

City of Chetek Common Council Meeting Agenda
Tuesday, April 11, 2023- 6:00 p.m.
Council room, 220 Stout Street, Chetek, WI
Also view meeting remotely on the City Facebook page

AGENDA:

Call to order

Roll call – Mayor Martin__ Scott Bachowski__, Earl Grover__, Terry Hight__, Thea Hempel__

Prayer

Pledge of Allegiance

Mayor Comments

Announcement of closed session later in meeting – Wisconsin Statute 19.85(1)(c) considering employment, promotion, compensation or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility & Wisconsin Statute 19.85(1)(e) Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session - discuss purchasing of public property, 2023 wage study & employee wages, and status of negotiations on payoff of 2021 employee medical bills; reconvene, act on closed session item, if any.

Public comment: citizens may direct questions/comments to the council for items not on the agenda. The council may have limited discussion, however; no action will be taken under public comments.

Motion to approve agenda

CONSENT AGENDA:

- A. Council minutes and city claims: March
- B. Department/Board reports as submitted: Fire District-January & March; EDC-March; Housing Authority-January;
- C. Resignations and/or appointments from boards/committees: Jack Harrison, municipal judge - May 31, 2023;
- D. General license/permits:

OLD BUSINESS - the following items will be discussed by the council and possible action taken:
none

NEW BUSINESS:

- A. Ordinance 788A - detaching territory from city of Chetek
- B. Authorize contract change order for WWTP - Market & Johnson
- C. Proceed with the replacement of the water tower
- D. Resolution 2023-5 - declaring official intent to reimburse expenditures from proceeds of borrowing through State of Wisconsin Environmental Improvement Fund for State Fiscal Year 2024 - new water tower and well pumps project
- E. Articles of Agreement - Fire District
- F. Approve employee rate of pay for cleaning - community center
- G. Community project - Nicolet Bank request to put a community library at Main Street park
- H. Approve hiring of professional services for development agreement - housing development
- I. Update municipal ordinances
- J. Closed session -
- K. Authorize the payment of employee medical bills from 2021
- L. Recommendation to plan commission regarding the purchasing of public property
- M. Approve final wage study report and 2023 wages
- N. Adjourn

Minutes of the City of Chetek Special Common Council Meeting held on Thursday, March 2nd, 2023 via Zoom and 220 Stout Street, Chetek, WI.

The meeting was called to order by Mayor Martin at 11:30 a.m.

Members in attendance: Mayor Martin, Scott Bachowski, Thea Hempel

Absent: Earl Grover, Terry Hight

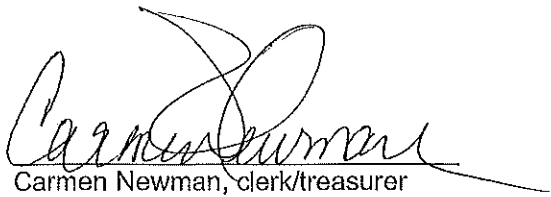
Other in attendance:

Staff from S.C. Swiderski, LLC and M.S.A. engineering

City officials discussed the proposed housing development and the water pressure requirement for operating sprinkler systems in the proposed apartment buildings. The city has been working with S.E.H. engineering on plans for a new water tower, however; the city officials have not definitively decided on constructing the tower in the near future. Another option would be to have S.C. Swiderski install booster pumps in their apartment buildings.

Kortni Wolf (S.C. Swiderski, LLC staff member) stated that their plans do not include the cost of installing booster pumps in their apartment buildings. Thea Hempel asked if S.C. Swiderski, LLC would proceed without the new water tower. Kortni stated that S.C. Swiderski, LLC would need a guarantee that a new water tower would be constructed in order to proceed with the housing project. M.S.A. staff advised that there would be sufficient water pressure to start construction on the single family homes and the single level buildings as part of the first phase. This would allow time for the city to have a water tower in place by late 2024. An alternate infrastructure plan would be to connect to the water/sewer utilities on Knapp Street and run the utilities through the middle of the development versus having the city bring utilities along 15th Street. This is something that would need to be discussed with the development team. Carmen Newman explained that the city council members are concerned about the water rate increase that would be imminent, especially if the city doesn't receive any grant money for the water tower. Elected officials are concerned about raising water rates at this time since the sewer utility rates are increasing over the next couple years due to the new wastewater treatment plant project. Carmen Newman explained that the city has applied for a Safe Drinking Water loan through the DNR which would allow for some principal forgiveness. Also, depending on the tax increment in the TID from the new housing development, a percentage of the cost of the water tower can be allocated to the TID.

The city will get a water utility cash flow analysis done to help with the decision on proceeding with the water tower construction.



Carmen Newman, clerk/treasurer

Minutes of the City of Chetek Common Council Meeting held on Tuesday, March 14, 2023 in the council room, 220 Stout Street, Chetek, WI. Also posted live on the City Facebook page

The meeting was called to order by Mayor Martin at 6:00 p.m.

Members in attendance: Mayor Martin, Scott Bachowski, Earl Grover, Terry Hight, Thea Hempel

Mayor Martin announcement a closed session later in meeting – Wisconsin Statute 19.85(1)(e) Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session - discuss wage study and housing development.

