

# Request for Annexation Review

Wisconsin Department of Administration

WI Dept. of Administration  
Municipal Boundary Review  
PO Box 1645, Madison WI 53701  
608-264-6102  
[wimunicipalboundaryreview@wi.gov](mailto:wimunicipalboundaryreview@wi.gov)  
<https://doa.wi.gov/municipalboundaryreview>

## Petitioner Information

Name: Peter Olson

STEVEN OLSON

Phone: 715-533-0856

715-878-4502

Email: POLSON@twiwest.net

U OLSON EX COU @ YP420.CO

## Contact Information if different than petitioner:

Representative's Name: Mark A. Erickson

Phone: 715-831-0654

E-mail: MARK@ESELLC.CO

**RECEIVED**

**June 28, 2022**

Municipal Boundary Review  
Wisconsin Dept. of Admin.

1. Town where property is located: Town of Washington

2. Petitioned City or Village: City of Eau Claire

3. County where property is located: Eau Claire

4. Population of the territory to be annexed: 0

5. Area (in acres) of the territory to be annexed: 7.84

6. Tax parcel number(s) of territory to be annexed (if the territory is part or all of an existing parcel):  
18024-2-260901-420-0001

## Include these required items with this form:

- ☒ 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 [see attached annexation guide]
- ☒ 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

**\$350 Initial Filing Fee** (required with the first submittal of all petitions)

\$200 – 2 acres or less

\$350 – 2.01 acres or more

**\$600 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

**\$950 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: 6-27-2022

Payer: Everyday Surveying + Engineering LLC Check Number: 3055

Check Date: 6-6-22

Amount: 950.00

## ANNEXATION SUBMITTAL GUIDE

### s. 66.0217 (5) THE PETITION

- ☒ State the purpose of the petition:
  - Direct annexation by unanimous approval; OR
  - Direct annexation by one-half approval; OR
  - Annexation by referendum.
- ☒ Petition must be signed by:
  - All owners and electors, if by unanimous approval.
  - See 66.0217 (3) (a), if by one-half approval.
  - See 66.0217 (3) (b), if by referendum.
- ☒ State the population of the land to be annexed.

*[It is beneficial to include Parcel ID or Tax numbers, the parcel area, and identify the annexee (Town) and annexor (Village or City) in the petition.]*

### s. 66.0217 (1) (c) THE DESCRIPTION

☒ The annexation petition must include a legal description of the land to be annexed. The land must be described by reference to the government lot, private claim, quarter-section, section, town and range in which the land lies. The land must be further described by metes and bounds commencing from a monumented corner of the section or quarter-section, or the monumented end of a private claim or federal reservation, in which the land lies; OR

☒ If the land is wholly and entirely within a lot or lots, or all of a block or blocks of a recorded subdivision plat or certified survey map, it must be described by reference to the lot (s) and/or block (s) therein, along with the name of the plat or the number, volume, page, and County of the certified survey map.

☒ The land may NOT be described only by:

- Aliquot part;
- Reference to any other document (plat of survey, deed, etc.);
- Exception or Inclusion;
- Parcel ID or tax number.

### s. 66.0217 (1) (g) THE MAP

☒ The map shall be an **accurate reflection** of the legal description of the parcel being annexed. As such, it must show:

- A tie line from the parcel to the monumented corner of the section or quarter-section, or the monumented end of a private claim or federal reservation, in which the parcel lies. The corner and monument must be identified.
- Bearings and distances along all parcel boundaries as described.
- All adjoiners as referenced in the description.

☒ The map must include a **graphic scale**.

☒ The map must show and identify the existing municipal boundary, in relation to the parcel being annexed.

*[It is beneficial to include a North arrow, and identify adjacent streets and parcels on the map.]*

### s. 66.0217 FILING

☒ The petition must be filed with the Clerk of the annexing City or Village and with the Clerk of the Town in which the land is located.

☒ If the annexation is by one-half approval, or by referendum, the petitioner must post notice of the proposed annexation as required by s. 66.0217 (4).

## NOTICE OF INTENT TO CIRCULATE AN ANNEXATION PETITION

Not less than 10 days, nor more than 20 days after publication of this Notice, the undersigned hereby intends to circulate a Petition for Direct Annexation of the lands legally described in the attached Legal Description and shown on the scale map attached hereto as Exhibit Map from the Town of Washington, Eau Claire County, Wisconsin, to the City of Eau Claire, Eau Claire County, Wisconsin.

A copy of the scale map of the territory proposed for annexation may be inspected at the office of the Clerk for the Town of Washington, 5750 Old Town Road, Eau Claire, Wisconsin 54701 and at the office of the City Clerk of the City of Eau Claire, 203 S. Farwell Street, Eau Claire, Wisconsin 54701.

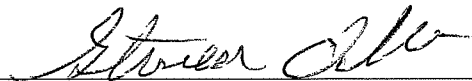
STEVEN OLSON

Owner's Name Printed

E. 3333 BENRUP LANE

Eau Claire, WI 54701

Owner's Address



Owner's Signature

Peter Olson

Owner's Name Printed

Whitehall, WI 54723 McRae Lane

Whitehall WI 54723

Owner's Address



Owner's Signature



## ANNEXATION PETITION

Lands currently within the Town of Washington, Eau Claire County, Wisconsin

Requesting to be Annexed into the City of Eau Claire, Eau Claire County, Wisconsin

### Purpose:

The petitioner desires to annex the one parcel to the City of Eau Claire to allow a future residential development that will have City provided sanitary sewer and water main services. The existing City sewer and water infrastructure is currently abutting this parcel's southern boundary. Existing lands south and east of the current parcel are in the City's limits. This would make sense with the growth pattern to the City coupled with, there are lands adjacent to the west that could be annexed in the future. The parcel is bounded by two (2) single family residential parcels to the immediate east, along the southwestern edge of US Highway 53 that are not interested in annexation at this time.

The lands are currently zoned Highway Commercial (C3) per the Eau Claire County zoning map. When the lands are annexed to the City of Eau Claire, the parcel will be zoned to Temporary Residential One (1) (as known as TR1A) as default. At a future date the parcel will be rezoned to Multi-Family Residences, also known as R-3 which is Low Rise Multi-Family District. Existing lands in the City to the south of this parcel are currently Zoned as Multi-Family Residences with both R-3 and R-2 Multi-Family District designation, immediately adjacent. Existing lands to the west are zoned are located within Eau Claire County, are zoned agricultural (A2).

Along the northeastern limits of this annexation petition, adjacent to the US Highway 53's Right of Way, there will be a 33 foot wide piece of land, from this petitioned parcel, that will remain in the Town of Washington. This will tether the two (2) existing parcels that do not wish to be annexed at this time, to the Town of Washington.

The parcel of land requesting annexation is owned by the petitioner named on the "Request for Annexation Review". The petitioner is pursuing the annexation by unanimous approval.

The parcel currently has zero (0) residents. Eau Claire County has a total population of 104,646 as of 2019.

### ANNEXATION DESCRIPTION

PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER AND PART OF LOT 1 CERTIFIED SURVEY MAP NUMBER 2143, RECORDED IN VOLUME 11 OF CERTIFIED SURVEY MAPS ON PAGES 332-333, AS DOCUMENT NUMBER 896676, LOCATED IN PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, SECTION 1, TOWNSHIP 26 NORTH, RANGE 9 WEST, TOWN OF WASHINGTON, EAU CLAIRE COUNTY, WISCONSIN.

Commencing at the South Quarter Corner of said Section 1;  
Thence N1°35'52"E, 1324.44 feet along the West line of the Southeast Quarter of said Section 1 to the Southwest Corner of said Lot 1 and the Point of Beginning;  
Thence continuing N1°35'52"E, 894.74 feet along the West line of said Lot 1;  
Thence S39°27'29"E, 205.71 feet;  
Thence 68.73 feet along the arc of a curve, concave northeasterly, with a chord bearing of S39°37'37"E, a chord length of 68.73 feet, and a radius of 11,652.19 feet;  
Thence S39°47'46"E, 9.11 feet;  
Thence S34°46'25"W, 120.80 feet along an easterly line of said Lot 1;  
Thence S43°35'21"E, 656.67 feet along the northeasterly line of said Lot 1;  
Thence N46°24'38"E, 221.26 feet along a westerly line of said Lot 1 to the southwesterly right-of-way line of United States Highway "53";  
Thence S43°36'44"E, 181.87 feet along said right-of-way and the northeasterly line of said Lot 1;  
Thence S50°34'38"E, 245.50 feet along said right-of-way and the northeasterly line of said Lot 1 to the Southeast Corner of said Lot 1;  
Thence N88°09'26"W 1065.12 feet along the South line of said Lot 1 to the Point of Beginning.

Said parcel contains 341,326 square feet or 7.84 total acres, more or less.

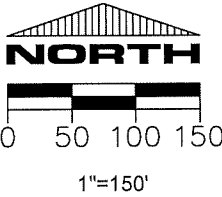
ANNEXATION MAP

PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER AND PART OF LOT 1 CERTIFIED SURVEY MAP NUMBER 2143, RECORDED IN VOLUME 11 OF CERTIFIED SURVEY MAPS ON PAGES 332-333, AS DOCUMENT NUMBER 896676, LOCATED IN PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, SECTION 1, TOWNSHIP 26 NORTH, RANGE 9 WEST, TOWN OF WASHINGTON, EAU CLAIRE COUNTY, WISCONSIN.

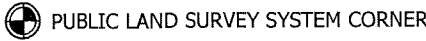
CURVE TABLE

CURVE	RADIUS	CHORD BEARING	CHORD	ARC	DELTA	TANGENT IN	TANGENT OUT
C13	11652.19'	S39°37'37"E	68.73'	68.73'	000°20'17"	S39°27'29"E	S39°47'46"E

BEARINGS ARE REFERENCED TO THE WEST LINE OF THE SOUTHEAST 1/4 ASSUMED TO BEAR N01°35'52"E.



