

AGENDA FOR REGULAR MEETING OF COMMON COUNCIL

To be held on Tuesday, April 7, 2020 at 6:30 P.M. in the City Hall
Council Chambers, 30 West Central Street, Chippewa Falls, WI

The Mayor and City Council Members may not be physically present at the meeting but may attend remotely. The meeting may be viewed via livestream at the www.chippewafalls-wi.gov live stream link.

1. **CLERK CALLS THE ROLL**

2. **APPROVAL OF MINUTES OF PREVIOUS MEETING**

(a) Approve minutes of the Regular Council Meeting of March 17, 2020.

3. **PERSONAL APPEARANCES BY CITIZENS** - No matter presented by a citizen shall be acted on at the meeting except in emergencies affecting the public health, safety or welfare.

(a) Citizen appearances – phone number to be announced.

4. **PUBLIC HEARINGS**

(a) Public Hearing regarding Levying Special Assessments - Elm Street (Perry Street to Wheaton Street) (see Resolution #2020-06)

(b) Public Hearing regarding Levying Special Assessments - Huron Street (Elm Street to Macomber Street) (see Resolution #2020-07)

(c) Public Hearing regarding Levying Special Assessments - Linden Street (Maple Street to Woodward Avenue) (see Resolution #2020-08)

(d) Public Hearing regarding Levying Special Assessments - Park Avenue (City Limits to Main Street) (see Resolution #2020-09)

(e) Public Hearing regarding Levying Special Assessments - Prentice Street (Morris Street to Fourth Avenue), Fourth Avenue (Broadway Avenue to Prentice Street) (see Resolution #2020-10)

5. **COMMUNICATIONS** – None

6. **REPORTS**

(a) The Board of Public Works meeting of March 23, 2020 was cancelled due to a lack of agenda items.

7. **COUNCIL COMMITTEE REPORTS** in the order in which they are named in Section 2.21 of the Municipal Code

(a) Special Park Board minutes of March 17, 2020.

(b) Library Board minutes of February 12, 2020.

8. **APPLICATIONS**

(a) Consider Operator (Bartender) Licenses as approved by the Police Department. (Complete list provided prior to Council meeting).

(b) Consider Street Use Permit Application of the Chippewa Falls Patriotic Council for the Memorial Day Parade to be held on Monday, May 25, 2020 utilizing various City Streets (see attached application) subject to compliance with any State or Federal Emergency orders which may be in effect at the time the approved application is in use under the license granted.

9. **PETITIONS**

(a) Petition to Pave the Alley located in Block 25, Chippewa Falls Plat, bounded by Grove Street, River Street, Prairie Street and Spring Street. (refer to Board of Public Works)

10. **MAYOR ANNOUNCES APPOINTMENTS** - None

11. **MAYOR'S REPORT** - None

12. **REPORT OF OFFICERS** – None

13. ORDINANCES

(a) First Reading of Ordinance #2020-12 Entitled: Ordinance Annexing Territory to the City of Chippewa Falls, Wisconsin.

14. RESOLUTIONS

(a) Consider Resolution #2020-06 Entitled: Final Resolution Levying Special Assessments and Authorizing Construction in Elm Street (Perry Street to Wheaton Street).

(b) Consider Resolution #2020-07 Entitled: Final Resolution Levying Special Assessments and Authorizing Construction in Huron Street (Elm Street to Macomber Street).

(c) Consider Resolution #2020-08 Entitled: Final Resolution Levying Special Assessments and Authorizing Construction in Linden Street (Maple Street to Woodward Avenue).

(d) Consider Resolution #2020-09 Entitled: Final Resolution Levying Special Assessments and Authorizing Construction in Park Avenue (City Limits to Main Street).

(e) Consider Resolution #2020-10 Entitled: Final Resolution Levying Special Assessments and Authorizing Construction in Prentice Street (Morris Street to Fourth Avenue) and Fourth Avenue (Broadway Avenue to Prentice Street).