Hight motioned to revise the agenda by addressing item F- compensation for interim municipal judge after closed session. 2nd by Hempel - Carried.

Grover motioned to approve the consent agenda items: city claims and minutes from February; Accept and place on file committee minutes: Library-February. Accept resignation of Kathy Hayes from library board effective 6/30/23; approve street closure for the Fishy Four event and use of bandshell and Phillips Park pavilion for June 30th and July 1st, 2023. 2nd by Bachowski - Carried.

Resolution 2023-2 - appropriating canine donations. Motion by Hempel/Grover - Carried.

Resolution 2023-3 - appropriating 2023 library contributions from Dunn, Barron, Chippewa, and Rusk counties.

Motion Hight/Grover - Carried.

Resolution 2023-4 - declaring official intent to reimburse expenditures from proceeds of borrowing for city water main loop on KLeve Street. Motion Bachowski/Hempel - Carried.

Amendment to the retiree health reimbursement arrangement plan language clarifying eligible insurance premiums.

Motion Hempel/Hight - Carried.

Petition to detach parcel #211-8044-17-000 owned by David Theesfeld/Karen Canfield (2368 7th Avenue) from the city - council to table decision to the April 11th meeting and request owners to attend the meeting or give a written explanation for the reason for the detachment. Motion Bachowski/Hempel - Carried.

Grover motioned to go into closed session - 2nd by Hight - carried.

Grover motioned to go into open session - 2nd by Hempel - carried.

The city will pay a monthly stipend of \$200 to interim municipal judge while training for the months of April and May. Motion Hempel/Bachowski - carried.

Council approves the wage scales and wages for employees as recommended by the personnel committee based on the wage study completed by McGrath Consulting. New wages will be effective March 1st, 2023. Council will approve the final report at the April 11th meeting. Motion Hempel/Grover - carried.

Motion to adjourn Bachowski/Grover - carried.

Carmen Newman, clerk/treasurer

Chetek Fire District Meeting
Thursday, January 26, 2023 – 6 PM
Chetek Fire Hall Training Room

Present: Ronnie Latcham, Keith Hanson, Earl Grover, Ryan Olson, Randy Books.

Absent: Jim Macone, Renelle Gill

Call to Order: The Chetek Fire District meeting was called to order by the Chairman, Ronnie Latcham, at 6 PM January 26, 2023.

Agenda: Earl Grover made a motion to approve the agenda and Keith Hanson seconded the motion.

Approve Minutes for December 1, 2022 and December 13, 2023: Earl Grover made a motion to approve the Minutes and seconded by Keith Hanson.

Treasurers Report: Ronnie Latcham reported on the following accounts: Checking - \$22,948.38, Savings - \$136,863.14, Pension - \$6,552.87, Equipment - \$152,479.94 and the Total is \$318,844.33. Keith Hanson made a motion to approve and Ronnie Latcham seconded the motion. Motion passed,

Review/Approve claims and payments: Reviewed claims from December 1, 2022 to present. Keith Hanson Made a motion to approve and Earl Grover seconded the motion. Motion passed.

Bookkeeper's Update: No question

Public Comments: None

Township Comments: Wayne Brenholt will no longer serve on the Prairie Lake Township board, Todd Maloney will be serving on the Board until elections.

Chief's Report: There were 249 calls total for the year 2022. Next meeting there will be submitted a break down with the number of fire call and EMS calls. Hazmat refresher training started January 25, 2023 and finishing next Thursday. DNR Safety Training will start. Question from Ryan are we going repair shop floor and parking lot. Answer from the Board is yes and monies allocated for the repairs. Apple Valley Concrete will be doing the floor repair. Fishing tournament well.

New Business: Service agreements being reviewed by a lawyer. Time frame to review the agreement prior to signing, agreements automatically renew annually, then on the fifth year township's review the agreements before signing. Would like to include in the agreement if a township wish to withdraw from the district, that township must complete the Fiscal Year which ends on January 1st through December 31st of their contract. Motion was made by Keith Hanson that the agreement would be reviewed

every five years by the Townships prior to signing the service agreement. Earl Grover seconded the motion. Motion passes.

LED lights replaced throughout the building, Ryan would like to replace all lights or it was suggested to replace the total fixture. Estimated cost \$1,886.00 for the building. No action taken. **Next meeting will need to make a motion to pull funds from saving to pay for the floor and parking lot repairs.**

Next Meeting Scheduled: March 23, 2023, 6:00 PM, Fire Hall Training Room

Adjournment: A motion was made by Earl Grover to adjourn the meeting and seconded by Keith Hanson. Motion passed.

Chetek Fire District Meeting
Thursday, March 30, 2023 – 6 PM
Chetek Fire Hall Training Room

Present: Ronnie Latcham, Keith Hanson, Earl Grover, Ryan Olson, Randy Books, Renelle Gill

Absent: Jim Maccone,

Call to Order: The Chetek Fire District meeting was called to order by the Chairman, Ronnie Latcham, at 6 PM March 30, 2023.

Agenda: Earl Grover made a motion to approve the agenda and Keith Hanson seconded the motion.

