

**TAYLOR COUNTY
SPECIAL MEETING - LAND INFORMATION COMMITTEE MEETING**

December 11, 2012

Lester Lewis, Roxy Kahan, Bill Breneman, Ray Soper, Bruce Strama, Bob Meyer and Brian Wilson were present. Sarah Holtz was absent. Lewis called the meeting to order at 8:05 a.m.

Breneman made a motion, second by Soper to approve the agenda. Motion carried.
Breneman made a motion, second by Soper to approve the minutes. Motion carried.

Discuss and act on the J. Timmers tax deed property – Village of Lublin. Kahan told the committee that she had someone interested into the property. That person told Kahan that the building was full of black mold, had about 4 feet of water in the basement. Kahan has also been informed that there may be underground tanks located on the property. Kahan informed committee members that approximately ½ of the garage was located on one of the parcels up for tax deed and the other half on a parcel that would be up for tax deed next year if the taxes are not paid. Following discussion, a motion was made by Soper to not take the property this year, second by Breneman. Motion carried.

Discuss and act on right of way (row) on property at the Northcentral Technical College.

Midway Telephone Company, LLC d/b/a TDS had requested an easement from the county at the education property to run an underground cable. Strama had reviewed the request with Corporation Counsel Ken Schmeige and had Corporation Counsel concerns addressed in the draft presented. Strama had also been in contact with the Register of Deeds' and Surveyor's office in reference to the requested easement with any related concerns also addressed. The county will received a payment of \$94.95 for the easement. A motion was made by Soper to approve the request for an easement from the county, second by Breneman. Motion carried.

Review and act on the Town of Chelsea Assessor's Plat. Surveyor Bob Meyer distributed copies of the resolution and the plat map to committee members for review. The county should gain a minimum 90 acres of taxable property from this resolution dependent on tax listing of the property. Breneman made a motion to approve the resolution for the Chelsea Assessor's Plat, second by Soper. Motion carried.

Public input. None.

Set new meeting date. Next meeting date will be Friday, February 8, 2013 at 10:00 am.

Discuss/Act on County Surveyor attendance at WSLs Institute in Wisconsin Dells. Meyer told the committee that this conference counts toward his required continuing education. The cost is \$240 with a 2 night hotel stay. The majority is paid by a \$300 WLIP education grant. No Mileage cost. Soper made a motion to approve the expenses, second by Breneman. Motion carried.

Adjournment. Breneman made a motion to adjourn the meeting at 8:20 am, second by Soper. Motion carried.

Respectfully submitted,
Roxanne Kahan, Chief Deputy Treasurer

**TAYLOR COUNTY
LAND INFORMATION COMMITTEE MEETING**

September 7, 2012

Lester Lewis, Bill Breneman, Ray Soper, Bob Meyer, John Easterly, Marvel Lemke, Craig Amundson, Bruce Strama, Roxy Kahan, Larry Brandl, Ken Schmiede and Joe Pierce were present. Sarah Holtz, Betty Blumenstein, Dan Olson and Susan Noland were absent. Lewis called the meeting to order at 8:03 a.m.

2. Approve Agenda.

A motion made by Breneman, second by Soper to approve the Amended Agenda of 14 items. Motion carried.

3. Approve Minutes.

A motion was made by Soper, second by Breneman to approve the July 6, 2012 minutes. Motion carried.

11. Update on Treasurer of Love, LLC. 238 & 240 S. Main Street.

The building was sold ½ year ago. August 13, 2012 was the deadline date to have the building up to code via the Irrevocable Standby Letter of Credit through the Community Bank of Central Wisconsin. Joe Pierce was present and explained to the committee that the building is not up to code via the Letter of Credit and questioned if an extension was necessary. The roof is fixed. The roof has been inspected by Bob Christianson and Larry Peterson in November 2011. A building permit was issued by Christianson at that time. Pierce has a quote for \$4,000.00 for 10 windows. Pierce would like to fix the upstairs up for future apartments. No action taken on this. If they want to transfer the title they are legal. Joe Pierce left meeting at 8:13 am.

9. Update on the Town of Chelsea parcel number 006-80330-0000 to Shawn McNamar.

A letter dated 9/6/12 was received by fax from Bruce Marshall who is with Slaby, Ded, Marshall, Reinhard & Writz, LLP. Price County believes that the parcel of land is worth \$1,000.00. Taylor County is willing to deed the parcel over to Price County. Price County will have a meeting in October. The Corporate Counsel is willing to travel with the Committee Chairman to the meeting in Price County. A motion was made by Soper to have the Corporate Counsel send a letter to Bruce Marshall describing that Taylor County is trying to clean up our records, the property has no value and that Taylor County is willing to deed it over to Price County. Breneman second the motion. Motion carried.