(f) Consider Resolution #2020-11 Entitled: Resolution Discontinuing and Vacating an Unpaved Alleyway Located in Block No. 1, Bonneville Addition, to the City of Chippewa Falls.

(g) Consider Resolution #2020-12 Entitled: Resolution Terminating Tax Incremental District #4 and Authorization to Distribute Excess Increment to Overlying Taxing Jurisdictions.

15. OTHER NEW OR UNFINISHED BUSINESS AS AUTHORIZED BY LAW

(a) Discuss and consider Amendment to Right of First Refusal with ADI Properties.

16. CLAIMS

(a) Consider claims as recommended by the Claims Committee.

17. CLOSED SESSION - None

18. ADJOURNMENT

The Claims Committee will meet at 6:00 PM to review the claims of various boards and departments of the City.

NOTE: REASONABLE ACCOMMODATIONS FOR PARTICIPATION BY INDIVIDUALS WITH DISABILITIES WILL BE MADE UPON REQUEST. FOR ADDITIONAL INFORMATION OR TO REQUEST THIS SERVICE, CONTACT THE CITY CLERK AT 726-2719.

Please note that attachments to this agenda may not be final and are subject to change.
This agenda may be amended as it is reviewed.

CERTIFICATION OF OFFICIAL NEWSPAPER

I, hereby, certify that a copy of this notice has been posted on the bulletin board at City Hall and a copy has been given to the Chippewa Herald on April 3, 2020 at 11:30 am by BNG.

MINUTES OF THE REGULAR MEETING OF THE COMMON COUNCIL

The regular meeting of the Common Council of the City of Chippewa Falls was held on Tuesday, March 17, 2020 in the City Hall Council Chambers. Mayor Greg Hoffman called the meeting to order at 6:30 pm. The Pledge of Allegiance was recited.

CLERK CALLS THE ROLL

Council Members present: John Monarski, Rob Kiefer, CW King, Chuck Hull, Paul Olson, Paul Nadreau, and Jason Hiess.

Also Present: City Attorney Robert Ferg, Finance Manager/Treasurer Lynne Bauer, Director of Public Works/City Engineer/Utilities Manager Rick Rubenzer, City Planner/Transit Manager Brad Hentschel, Parks and Recreation Director Dick Hebert, Assistant City Engineer Bill McElroy, Library Director Joe Niese, Police Chief Matthew Kelm, Fire Chief Lee Douglas, Director of Chippewa County Planning and Zoning Doug Clary, and City Clerk Bridget Givens.

APPROVAL OF MINUTES OF PREVIOUS MEETING

(a) Motion by Monarski/Nadreau to approve the minutes of the Regular Council Meeting of March 3, 2020. **All present voting aye, motion carried.**

PERSONAL APPEARANCES BY CITIZENS

(a) Assistant City Engineer, Bill McElroy, provided the Storm Water MS4 Annual Report and requested public comment on said report of which there was none.

PUBLIC HEARINGS - None

COMMUNICATIONS - None

REPORTS

(a) Motion by Olson/Nadreau to approve the Board of Public Works minutes of March 9, 2020. **Roll Call Vote: Aye – Olson, Nadreau, Hiess, Monarski, Kiefer, King, Hull. Motion carried.**

(b) Motion by Monarski/Hiess to approve the Plan Commission minutes of March 9, 2020. **Motion by Nadreau/King** to consider Item #3 of the Plan Commission minutes separately and table the Item. **All present voting aye, motion carried.** The Council then returned to the original motion on the floor that was amended to approve the remainder of the Plan Commission minutes. **Roll Call Vote: Aye – Monarski, Hiess, Kiefer, King, Hull, Olson, Nadreau. Motion carried.**

COUNCIL COMMITTEE REPORTS

(a) Motion by Olson/Monarski to approve the Committee #1 Revenues, Disbursements, Water and Wastewater minutes of March 10, 2020. **Roll Call Vote: Aye – Olson, Monarski, Kiefer, King, Hull, Nadreau, Hiess. Motion carried.**