Approve Minutes for January 26,2023: Earl Grover made a motion to approve the Minutes including the December 13, 2023 and seconded by Keith Hanson.

Treasurers Report: Ronnie Latcham reported on the following accounts: Checking - \$62,592.90, Savings - \$209,145.09, Pension - \$6,553.93, Equipment - \$127,504.52 and the Total is \$405,796.44. Earl Grover made a motion to approve and Keith Hanson seconded the motion. Motion passed,

Review/Approve claims and payments: Reviewed claims from January 18, 2023 to present. Question was what is Zoll,(\$30,118.72 for 14 defibrillator) will be reimbursed through a grant. Pulled \$25,000.00 out of checking account to pay Apple Valley. Keith Hanson made a motion to approve and Earl Grover seconded the motion. Motion passed.

Bookkeeper's Update: Question, what is the donations of \$14,870.00. Frist half of the money from the flex grant. Question by Wayne Brenholt why the City of Chetek has not signed the new agreement proposed by Dave Lenz. Mayor Martin thought that perhaps the reasoning why the City of Chetek has not signed the agreement is because the council had questions about the agreement and was going to meet with Dave Lenz. The City of Chetek will contact the Town of Chetek after our Monday night meeting April 3, 2023. Next question was the monies being allocated from the Operating Supplies and Expenses of \$33,632.30 when the annual monies budgeted was \$18,500.00. Mrs. Gill will look into why there was such a large expenditure and get back to the Fire District council with an answer. A reason given is the Fire District is waiting to receive a grant which would then be applied to the account. Question, Equipment Contribution of \$100,152.40 may not be on the correct category. Mrs. Gill is going to review and put the contribution in a different category.

Public Comments: Michelle a EMT questioned the berthing and sleeping arrangement for the nightshift on call, being that there was only one bedroom male and female EMT's would need to share the same room which is not appropriate nor did Michelle feel

comfortable doing so. Ron Latcham referred to Michelle that this would be a subject to bring up at the Ambulance Boards meeting for discussion, which then the Ambulance Board can bring that information to a Fire District meeting.

Township Comments: None

Chief's Report: Fire Hall floor has been reserviced and next week trucks and equipment will be brought back into the Fire Hall, Trucks are presently at City Shop. Randy Books broke down on a form showing how many calls throughout the year that each township had in different areas such as, fire calls, water & ice rescues, cooking fires, trash or rubbish fires, medical assist, assist EMS crews, etc.

New Business: Earl Grover made a motion to take funds from savings moving \$50,000.00 to checking, to pay for the balance of \$25,000.00 and to pay for the Fire Hall floor. Keith Hanson second the motion, motion carried. Parking Lot repairs to fill in cracks with tar and gravel approximate cost of \$16,000.00. Will be repaired sometime this summer. Service agreements, recommended a 3 year renewal, may be some lawyer cost, will need first to get funding approved. No need for action at the moment.

Next Meeting Scheduled: May 18, 2023, 6:00 PM, Fire Hall Training Room

Adjournment: A motion was made by Earl Grover to adjourn the meeting and seconded by Keith Hanson. Motion passed.

MINUTES

Meeting was held on Friday, March 10th at City Hall in Chetek

12:01 pm Meeting was called to order Motion: Dan Knapp Carried: Jim Metcalf

Roll Call - See list on previous page. All present except Rick Meskers

The meeting was also attended by Carmen Newman, Mayor Jeff Martin, Dan Knapp Jr., Tom Blatz, Dave Armstrong - Barron County Economic Development, Kortni Wolf, Business Development Manager SC Swiderski, Theresa Anderson, Engineer MSA

Minutes from last meeting were approved Motion: Jessica Clark Carried: Jennifer Blatz

Old Business: None

New Business:

Address Knapp Street Development

- Korn Wolf gave a brief presentation to the EDC about the project iterations from 2020 to Present.
-
- Presentation included detail about number and types of units, change from public to private roads, change in market (from single home subdivisions to rentals) and lending difficulties related to types of developments.
- The new "ask" increased from \$300,000 to \$500,000 for project feasibility. It can be "pay as you go" over the life of the TID - this will make the cash flow surrounding the project to be more feasible.
- The development does require the City to build a new water tower. This is non-negotiable.
- Discussion took place about understanding the overall costs of the water tower and how it will impact taxpayers. A meeting is also being held with the City Council on April 3rd to look at the cash flow of the water utility.
- Additional discussion occurred about the cost of the water tower project increases since it was first quoted. There are concerns about what will happen to those costs in the future if the city doesn't proceed now.
- While the new water tower can be repaired and maintained, it does have a finite life which will cost over \$1M. This will be a sunk cost as a future tower is imminent.
- The benefit of a new WasteWater Treatment Plant and Water Tower could be major attraction for further Economic Development.
- Timing for the full development can be completed in 2 years concurrent with the new water tower (if Council approves).
- Utility hook up can take place off of Knapp rather than putting in new utility along 15th street. This is still up for discussion.

- Barron County Economic Development considers this a “no brainer”
- Closed session to take place at March Council meeting with a potential vote at the April meeting after the water utility is analyzed.