Betty Blumenstein joined meeting at 8:15 am. Ken Schmeige left meeting at 8:17 am.

4. Review and approve bills.

No bills to review. Meyer told the committee that he had to have a tire and shocks with helper springs put on the van. Also the water pump was just replaced. A bill was not yet available. Meyer went on to say several other minor problems have recently popped up. Meyer suggested that based on the van's age, it might be a good idea to look at replacing it in the next few years and he added that he had contacted the Sheriff's Department as they may be getting rid of some vehicles in the couple of years that would work for a possible replacement.

5. Discuss correspondence & meeting attendance.

No correspondence. Meyer told the committee that they have had meetings with landowners and are starting final staking on the Chelsea Plat. Lemke handed out invitations to the eRecording open house on Monday, September 10, 2012 - 1030 am to 12:00 pm. The committee members are invited.

6. Review corner requests.

One corner request in Section 23, Town of Pershing.

7. Discuss/take action on cell phone upgrade/data package for County Surveyor's GPS system.

Meyer told the committee that he would like to try the data/cell phone plan. Verizon gave a quote of \$40/data plan per month with suspended service for up to 3 months, twice a year. Upgrade the phone for \$30 to a flip phone with Bluetooth modem. This will allow the surveyor's to operate with greater ease as they have had many radio problems. A motion was made by Breneman to upgrade to the \$40/data plan, second by Soper. Motion carried. Soper has reservations with the coverage. Meyer stated he has been told that data transmission does not require a solid connection like voice does and Amundsen agreed.

8. Review and approve budgets for the Surveyor and Land Information Departments.

Soper made a motion to accept the Land Information Budget for 2013, second by Breneman. Motion carried. Breneman made a motion to accept the Surveyor's Budget for 2013, second by Soper. Motion carried.

10. Update & possible action regarding the delinquent taxes on the Webster Pig Farm, Town of Pershing.

The property is currently being remediated. The county will not get involved at this time. No action taken.

12. Public input.

No input.

13. Set new meeting date.

The meeting date was set at the last meeting. The next meeting date will be November 2, 2012 at 8:00 am, where the Environmental Assessment Committee will view tax deed parcels.

14. Adjournment. A motion was made by Breneman at 8:56 am to adjourn the meeting. Second by Soper. Motion carried.

Respectfully submitted,
Roxy Kahan, Chief Deputy Treasurer

**TAYLOR COUNTY
LAND INFORMATION COMMITTEE MEETING**

July 6, 2012

Lester Lewis, Bill Breneman, Larry Peterson, Sarah Holtz, Dan Olson, Bob Meyer, Ray Soper, Marvel Lemke, Craig Amundson, Bruce Strama were present. Roxy Kahan, Betty Blumenstein, John Easterly, and Ken Schmiede were absent. Lewis called the meeting to order at 8:00 a.m.

A motion was made by Soper, second by Breneman to approve the May 4, 2012 minutes. Motion carried. Breneman made a motion, second by Soper to approve the agenda. Motion carried.

Review and approve bills.

No bills

Discuss correspondence & meeting attendance.

Holtz informed the board that Roxy and herself attended a WCTA convention in Janesville in the month of June. Meyer attended a County Surveyor meeting in Neillsville to find out more information about added towers. He may have to upgrade his GPS system to be able to take full advantage of the current tower coverage.

Review corner requests.

One corner request in the Town of Taft in section 14.

Discuss pending action on several contaminated sites.

Peterson reported that Ken Schimko, a representative from Meridian Environmental Consulting, LLC is currently working with some contaminated sites in the Village of Lublin, Town of Pershing and the Town of Jump River. Ken is using his expertise to get the funding to hopefully get all of these areas cleaned up and back on the tax roll.

Update regarding Treasurer's office fee's for certified documents.

Item was tabled until Treasurer can get more details and then she will bring it up at the Finance meeting.

Discuss & take action on 2012 Base Budget Grant Application.

Meyer drafted this grant so that he may be able to get all documents that are filed in the Surveyors office scanned in and available on the County web site. Lemke informed the board that the grant money from last year's grant was used to purchase and implement eRecording of real estate documents in her office. eRecording went live on July 5th, 2012. Breneman made a motion to approve the grant, Soper second. Motion carried.

Discuss and take action on the Surveyor being the back-up for the Zoning Administrator.

