

Request for Annexation Review

Wisconsin Department of Administration

WI Dept. of Administration
Municipal Boundary Review
101 E. Wilson Street, 9th Floor
Madison WI 53703
608-264-6102 Fax: 608-264-6104
wimunicipalboundaryreview@wi.gov
<http://doa.wi.gov/municipalboundaryreview/>

Petitioner Information

Office use only:

RECEIVED

December 10, 2021

Municipal Boundary Review
Wisconsin Dept. of Admin.

Name: JAMES W. SCHMIDT

Address: W7234 COUNTY ROAD B

LAKE MILLS WI 53551

Email: t_weinland@hotmail.com

1. Town where property is located: Aztalan

2. Petitioned City or Village: LAKE MILLS

3. County where property is located: JEFFERSON

4. Population of the territory to be annexed: 2

5. Area (in acres) of the territory to be annexed: 0.52

6. Tax parcel number(s) of territory to be annexed 062-0714 -
(if the territory is part or all of an existing parcel): 1822-007

Petitioners phone:

608.235.4313

920.720.1177

Town clerk's phone:

920.674.3450

City/Village clerk's phone:

(920)648-2344

Contact Information if different than petitioner:

Representative's Name and Address:

TERESA WEINLAND

W7234 County Road B

LAKE MILLS WI 53551

Phone: 608-235-4313

E-mail: t_weinland@hotmail.com

Surveyor or Engineering Firm's Name & Address:

Phone: _____

E-mail: _____

Required Items to be provided with submission (to be completed by petitioner):

- ☒ Legal Description meeting the requirements of s.66.0217 (1) (c) [see attached annexation guide]
- ☒ Map meeting the requirements of s. 66.0217 (1) (g) [see attached annexation guide]
- ☒ Signed Petition or Notice of Intent to Circulate is included
- Indicate Statutory annexation method used:
 - ☐ Unanimous per s. 66.0217 (2), or,
 - OR
 - ☐ Direct by one-half approval per s. 66.0217 (3)
- ☒ Check or money order covering review fee [see next page for fee calculation]

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

\$ 200 **Review Fee** (required with all annexation submittals except those that consist ONLY of road right-of-way)
\$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

\$ 400 **TOTAL FEE DUE** (Add the Filing Fee to the Review Fee)

Attach check or money order here, payable to: **Department of Administration**

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 received: 12-8-2021

Payee: Teresa Weinland Schmidt
W

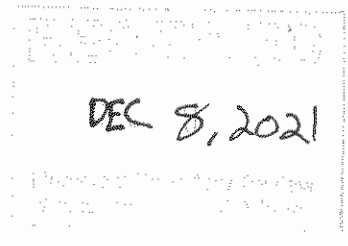
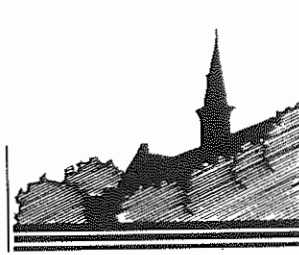
Check Number: 4165

Check Date: 9-30-21

Amount: 400⁰⁰

City Of Lake Mills

200D Water Street
Lake Mills, WI 53551
(920) 648-2344
FAX: (920) 648-2347
www.ci.lake-mills.wi.us



Friday, December 03, 2021

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

RE: Petition for Annexation; Parcel #002-0714-1822-007

To Whom It May Concern:

Please find enclosed a Request for Annexation Review with attachments, a map and legal description of the area to be considered for annexation, and a check made payable to the Wisconsin Department of Administration for the appropriate administration fees.

Please feel free to contact me with any questions.