LEGEND

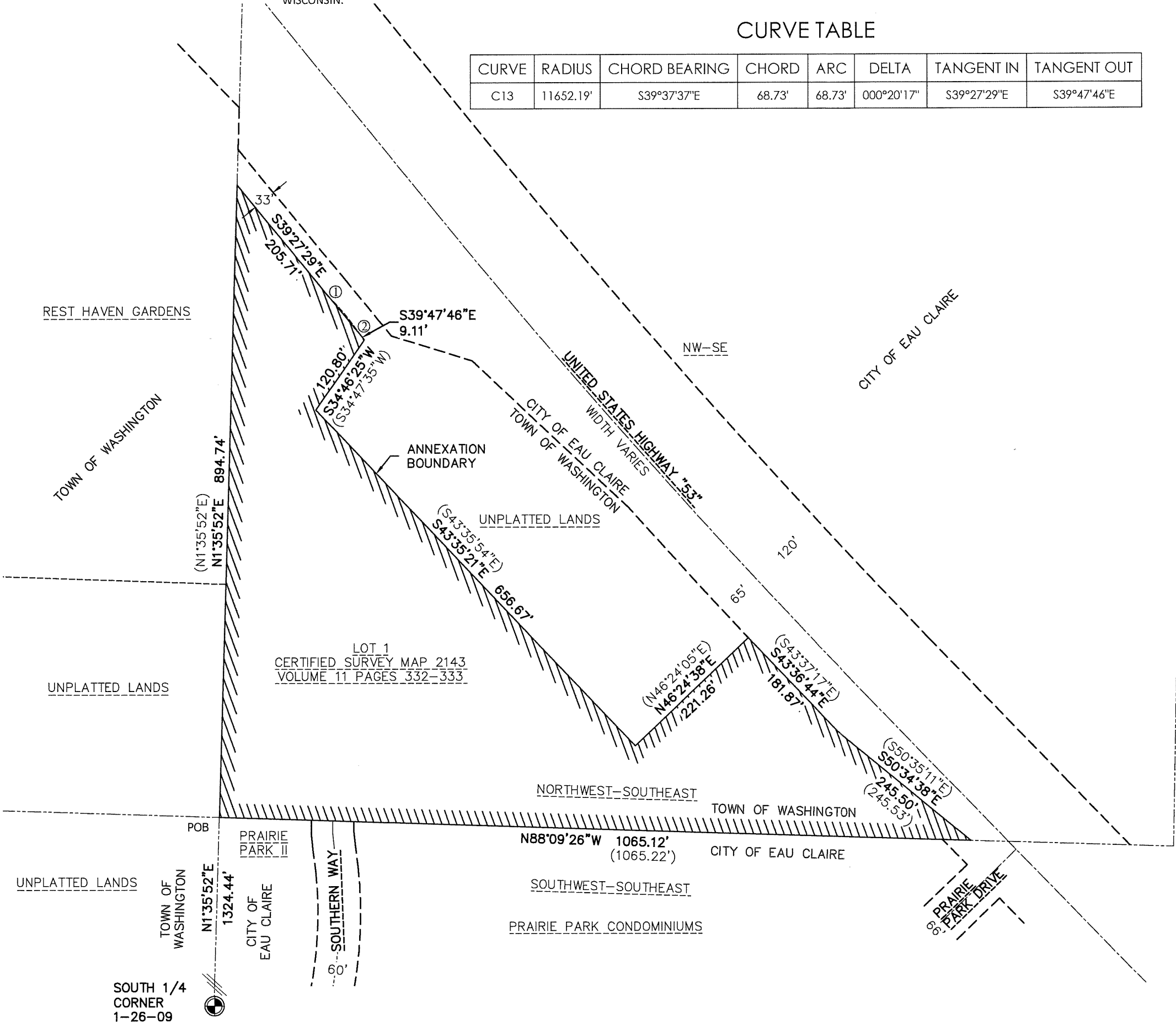


ANNEXATION DESCRIPTION

PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER AND PART OF LOT 1 CERTIFIED SURVEY MAP NUMBER 2143, RECORDED IN VOLUME 11 OF CERTIFIED SURVEY MAPS ON PAGES 332-333, AS DOCUMENT NUMBER 896676, LOCATED IN PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, SECTION 1, TOWNSHIP 26 NORTH, RANGE 9 WEST, TOWN OF WASHINGTON, EAU CLAIRE COUNTY, WISCONSIN.

Commencing at the South Quarter Corner of said Section 1;  
Thence N1°35'52"E, 1324.44 feet along the West line of the Southeast Quarter of said Section 1 to the Southwest Corner of said Lot 1 and the Point of Beginning;  
Thence continuing N1°35'52"E, 894.74 feet along the West line of said Lot 1;  
Thence S39°27'29"E, 205.71 feet;  
Thence 68.73 feet along the arc of a curve, concave northeasterly, with a chord bearing of S39°37'37"E, a chord length of 68.73 feet, and a radius of 11,652.19 feet;  
Thence S39°47'46"E, 9.11 feet;  
Thence S34°46'25"W, 120.80 feet along an easterly line of said Lot 1;  
Thence S43°35'21"E, 656.67 feet along the northeasterly line of said Lot 1;  
Thence N46°24'38"E, 221.26 feet along a westerly line of said Lot 1 to the southwesterly right-of-way line of United States Highway "53";  
Thence S43°36'44"E, 181.87 feet along said right-of-way and the northeasterly line of said Lot 1;  
Thence S50°34'38"E, 245.50 feet along said right-of-way and the northeasterly line of said Lot 1 to the Southeast Corner of said Lot 1;  
Thence N88°09'26"W 1065.12 feet along the South line of said Lot 1 to the Point of Beginning.

Said parcel contains 341,326 square feet or 7.84 total acres, more or less.



EVERYDAY SURVEYING & ENGINEERING

7115 HILLCREST PARKWAY • ALTOONA, WI 54720  
PH: (715) 831-0654 • EMAIL: INFO@ESELLC.CO

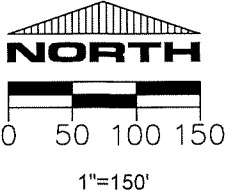


## **Map of Survey**

MAP OF SURVEY

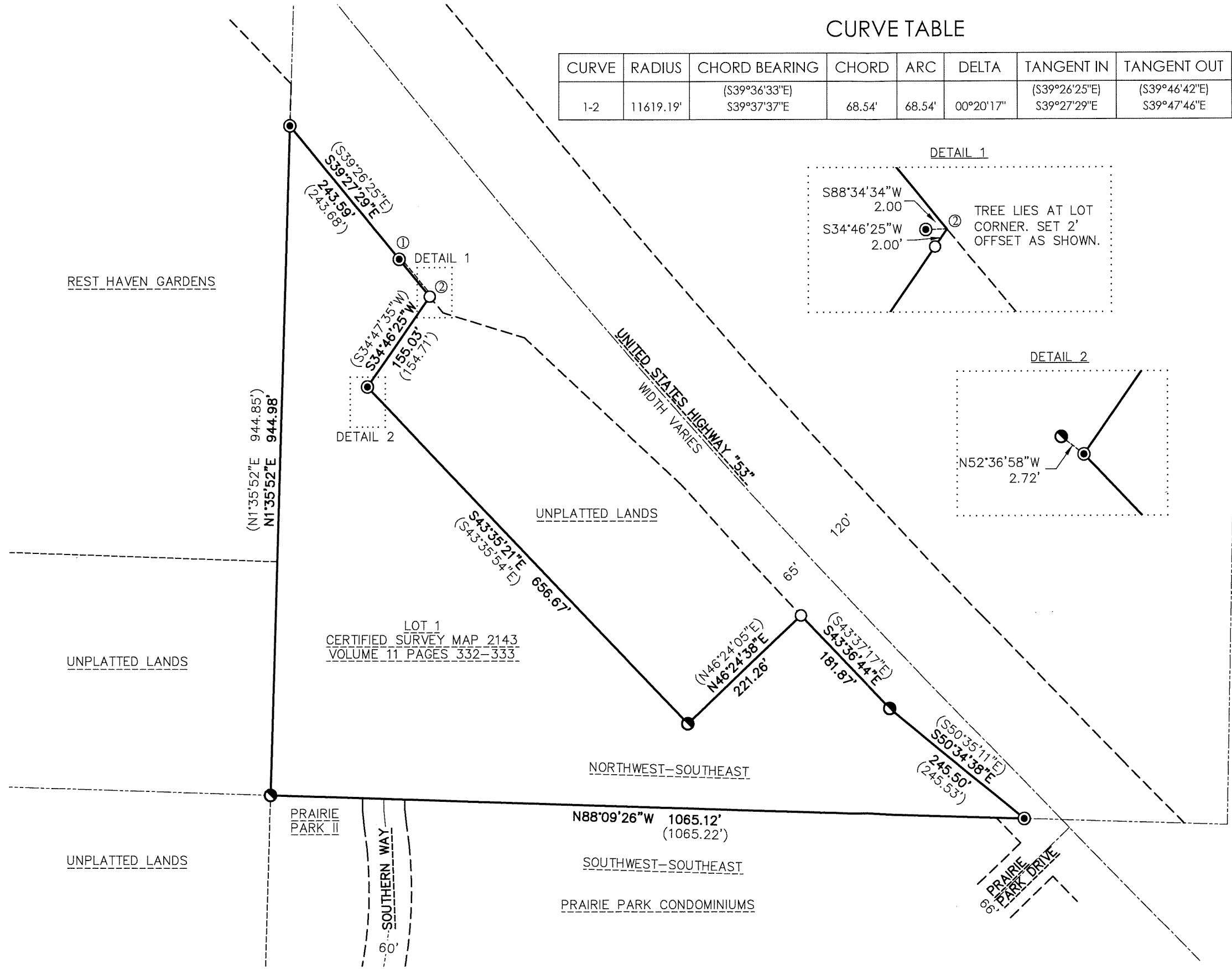
LOT 1 CERTIFIED SURVEY MAP NUMBER 2143, RECORDED IN VOLUME 11 OF CERTIFIED SURVEY MAPS ON PAGES 332-333, AS DOCUMENT NUMBER 896676, LOCATED IN PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER, SECTION 1, TOWNSHIP 26 NORTH, RANGE 9 WEST, TOWN OF WASHINGTON, EAU CLAIRE COUNTY, WISCONSIN.