Discussion was had about Meyer being the back-up for the Zoning Administrator along with possibly a few other people. Peterson will be retiring soon and our contracted back-up does not want the full time duties. Peterson informed the board that whom ever becomes the back-up for his position will need to be certified for soil testing and also receive a plumber inspector license. The testing for this is very difficult and some people may not be able to get their license. Soper made the motion to approve Meyer to get the required training and certification pending approval from Finance and Personnel, Breneman second. Motion carried.

Public Input.

Lemke informed the board that the full County Board approved the Mount Olive Cemetery plat and the plat has been recorded in her office.

Set next meeting date

The next meeting is scheduled for Friday, Sept 7, 2012 at 8:00 am. And tentatively Nov.2, 2012 for viewing of the tax deed parcels.

Breneman made a motion to adjourn the meeting at 9:15 am, second by Soper. Motion carried.

Respectfully submitted,
Sarah Holtz, Treasurer

**TAYLOR COUNTY
LAND INFORMATION COMMITTEE MEETING**

May 4, 2012

Lester Lewis, Bill Breneman, Larry Peterson, Sarah Holtz, Dan Olson, Bob Meyer, Ray Soper, Marvel Lemke, Craig Amundson, Roxy Kahan, Betty Blumenstein, Bob Meyer and John Easterly were present. Bruce Strama and Ken Schmiede were absent. Lewis called the meeting to order at 8:00 a.m.

A motion was made by Breneman, second by Soper to approve the March 23, 2012 minutes. Motion carried. Soper made a motion, second by Breneman to approve the agenda. Motion carried.

Review and approve bills.

No bills

Discuss correspondence & meeting attendance.

Meyer informed the board that a meeting was held with Marie Koerner to discuss possible consolidation of offices and having this group of people under one Dept. Head. Peterson & Meyer met with the DNR on the assessors plat in the Town of Chelsea. Meyer will start working on the plat.

Review corner requests.

One corner request in the Town of McKinley in section 22.

Update on the Bend Project.

Peterson is working with William Scott, a Geologist who is under contract with the Wisconsin Counties Association. He is helping create an ordinance for this project to insure that all process and procedures are followed. Soper commented that he thought this was a rational move and it will give the mining committee some direction when making decisions. Peterson reported that the project is moving forward and the ordinance will benefit the environment, roads and any long term issues.

Resolution to approve plat- Mount Olive Cemetery -2011 Addition

An error was noticed on the Plat which was submitted for recording, Blocks C and D were inadvertently reversed. The Surveyor who drafted the Plat has been contacted and will make the corrections noted. Soper made the motion to approve the plat resolution with the corrections made in reference to Blocks C and D. Breneman second, motion carried. The Resolution will go to full County Board to approve.

Public Input.

Holtz requested for her office to be able to certify documents. Breneman made a motion to go ahead with approaching the Finance Committee to set a policy for certifying records and charging a fee. Soper second, motion carried.

Peterson informed the board, for future reference that the parcel of land owned by the County in the Town of Holway is buildable with certain stipulations. If sold by the County and someone would want to build on it they would need to work with the Army Corp for the wetland delineation.

Meeting was recessed until after the tax deed sale.

Set next meeting date

The next meeting is scheduled for Friday, July 6, 2012 at 8:00 am.

Breneman made a motion to adjourn the meeting at 10:10 am, second by Soper. Motion carried.

Respectfully submitted,
Sarah Holtz, Treasurer

Tax Deed Land Sale Results

Town of Jump River
024-00293-0000
JD Bergman Corp

Awarded Bid
\$500.00

Name
Emery Heath

Town of McKinley
030-00333-0001
William Schroeder

\$150.00

Merlin Monson/Patricia LaRue

Village of Lublin
146-00073-0000
Roy & Pat Ehlert

\$750.00

Lamont Freet

**TAYLOR COUNTY
LAND INFORMATION COMMITTEE MEETING**

March 23, 2012

Lester Lewis, Dave Krug, Larry Peterson, Sarah Holtz, Bruce Strama, Bob Meyer, Ray Soper, Marvel Lemke, and Ken Schmiede were present. Dan Olson was absent. Lewis called the meeting to order at 9:00 a.m.

A motion was made by Krug, second by Soper to approve the Feb. 3, 2012 minutes. Motion carried. Soper made a motion, second by Krug to approve the agenda. Motion carried.

Discuss & act on setting viewing dates for Land Sale property in the Village of Lublin

Krug made a motion to set April 30th as the viewing date for the property in the Village of Lublin from 9:00 AM to 4:00 PM. Soper second, motion carried. Peterson, Lewis, Krug, and Soper will decide who will be available to give the viewings.