Motion was made to recommend to the City Council, a development agreement with Swiderski (Jim Metcalf). Carried by Travis Turner.

Meeting was adjourned: Motion Jennifer Blatz Carried: Travis Turner

THE CHETEK HOUSING AUTHORITY

MONTHLY BOARD MEETING MINUTES

January 26, 2023

CALL TO ORDER

Chair Hight called the meeting to order at 2:00 PM. A quorum of directors was present, and the meeting, having been duly convened, was ready to proceed with business.

ROLL CALL

Present: Alex Harden, Terry Hight, Marge Jost, and Lou Ann Novak

Absent: Ray Hanson

Other(s) present: Meg Skemp, Executive Director and Justin Mayberry, Maintenance Technician

PUBLIC COMMENT

No one registered or appeared for public comment.

MINUTES OF THE PREVIOUS MEETING

The minutes of the previous meetings were reviewed.

Motion (Novak/Jost) to approve the minutes of the November 17, 2022, meeting.

Motion carried; unanimous.

DIRECTOR'S REPORT

The committee reviewed and discussed the report provided in the meeting pack, which included updates on occupancy, tenants, maintenance, and administration.

The committee discussed the morning's tenant meeting. Novak questioned whether discussion was held regarding responding to tenant slip and falls; Skemp will follow up with tenants in future communication. Harden expressed appreciation for the wonderful job the maintenance team has done in keeping the sidewalks clear and for Mayberry's contributions to keeping the property well-maintained.

The committee discussed the 5-Year Capital Action Plan items and Capital Funds balances held by HUD.

FINANCIALS

The committee reviewed and discussed the December Financial Statements prepared by Housing Authority Accounting Specialists, Inc.

Motion (Novak/Harden) to file the statements for audit. Motion carried; unanimous.

SECURITY CAMERAS RFQS:

Mayberry presented a map of the property with existing conduit runs for old phone lines, which can be used to run ethernet to the carports. The committee discussed camera resolutions and requested a review of the vendors 4K camera options before deciding; the item was tabled for a re-bid. Mayberry will follow up.

LOCK RFQS:

The committee discussed and reviewed the RFQ specifications, process, and quote for lockwork.

Motion (Novak/Jost) to approve the quote by Tru-Lock & Security. Motion carried; unanimous.

EXTERIOR LIGHTING RFQ:

The committee discussed and reviewed the RFQ specifications, process, and quote for exterior lighting.

Motion (Novak/Jost) to approve the quote by Meyers Electric Service. Motion carried; unanimous.

CAPITAL NEEDS ASSESSMENT

The committee reviewed and discussed the Capital Needs Assessment 'Critical and Non-Critical Repair' Report prepared by Dominion Due Diligence Group; most were accessibility items. The committee discussed obtaining architectural services to address the issues.

PHA ANNUAL PLAN

The committee reviewed and discussed the draft PHA Annual Plan and process, including a Resident Advisory Board meeting. No suggestions for changes were made.

PERSONAL PROPERTY REQUIREMENTS

Skemp presented and discussed HUD's Personal Property Requirements notice, released December 14, 2022. The notice clarifies record-keeping requirements and encourages Housing Authorities to review their current Capitalization Policy threshold and determine if an increase is warranted. Skemp relayed the conversation held with the auditor about the threshold and what other PHAs are using. The committee agreed by unanimous consent to increase the capitalization policy to \$2,500. Skemp will bring a draft capitalization policy to the March meeting.

NEXT MEETING DATE AND POTENTIAL AGENDA ITEMS

The next meeting will be held Thursday, March 23, 2023 at 2:00 PM in the community room. The security camera quotes, PHA Plan, and budget will be discussed.

ADJOURNMENT

Motion (Novak/Harden) to adjourn at 3:33 PM. Motion carried; unanimous.

Respectfully submitted,

Margaret Skemp
Margaret Skemp, recording secretary

Jack Harrison
725 15th St
Chetek, WI 54728

March 28, 2023

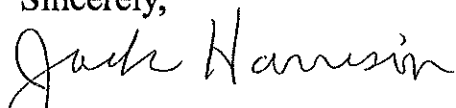
Mayor Jeff Martin
City of Chetek, WI

Dear Mayor Martin,

After 10 years serving as Municipal Judge for the city I have decided to retire for personal reason.

My retirement is effective May 31, 2023. Please appoint someone to serve in my place at your earliest convenience so that they can attend required training in May.