Sincerely,
City of Lake Mills


Melissa Quest
City Clerk

Enclosures

cc:
Steve Wilke, City Manager
Town of Aztalan
Lake Mills Public School District
Jefferson County Highway Department
Jefferson County Zoning Department

ANNEXATION APPLICATION PACKET

CITY OF LAKE MILLS

**NOTE: YOU MUST ALSO SUBMIT AN ANNEXATION PETITION
IN ACCORDANCE WITH WISCONSIN STATUTES 66.0217**

Property Owner (Please Type or Print)

Name JAMES W. SCHMIDT

Address W7234 COUNTY ROAD B

City LAKE MILLS WI 53551

Telephone(s) 608.235.4313

Mobil No. 930-728-1137

Fax No. N/A

E-Mail E.Weinland@hotmail.com

Owner's Agent (Please Type or Print)

Name _____

Address _____

City _____

Telephone(s) _____

Mobil No. _____

Fax No. _____

E-Mail _____

1. Attach the Annexation petition (with legal description) and scaled map to this application.

Annexations (attachments) From the Town of Lake Mills.

All proposed annexations from the Town of Lake Mills are required to comply with the procedures contained in the Municipal Boundary Agreement between the City of Lake Mills and the Town of Lake Mills.

Annexations From the Town of Aztalan and Town of Milford.

Pursuant to Wisconsin Statutes 66.0217(14), the City of Lake Mills is required to pay annually to these towns, for 5 years, an amount equal to the amount of property taxes that the town levied on the annexed territory, as shown by the tax roll under \$70.65, in the year in which the annexation is final. As a condition of annexation, the City of Lake Mills requires that the petitioner inform the City of the property taxes liability.

List the Town tax key number, acreage and equalized (full) value of each parcel as last assessed by the township.

Parcel	Town Tax Key #	Acreage	Equalized (full) value		(Total) (Value)	Current Year Taxes
			(land)	(Improvements)		
1	002-0714-	0.52	33,500	119,000	152,500	2207.18
2	1822-007					2457.12
3						
4						
Annual Total						\$ 2457.12
5 X Total \$						12,285.60

3. List the population of the parcel(s) proposed to be annexed.

Adults (18 years and over) 2

Children (5-17 years) _____

Children (1-4 years) _____

Total 2

4. List the current use(s) of the land which is proposed to be annexed. If more than one general use, record the acreage of each use.

RESIDENCE

5. List the requested temporary zoning district(s) pursuant to the City Zoning Code.

RD

6. List the existing town or extraterritorial zoning district(s) of the parcel(s).

Aztalan

7. Does this property contain Jefferson County Shoreland or Wetland zoning?

☐ yes ☒ no If yes, the required Annexation map is required to identify all County Shoreland or Wetland boundaries.

8. Does the property contain floodplain? ☐ yes ☒ no

9. Is this land zoned "exclusive agriculture" by the Town and has the property owner participated in a Farmland Preservation Program?

☐ yes ☒ no If yes, see acknowledgements

ACKNOWLEDGEMENTS

1. It is City of Lake Mills policy to require of all landowners filing an annexation petition to provide prior to City Council action on the petition, A) the dedication by deed of any required street or highway right-of-way in accordance with the City's Official Map, B) the payment of any existing special assessments and, C) the submission of a Certified Survey Map consistent with city code. These requirements may be incorporated into an Annexation Agreement.

2. Pursuant to the Wisconsin Department of Agriculture, Trade and Consumer Protection, when land zoned for exclusive agricultural use is rezoned, tax credits paid out must be paid back to the State of Wisconsin. You are required to complete and submit to the Department of Agriculture a Notice of Rezoning or Conditional Use/Special Exception.

3. The required annexation application fee is payable to "The Wisconsin Department of Administration" which covers the required state review costs.

4. The applicant will need to file a separate zoning amendment application for permanent zoning.

5. I ACKNOWLEDGE THAT THE ATTACHED ANNEXATION PETITION AND MAP HAVE BEEN PREPARED IN ACCORDANCE WITH WISCONSIN STATUTES 66.0217, AND THAT I HAVE READ AND UNDERSTAND THE ANNEXATION PROCEDURES AND THAT FAILURE TO PROVIDE ALL REQUIRED MATERIALS AND FEES IN ACCORDANCE WITH THE ANNEXATION PROCEDURES AND WISC. STATS. 66.0217 MAY RESULT IN THIS APPLICATION BEING WITHHELD FOR CONSIDERATION BY THE CITY.



