

1503 Main Street • Bloomer • WI 54724
Fax: 715/568-3969
www.ci.bloomer.wi.us

CITY ADMINISTRATOR
Sandi Frion
715/568-3032

DEPUTY CLERK/TREASURER
Debbie LaGesse
715/568-3032

UTILITY CLERK
Renee Mullen
715/568-3331

STREET DEPARTMENT
Chad Gudis
715/568-2811

WATER/WASTEWATER DEPT.
Bill Miller
715/568-2424

ELECTRIC DEPARTMENT
Tim Kuhn
715/568-4444

POLICE CHIEF
Jared Zwiefelhofer
715/568-5924

I, Sandra L. Frion, City of Bloomer Administrator/Clerk-Treasurer hereby certify that the attached documents are true and correct copies of the original detachment documents from Garret and Kari Zwiefelhofer.

The current population of the detachment is 2.

Sandra L. Frion
City Administrator/Clerk-Treasurer

ORD11661

RECEIVED

05/04/2023

Municipal Boundary Review
Wisconsin Dept. of Administration

Acknowledgement:

State of Wisconsin
County of Chippewa

Personally came before me this 1st day of May, 2023, the above named, Sandra L. Frion, to me known to be the person who executed the foregoing instrument and acknowledge the same.

*Renee Mullen

Notary Public, Chippewa County, WI.

My commission expires: 12-27-2026



ORDINANCE #02-23

Ordinance Approving the Detachment of Territory from the City of Bloomer to the Town of Woodmohr owned by Garret and Kari Zwiefelhofer

WHEREAS, the City of Bloomer has received a Petition for Detachment from Garret and Kari Zwiefelhofer ("Landowner") of the subject territory located in the City of Bloomer, Chippewa County, Wisconsin to be Attached to the Town of Woodmohr, Chippewa County, Wisconsin; and

WHEREAS, the Petition has been signed by a majority of the owners of three-fourths of the taxable land in area within the territory to be detached; and

WHEREAS, it further appears that all the requirements of Wis. Stat. §66.0227 have been fully complied with; and

WHEREAS, the Common Council by at least a three-fourths majority has approved the detachment petition;

NOW THEREFORE, the Common Council of the City of Bloomer, Wisconsin, does hereby ordain as follows:

SECTION 1. Territory Detached. In accordance with Wis. Stat. §66.0227 and the Petition to Detach a portion of land from the City of Bloomer and Attach to the Town of Woodmohr filed with the City Clerk for the City of Bloomer on February 14, 2023, signed by a majority of the owners of three-fourths of the taxable land in area within the territory, the following described territory in the City of Bloomer is detached from the City of Bloomer and attached to the Town of Woodmohr, Wisconsin:

Lot 16 of Certified Survey Map No. 5698, recorded in Volume 28 of the Certified Survey Maps, Pages 175-177, as Document No. 939019, being all of Lots 12 and 13 of Certified Survey Map No. 4954 recorded in Volume 23 of the Certified Survey Maps, Pages 474-476, as Document No. 883333, located in the Northwest Quarter of the Northwest Quarter of Section 5, Township 30 North, Range 9 West, City of Bloomer, Chippewa County, Wisconsin.

Chippewa County Tax Parcel Nos.: 23009-0522-74954012 and 23009-0522-74954013

Said territory is owned in its entirety by the Landowner and contains approximately 2.5 acres, more or less, with a current population of two (2) owners as defined in Wis. Stats. § 66.0227. A certified survey map reasonably showing the boundaries of said territory in relation of said territory to the municipalities involved is attached hereto as Exhibit A.

SECTION 2. Effect of Detachment. From and after the date of this ordinance, and the adoption of an associated Town of Woodmohr attachment ordinance, the territory described in Section 1 shall no longer be part of the City of Bloomer and shall be part of the Town of Woodmohr, for any and all purposes provided by law, and all persons coming in or residing on the property shall be subject to all ordinances, rules and regulations governing the Town of Woodmohr.