BEARINGS ARE REFERENCED TO THE SOUTH LINE OF LOT 1 ASSUMED TO BEAR N88°09'26"W.



CURVE TABLE

CURVE	RADIUS	CHORD BEARING	CHORD	ARC	DELTA	TANGENT IN	TANGENT OUT
1-2	11619.19'	(S39°36'33"E) S39°37'37"E	68.54'	68.54'	00°20'17"	(S39°26'25"E) S39°27'29"E	(S39°46'42"E) S39°47'46"E



LEGEND

- FOUND 1" OUTSIDE DIAMETER IRON PIPE
- FOUND 1 1/2" OUTSIDE DIAMETER IRON PIPE
- SET 1" OUTSIDE DIAMETER BY 18" IRON PIPE, 1.13 POUNDS / LINEAR FOOT
- ( ) RECORD INFORMATION

SURVEYOR'S CERTIFICATE:

I, Jeffrey C. Stockburger, Wisconsin Professional Land Surveyor #2708, hereby certify:

That the attached survey and plat were prepared by me or under my direct supervision.

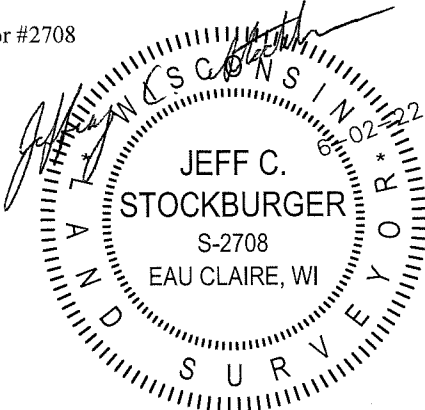
That the attached survey and plat meet or exceed the minimum standards for land surveying in the state of Wisconsin as set forth in administrative code chapter AE-7.

That all information contained within the attached survey and plat is correct to the best of my knowledge and belief.

*Jeffrey C. Stockburger*  
Jeffrey C. Stockburger  
Wisconsin Professional Land Surveyor #2708

6-02-22  
Date

Project number: 22027



Map of Survey prepared for: Matt Scheidler  
Fieldwork completion date: 6-02-22

EVERYDAY SURVEYING & ENGINEERING  
7115 HILLCREST PARKWAY • ALTOONA, WI 54720  
PH: (715) 831-0654 • EMAIL: INFO@ESELLC.CO



# Eau Claire County

Owner (s):

**PLUMBER'S LAND CO LLC**

Location:

**NW-SE,Sect. 1, T26N,R9W**

Mailing Address:

**PLUMBER'S LAND CO LLC**

**E 3333 BENRUD LN**

**EAU CLAIRE, WI 54701-8584**

School District:

**1554 - EAU CLAIRE AREA SCHOOL DISTRICT**

Request Mailing Address Change

Tax Parcel ID Number:

Tax District:

Status:

**18024-2-260901-420-0001 024-TOWN OF WASHINGTON Active**

Alternate Tax Parcel Number:Government Owned:Acres:

**024112007000**

**8.0600**

Description - Comments (Please see Documents tab below for related documents. For a complete legal description, see recorded document.):

**THAT PRT OF THE NW-SE LYG S & W OF USH 53 R/W EX PCL #4-2-B DESC IN 958/632 CONT 2.55 AC  
M/L, EX PCL #4-2-D DESC IN 308/474 CONT 1 AC M/L PRELIMINARY CSM NOTES THIS PARCEL CONT  
8.06 AC REVIEWED 2/11/04**

Site Address (es): (Site address may not be verified and could be incorrect. DO NOT use the site address in lieu of legal description.)

## Assessments

## Attachments

## Districts

## Documents

## Notes

## Parcel History

## Sales History

## Survey History

## Taxes

0 Lottery credits claimed

### Tax History

\* Click on a Tax Year for detailed payment information.

Tax Year*	Omitted	Tax Bill	Taxes Paid	Taxes Due	Interest	Penalty	Total Payoff
2021	<input type="checkbox"/>	\$730.87	\$365.44	\$365.43	\$0.00	\$0.00	\$365.43
2020	<input type="checkbox"/>	\$711.84	\$711.84	\$0.00	\$0.00	\$0.00	\$0.00
2019	<input type="checkbox"/>	\$710.25	\$710.25	\$0.00	\$0.00	\$0.00	\$0.00
Total							\$365.43

<b>Tax Year*</b>	<b>Omitted</b>	<b>Tax Bill</b>	<b>Taxes Paid</b>	<b>Taxes Due</b>	<b>Interest</b>	<b>Penalty</b>	<b>Total Payoff</b>
2018	<input type="checkbox"/>	\$690.53	\$690.53	\$0.00	\$0.00	\$0.00	\$0.00
2017	<input type="checkbox"/>	\$648.80	\$648.80	\$0.00	\$0.00	\$0.00	\$0.00
2016	<input type="checkbox"/>	\$671.81	\$671.81	\$0.00	\$0.00	\$0.00	\$0.00
2015	<input type="checkbox"/>	\$636.44	\$636.44	\$0.00	\$0.00	\$0.00	\$0.00
2014	<input type="checkbox"/>	\$664.36	\$664.36	\$0.00	\$0.00	\$0.00	\$0.00
2013	<input type="checkbox"/>	\$664.73	\$664.73	\$0.00	\$0.00	\$0.00	\$0.00
2012	<input type="checkbox"/>	\$672.44	\$672.44	\$0.00	\$0.00	\$0.00	\$0.00
2011	<input type="checkbox"/>	\$677.25	\$677.25	\$0.00	\$0.00	\$0.00	\$0.00
2010	<input type="checkbox"/>	\$680.32	\$680.32	\$0.00	\$0.00	\$0.00	\$0.00
2009	<input type="checkbox"/>	\$627.98	\$627.98	\$0.00	\$0.00	\$0.00	\$0.00
2008	<input type="checkbox"/>	\$58.89	\$58.89	\$0.00	\$0.00	\$0.00	\$0.00
2007	<input type="checkbox"/>	\$59.74	\$59.74	\$0.00	\$0.00	\$0.00	\$0.00
<b>Total</b>							<b>\$365.43</b>

*NOTE: Current year tax bills may not be processed by the county.*

Interest and penalty on delinquent taxes are calculated to **June 30, 2022.**

# Wisconsin Department of Financial Institutions

## Strengthening Wisconsin's Financial Future

Search for:  
PLUMBER'S LAND CO LLC

Search Records

[Search](#)  
[Advanced Search](#)  
[Name Availability](#)

### Corporate Records

Result of lookup for **P042873** (at 6/3/2022 11:21 AM )

## PLUMBER'S LAND CO., LLC

You can: [File an Annual Report](#) - [Request a Certificate of Status](#) - [File a Registered Agent/Office Update Form](#)

### Vital Statistics

**Entity ID** P042873

**Registered Effective Date** 01/26/2004

**Period of Existence** PER

**Status** Restored to Good Standing [Request a Certificate of Status](#)

**Status Date** 01/25/2008

**Entity Type** Domestic Limited Liability Company

**Annual Report Requirements** Limited Liability Companies are required to file an Annual Report under s. 183.0120, WI Statutes.

### Addresses

**Registered Agent Office** PETER OLSON  
P.O. BOX 309  
PIGEON FALLS , WI 54760-0309

[File a Registered Agent/Office Update Form](#)

**Principal Office** E3333 BENRUD LN  
EAU CLAIRE , WI 54701-8584  
UNITED STATES OF AMERICA

### Historical Information

#### Annual Reports

Year	Reel	Image	Filed By	Stored On
2022	000	0000	online	database
2021	000	0000	online	database
2020	000	0000	online	database
2019	000	0000	online	database
2018	000	0000	online	database
2017	000	0000	online	database
2016	000	0000	online	database
2015	000	0000	online	database



2014	000	0000	online	database
2013	000	0000	online	database
2012	000	0000	online	database
2011	000	0000	online	database
2010	000	0000	online	database
2009	000	0000	online	database
2008	000	0000	online	database
2006	000	0000	online	database
2005	111	1111	paper	image

[File an Annual Report - Order a Document Copy](#)

**Certificates of  
Newly-elected  
Officers/Directors**

None

**Old Names**

None

**Chronology**

Effective Date	Transaction	Filed Date	Description
01/26/2004	Organized	01/28/2004	eForm
02/28/2006	Change of Registered Agent	02/28/2006	FM516-E-Form
01/01/2008	Delinquent	01/01/2008	
01/25/2008	Restored to Good Standing	01/25/2008	E-Form
03/06/2016	Change of Registered Agent	03/06/2016	OnlineForm 5
03/05/2018	Change of Registered Agent	03/05/2018	OnlineForm 5