Sincerely,


Jack Harrison

788A

**AN ORDINANCE DETACHING TERRITORY FROM
THE CITY OF CHETEK, WISCONSIN**

The Common Council of the City of Chetek, Barron County, Wisconsin, does ordain as follows:

SECTION 1. Territory Detached. In accordance with sec. 66.0227 of the Wisconsin Statutes and the petition for Detachment filed with the City Clerk on the 14th day of February, 2023, signed by all of the owners of property in the territory, the following described territory in the City of Chetek, Barron County, Wisconsin, is Detached from the City of Chetek to be annexed to the Town of Prairie Lake, Barron County, Wisconsin:

A part of the NW ¼ of the SE ¼ and the SW ¼ of the SE ¼ of Section 25, Township 33 North, Range 11 West, City of Chetek, Barron County, Wisconsin, more particularly described as follows:

Beginning at the South ¼ corner of said Section 25; thence N 00° 47' 28", 1690.58 feet to the start of a curve concave to the northeast having a radius of 4693.66 feet, a central angle of 04° 40' 46", a long chord bearing of S 49° 49' 46" E, and a long chord length of 383.24 feet; thence southeasterly along said curve an arc distance of 383.35 feet; thence S 52° 10' 46" E, 1300.36 feet; thence S 00° 27' 43" W, 642.39 feet; thence S 89° 51' 07" W, 1338.21 feet to the Point of Beginning. Said parcel contains 1,546,485 square feet or 35.502 acres.

SECTION 2. Effect of Detachment. From and after the date of this ordinance and from the effective date of an ordinance annexing the territory passed by Prairie Lake Town Board the territory described in section 1 shall be a part of the Town of Prairie Lake for any and all purposes provided by law and all persons coming or residing within such territory shall be subject to all ordinances, rules and regulations governing the Town of Prairie Lake, except for zoning regulations, which will remain in effect until changed by action of the Town Board of Prairie Lake.

SECTION 3. 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 4. Notwithstanding the passage of this ordinance by a three quarters (3/4) majority of members of the City of Chetek Common Council, and Section 5, below, if an ordinance accepting annexation of the territory described in Section 1, above, is not passed by the Town Board of the Town of Prairie Lake, Barron County, Wisconsin within 60 days of the passage of this ordinance. This ordinance shall be void and have no effect on the territory described in Section 1, above,

SECTION 5. Effective Date. This ordinance shall take effect upon passage and publication as provided by law.

JEFF MARTIN,

Mayor Attest:

CARMEN

NEWMAN, City Clerk/Treasurer

Date Adopted: March 14, 2023 Date

Published: _____

Effective Date: _____

filed
via email
2/14/2023

PETITION FOR DETACHMENT OF LAND FROM THE
CITY OF CHETEK, BARRON COUNTY, WISCONSIN


PLEASE TAKE NOTICE, that the undersigned Owners of the following described Property lying and being in the City of Chetek, Barron County, Wisconsin, do hereby petition the City of Chetek to detach said Property from the City of Chetek and it will then become a part of the Town of Prairie Lake.

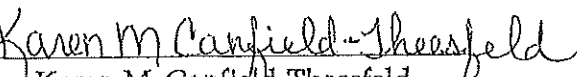
A part of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ and the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 25, Township 33 North, Range 11 West, City of Chetek, Barron County, Wisconsin, more particularly described as follows:

Beginning at the South $\frac{1}{4}$ corner of said Section 25; thence N $00^{\circ} 47' 28''$ E, 1690.58 feet to the start of a curve concave to the northeast having a radius of 4693.66 feet, a central angle of $04^{\circ} 40' 46''$, a long chord bearing of S $49^{\circ} 49' 46''$ E, and a long chord length of 383.24 feet; thence southeasterly along said curve an arc distance of 383.35 feet; thence S $52^{\circ} 10' 46''$ E, 1300.36 feet; thence S $00^{\circ} 27' 43''$ W, 642.39 feet; thence S $89^{\circ} 51' 07''$ W, 1338.21 feet to the Point of Beginning. Said parcel contains 1,546,485 square feet or 35.502 acres.

The Undersigned verifies that this Property is owned in its entirety by David B. and Karen M. Theesfeld and contains approximately 35.502 acres more or less, with a current population of two (2) persons as defined in Wis. Stats. § 66.0227. A survey map reasonably showing the boundaries of said territory in relation of said territory to the municipalities involved is attached hereto as Exhibit A.

Dated this 16th day of December, 2022.

By: 
David B. Theesfeld

By: 
Karen M. Canfield-Theesfeld

NOTICE OF INTENTION TO CIRCULATE A PETITION OF DETACHMENT

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

A part of the NW 1/4 of the SE 1/4 and the SW 1/4 of the SE 1/4 of Section 25, Township 3 North, Range 11 West, City of Chetek, Barron County, Wisconsin, more particularly described as follows:

Beginning at the South 1/4 corner of said Section 25; thence N 00° 47' 28" E, 1690.58 feet to the start of a curve concave to the northeast having a radius of 4693.66 feet, a central angle of 04° 40' 46", a long chord bearing of S 49° 49' 46" E; and a long chord length of 383.24 feet; thence southeasterly along said curve an arc distance of 383.35 feet; thence S 52° 10' 46" E, 1300.36 feet; thence S 00° 27' 43" W, 642.39 feet; thence S 89° 51' 07" W, 1338.21 feet to the Point of Beginning. Said parcel contains 1,546,485 square feet or 35.502 acres.

PLEASE TAKE NOTICE that this Property is owned in its entirety by David B. Theesfeld and Karen M. Canfield-Theesfeld, and they are the only two residents.

Dated this 16th day of December, 2022.