Signature of PROPERTY OWNER Circulating the Petition

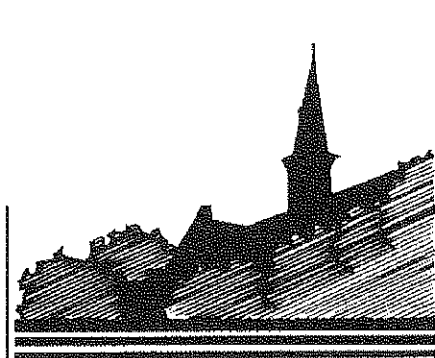
10/11/21
Date

JAMES W SCHMIDT

Print name

City Of Lake Mills

200D Water Street
Lake Mills, WI 53551
(920) 648-2344
FAX: (920) 648-2347
website: ci.lake-mills.wi.us



PETITION OF ELECTORS AND PROPERTY OWNERS TO THE CITY OF LAKE MILLS, JEFFERSON COUNTY

We, the undersigned, constituting all of the electors and all of the owners of real property in the following territory of the Town of Lake Mills, Jefferson County, Wisconsin, lying contiguous to the City of Lake Mills petition the honorable Common Council of the said City to annex the said territory described in the attached legal description document, and shown on the attached scale map to the City of Lake Mills, Jefferson County, Wisconsin.

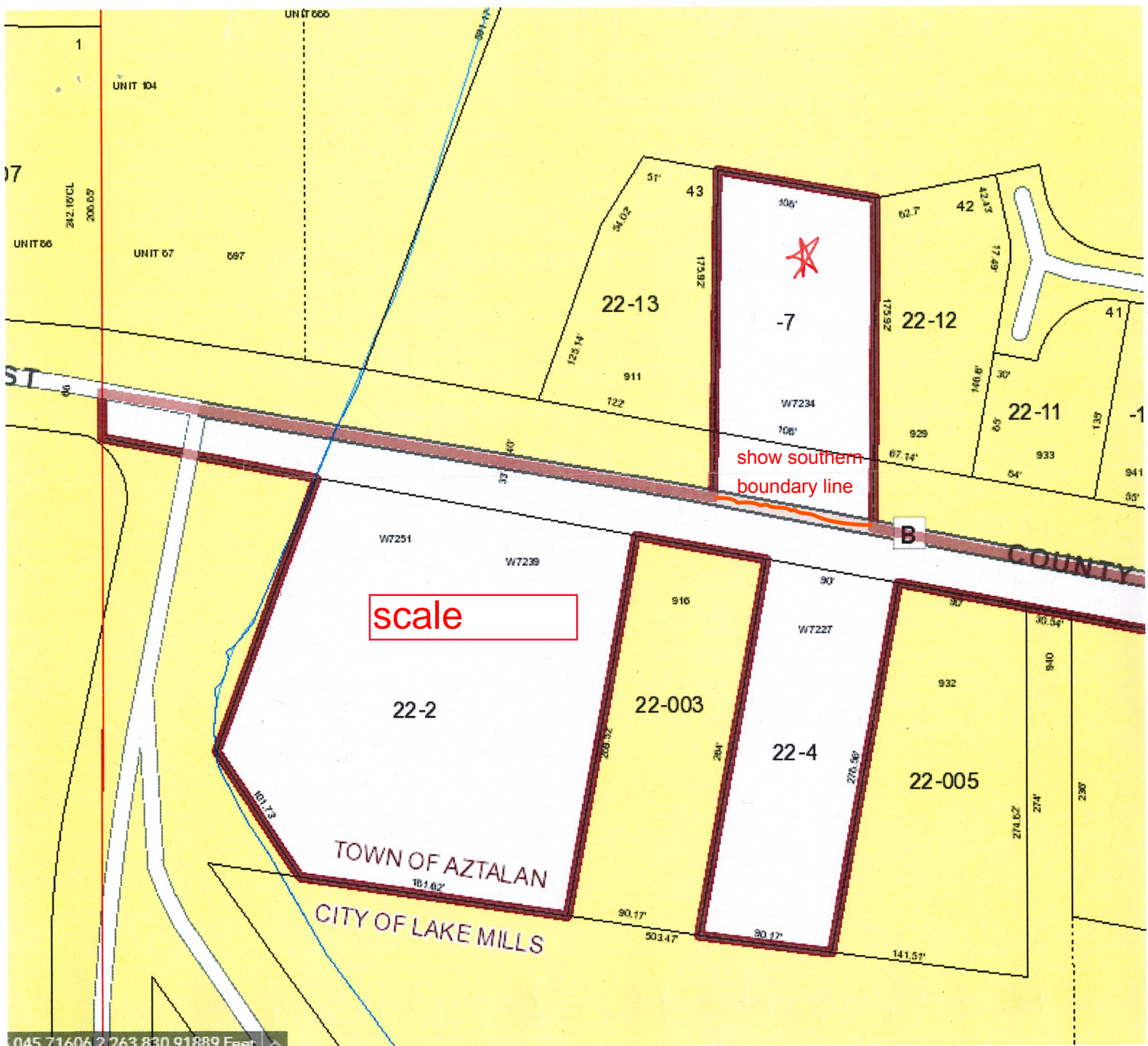
We, the undersigned, elect that this annexation shall take effect to the full extent consistent with outstanding priorities or other annexation, incorporation or consolidation proceedings, if any.