Discuss & act on surveying the Airport

Discussion was had on the need for the Airport land to be surveyed. The survey will clear up issues with any legal descriptions and also get all land under the same property owner name. Corporate Council Ken Schmiede prepared a deed but was asked by the Bureau of Aeronautics if a survey could be done before approval. Meyer informed that he was at the site and noticed some discrepancies in Section 7 due to survey methods having changed since the last survey was performed. Meyer was looking for clarification as to what he should be surveying. Soper made a motion to have Meyer survey the Taylor County Airport and receive his direction on what to survey from the Airport Committee, Krug second. Motion carried.

Discuss / Approve county board resolution to order an assessor's plat in the Town of Chelsea

Meyer met with all of the effected land owners and no issues were brought to his attention. Meyer recommended proceeding with the assessors plat, putting omitted lands back on the tax roll. Soper made a motion to approve the resolution ordering an Assessors Plat in the Town of Chelsea, Krug second. Motion carried. Discussion followed in reference to establishing a policy regarding evaluation criteria to consider when ordering assessor's plats of omitted lands. Lewis directed a work group involving Schmiede and a person from each department to draft a policy for the Committee's consideration to be presented at a future meeting.

Discuss & act on Taylor County property, Town of Holway parcel number 022-00462-0000

The Highway Department was contacted by a citizen about acquiring some property for a radio controlled airport landing in the township of Holway. The County acquired this land when a curve in County Road A was taken out in the 1960's. Lewis was contacted and returned the citizens phone call. No response from the citizen. Discussion was had on whether the County would want to put this parcel up for sale in our May 2012 tax deed sale. Peterson is working with the Army Corps of Engineers to determine whether the land can be built on or not. Discussion was made to hold off until next year's tax deed land sale. An assessment by the Committee will need to be done before it is put up for sale.

Review and approve bills.

No bills

Discuss correspondence & meeting attendance.

None

Review corner requests.

Four corner requests in the Town of Taft, section 23 and 24.

Public Input.

Peterson informed the board that Verizon Wireless may be putting up a tower south in the township of Deer Creek and by the Village of Gilman.

Strama informed the board that the parcel in Chelsea will be deeded to the adjoining property owner but Schmiede suggested that we also get approval from Price County Rail Trail as they are also on the deed.

Schmiede informed the board that the deed for the Bach properties in Deer Creek has been changed to including the right of way and Peterson received the new deed on Feb. 8th, 2012.

Set next meeting date

The next meeting is scheduled for Friday, May 4, 2012 at 8:00 am. Tax deed land sale will be at 10:00 am.

Krug made a motion to adjourn the meeting at 10:30 am, second by Soper. Motion carried.

Respectfully submitted,
Sarah Holtz, Treasurer

**TAYLOR COUNTY
LAND INFORMATION COMMITTEE MEETING
February 3, 2012**

Lester Lewis, Dave Krug, Larry Peterson, Sarah Holtz, Bruce Strama, Bob Meyer, Ray Soper, Craig Amundson, Betty Blumenstein, Roxy Kahan, Marvel Lemke, Dan Olson, Brad Ruesch, John Easterly, and Ken Schmiede were present. Lewis called the meeting to order at 9:00 a.m.

A motion was made by Krug, second by Soper to approve the Nov.30, 2011 minutes. Motion carried. Krug made a motion, second by Soper to approve the agenda. Motion carried.

Discuss & act on the disposition of the County owned parcel on Chelsea (006-80330-0000)

Discussion was had on this parcel and what should be done with it. Currently it is tax exempt because it is under Taylor/Price County. Govey Abstract did some research into this parcel and found out that if this parcel is deeded to an adjoining land owner, title insurance will be given. Krug made a motion to deed this property to the adjacent property owner with the stipulation that the transfer fees will be paid by the adjoining owner. Soper second, motion carried.

Discuss & act on redemption requests for tax deed properties

Discussion was had on the following properties that were taken in tax deed.

Roy & Patricia Ehlert (Parcel # 146-00073-0000)

Ehlert informed the board that she was foreclosed on in 2007 and is no longer interested in the property but wanted to inform them that the well is on that parcel and is shared with the parcel adjacent. She is the deed holder of that parcel also and doesn't plan to redeem that parcel when it comes up for tax deed. No action taken.

Jesse Salisbury (Parcel # 028-00285-0000)

Salisbury informed the board that he has the cash to pay all the taxes up in full. He currently has someone who will be renting the property out to be used for crop land. Soper questioned if he would be allowed to redeem his property, would he stay current with his payments and Salisbury responded yes. Krug made the motion to allow Salisbury to redeem his property by paying all of the back taxes and the tax deed fees, Soper second. Motion carried.