By: David B. Theesfeld
By: Karen M. Canfield-Theesfeld

Affidavit of Publication

STATE OF WISCONSIN

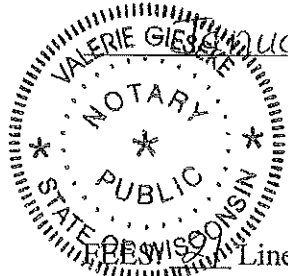
SS

BARRON COUNTY

Mark C. Bell, being first duly sworn, says: That he is the publisher of the Barron News-Shield, which is a weekly newspaper of a general circulation, printed and published in the City of Barron, in said County and State; that a notice of which the annexed is a printed copy taken from said newspaper, was printed and published in the full regular edition once in each week for one successive week(s), commencing and the first such publication being on the 25th day of January A.D., 2023 and ending and the last publication being on the 25th day of January A.D., 2023, being one such publication(s).

Mark C. Bell

Subscribed and sworn to before me this 25th day of



January A.D., 2023.
Valerie Giesbrecht
Notary Public, Barron County, Wis.
Commission expires 02/05/2025

Lines 2 Col. 1 Time(s) \$ 31.24
First Insertion at 1.4874 per 21 lines \$ 31.24
Succeeding Insertion(s) at _____ per _____ lines \$ _____
Affidavit _____ 1.00

Total \$ 32.24

PLAT OF SURVEY

A part of the NW 1/4 of the SE 1/4 and the SW 1/4 of the SE 1/4 of Section 25, T. 33 N., R. 11 W., City of Chetek, Barron County, Wisconsin.

N 1/4 COR. SEC. 25
FD. SURVEY SPIKE

SURVEYOR'S NOTES

- No title search performed by Shilts Land Surveying, LLC.
- No utilities located for this survey. There may be above and under ground utilities on this site.
- This survey may be subject to other easements, restrictions, reservations, and water laws that exist through unrecorded means or by record.
- Completion date of fieldwork: 9/15/22

SCALE 1" = 200'
200 0 100 200

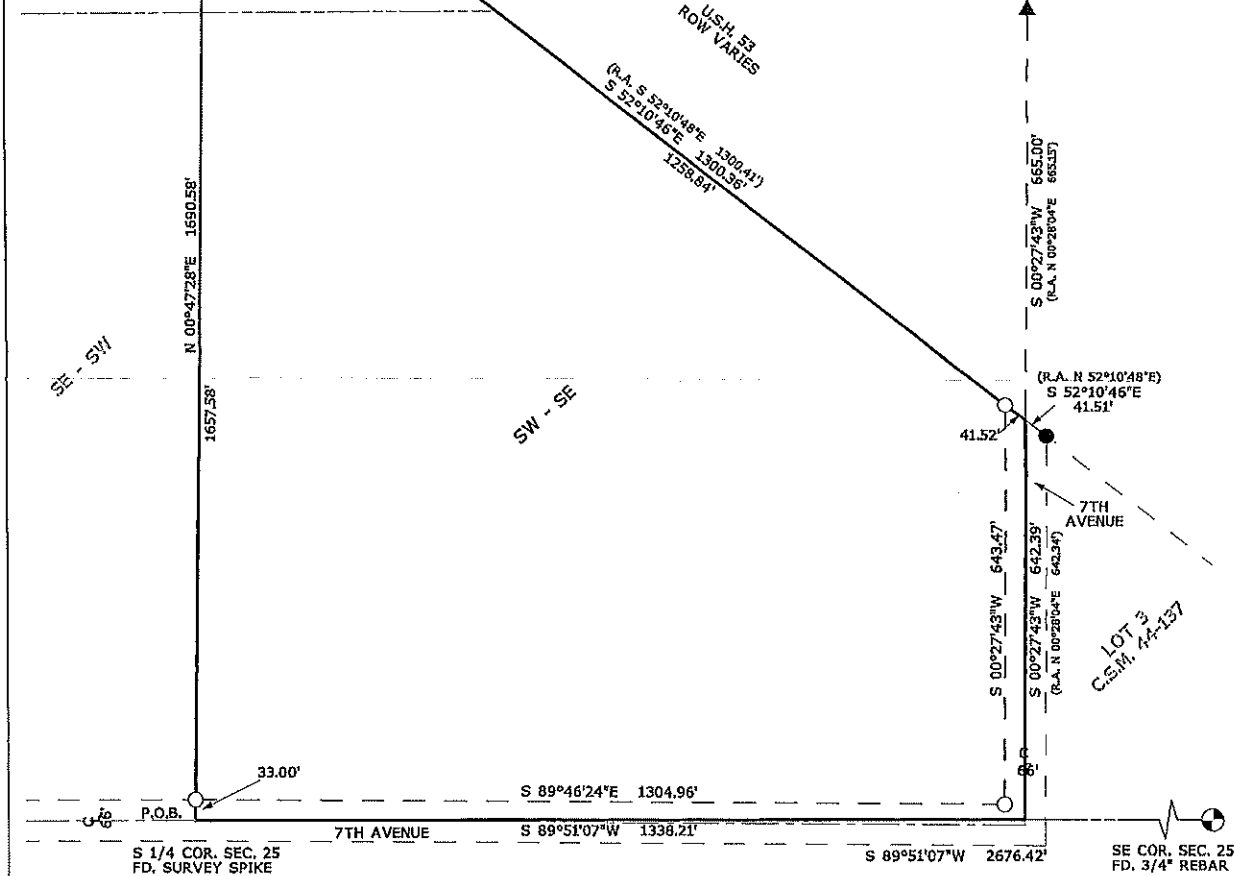
BEARINGS REFERENCED TO THE NORTH/SOUTH 1/4 LINE OF SECTION 25, WHICH HAS A BARRON COUNTY GEODETIC GRID BEARING OF N 00°47'28"E.