SECTION 3. Zoning Classification. The territory being detached from the City of Bloomer by this Ordinance is zoned as follows, pursuant to Wis. Stat. §66.0227(4): R-1 Single Family Residential. The territory shall continue to be zoned as such until such time as it is re-zoned by the Town of Woodmohr.

SECTION 4. Aldermanic District Designation. If necessary, the Code of Ordinances of the City of Bloomer is hereby amended to incorporate the detachment of the territory to comply with all ordinances, rules and regulations of the City governing aldermanic districts.

SECTION 5. Detachment. That the above-described territory situated in the City of Bloomer will be and the same is hereby Detached and Attached to the Town of Woodmohr, Chippewa County, Wisconsin. The City Clerk is hereby directed to provide the Ordinance to the Town of Woodmohr so that the Town of Woodmohr may act upon the Ordinance within the time period set forth in Wis. Stat. §66.0227. The City Clerk is further directed to make the mailings pursuant to Wis. Stats. §66.0217, i.e., to mail a copy of the Ordinance of Detachment to the Town Clerk of the Town of Woodmohr, to the Secretary of State of the State of Wisconsin, and the Clerk of the Bloomer School District, a copy to the Register of Deeds of Chippewa County, and one copy to any company that provides any utility service to the area detached.

SECTION 6. 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.

SECTION 7. Effective Date. This ordinance shall take effect upon the adoption of an associated attachment ordinance by the Town of Woodmohr as provided by law.

Adopted this 8th day of March, 2023

CITY OF BLOOMER

By: James Koehler /sf
James Koehler, Mayor

Attest: Sandra D. Frien
Sandra Frien, City Administrator/Clerk/Treasurer

Published: 3.15.23

Zwiefelhofer, Garret & Kari
18701 82nd Street
Bloomer, WI 54724

February 9, 2023

City of Bloomer

Attn: Sandi Frion, City Administrator
1503 Main Street
Bloomer, WI 54724

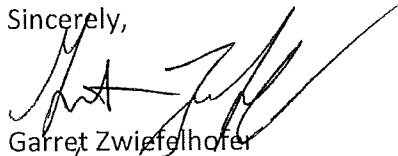
RE: Petition for Detachment of Land from the City of Bloomer

Dear Ms. Frion:

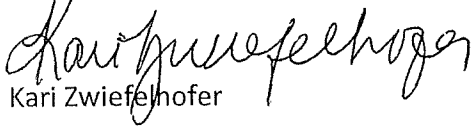
Please find enclosed a signed Petition for Detachment of Land from the City of Bloomer.

Also enclosed is a signed Notice of Intention to Circulate a Petition of Detachment, as well as a copy of the published notice as published in the Bloomer Advance on February 14, 2023.

Sincerely,



Garret Zwiefelhofer



Kari Zwiefelhofer

PETITION FOR DETACHMENT OF LAND FROM THE
CITY OF BLOOMER, CHIPPEWA COUNTY, WISCONSIN

PLEASE TAKE NOTICE, that the undersigned Owner of the Property will petition the City of Bloomer and the Town of Woodmohr for an Order to detach the following described Property from the City of Bloomer and it will then become a part of the Town of Woodmohr.

LOT 16 of Certified Survey Map No. 5698 recorded in Vol. 28 of the Certified Survey Maps pages 175-177 as Doc. No. 939019, being all Lots 12 and 13 of Certified Survey Map No. 4954 recorded in Vol. 23 of the Certified Survey Maps pages 474-476 as Doc. No. 883333 in the Northwest Quarter of the Northwest Quarter of Section 5, Township 30 North, Range 9 West, City of Bloomer, Chippewa County, Wisconsin.

The undersigned verifies that this Property is owned in its entirety by Garret and Kari Zwiefelhofer, and contains approximately 2.5 acres, with a current population of two persons as defined in Wis. Stats. Section 66.0227. Chippewa County Certified Survey Map No. 5698 showing the boundaries of said Property is attached.