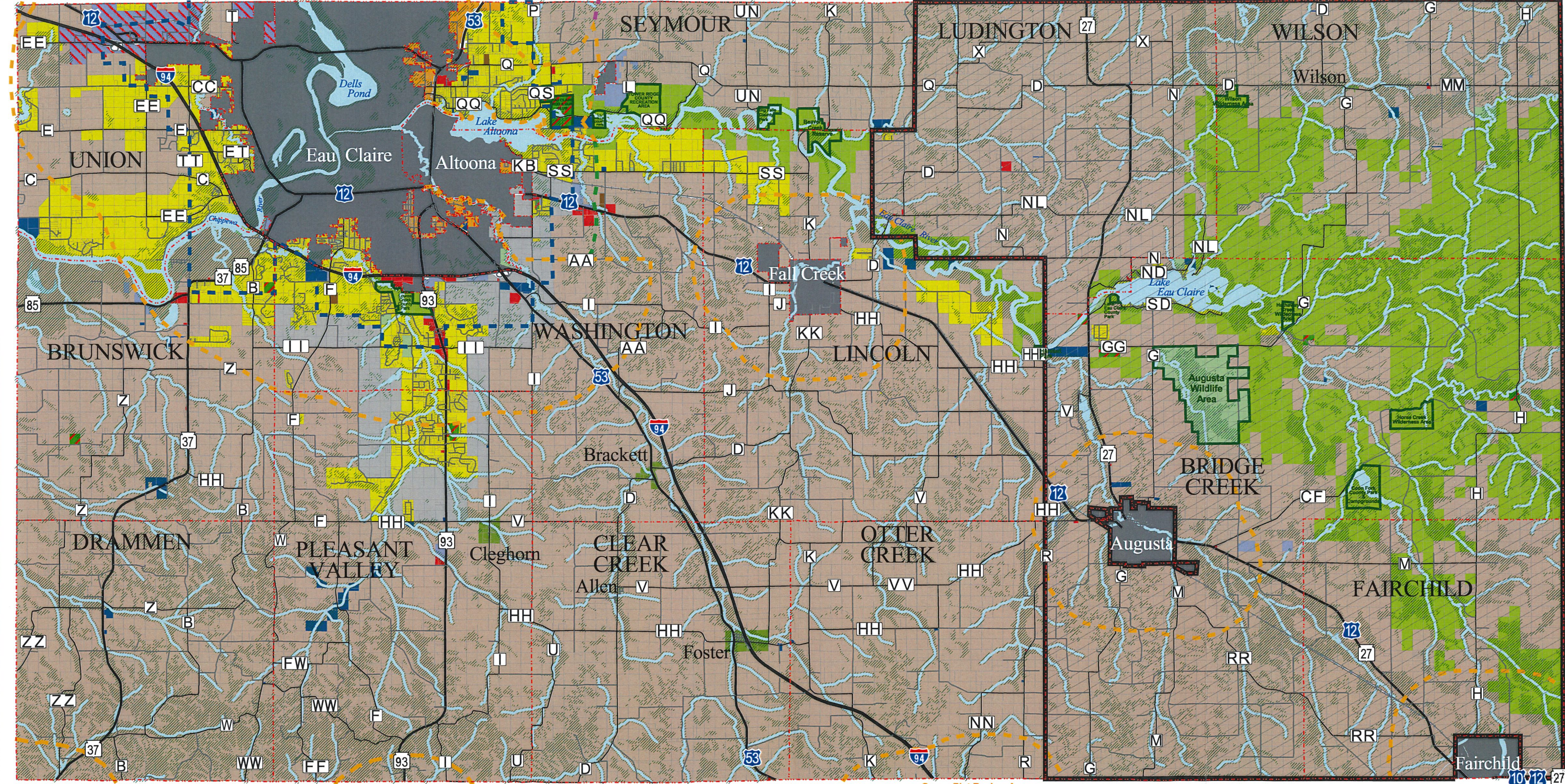
[Order a Document Copy](#)

**Eau Claire County  
Information**



# Eau Claire County, Wisconsin Future Land Use

Elk Mound  
Plat Review Area



Mondovi Plat Review Area

Eleva Plat Review Area

Osseo Plat Review Area

Corporate Limits

Roads

Rail

Lakes

Rivers

Parcels

City and Village

Unincorporated Village

Eau Claire Sewer Service Area - 2025

Plat Review Area

Altoona Plat Review Area

Lake Hallie Plat Review Area

Unzoned Town

Natural Resource Protection

Rural Lands

Rural Transition

Rural Residential

Rural Residential Mobile Home

Rural Hamlet

Urban Mixed Use

Rural Commercial

Commercial/Industrial

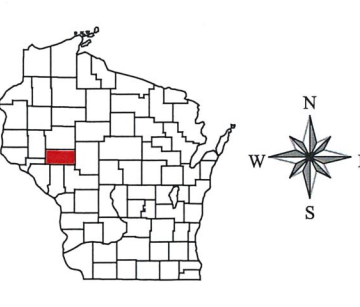
Rural Industrial

Public/Institutional

Recreational Commercial

Park & Recreational

County Forest



**Sources:**  
Base map data provided by WCWRPC  
Future land use classifications for the Towns of Brunswick, Drammen, Lincoln, Otter Creek, Pleasant Valley, Seymour, Union, and Washington are based on draft or adopted town comprehensive plans. Since the Towns of Bridge Creek, Clear Creek, Fairchild, Ludington, and Wilson have no draft or adopted future land use plan map as part of a comprehensive plan, future land use classification for these towns is based on existing land use and ownership. The Future Land Use Map identifies that these towns have not adopted County Zoning and do not intend to adopt County Zoning consistent with this plan.

**Note:**  
For specific policies regarding the land use classifications shown, please refer to Chapter 3 of the Eau Claire Comprehensive Plan and the comprehensive plans of the respective municipalities and towns.

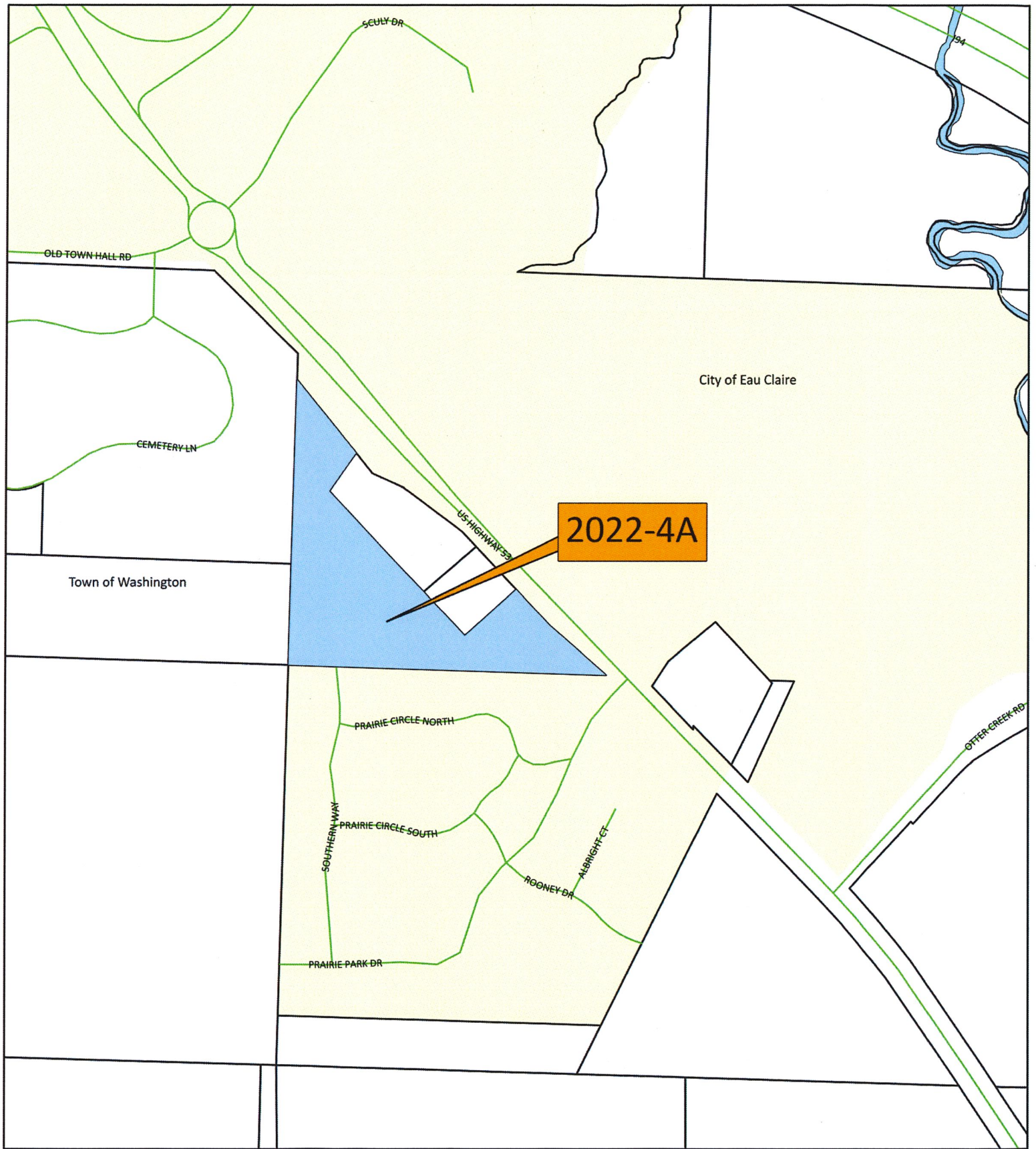
1 0 1 2 3 4 Miles

**Disclaimer:**  
The Sewer Service Area delineates those areas with a potential for future sewered development by 2025, excluding environmentally sensitive areas. Inclusion of lands within the boundary does not determine or guarantee that these lands will be developed, sewered, or annexed by 2025.