Signature of Petitioner	Date of Signing	Owner Elector (Mark with X)	Address or Description of Property
<i>James W. Schmidt</i>	<i>10/1/01</i>	<i>JAMES W SCHMIDT</i>	<i>W7234 County Road B Lake Mills, WI 53551</i>
<i>James Wanen</i>	<i>8/9/00</i>	<i>TORSA WEINLAND</i>	<i>W7234 County Road B Lake Mills, WI 5355</i>

NW 1/4

All that part of Section 18, Township 7 North, Range 14 East, Town of Aztalan, Jefferson County, Wisconsin, bounded and described as follows:

Commencing at the Section stake at the Northwest Corner of said Section 18, Township 7 North, Range 14 East, thence South 1080.00 feet along the West line of said Section, to the center line of CTH B, thence South 79° 49' East 417.45 feet along the center line of said highway to a point which point is the place of beginning, continue thence South 78° 57' East along the center line of said CTH B 108.00 feet to a point thence North 1° 21' East, 216.50 feet to a point, thence North 78° 57' West 108.00 feet to a point, thence South 1° 21' West, 216.50 feet to the place of beginning.



White = Town of Aztalan
Yellow = City of Lake Mills
* = W7234 Cty Rd B

000209

Exhibit B

22-001

18

1024.44'

884.21' CL

C06-137

1

77

242.18' CL
208.85'

591.17'

177.02'

66

66'

Temporary Easement 10'
417.45'

Right-of-Way

108'
062-0714-1822
501-187 007
W7234
216.50'

WAKEMAN RD

W7251
22-2
W7239

22-003

W7227
22-4

22-6

101.73'

181.62'

90.17'

90.17'

141.51'

289.52'

264'

278.56'

90'

40'

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: **Schmidt**

Petition Number: **14465**

1. Territory to be annexed: From **TOWN OF AZTALAN** To **CITY OF LAKE MILLS**

2. Area (Acres): .52

3. Pick one: ☒ Property Tax Payments

OR ☐ Boundary Agreement

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

\$ 231.01

a. Title of boundary agreement _____

b. Year adopted _____

b. Total that will be paid to Town

(annual tax multiplied by 5 years): \$1155.05

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: 100 % Recreational: _____ % Commercial: _____ % Industrial: _____ %