Dated: February 09, 2023

Garret Zwiefelhofer

Kari Zwiefelhofer

A handwritten signature in black ink, appearing to read 'Kari Zwiefelhofer', written in a cursive style.

(Publish B.A. 02-15, 2023)

**NOTICE OF INTENTION TO
CIRCULATE A PETITION
OF DETACHMENT**

PLEASE TAKE NOTICE, that the undersigned Owner of the Property will petition the City of Bloomer and the Town of Woodmohr for an Order to detach the following described Property from the City of Bloomer and it will then become a part of the Town of Woodmohr.

LOT 16, of Certified Survey Map No. 5698 recorded in Vol. 28 of the Certified Survey Maps Pages 175-177 as Doc. No. 939019, being all Lots 12 and 13 of Certified Survey Map No. 883333 in the Northwest Quarter of the Northwest Quarter of Section 5, Township 30 North, Range 9 West, City of Bloomer, Chippewa County, Wisconsin.

The undersigned verifies that this Property is owned in its entirety by Garret and Kari Zwiefelhofer, and contains approximately 2.5 acres, with a current population of two persons as defined in Wis. Stats. Section 66.0227. Chippewa County Certified Survey Map No. 5698 showing the boundaries of said property is attached.

Dated: February 9, 2023

WNAXLP



DocId:8534832
Tx:4402705

939019

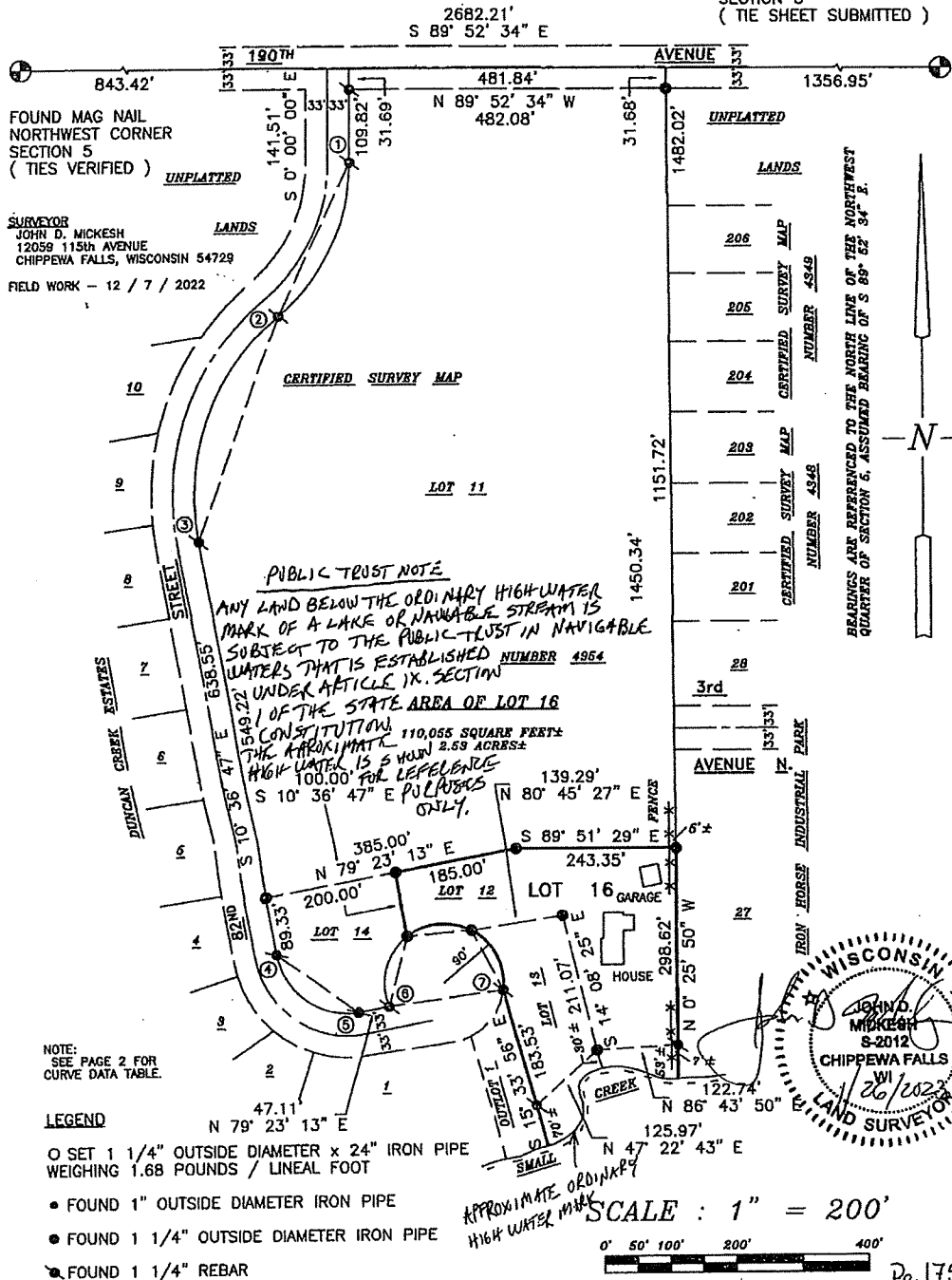
RECORDED ON
01/31/2023 10:28 AM
MELANIE K. MCMANUS
REGISTER OF DEEDS
REC FEE: 30.00
TRANSFER FEE:
FEE EXEMPT:
CHIPPEWA COUNTY, WI
PAGES: 3