LEGEND

- 1" X 18" O.D. IRON PIPE WEIGHING 113 LBS. PER LF. - SET
- ▲ P.K. NAIL - FOUND
- 3/4" REBAR - FOUND
- ⊙ 1 1/4" IRON PIPE - FOUND
- ⊕ GOVERNMENT CORNER - AS NOTED TIES VERIFIED

Radius=4693.66'
Central Angle=05°08'19"
Chord Length=420.81'
Ch Bearing=N 44°55'13"W
Arc Length=420.95'

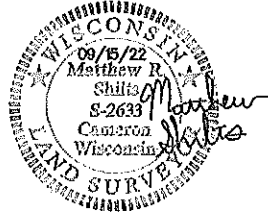
Radius=4693.66'
Central Angle=04°40'46"
Chord Length=383.24'
Ch Bearing=S 49°49'46"E
Arc Length=383.35'



SURVEYOR'S CERTIFICATE:

I, Matthew R. Shilts, professional Wisconsin land surveyor, do hereby certify that on September 15, 2022, I surveyed the described and mapped parcel, that the accompanying map is a correctly dimensioned representation to scale of the boundaries, and that this survey is correct to the best of my knowledge and belief and fully complies with the provisions of Chapter A-E 7 of Wisconsin Administrative Code.

Matthew R. Shilts 09/15/22
Matthew R. Shilts S-2633



LEGAL DESCRIPTION:

A part of the NW 1/4 of the SE 1/4 and the SW 1/4 of the SE 1/4 of Section 25, T. 33 N., R. 11 W., City of Chetek, Barron County, Wisconsin, more particularly described as follows:

Beginning at the South 1/4 Corner of said Section 25; thence N 00°47'28"E, 1690.58 feet to the start of a curve concave to the northeast having a radius of 4693.66 feet, a central angle of 04°40'46", a long chord bearing of S 49°49'46"E, and a long chord length of 383.24 feet; thence southeasterly along said curve an arc distance of 383.35 feet; thence S 52°10'46"E, 1300.36 feet; thence S 00°27'43"W, 642.39 feet; thence S 89°51'07"W, 1338.21 feet to the Point of Beginning.

Said parcel contains 1,546,485 square feet or 35.502 acres.

That I have made this survey, land division and map by the direction of Dave Theesfeld.

PREPARED FOR:

DAVE THEESFELD
2368 7TH AVENUE
CHETEK, WI 54728

SHILTS LAND SURVEYING, LLC
2092 15th AVENUE
CAMERON, WI 54802
TELEPHONE 715-651-5476

STATE OF WISCONSIN
REAL ESTATE PROPERTY TAX BILL FOR 2022

CITY OF CHETEK
 BARRON COUNTY

DAVID B THEESFELD
 KAREN M CANFIELD
 2368 7TH AVE
 CHETEK WI 54728

THEESFELD, DAVID B

BILL NUMBER: 4835

SEQ# 6486

IMPORTANT: Correspondence should refer to parcel number.
 See reverse side for important information.
 Be sure this description covers your property. This description is for property tax bill only and may not be a full legal description.

859008 858705 848325 844475 ACRES: 36.010
 SEC 25, T 33 N, R 11 W, NW¼ of SE¼
 PLAT: N/A-NOT AVAILABLE
 PLAT 15-1 & 14-3 SW-SE EX PRT IN 378/65 DAF:
 PRT LYG NELY OF LN LOC 110 FT SW & PRL TO LN
 DAF: COM PT ON W LN SEC 31 98.66 FT S OF NW
 COR TH N 52-13 W 2745.08 FT TH S 37-57 W ...

Parcel #: 211-8044-17-000
 Alt. Parcel #:

Property Address: 2368 7TH AVE

Assessed Value Land 39,800	Ass'd. Value Improvements 167,400	Total Assessed Value 207,200	Ave. Assmt. Ratio 0.9720	Net Assessed Value Rate (Does NOT reflect credits) 0.017176496
Est. Fair Mkt. Land 59,900	Est. Fair Mkt. Improvements 172,200	Total Est. Fair Mkt. 232,100	<input type="checkbox"/> A Star in this box means Unpaid Prior Year Taxes	School taxes reduced by school levy tax credit \$ 290.07