MSA  
Metropolitan Statistical Area  
Development - Environmental

West Central Wisconsin Regional Planning Commission  
Drafted: CER 09/01/09

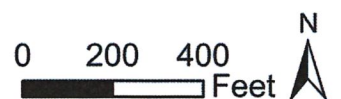




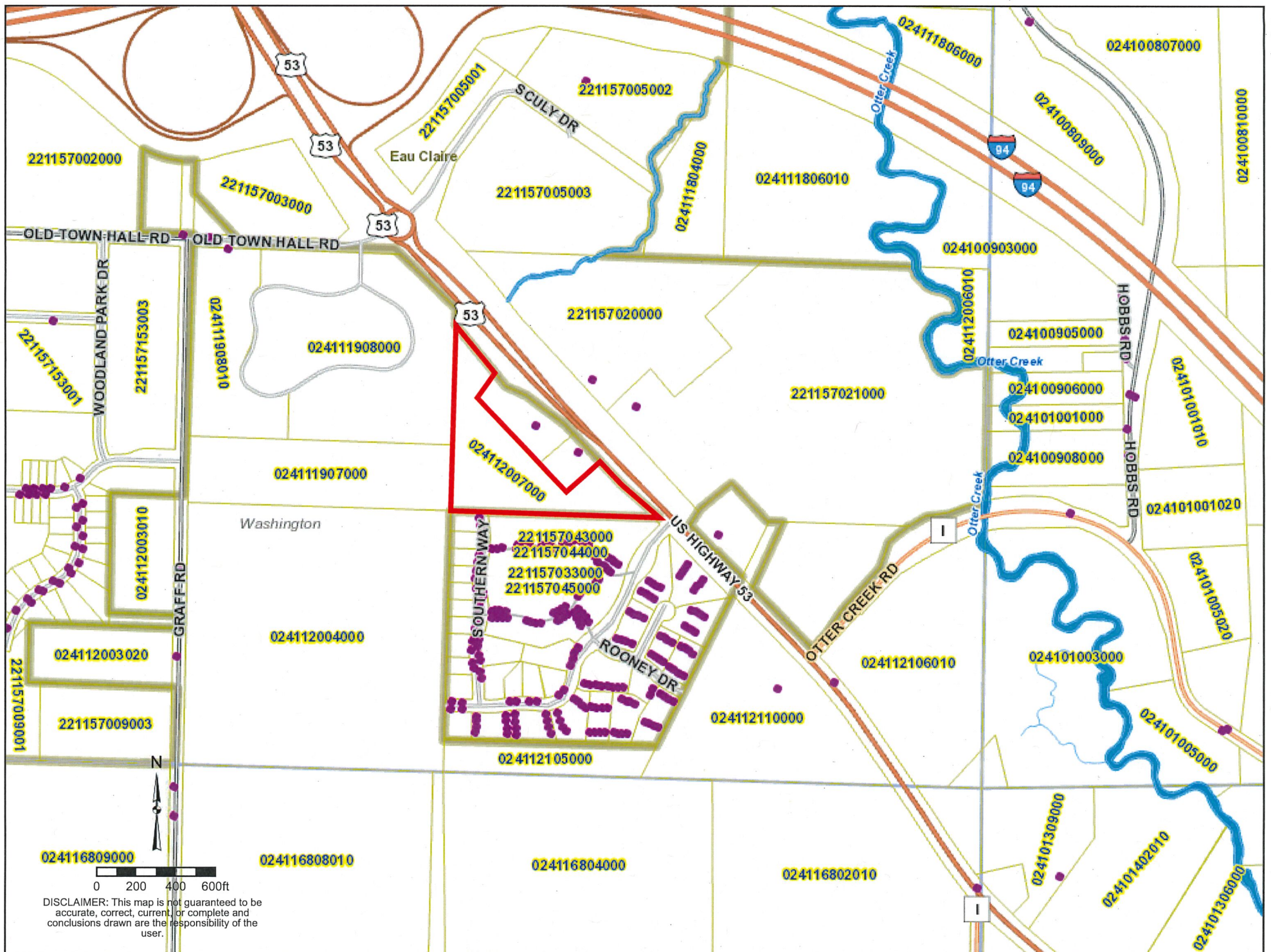
Date  
6-10-2022

# Annexation File # 2022-4A

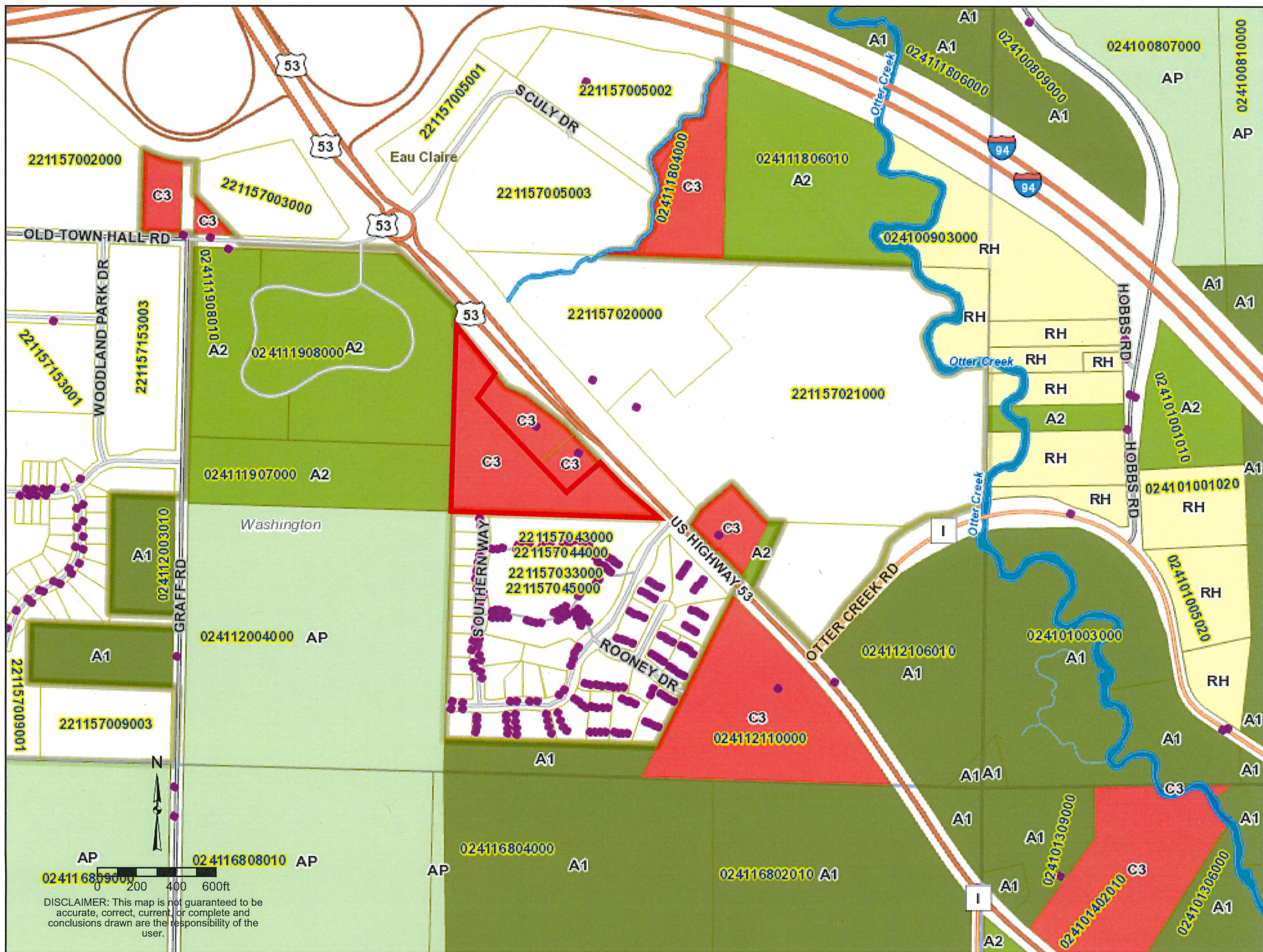
Lands located in Town of Washington  
Eau Claire County