CHIPPEWA CO. CERTIFIED SURVEY
MAP NO. 5698

RECORDED IN VOL. 28 OF THE
CERTIFIED SURVEY MAPS PAGE 175-177

BEING ALL OF LOTS 12 AND 13 OF CERTIFIED SURVEY MAP NUMBER 4954 RECORDED IN VOLUME 23 OF THE CERTIFIED SURVEY MAPS PAGES 474-476 AS DOCUMENT NUMBER 883333 IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 30 NORTH, RANGE 9 WEST, CITY OF BLOOMER, CHIPPEWA COUNTY, WISCONSIN.

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



SHEET 1 OF 3 SHEETS

CHIPPEWA CO. CERTIFIED SURVEY

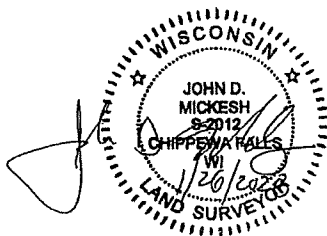
MAP NO. 5698

RECORDED IN VOL. 28 OF THE
CERTIFIED SURVEY MAPS PAGE 175-177

BEING ALL OF LOTS 12 AND 13 OF CERTIFIED SURVEY MAP NUMBER
4954 RECORDED IN VOLUME 23 OF THE CERTIFIED SURVEY MAPS PAGES
474-476 AS DOCUMENT NUMBER 883333 IN THE NORTHWEST QUARTER
OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 30 NORTH,
RANGE 9 WEST, CITY OF BLOOMER, CHIPPEWA COUNTY, WISCONSIN.

CURVE DATA TABLE

CURVE	LOT	RADIUS	CHORD	CHORD BEARING	ARC	CENTRAL ANGLE	1st TANGENT	2nd TANGENT
1-2		300.14'	255.25'	S 25° 09' 52" W	263.64'	50° 19' 44"	S 0° 00' 00" E	S 50° 19' 44" W
2-3		358.91'	364.01'	S 19° 51' 28.5" W	381.75'	60° 56' 31"	S 50° 19' 44" W	S 10° 36' 47" E
4-5		110.04'	152.88'	S 54° 36' 46" E	169.01'	87° 59' 58"	S 10° 36' 47" E	N 81° 23' 15" E
6-7		90.00'	173.78'	N 82° 06' 39" E	330.20'	210° 12' 42"	S 22° 59' 43" E	S 7° 13' 09" W
	14	90.00'	109.74'	N 14° 34' 06" E	118.01'	75° 07' 38"	S 22° 59' 43" E	N 52° 07' 55" E
	12	90.00'	97.80'	N 85° 02' 27" E	103.39'	65° 49' 03"	N 52° 07' 55" E	S 62° 02' 52" E
	13	90.00'	102.30'	S 27° 24' 52" E	108.80'	69° 16' 01"	S 62° 02' 52" E	S 7° 13' 09" W