Undeveloped: _____ %

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

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

Other: _____ %

Comments: _____

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

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 _____

10. Is the city/village or town capable of providing needed utility services?

City/Village ☒ Yes ☐ No Town ☐ Yes ☒ No

If yes, approximate timetable for providing service:

Sanitary Sewers immediately ☒
or, write in number of years. _____

City/Village Town

☐

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: _____

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? R-2

c. How will the land be zoned and used if annexed? RD (default) - Zoning Amendment Request R1-4

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:

Prepared by: ☐ Town ☒ City ☐ Village

Name: Melissa Quest

Email: mquest@ci.lake-mills.wi.us

Phone: (920)648-2344

Date: 12/21/2021

(March 2018)

Please **RETURN PROMPTLY** to:

wimunicipalboundaryreview@wi.gov

Municipal Boundary Review

PO Box 1645, Madison WI 53701

Fax: (608) 264-6104

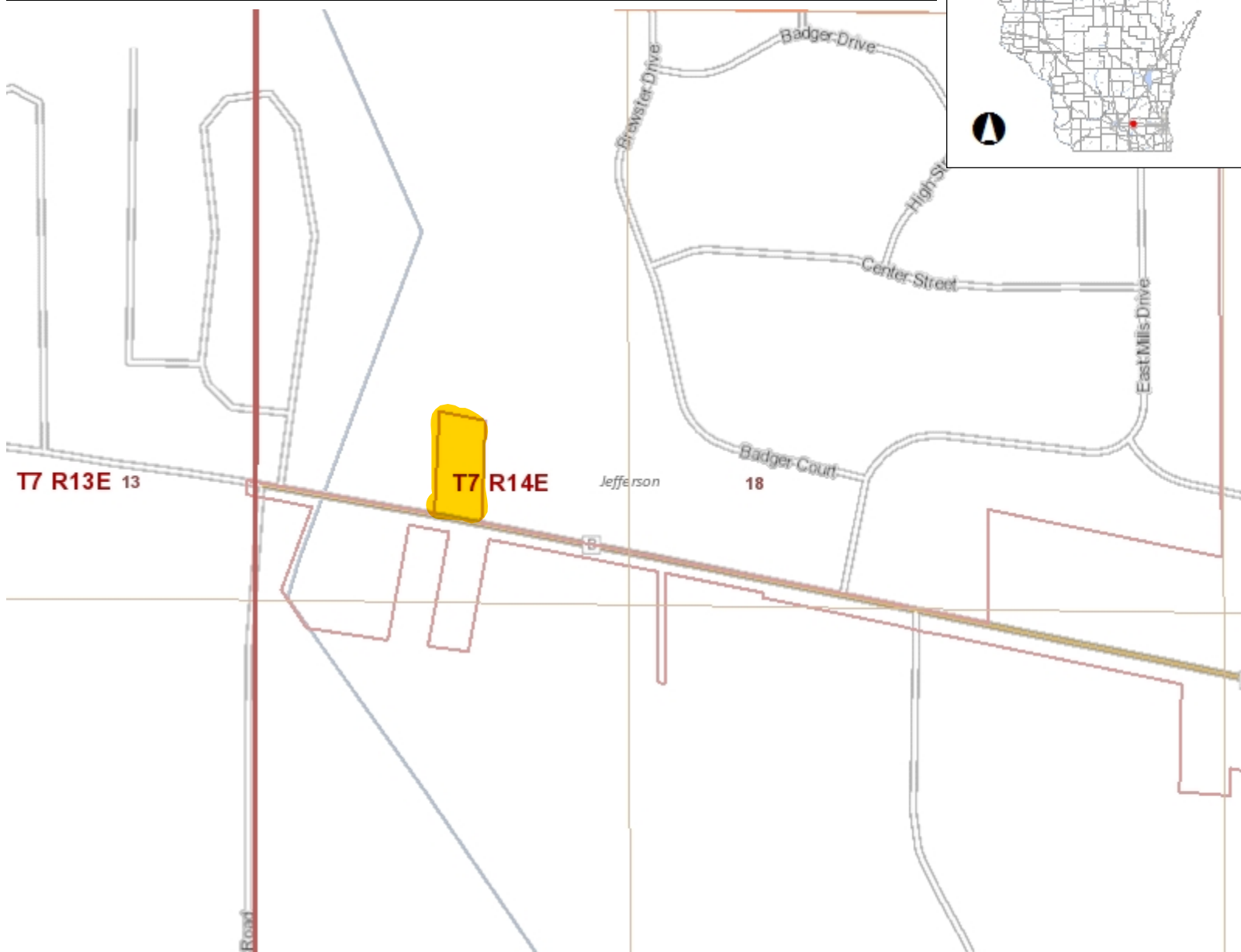


Surface Water Data Viewer Map



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



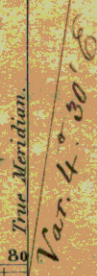
0.1 0 0.06 0.1 Miles

NAD_1983_HARN_Wisconsin_TM

1: 3,960

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

Mer. Wis. Ter.

Scale 40 Chains to an Inch.

The above Map of Township 19th 7th — of Range 19th 14th E. 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, Oct. 1st 1836 } Robt. Taylor Sur. Gen!

Surveyor General's Office,
Cincinnati, Oct. 1, 1836 } Robt. Mayle Sur. Gen!

17	212 W	8.50
	223 1/2 W	3.27
	235 W	11.00
	217 1/2 W	13.50
	222 W	8.00
	251 1/2 W	7.00
	221 1/2 W	16.50
19	232 E	30.70



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

Web: <http://doa.wi.gov/municipalboundaryreview>

December 29, 2021

PETITION FILE NO. 14465

MISTY QUEST, CLERK
CITY OF LAKE MILLS
200D WATER ST
LAKE MILLS, WI 53551-1632

KATHLEEN PITZNER, CLERK
TOWN OF AZTALAN
N5070 MARTIN RD
JEFFERSON, WI 53549-9649

Subject: SCHMIDT ANNEXATION

The proposed annexation submitted to our office on December 10, 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 LAKE MILLS**, which is able to provide needed municipal services.