(b) Motion by King/Nadreau to approve the Joint Committee #1 Revenues, Disbursements, Water and Wastewater and Committee #2 Labor Negotiations, Personnel, Policy and Administration minutes of March 17, 2020 with corrections to the roll call vote to recommend Council adopt Resolution 2020-05. **Roll Call Vote: Aye – King, Nadreau, Hiess, Monarski, Kiefer, Hull, Olson. Motion carried.**

(c) Motion by Olson/Kiefer to approve the Committee #2 Labor Negotiations, Personnel, Policy and Administration minutes of March 10, 2020. **Roll Call Vote: Aye – Olson, Kiefer, King, Hull, Nadreau, Hiess, Monarski. Motion carried.**

(d) Motion by Monarski/Olson to approve the Committee of the Whole minutes of March 17, 2020. **All present voting aye, motion carried.**

(e) The Park Board minutes of March 10, 2020 were presented.

APPLICATIONS

(a) Motion by King/Kiefer to approve the Operator (Bartender) Licenses as approved by the Police Department. **All present voting aye, motion carried.**

Motion by Monarski/Kiefer to consider items (b) – (g) in one motion. **All present voting aye, motion carried.**

APPLICATIONS (continued)

Motion by Nadreau/King to approve items (b) – (g) as follows subject to compliance with any State or Federal emergency orders which may be in effect at the time the approved application is in use under the license granted:

(b) Application for Temporary Class "B" Beer Retailer's License from the Knights of Columbus for the Smelt Fry to be held on April 16, 2020 at the Knights of Columbus Hall, 236 Pumphouse Rd.

(c) Application for Temporary Class "B" Beer Retailer's License from the Chippewa Blades Hockey Club for a Men's Hockey Tournament to be held at the Chippewa Ice Arena, 839 First Avenue, on April 17-19, 2020.

(d) Application for Temporary Class "B" Beer Retailer's License from Chippewa Falls Main Street, Inc. for Pure Water Days Riverfest to be held in Chippewa Riverfront on August 8, 2020.

(e) Application for Temporary "Class B" Wine Retailer's License from Chippewa Falls Main Street for Bloomin' on Bridge to be held at various locations on April 23, 2020.

(f) Application for Temporary Class "B"/"Class B" Beer and Wine Retailer's License from the McDonell Alumni Association for the McDonell Alumni Tournament to be held at McDonell Central Catholic High School, 1316 Bel Air Blvd, on April 3, 2020.

(g) Sidewalk Use Permit Application from Chippewa Falls Main Street to place decorative bikes with flowers on sidewalks in various locations in the City from approximately May 1 – November 1, 2020.

Roll Call Vote: Aye – Nadreau, King, Hull, Olson, Hiess, Monarski, Kiefer. Motion carried.

PETITIONS

(a) Motion by Hull/Hiess to refer the annexation petition for property in the Town of Eagle Point to the City of Chippewa Falls (12.31 acres – all of 22908-3341-00020000 and part of 22908-3343-50020002) to the Plan Commission. **All present voting aye, motion carried.**

(b) A Petition to discontinue the alley bounded by Olive, Terrill, Elm, and Perry Streets was presented.

MAYOR ANNOUNCES APPOINTMENTS - None

MAYOR'S REPORT - None

REPORT OF OFFICERS - None

ORDINANCES

(a) Motion by Kiefer/Monarski to consider **Ordinance #2020-11 Entitled:** An Amended Ordinance Granting a Special Use Permit for Michael and Jacqueline Wood to Operate an Automotive Body Shop and Repair Business and Jordan Wood to Operate an Automotive Sales Business at 801 West River Street, Suite 1. **Roll Call Vote: Aye – Kiefer, Monarski, King, Hull, Olson, Nadreau, Hiess. Motion carried.**

RESOLUTIONS

(a) Motion by Kiefer/Monarski to approve **Resolution #2020-05 Entitled:** Resolution to Provide Emergency Administrative Flexibility to Address COVID-19 (An emergency affecting the public health, safety and welfare of the City). **Roll Call Vote: Aye – Kiefer, Monarski, King, Hull, Olson, Nadreau, Hiess. Motion carried.**