CHIPPEWA CO. CERTIFIED SURVEY

MAP NO. 5698

RECORDED IN VOL. 28 OF THE
CERTIFIED SURVEY MAPS PAGE 175-177

BEING ALL OF LOTS 12 AND 13 OF CERTIFIED SURVEY MAP NUMBER
4954 RECORDED IN VOLUME 23 OF THE CERTIFIED SURVEY MAPS PAGES
474 - 476 AS DOCUMENT NUMBER 883333 IN THE NORTHWEST QUARTER
OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 30 NORTH,
RANGE 9 WEST, CITY OF BLOOMER, CHIPPEWA COUNTY, WISCONSIN.

I, John D. Mickesh, Professional Land Surveyor, hereby certify :

That I have fully complied with the provisions of Chapter 236.34 of the Wisconsin Statutes and AE - 7 of the Wisconsin Administrative Code and the Subdivision Regulations of the City of Bloomer and under the direction of Garret and Kari Zwiefelhofer, I have surveyed, divided, and mapped said parcel of land, that such survey correctly represents all exterior boundaries and the subdivision of the land surveyed and that this land is all of Lots 12 and 13 of Certified Survey Map Number 4954 Recorded in Volume 23 of the Certified Survey Maps Pages 474 - 476 as Document Number 883333 in the Northwest Quarter of the Northwest Quarter of Section 5, Township 30 North, Range 9 West, City of Bloomer, Chippewa County, Wisconsin.

LOT 12 AND 13 OF CERTIFIED SURVEY MAP NUMBER 4954 RECORDED IN VOLUME
23 OF THE CERTIFIED SURVEY MAPS PAGES 474 - 476 AS DOCUMENT NUMBER 883333.

Said parcel is subject to easements and restrictions of record.

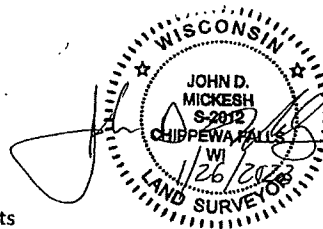
APPROVED

Sandra H. Florn
City of Bloomer Administrator

01-26-23

Date

Sheet 3 of 3 Sheets



STATE OF WISCONSIN

Town of Woodmohr

Chippewa County

To the clerk of the City of Bloomer:

The undersigned, clerk of the Town of Woodmohr, Chippewa County, Wisconsin, certifies that the following is the correct metes and bounds description of the land area transferred from the City of Bloomer to the Town of Woodmohr, Chippewa County, Wisconsin, effective April 18, 2023: Lot 16 of Certified Survey Map No. 5698, recorded in Volume 28 of the Certified Survey Maps, Pages 175-177, as Document No. 939019, being Lots 12 and 13 of Certified Survey Map No. 4854 recorded in Volume 23 of Certified Survey Maps, Pages 474-476, as Document No. 883333, located in the Northwest Quarter of the Northwest Quarter of Section 5, Township 30 North, Range 9 West, City of Bloomer, Chippewa County, Wisconsin.

Chippewa County Tax Parcel No. 23009-0522-75698016.

Town of Woodmohr associated attachment ordinance is Ordinance #01-2023.

Dated this 18th day of April, 2023.

A handwritten signature in cursive script, reading "Vanessa LaMeer", written over a horizontal line.