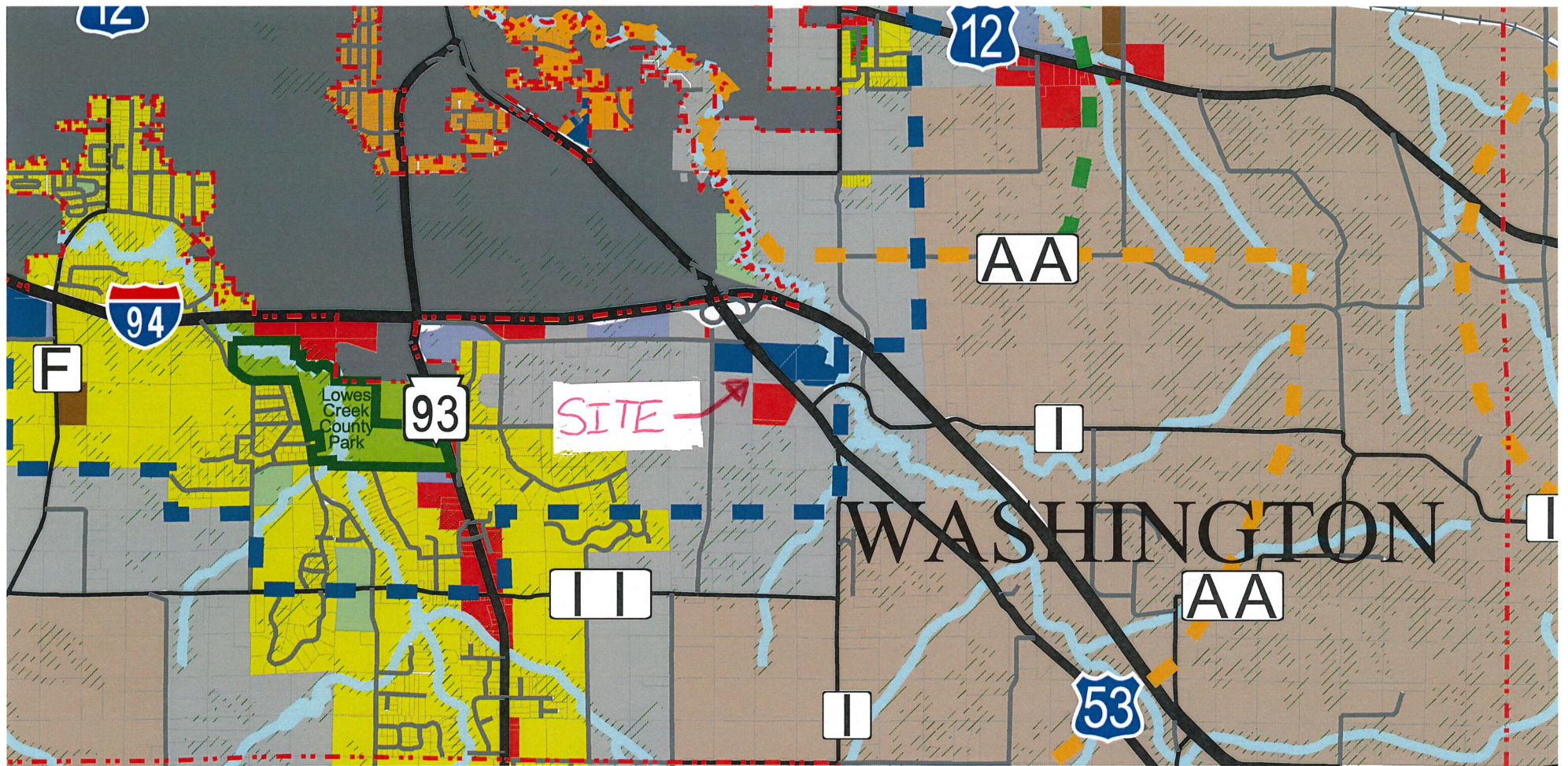




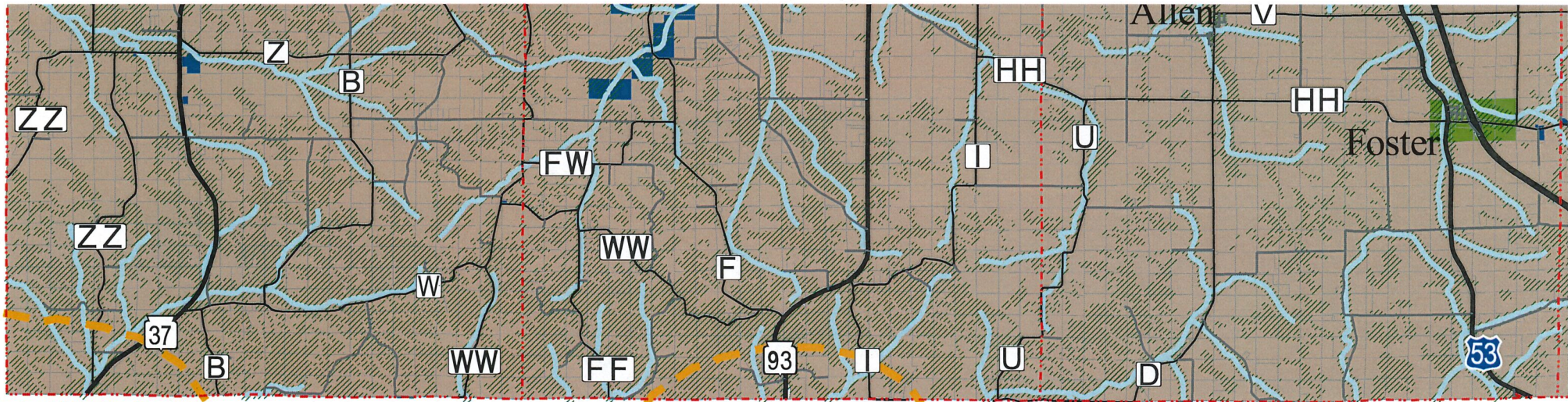












Mondovi Plat Review Area

Elewa Plat Review Area

- Corporate Limits
- Roads
- Rail
- Lakes
- Rivers
- Parcels
- City and Village
- Unincorporated Village

- Eau Claire Sewer Service Area - 2025
- Plat Review Area
- Altoona Plat Review Area
- Lake Hallie Plat Review Area
- Unzoned Town

### Future Land Use

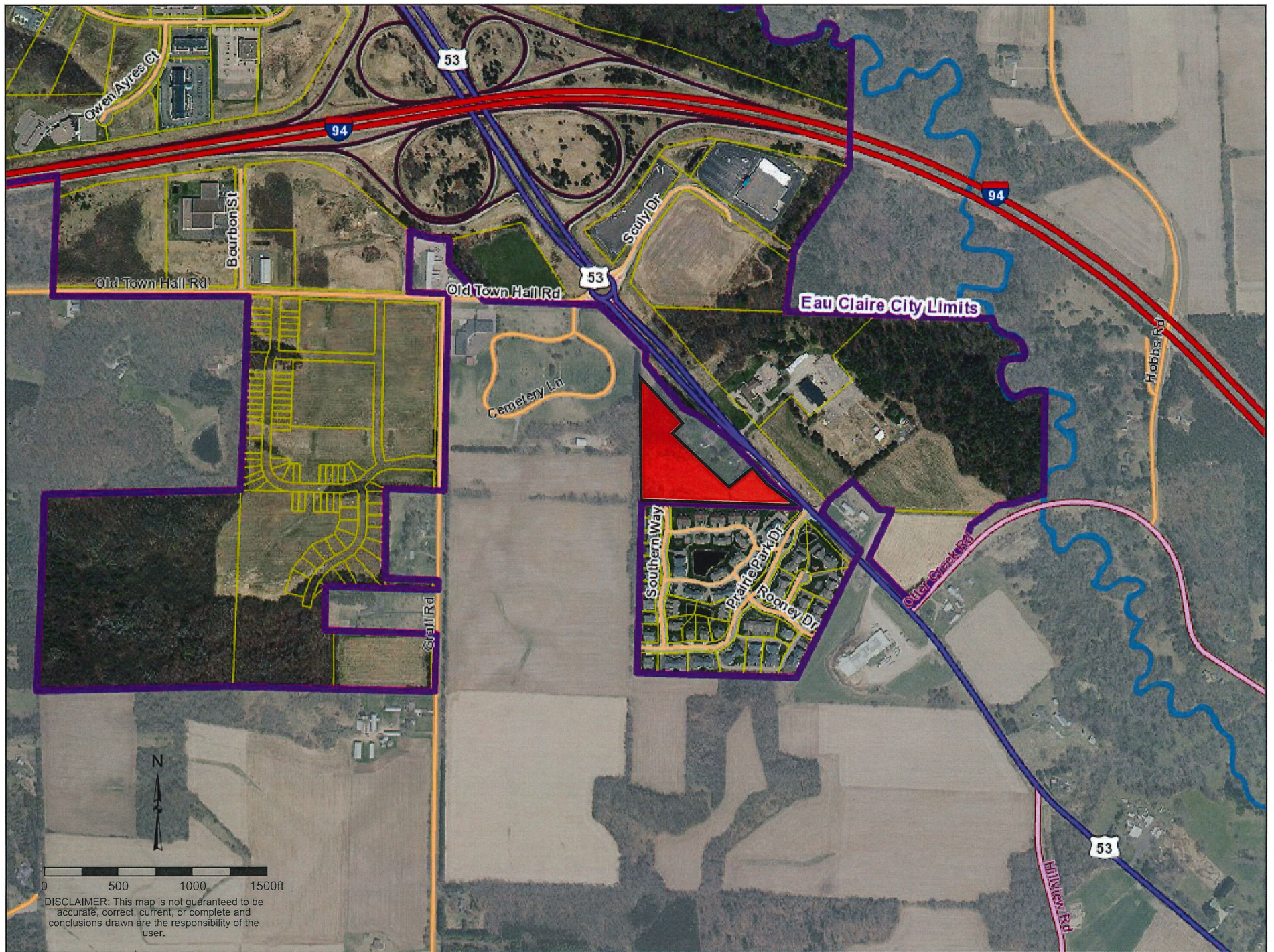
- Natural Resource Protection
- Rural Lands
- Rural Transition
- Rural Residential
- Rural Residential Mobile Home
- Rural Hamlet
- Urban Mixed Use
- Rural Commercial
- Commercial/Industrial
- Rural Industrial
- Public/Institutional
- Recreational Commercial
- Park & Recreational
- County Forest