OTHER NEW OR UNFINISHED BUSINESS AS AUTHORIZED BY LAW

(a) Motion by Nadreau/ Kiefer to approve the Amendment to Agreement dated February 21, 2020 between the City of Chippewa Falls and Ayres Associates Inc. for the 2020 sampling, analysis, and reporting of ground water at the Nelson Road Landfill. **Roll Call Vote: Aye – Nadreau, Kiefer, King, Hull, Olson, Hiess, Monarski. Motion carried.**

(b) Motion by Olson/Hiess to approve the Staging/Laydown Site Lease between the City of Chippewa Falls and Northern States Power Company. **Roll Call Vote: Aye – Olson, Hiess, Monarski, Kiefer, King, Hull, Nadreau. Motion carried.**

(c) Motion by King/Olson to approve the Storm Water Extension Project Agreement between the City of Chippewa Falls and the Chippewa Falls Historical Society. **Roll Call Vote: Aye – King, Olson, Nadreau, Hiess, Monarski, Kiefer, Hull. Motion carried.**

OTHER NEW OR UNFINISHED BUSINESS AS AUTHORIZED BY LAW

(d) Finance Manager/Treasurer Bauer thanked the Council for their support in approving Resolution 2020-05 which will allow for flexibility as we navigate through the COVID-19 State of Emergency. The Emergency Operations Center for the City has begun meeting and will address operations and planning. At each Council Meeting going forward, a brief update will be provided.

CLAIMS

(a) **Motion by Olson/Hull** to approve the claims as recommended by the Claims Committee.

City General Claims:	\$443,095.91
Authorized/Handwritten Claims:	\$14,400.00
Department of Public Utilities:	<u>\$62,239.04</u>
Total of Claims Presented	<u>\$519,734.95</u>

Roll Call Vote: Aye – Olson, Hull, Nadreau, Hiess, Monarski, Kiefer, King. Motion carried.

CLOSED SESSION - None

ADJOURNMENT

Motion by King/Hiess to adjourn at 7:18 pm. **All present voting aye, motion carried.**

Submitted by:
Bridget Givens, City Clerk

NOTICE OF PUBLIC HEARING ON SPECIAL ASSESSMENTS

Please take notice that the Common Council of the City of Chippewa Falls, Wisconsin, has declared its intention to exercise its police power to levy special assessments in accordance with Chapter 3.08 of the Municipal Code and will conduct a public hearing for Special Assessments within the following described areas for the specified improvements:

Elm Street (Perry Street to Wheaton Street)

1. Sanitary sewer main.
2. Sanitary sewer services, from the main to the boulevard.
3. Water Main.
4. Water services, from the main to the boulevard.
5. Removal and replacement of deficient curb and gutter or to allow for replacement of sanitary sewer services.
6. Removal and replacement of deficient sidewalks, or to allow for replacement of sanitary services.
7. Remove existing driveways and replace them with concrete driveways in the public right of way.
8. Removal and replacement of deficient street surfacing
9. Preparation for and construction of sidewalk where it does not currently exist and is deemed necessary.

The hearing concerning matters contained in the Preliminary Resolution and the report of the Director of Public works will be held in the Council Chambers at **6:30 P.M. on Tuesday, April 7, 2020.** All interested persons, or their agents, or their attorneys will be heard at this time.

Following the hearing, the Common Council will determine the amount of the Special Assessments and will consider a Final Resolution levying these Special Assessments and authorizing construction of these improvements.

The report of the Director of Public Works, including the amount to be assessed is on file in the City Engineer's office, 30 West Central Street, Chippewa Falls, WI and may be inspected in the City Engineer's office, Monday through Friday between 8:00 A.M. to 4:00 P.M.

Dated this 23rd day of March, 2020

Bridget Givens
City Clerk

If you have any questions about individual assessments, or the method used to compute them, please attend the Public Information meeting or call the City Engineer's office at 715-726-2736, before the hearing.