Paul Krueger (Parcel #'s 251-00499-0000, 251-00501-0000, 251-01258-0001)

Krueger also informed the board that he had cashier's checks to pay all of the back taxes and tax deed fees for all three parcels. He informed the board that he is currently employed and is going to try to rent out the Blue Angel property to help him keep up with the taxes. Blumenstein requested that Krueger combine his parcels to make the legal descriptions cleaner. Krueger agreed to go to the Property Lister's office and fill out a form to have this done. Krug made a motion to allow Krueger to redeem his property by paying all back taxes and the tax deed fees, Soper second. Motion carried.

JD Bergman Corporation (Parcel # 024-00293-0000)

No one was present to redeem this parcel so no action was taken.

Discuss & act on eviction notice and change locks on tax deed properties.

The County currently does not have any parcels that will require evictions. Treasurer's office will contact Jeff Ludwig to get access to the Ehlert building and put required locks, etc. in place.

Discuss & act on the payment of utilities for tax deed properties.

No action taken. No utilities are owed at this time.

Discuss when prospective buyers of the tax deed parcels can view the interior of the buildings.

The County has one building on the tax deed property to be viewed. Viewing date and time will be discussed at the next meeting on March 23, 2012 at 9:00 AM.

Discuss & set date for Land Sale.

Land sale date was set for May 4, 2012 at 10:00 AM. Regular board meeting will be held at 8:00 AM.

Discussion and possible action on assessor's plat in sections 21, 27, & 28- T32N, R1E

Meyer informed the board that by doing this assessor's plat approximately 100 acres would be put back on the tax roll. Effected land owners have not been notified yet pending the board's decision to move forward with the plat. Discussion was had as to whether the property owners should be charged for this or if the County would bear the cost. Schmiege suggested staying uniform when dealing with these situations as far as the cost. Meyer was given direction to contact the land owners by letter informing them about the plat being done. Also giving notice that if all owners are in agreement then no fee will be charged. Meyer will bring back his findings to the next Land Information meeting.

Discuss letter sent to Attorney Gamoke regarding the omitted right of way in the land sale between Bach/Brecke, Town of Deer Creek (Bach properties)

Schmiege informed the board that a letter was sent to Attorney Gamoke stating that the deed was in violation of subdivision control ordinance. Gamoke informed Schmiege that a corrected deed will be sent to him soon. If this letter is not received by our next meeting then Schmiege will issue a citation.

Discuss & act on Applied Data Consultants, Inc. master agreement for services.

Lewis was in contact with the County IT Department to see if the web site could possibly be maintained in house. He was told that another person would need to be hired to be able to take on this task. Lewis was also concerned about the short notice that the committee received about the additional charge for the upgrade. Blumenstein explained that the company allowed two additional years to stay with the old system and we were notified then that an additional charge would be made when the update took place. Blumenstein also stated that the site generates additional revenue for the County in various ways. Citizens in the audience made very positive remarks on the system about its user friendliness and convenience. Also it has saved the Treasurer's office a lot of time. The system must be upgraded or the site will no longer be available. Easterly informed the committee the Land Information Public Access line item will be used to pay the one- time upgrade fee. Soper made the motion to approve the contract for upgrading with Applied Data Consultants, Krug second. Motion carried.

Review and approve bills.

No bills

Discuss correspondence & meeting attendance.

Meyer informed the board that he went to the WSLs Surveyors meeting in Wisconsin Dells, where he met his continuing education requirements. He also commented on the Legislation trying to take away money from Land Information to help fix the State budget deficit.

Review corner requests.

No corner requests. Land owner wants some clarification in section 21 in the Town of McKinley.

Public Input.

James Powers approached the board concerning a property at 138 South 2nd Street in the City of Medford. The bank which holds the mortgage and the property owners have abandoned the house and he would like to acquire the property. He was looking for some direction as to whom he needs to be in contact with. Powers was also wondering if the County would waive the interest and penalty owed if he acquired the property. No action was taken because the County does not own the property. Powers was informed to come back to the board when he has acquired the property and he would be added to the agenda for further discussion.

Peterson informed the board that exploratory drilling for mining has commenced at the Westboro site and a mining committee has been created to deal with any issues that may arise.

Discussion was had on the Perkinstown driveway and if an easement should be acquired for the Winter Sports area.

Lewis also informed the board that he was approached by the Sherriff's Department that a tower may be put in a County owned gravel pit.

Set next meeting date

The next meeting is scheduled for Friday, March 23, 2012 at 9:00 am.

Krug made a motion to adjourn the meeting at 11:15 am, second by Soper. Motion carried.

Respectfully submitted,
Sarah Holtz, Treasurer