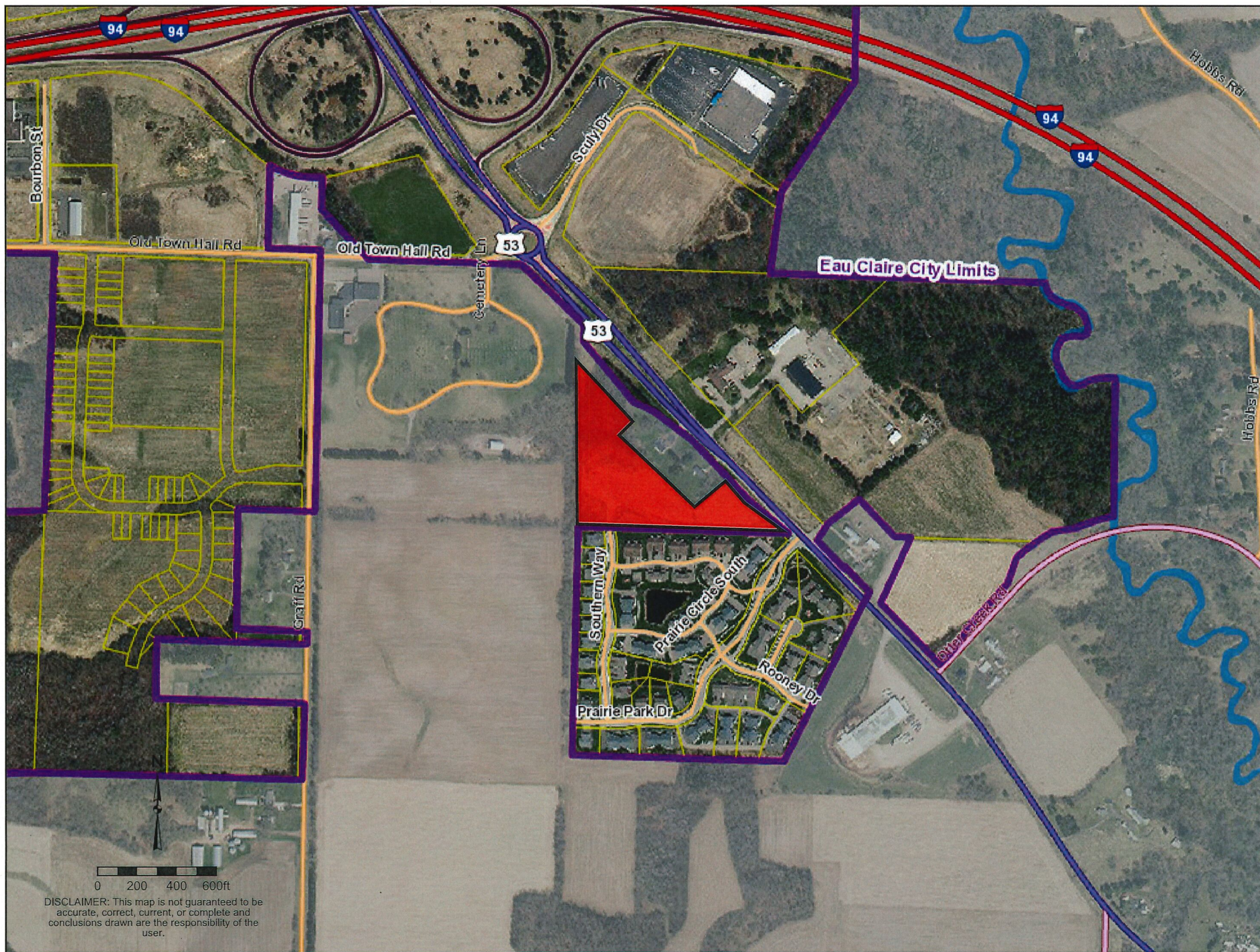
# **City of Eau Claire**

## **Information**

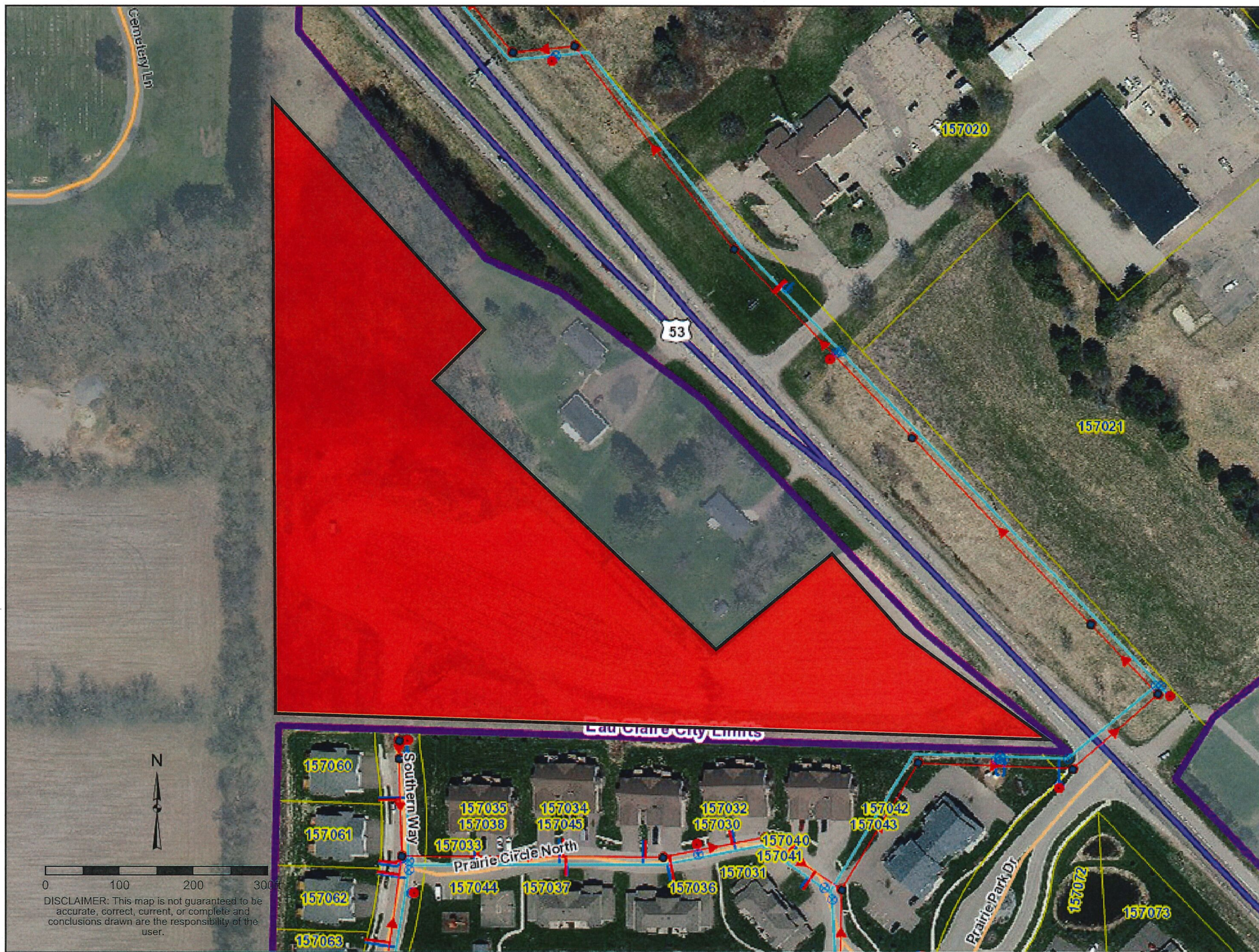
















Eau Claire City Limits

157060

5710 SOUTHERN WAY

157061

5730 SOUTHERN WAY

157062

5750 SOUTHERN WAY

157038

6474 PRAIRIE CIRCLE N  
157040

6890 PRAIRIE CIRCLE S  
157044

157042

6871 PRAIRIE CIRCLE S

157033

6418 PRAIRIE CIRCLE N  
157041

8921 SOUTHERN WAY  
157036

157043

6891 PRAIRIE CIRCLE S

157037

6443 PRAIRIE CIRCLE N  
157031

6888 PRAIRIE CIRCLE N  
157035

157030

6808 PRAIRIE CIRCLE N

5821 ROONEY DR

Prairie Circle North

6361 PRAIRIE CIRCLE N

6458 PRAIRIE CIRCLE N

6341 PRAIRIE CIRCLE N

0 50 100 150ft

DISCLAIMER: This map is not a warranty of accuracy, correctness, or completeness. The conclusions drawn are based on the best available information.



# 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](mailto:wimunicipalboundaryreview@wi.gov)  
<http://doa.wi.gov/municipalboundaryreview>

Petitioner: **olson**

Petition Number: **14514**

1. Territory to be annexed: From **TOWN OF WASHINGTON** To **CITY OF EAU CLAIRE**

2. Area (Acres): **+/- 7.8**

3. Pick one: ☐ Property Tax Payments

OR

☐ Boundary Agreement

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

\$ \_\_\_\_\_

a. Title of boundary agreement \_\_\_\_\_

b. Year adopted \_\_\_\_\_

b. Total that will be paid to Town

(annual tax multiplied by 5 years): \_\_\_\_\_

c. Participating jurisdictions \_\_\_\_\_

c. Paid by: ☐ Petitioner ☐ City ☐ Village

d. Statutory authority (pick one)

☐ s.66.0307 ☐ s.66.0225 ☐ s.66.0301

☐ Other: \_\_\_\_\_

4. Resident Population: \_\_\_\_\_ Electors: \_\_\_\_\_ Total: \_\_\_\_\_

5. Approximate **present land use** of territory:

Residential: \_\_\_\_\_% Recreational: \_\_\_\_\_% Commercial: \_\_\_\_\_% Industrial: \_\_\_\_\_%

Undeveloped: **100** %

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

Residential: **100** % 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 / Commercial**

In the town?: **Vacant**

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? Town of Washington C-3

c. How will the land be zoned and used if annexed? R-3

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](mailto: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: Ryan Petrie

Email: Ryan.Petrie@eauclairewi.gov

Phone: 715-839-4217

Date: 7-5-22

(March 2018)

Please **RETURN PROMPTLY** to:

[wimunicipalboundaryreview@wi.gov](mailto:wimunicipalboundaryreview@wi.gov)

Municipal Boundary Review

PO Box 1645, Madison WI 53701

Fax: (608) 264-6104

# 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](mailto:wimunicipalboundaryreview@wi.gov)  
<http://doa.wi.gov/municipalboundaryreview>