Richard J. Rubenzer, P.E.
Director of Public Works, City Engineer, Utilities Manager

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Huron Street (Elm Street to Macomber Street)

1. Sanitary sewer main.
2. Sanitary sewer services, from the main to the boulevard.
3. Water services, from the main to the boulevard.
4. Removal and replacement of deficient curb and gutter or to allow for replacement of sanitary sewer services.
5. Removal and replacement of deficient sidewalks, or to allow for replacement of sanitary services.
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Linden Street (Maple Street to Woodward Avenue)

1. Removal and replacement of deficient curb and gutter or to allow for replacement of sanitary sewer services.
2. Removal and replacement of deficient sidewalks, or to allow for replacement of sanitary services.
3. Remove existing driveways and replace them with concrete driveways in the public right of way.
4. Removal and replacement of deficient street surfacing.
5. Preparation for and construction of sidewalk where it does not currently exist and is deemed necessary.

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Park Avenue (City Limits to Main Street)

1. Sanitary sewer main.
2. Sanitary sewer services, from the main to the boulevard.
3. Removal and replacement of deficient curb and gutter or to allow for replacement of sanitary sewer services.
4. Remove existing driveways and replace them with concrete driveways in the public right of way.
5. Removal and replacement of deficient street surfacing.
6. Preparation for and construction of curb and gutter.

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Prentice Street (Morris St. to Fourth Ave.), Fourth Avenue (Broadway Ave. to Prentice St.)

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2. Sanitary sewer services, from the main to the boulevard.
3. Water Main.
4. Water services, from the main to the boulevard.
5. Removal and replacement of deficient curb and gutter or to allow for replacement of sanitary sewer services.
6. Remove existing driveways and replace them with concrete driveways in the public right of way.
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8. Preparation for and construction of sidewalk where it does not currently exist and is deemed necessary.

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Richard J. Rubenzer, P.E.
Director of Public Works, City Engineer, Utilities Manager

PARKS, RECREATION & FORESTRY SPECIAL BOARD MEETING
Tuesday, March 17, 2020

1. Call to order by Dale Berg at 5:30 p.m.
Roll Call: Members Present: Audrey Stowell, Dale Berg, Justin Agnew, John Abbe and Rob Kiefer. Absent: Beth Arneberg and Carmen Muenich
Staff present: Dick Hebert.
2. Personal Appearances By Citizens. None.
3. Discuss/Consider:
 - a. Welcome Center Concession Request for Proposals. Dick explains neither Joel Jacobson and Marylan Duque were able to make the meeting. Board discusses investment involved, timeframe of contract, food items that would be sold, and required items, such as insurance, seller's permit, etc. **Motion by Kiefer/Agnew to award concessions opportunity to Marylan Duque for one year contingent upon her obtaining insurance, seller's permit, and approval of health inspector. Motion passed.**
4. Park Board Members' Concerns or Comments. Dick indicates that there will be many programs, reservations affected by COVID 19. This will be placed on the April agenda.
5. Adjournment. **Motion by Berg//Kiefer to adjourn at 5:41 p.m. Motion passed.**

Submitted by:

Audrey Stowell, Secretary

**Minutes of the
Meeting of the Chippewa Falls Public Library Board of Trustees
February 12, 2020**

1. Call to Order

Meeting was called to order by President Jan Drehmel at 5:00 p.m.

2. Roll Call of Members

Members Present: Ambelang, Drehmel, Hiess, Jones, King, Newton

Members Absent: Russell

Others Present: Director Joe Niese, Confidential Administrative Assistant Deb Braden

3. Approval of Agenda

Motion by King seconded by Jones to approve the agenda. All present Voting Aye. Motion carried.

4. Report on Technical Services by Jeanne Peterson

Jeanne Peterson from Technical Services gave a report on the Technical Services Department. She shared statics on the work they are doing in the Department.

