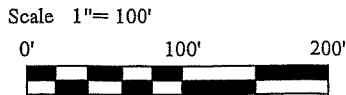
Patrick J Frank Patrick J Frank Date: 9-22-21

Joan A Lang-Frank Joan A Lang-Frank Date: 9-22-21

**Cornerstone Land Surveying, Inc.**  
City of Hartford Annexation Map

**Surveyor:**  
Richard Simon  
5080 Fairy Chasm  
West Bend, WI 53095  
rich@cornerstonelandsurvey.com  
(262) 424-5630

**Owners:**  
Patrick J. Frank  
Joan A. Lang Frank  
4085 Ernst Drive  
Hartford, WI 53027





TONY EVERS  
GOVERNOR  
JOEL BRENNAN  
SECRETARY  
**Municipal Boundary Review**  
PO Box 1645, Madison WI 53701  
Voice (608) 264-6102 Fax (608) 264-6104  
Email: [wimunicipalboundaryreview@wi.gov](mailto:wimunicipalboundaryreview@wi.gov)  
Web: <http://doa.wi.gov/municipalboundaryreview>

August 28, 2021

PETITION FILE NO. 14431

LORI HETZEL, CLERK  
CITY OF HARTFORD  
109 N MAIN ST  
HARTFORD, WI 53027-1521

REBECCA SCHUSTER, CLERK  
TOWN OF HARTFORD  
3360 COUNTY RD K  
HARTFORD, WI 53027-9370

Subject: FRANK ANNEXATION

The proposed annexation submitted to our office on August 09, 2021, 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 HARTFORD**, which is able to provide needed municipal services.

Note: It appears that the territory to be annexed lies only in the Northwest quarter of the Northeast quarter of Section 15; please verify and revise the legal descriptions accordingly. Please also note several typos in the legal description.

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 14431 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](mailto: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=2505>  
Please call me at (608) 264-6102, should you have any questions concerning this annexation review.

Sincerely,

Erich Schmidtke, Municipal Boundary Review

cc: petitioner

## **EXECUTIVE SUMMARY**

Ordinance No. 1442

**TITLE:** Petition for Direct Annexation by Unanimous Consent submitted by Patrick and Joan Frank for approximately **5.822 acres** located at 4085 Ernst Drive.

### **BACKGROUND:**

The petitioned area consists of tax parcel T6-0308026 and ½ of the surrounding Rights-of-Way for Clover Road, Ernst Drive and Logan Road in the Town of Hartford. The Franks wish to split their residential property in the Full Pail Heights Subdivision into two parcels and sell off the new parcel on the south ½ of the property. Given the property's contiguity to the City, City ordinances indicate that the property should come into the City as a condition of the lot split.

### **ANALYSIS:**

Configuration: The petitioned area coincides with the shape of the parcel and is contiguous to the City of Hartford on the west side.

Petition Accuracy: A description of the subject property is part of the Petition for Annexation. The petition and legal description do not appear to have any discrepancies.

Status of Public Improvements: No sewer, water or electric services are available to the petitioned area.

Valuation Impact: The property is currently assessed at \$400,300, and the expected valuation if the new property is built on would be approximately \$600,000, which would generate annual City property taxes of approximately \$3,900. As per State law, the City would be required to pay the Town of Hartford Town taxes on this property for five years (approximately \$670 per year).

Need: The proposed annexation would allow for the splitting of the property and serves the need of the petitioner. In addition, the annexation makes future annexations in this portion of the City's growth area easier to accomplish.

School Services Impact: The proposed annexation and subsequent lot split would have a minor impact on school services and would be expected to add 1-2 students.

Other Service Costs: The annexation would have minimal impact on Police and Emergency Services and garbage/recycling pick up, but this increased cost would be offset by the increased taxes.

Consistency of Land Use and Zoning: The Smart Growth Plan currently calls for residential development. The annexation and proposed lot split is consistent with the Smart Growth Plan.

As per the Code, annexed areas are assigned a temporary zoning. If no specific zoning is requested, A-1 Agricultural zoning is assigned. The Franks requested Rs-1 Single-Family zoning. The proposed zoning is consistent with the Smart Growth Plan and the proposed lot split.

Relation to Sanitary Sewer Service Boundary: The subject property lies within the City of Hartford's adopted 20-year sanitary sewer service boundary.

**STAFF RECOMMENDATION:** Staff recommends **APPROVAL** of the Petition for Direct Annexation by Unanimous Consent submitted by Patrick and Joan Frank for approximately **5.822 acres** located at 4085 Ernst Drive.

**Prepared By:** Justin Drew 9/22/21  
Justin Drew, Date  
City Planner

**Approved By:** Steve Volkert 9/24/21  
Steve Volkert, Date  
City Administrator

ROUTING: PLAN COMMISSION 09/13/21  
JOINT PLANNING COMMITTEE 09/13/21  
COMMON COUNCIL 09/28/21