Vanessa LaMeer

Town of Woodmohr Clerk

ORDINANCE #01-2023

Ordinance Approving the Attachment of Territory from the City of Bloomer to the Town of Woodmohr owned by Garret J. and Kari J. Zwiefelhofer

WHEREAS, the Town of Woodmohr has received a Petition for Attachment from Garret J. and Kari J. Zwiefelhofer ("Landowner") of the subject territory located in the City of Bloomer, Chippewa County, Wisconsin to be Attached to the Town of Woodmohr, Chippewa County, Wisconsin; and

WHEREAS, the Petition has been signed by a majority of the owners of three-fourths of the taxable land within the territory to be attached; and

WHEREAS, it further appears that all the requirements of Wis. Stat. §66.0227 have been fully complied with; and

WHEREAS, the Town Board by at least a two-thirds majority has approved the attachment petition;

NOW THEREFORE, the Town Board of the Town of Woodmohr, Chippewa County, Wisconsin, does hereby ordain as follows:

SECTION 1. Territory Attached. In accordance with Wis. Stat §66.0227 and the Petition to Detach a portion of land from the City of Bloomer and Attach to the Town of Woodmohr, filed with the City of Bloomer on February 14, 2023, signed by a majority of the owners of three-fourths of the taxable land in the area within the territory, the following described territory in the City of Bloomer is detached from the City of Bloomer and attached to the Town of Woodmohr, Wisconsin:

Lot 16 of Certified Survey Map No. 5698, recorded in Volume 28 of the Certified Survey Maps, Pages 175-177, as Document No. 939019, being all Lots 12 and 13 of Certified Survey Map No. 4854 recorded in Volume 23 of Certified Survey Maps, Pages 474-476, as Document No. 883333, located in the Northwest Quarter of the Northwest Quarter of Section 5, Township 30 North, Range 9 West, City of Bloomer, Chippewa County, Wisconsin.

Chippewa County Tax Parcel No. 23009-0522-75698016

Said territory is owned in its entirety by the Landowner and contains approximately 2.53 acres, more or less, with a current population of two (2) owners as defined in Wis. Stat. §66.0227. A Certified Survey Map reasonably showing the boundaries of said territory in relation to the municipalities involved is attached hereto as Exhibit A.

SECTION 2. Effect of Attachment. From and after the date of this ordinance, the territory described in Section 1 shall no longer be a part of the City of Bloomer and

shall be a part of the Town of Woodmohr, for any and all purposes provided by law and all persons coming or residing on the property shall be subject to all ordinances, rules and regulations governing the Town of Woodmohr.

SECTION 3. Zoning Classification. The territory being attached by this ordinance is zoned as follows, pursuant to Wis. Stat. §66.0227(4): R-1 Single Family Residential. The territory shall continue to be zoned as such until such time as it is re-zoned by the Town of Woodmohr.

SECTION 4. District Designation. If necessary, the Code of Ordinances of the Town of Woodmohr is hereby amended to incorporate the attachment of the territory to comply with all ordinances, rules, and regulations of the Town governing districts.


SECTION 5. Attachment. That the above described territory situated in the City of Bloomer will be and the same is hereby Detached and Attached to the Town of Woodmohr, Chippewa County, Wisconsin. The Town Clerk is hereby directed to provide the Ordinance to the City of Bloomer to enable the City Clerk to make the mailings pursuant to Wis. Stat. §66.0217, i.e., to mail a copy of the Ordinance of Attachment to the Secretary of Administration of the State of Wisconsin, the Clerk of the Bloomer School District, the Register of Deeds of Chippewa County, and to any company that provides utility service to the area attached.

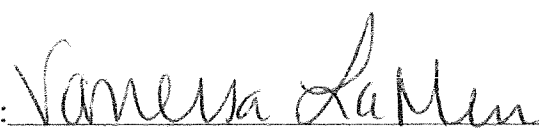
SECTION 6. Severability. If any provision of this ordinance is invalid or unconstitutional, or if the application of this ordinance to any person or circumstance is invalid or unconstitutional, such invalidity or unconstitutionality shall not affect the other provisions or applications of this ordinance, which can be given effect without the invalid or unconstitutional provision or application.

SECTION 7. Effective Date. This ordinance shall take effect upon the adoption of an associated attachment ordinance by the Town of Woodmohr as provided by law.