5. Current Business

a) Page Wage

The page wage was discussed. The Board gave Director Niese the directive to come back next month with the exact amount an increase would cost the Library.

b) Annual Report Review

The Board of Trustees reviewed the finished Annual Report for 2019. Motion made by King, seconded by Ambelang to submit the Annual Report. All Present Voting Aye. Motion carried.

c) Meeting Room Policy

Director Niese when over the changes to the Meeting Room Policy mostly housekeeping changes. Motion made by Jones, seconded by King to accept the changes to the Meeting Room Policy as presented. All present Voting Aye. Motion carried.

d) Self-check and security gates

Director Niese presented the options to replace the self-check and security gates. The Board of Trustees asked him to contact the vendor to come in and meet with them sometime in the next couple of months so they can ask questions directly. Director Niese will contact the vendor representative and set up a meeting.

6. Disposition of the minutes of the regular meeting of January 15, 2020.

Motion made by Jones seconded by King to approve the minutes of the regular meeting of January 15, 2020. All present Voting Aye. Motion carried.

7. Disposition of the vouchers to be paid from the 2019 budget after February 18, 2020.

Motion made by Jones seconded by King to approve payment of the vouchers to be paid from the 2019 budget after February 18, 2020. Roll call Vote taken. Aye – Ambelang, Drehmel, Hiess, Jones, King, Newton. All present Voting Aye. Motion carried.

8. Disposition of the vouchers to be paid from the 2020 budget after February 18, 2020.

Motion made by Jones seconded by Ambelang to approve payment of the vouchers to be paid from the 2020 budget after February 18, 2020. Roll call Vote taken. Aye – Ambelang, Drehmel, Hiess, Jones, King, Newton. All present Voting Aye. Motion carried.

9. Public appearances by citizens.

None

10. Correspondence

A thank from Girls Scouts for the meeting space available to them each year and CRI for presentation by Director Niese at their facility. A thank to Jessi Peterson and Jenna Gilles-Turner for support the United Way "Read to Me" event.

11. Management report

Director Niese presented the Management Report. He highlighted details from the report. Good start to the year. Pizza Hut fundraiser made \$5,742 for the Book First program for the Library. It was the number one in the nation.

12. Committee reports

a) None.

13. Closed Session under WI Statutes 19.85(1) "Considering employment, promotion, compensation or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility, "to

a) Director Evaluation

Motion made by King, seconded by Newton to go into Closed Session under WI Statues 9.85(1) "Considering employment, promotion, compensation or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility "to discuss Director Evaluation with Board of Trustees and Director. Roll Call Vote taken. Aye, Ambelang, Drehmel, Hiess, Jones, King, Newton. All present Voting Aye. Motion carried. When to closed session at 6:05 pm.

Motion made by Hiess seconded by Newton to return to open session at 6:20 pm.

14. Announcements

a) none.

15. Items for future consideration.

a) none

14. Adjournment

Motion made to adjourn by Ambelang seconded by King. All present Voting Aye. Motion carried. Meeting adjourned at 6:25 p.m.

Respectfully Submitted,
Deb Braden, Confidential Administrative Assistant



CITY OF CHIPPEWA FALLS STREET USE PERMIT APPLICATION

Applicant Name and Address: Chippewa Falls Patriotic Council	Applicant Phone Number: (715) 723-0408 or (715) 829-6571
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<input type="checkbox"/> Please check here if the applicant is the individual in charge of the event. If not, please indicate Name, Address and Phone Number of responsible individual. Leroy G. Jansky PO Box 685 Chippewa Falls, WI 54729	Name, Address and Phone Number of the headquarters of the organization and responsible head of such organization: Rodney Anderson, Commander PO Box 685 Chippewa Falls, WI 54729
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Name of the event: Memorial Day Parade	Estimated number of persons participating: 350 including bands
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Date and start and end times requested for street use:
Monday, May 25, 2020, 9 a.m. to 10:15 a.m. on Willow St and 10:15 a.m. to 10:45 a.m. on parade route

Accurate description of the portion of the street or streets being requested for use (attach maps if necessary):
Willow St between Bridge and N. High St closure 9 a.m. to 10:15 a.m. and parade route 10:15 a.m. to 10:45 a.m.