Petitioner: olson

Petition Number: 14514

1. Territory to be annexed: From TOWN OF WASHINGTON To CITY OF EAU CLAIRE

2. Area (Acres): 7.84

3. Pick one: ☒ Property Tax Payments

OR ☐ Boundary Agreement

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

\$ 89.27

a. Title of boundary agreement \_\_\_\_\_

b. Year adopted \_\_\_\_\_

b. Total that will be paid to Town

(annual tax multiplied by 5 years): 446.35

c. Participating jurisdictions \_\_\_\_\_

c. Paid by: ☐ Petitioner ☒ City ☐ Village

d. Statutory authority (pick one)

☐ s.66.0307 ☐ s.66.0225 ☐ s.66.0301

☐ Other: \_\_\_\_\_

4. Resident Population: \_\_\_\_\_ Electors: 0 Total: 0

5. Approximate **present land use** of territory:

Residential: \_\_\_\_\_% Recreational: \_\_\_\_\_% Commercial: \_\_\_\_\_% Industrial: \_\_\_\_\_%

Undeveloped: 100 %

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

Residential: 100 % 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?: Agricultural, Commercial

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? Commercial

c. How will the land be zoned and used if annexed? Residential

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](mailto: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: Aleta Kauffman

Email: Kauffman@townofwashington.wi.gov

Phone: 715-834-3257

Date: 7-6-22

(March 2018)

Please RETURN PROMPTLY to:

[wimunicipalboundaryreview@wi.gov](mailto:wimunicipalboundaryreview@wi.gov)

Municipal Boundary Review

PO Box 1645, Madison WI 53701

Fax: (608) 264-6104

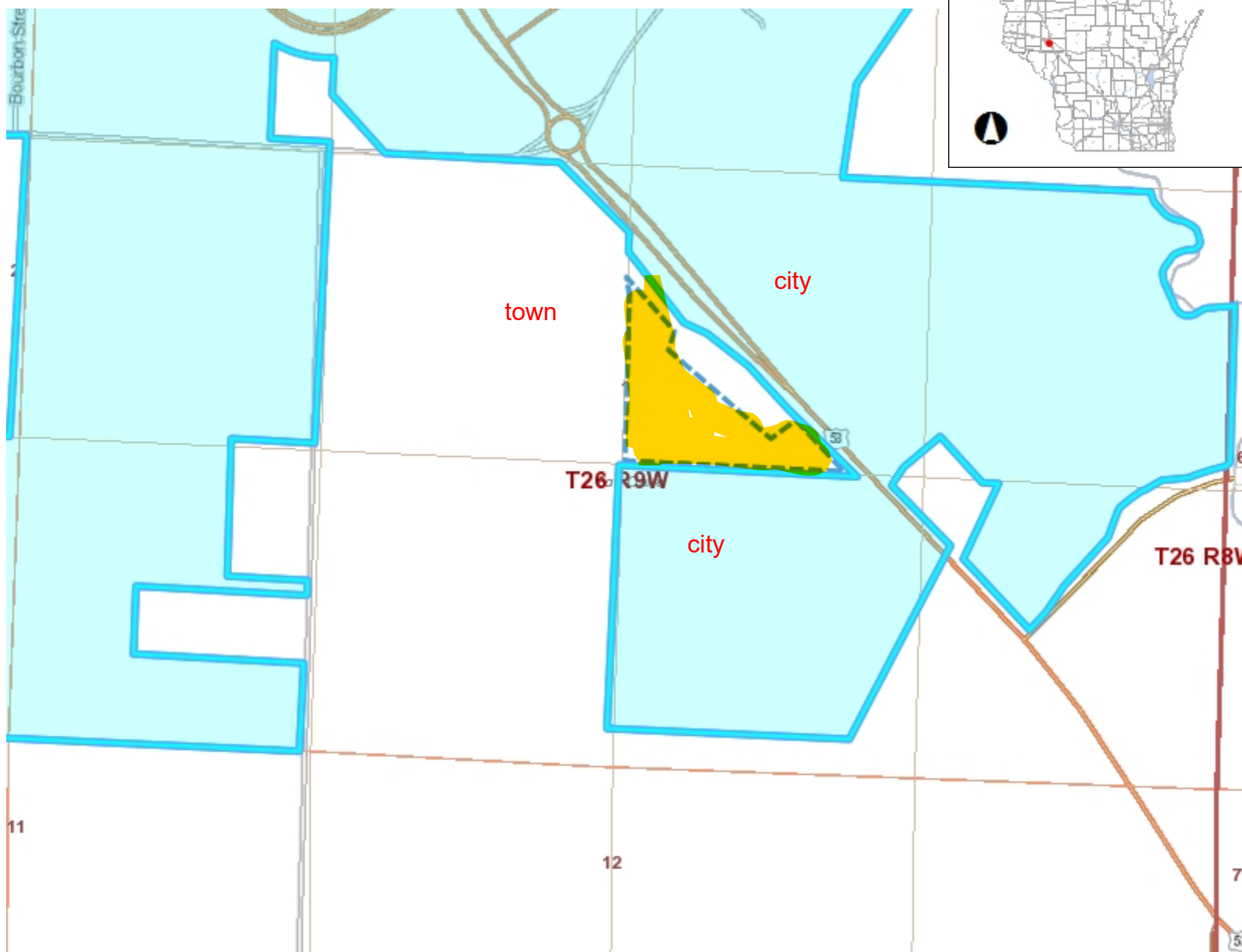


# Surface Water Data Viewer Map



## 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



0.3 0 0.13 0.3 Miles

NAD\_1983\_HARN\_Wisconsin\_TM

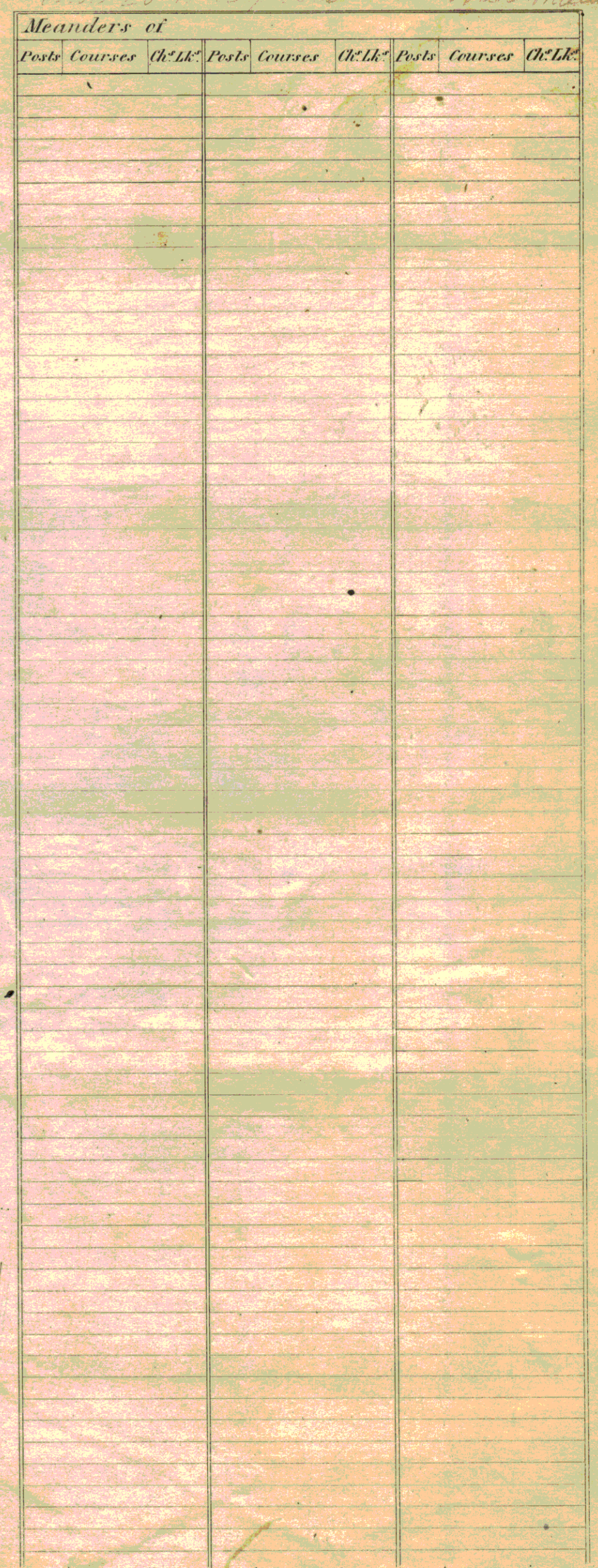
1: 7,920

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



Nov 28 1892 - the Press Machine



Scale 40 Chains to an Inch.

The above Map of Township No 26 North of Range No 9 West of the 4<sup>th</sup> Principal Meridian Wisconsin 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. } C. M. B. Smith  
Dubuque May 8<sup>th</sup> 1850. } Sur. Genl.

*Sur. Genl*





TONY EVERS

GOVERNOR

KATHY BLUMENFELD

SECRETARY-DESIGNEE

**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>

July 18, 2022

PETITION FILE NO. 14514

CARRIE RIEPL, 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: OLSON ANNEXATION

The proposed annexation submitted to our office on June 28, 2022, 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.

Note: this annexation appears to create an isolated town island area of the Town of Washington contrary to s. 66.0221, Wis. Stats. To correct this situation, Petitioners may wish to consider using one-half approval type annexation under s. 66.0217(3), Wis. Stats. Alternatively, the City and Town may wish to consider developing a boundary agreement under ss. 66.0301 or 66.0307, Wis. Stats. to address this territory and possibly other areas of their shared municipal boundary.

The Department reminds clerks of annexing municipalities of the requirements of s. 66.0217 (9)(a), Wis. Stats., which states that 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 14514 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=2588>  
Please call me at (608) 264-6102, should you have any questions concerning this annexation review.

Sincerely,

Erich Schmidtke, Municipal Boundary Review

cc: petitioner