Adopted this 18th day of April 2023.

TOWN OF WOODMOHR

By: 
Peter Hanson, Town Chairman

Attest: 
Vanessa LaMeer, Town Clerk

Published: 4/24/23

CHIPPEWA CO. CERTIFIED SURVEY

MAP NO. 5698

RECORDED IN VOL. 28 OF THE
CERTIFIED SURVEY MAPS PAGE 175-177

BEING ALL OF LOTS 12 AND 13 OF CERTIFIED SURVEY MAP NUMBER
4954 RECORDED IN VOLUME 23 OF THE CERTIFIED SURVEY MAPS PAGES
474 - 476 AS DOCUMENT NUMBER 883333 IN THE NORTHWEST QUARTER
OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 30 NORTH,
RANGE 9 WEST, CITY OF BLOOMER, CHIPPEWA COUNTY, WISCONSIN.

I, John D. Mickesh, Professional Land Surveyor, hereby certify:

That I have fully complied with the provisions of Chapter 236.34 of the Wisconsin Statutes and AE - 7 of the Wisconsin Administrative Code and the Subdivision Regulations of the City of Bloomer and under the direction of Garret and Karl Zwiefelhofer, I have surveyed, divided, and mapped said parcel of land, that such survey correctly represents all exterior boundaries and the subdivision of the land surveyed and that this land is all of Lots 12 and 13 of Certified Survey Map Number 4954 Recorded in Volume 23 of the Certified Survey Maps Pages 474 - 476 as Document Number 883333 in the Northwest Quarter of the Northwest Quarter of Section 5, Township 30 North, Range 9 West, City of Bloomer, Chippewa County, Wisconsin.

LOT 12 AND 13 OF CERTIFIED SURVEY MAP NUMBER 4954 RECORDED IN VOLUME
23 OF THE CERTIFIED SURVEY MAPS PAGES 474 - 476 AS DOCUMENT NUMBER 883333.

Said parcel is subject to easements and restrictions of record.