Taxing Jurisdiction	2021		2022		2021 Net Tax	2022 Net Tax	% Tax Change
	Est. State Aids Allocated Tax Dist.		Est. State Aids Allocated Tax Dist.				
BARRON COUNTY	92,480		91,986		995.55	803.34	-19.3%
CITY OF CHETEK	518,337		519,324		1,634.24	1,452.09	-11.1%
TECH COLLEGE	139,864		137,583		71.53	58.22	-18.6%
SCHL-CHETEK-WEYERHAEUSER	829,995		704,502		1,385.92	1,245.32	-10.1%
Total		1,580,676		1,453,395	4,087.24	3,558.97	-12.9%
		First Dollar Credit			58.28	61.23	5.1%
		Lottery & Gaming Credit				200.96	100.0%
		Net Property Tax			4,028.96	3,296.78	-18.2%

Make Check Payable to: CITY OF CHETEK TREASURER CARMEN NEWMAN PO BOX 194 CHETEK WI 54728 715-924-4838	Full Payment Due On or Before January 31, 2023 \$3,328.78	Net Property Tax 3,296.78 COUNTY RECYCLING 32.00
	Or First Installment Due On or Before January 31, 2023 \$1,579.91	
And Second Installment Payment Payable To BARRON COUNTY TREASURER SAMANTHA SOMMERFELD 335 E MONROE AVE RM 2412 BARRON WI 54812-1478	And Second Installment Due On or Before July 31, 2023 \$1,748.87	<i>36% = 1198.36</i>
FOR TREASURERS USE ONLY		

PAYMENT _____
 BALANCE _____
 DATE _____

TOTAL DUE FOR FULL PAYMENT	
Pay By January 31, 2023	\$ 3,328.78
Warning: If not paid by due dates, installment option is lost and total tax is delinquent subject to interest and, if applicable, penalty. Failure to pay on time. See reverse.	

PLEASE RETURN LOWER PORTION WITH REMITTANCE

REAL ESTATE PROPERTY TAX BILL FOR 2022

Bill #: 4835
 Parcel #: 211-8044-17-000
 Alt. Parcel #:

Total Due For Full Payment \$3,328.78
 Pay to Local Treasurer By Jan 31, 2023

OR PAY INSTALLMENTS OF:

1ST INSTALLMENT Pay to Local Treasurer \$1,579.91 BY January 31, 2023	2ND INSTALLMENT Pay to County Treasurer \$1,748.87 BY July 31, 2023
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Check For Billing Address Change.

DAVID B THEESFELD
 KAREN M CANFIELD
 2368 7TH AVE
 CHETEK WI 54728

FOR TREASURERS USE ONLY
 PAYMENT _____
 BALANCE _____
 DATE _____

PA-886/Z (R. 8-15)

RESOLUTION No. 2023-5

RESOLUTION DECLARING OFFICIAL INTENT TO REIMBURSE EXPENDITURES FROM PROCEEDS OF BORROWING THROUGH THE STATE OF WISCONSIN ENVIRONMENTAL IMPROVEMENT FUND FOR SFY2024 NEW WATER TOWER AND WELL PUMPS PROJECT

WHEREAS, the City of Chetek, Wisconsin intends to file an application for state financial assistance to construct a new water tower, modify/replace well pumps, demolish the existing standpipe and other associated water system improvements, WDNR Project Number 4781U07, (referred to as the "Project"), under the Wisconsin Environmental Improvement Fund; and

WHEREAS, the City of Chetek expects to finance the Project on a long-term basis by issuing tax-exempt bonds or promissory notes (the "Bonds"); and

WHEREAS, because the Bonds will not be issued prior to of April 2023, the City of Chetek City Council must provide interim financing to cover costs of the Project incurred prior to receipt of the proceeds of the Bonds; and

WHEREAS, it is necessary, desirable, and in the best interests of the City of Chetek to advance moneys from its funds on hand on an interim basis to pay the costs of the Project until the Bonds are issued.

BE IT THEREFORE RESOLVED by the City of Chetek City Council that:

Section 1) Expenditure of Funds. The City of Chetek City Council shall make expenditures as needed as needed from its funds on hand to pay the costs of the Project until Bond proceeds become available.

Section 2) Declaration of Official Intent. The City of Chetek City Council hereby officially declares its intent under Treas. Regs. Section 1.150-2 to reimburse said expenditures with proceeds of the Bonds, the principal amount of which is not expended to exceed an estimated amount of \$3,500,000 for the new water tower and associated water system improvements; and

Section 3) Unavailability of Long-Term Funds. No funds for payment of the Project from sources other than the Bonds are, or are reasonably expected to be, reserved, allocated on a long term basis, or otherwise set aside by the Municipality pursuant to its budget or financial policies.

Section 4) Public Availability of Official Intent Resolution. This Resolution shall be made available for public inspection at the City Clerk's office within 30 days after its approval in compliance with applicable State law governing the availability of records of official acts including Subchapter II of Chapter 19, and shall remain available for public inspection until the Bonds are issued.

Section 5) Effective Date. This Resolution shall be effective upon its adoption and approval.

Passed and adopted this 11th day of April, 2023

City of Chetek, Barron County, Wisconsin

Approved:

ATTEST:

Carmen Newman, Clerk/Treasurer

Jeff Martin, Mayor

APPROVED AS TO FORM:

_____, City Attorney