Note: The maps provided with the petition must include a graphic scale and clearly show and dimension the southern boundary of the parcel being annexed; The legal description must indicate that the parcel is located in the Northwest Quarter of Section 18 (ref: s. 66.0217 (1) (c) & (g), Wis. Stats.).

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 14465 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=2539>
Please call me at (608) 264-6102, should you have any questions concerning this annexation review.

Sincerely,

Erich Schmidtke, Municipal Boundary Review

cc: petitioner

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: **Schmidt**

Petition Number: **14465**

1. Territory to be annexed: From **TOWN OF AZTALAN** To **CITY OF LAKE MILLS**

2. Area (Acres): 520

3. Pick one: ☒ Property Tax Payments

OR ☐ Boundary Agreement

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

\$ 231.01

a. Title of boundary agreement _____

b. Year adopted _____

b. Total that will be paid to Town

(annual tax multiplied by 5 years): 1,155.05

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: 100 % Recreational: _____ % Commercial: _____ % Industrial: _____ %

Undeveloped: _____ %

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

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

Other: _____ %

Comments: _____

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?

In the town?: residential

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 _____

10. Is the city/village or town capable of providing needed utility services?

City/Village ☐ Yes ☐ No Town ☐ 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: _____

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:

Although our Comprehensive Plan does not include properties being annexed into surrounding municipalities, we understand there are particular circumstances that annexation just makes sense.

Prepared by: ☒ Town ☐ City ☐ Village

Name: Kathleen Pitzner

Email: aztalancerk@gmail.com

Phone: 920-390-0450

Date: 1-3-2022

Please **RETURN PROMPTLY** to:

wimunicipalboundaryreview@wi.gov

Municipal Boundary Review

PO Box 1645, Madison WI 53701

Fax: (608) 264-6104

(March 2018)