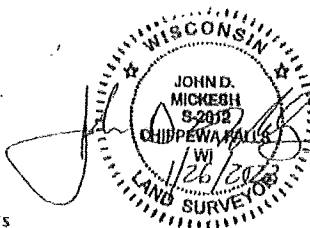
APPROVED

Sandra H. J. J. J.
City of Bloomer Administrator

01-26-23

Date

Sheet 3 of 3 Sheets





DocId:8534832
Tx:4402705

CHIPPEWA CO. CERTIFIED SURVEY MAP NO. 5698

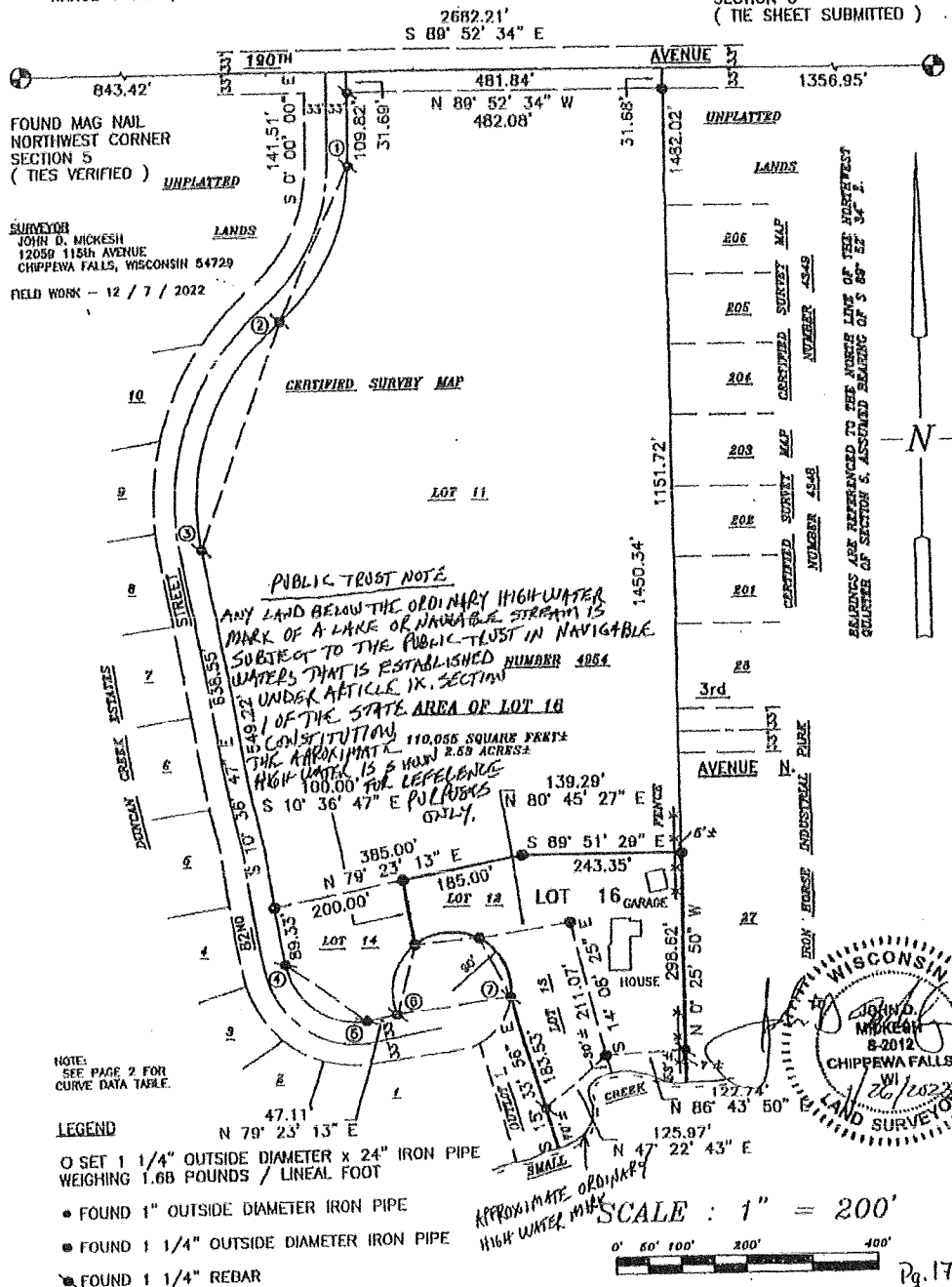
RECORDED IN VOL. 28 OF THE
CERTIFIED SURVEY MAPS PAGE 175-177

939019

RECORDED ON
01/31/2023 10:28 AM
MELANIE K. MCMANUS
REGISTER OF DEEDS
REC FEE: 30.00
TRANSFER FEE:
FEE EXEMPT:
CHIPPEWA COUNTY, WI
PAGES: 3

BEING ALL OF LOTS 12 AND 13 OF CERTIFIED SURVEY MAP NUMBER 4954 RECORDED IN VOLUME 23 OF THE CERTIFIED SURVEY MAPS PAGES 474-476 AS DOCUMENT NUMBER 803333 IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 30 NORTH, RANGE 9 WEST, CITY OF BLOOMER, CHIPPEWA COUNTY, WISCONSIN.

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



SHEET 1 OF 3 SHEETS

CHIPPEWA CO. CERTIFIED SURVEY

MAP NO. 5698

RECORDED IN VOL 28 OF THE
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CURVE DATA TABLE

CURVE	LOT	RADIUS	CHORD	CHORD BEARING	ARC	CENTRAL ANGLE	1st TANGENT	2nd TANGENT
1-2		300.14'	255.25'	S 25° 09' 52" W	263.84'	50° 19' 44"	S 0° 00' 00" E	S 50° 19' 44" W
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	13	90.00'	102.30'	S 27° 24' 52" E	108.80'	69° 16' 01"	S 52° 02' 52" E	S 7° 13' 03" W