Use, described in detail, for which the street use permit is requested:
Annual Memorial Day Parade along parade route and staging area on Willow St

City services requested for the event (e.g., Street Department or Police Department staff time)
Use of street barricades. Police Officers to stop traffic at designated intersections and car to lead parade.

The applicant agrees to indemnify, defend, and hold the City and its employees and agents harmless against all claims, liability, loss, damage or expense incurred by the City or account of any injury to, or death of, any persons or any damage to property caused by or resulting from the activities for which the permit is granted. This Street Use Permit for the event may be terminated by the Chippewa Falls Police Department if the health, safety, and welfare of the public appears to be endangered by the activities or if the event is in violation of any of the conditions of the permit or regulations adopted by the Common Council. **Applicant understands they shall be present when the Board of Public Works or City Council considers the request for Street Use Permit. Failure to appear may be grounds for denial of the requested permit.**

Signature of Applicant <i>Leroy G. Jansky</i>	Date 03/16/2020
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OFFICE USE ONLY

Estimated cost of City services requested (to be completed by Police Chief and Director of Public Works):
On Duty Patrol Officers - No cost

Requirements of Applicant: *CF Patriotic Council volunteers to pick up necessary traffic barricades and cones prior to 1pm on Friday, May 22, 2020 at the City Garage located at #5 Brook-Riverside Drive, and return on Tuesday May 26, 2020. Rgh 3/20/2020*

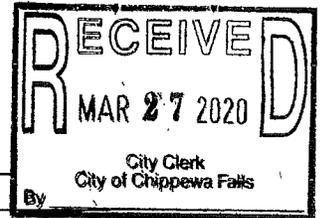
Approved by: (provisionally) <i>[Signature]</i> 3-17-20	Signature of Director of Public Works <i>Richard J. Puly PE</i> 3/20/2020
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Signature of Chief of Police

Recommendation of Board of Public Works (if required): Approved Denied

Decision of City Council (required): Approved Denied

PETITION
(Alley Paving)



I/We, the undersigned, hereby petition that the alley through Block 25
of Chippewa Falls PLAT Addition (Bounded by Spring St
GROVE St, River St and Prairie St) be
blacktopped at the current front foot rate as determined by the Common Council.

Name/Address

Michael/Kathryn 12 N. Grove St. Kathryn A. Padruet

22 N. Grove St. Cecilia Schenmayer

Nick Sokup

21 N. Prairie St

DAVID A Clark 15036 185 St Jan Falls - 9 North Prairie St

Amy Konsella 15 N. Prairie St Amy Konsella

Addresses of owners that I/We were unable to contact:

10 N. Grove David/Virgina Murry 441 25 1/2 St Chetek

4 N. Grove Michael Hellman N7325 950th St, Colfax

5 N. Grove Anastacia Wittman

Petition circulated by Cecilia Schenmayer Phone 715-723-7756

Petition Form picked-up

Petition Received by Clerk

NOTE: The rate charged per front foot will be the rate in effect at the time the Common Council adopts the Resolution authorizing the work and levying this Special Charge.

Rate is subject to change by the Common Council.

(Rate as of Feb 18 2020 is \$ 8.00 /front foot)

ORDINANCE ANNEXING TERRITORY TO
THE CITY OF CHIPPEWA FALLS, WISCONSIN

THE COMMON COUNCIL OF THE CITY OF CHIPPEWA FALLS, WISCONSIN DO ORDAIN
AS FOLLOWS:

SECTION 1: Territory Annexed. In accordance with sec. 66.0217(2) of the Wisconsin Statutes and the Petition for Direct Annexation that was served upon the City Clerk for the City of Chippewa Falls, signed by the sole owner of two parcels of real property of which said population of said parcels is zero. The following described territories which are located in the Town of Eagle Point, Chippewa County, Wisconsin, is hereby annexed to the City of Chippewa Falls, Wisconsin:

PARCEL 1

Part of the Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 33, Township 29 North, Range 8 West, Town of Eagle Point, Chippewa County, Wisconsin. The parcel is more particularly described as follows:

COMMENCING at the East $\frac{1}{4}$ Corner of said Section 33; thence S. $00^{\circ}39'20''$ W. along the East Line of the Southeast $\frac{1}{4}$, 55.95 feet to the POINT OF BEGINNING; thence, continuing S. $00^{\circ}39'20''$ W. along said East Line, 1,269.73 feet; thence, S. $89^{\circ}53'10''$ W. along the South Line of said Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$, 1,067.88 feet to the beginning of a curve to the left, having a radius of 4,396.32 feet and a long Chord which bears N. $12^{\circ}40'13''$ E. for a distance of 1.47 feet; thence, Northeasterly along the arc of said curve and the Easterly right-of-way line of State Highway 178. 1.47 feet; thence along the South and East Lines of Certified Survey Map (C.S.M.) number 3505 the following courses:

1. N. $68^{\circ}04'57''$ E., 289.92 feet; thence,
2. N. $34^{\circ}25'20''$ E., 229.65 feet; thence,
3. N. $74^{\circ}16'46''$ E., 237.77 feet; thence,
4. N. $40^{\circ}51'56''$ E., 532.78 feet; thence,
5. N. $00^{\circ}40'03''$ E., 505.41 feet; thence,

S. $89^{\circ}58'36''$ E. along the Southerly right-of-way line of Beach Drive, 99.94 feet to the POINT OF BEGINNING.

Said parcel contains 436,967 square feet or 10.03 acres.

PARCEL IDENTIFICATION NUMBER (PIN): 22908-3341-00020000

PARCEL 2

Part of Government Lot 2 (Southwest ¼ of the Southeast ¼) of Section 33, Township 29 North, Range 8 West, Town of Eagle Point, Chippewa County, Wisconsin. The parcel is more particularly described as follows:

COMMENCING at the East ¼ Corner of said Section 33; thence N. 89°58'27" W. along the East-West ¼ Line, 1,459.85 feet; thence S. 00°00'00" E., 1,426.58 feet to the Southeast Corner of Lot 7, Block 2, Lake Wissota Business Park and the POINT OF BEGINNING; thence, S. 12°21'27" W. along the Westerly right-of-way line of State Highway 178, 448.32 feet to the point of curvature of a curve to the right, having a radius of 4,101.04 feet, and a long chord which bears S. 21°59'29" W. for a distance of 74.18 feet; thence, Southwesterly along said right-of-way and the arc of said curve, 74.18 feet; thence N. 82°33'29" W., 70.00 feet; thence, N. 32°52'07" W., 344.71 feet; thence, N. 36°33'08" E. along the Easterly right-of-way line of Lakeland Drive, 44.46 feet to the Southwest Corner of aforesaid Lot 7; thence, N. 64°01'07" E., 393.54 feet to the POINT OF BEGINNING. Said parcel contains 99,491 square feet or 2.28 acres.

PARCEL IDENTIFICATION NUMBER (PIN): 22908-3343-50020002

Both parcels being subject to any easements or restrictions of record.

SECTION 2: Compliance with Statute. Said Petition of Sole Property Owner for Direct Annexation is a proper petition for Direct Annexation in that said petition stated the purpose for said annexation, contained a legal description of the territory to be annexed, included a scale map of the territory to be annexed which is unincorporated and is contiguous to the City of Chippewa Falls; and

WHEREAS, the Petition for Annexation of the Territory legally described in Section 1, was properly served upon the Town Clerk, for the Town of Eagle Point; and

WHEREAS, the Petition for Direct Annexation of the Territory, legally described in Section 1, was properly served upon the State of Wisconsin, Department of Administration; and

WHEREAS, approval by the State of Wisconsin Department of Administration for the proposed annexation finding it to be in the public interest is pending but approval is expected; and

WHEREAS, this Ordinance is subject to and contingent upon the ultimate approval and advice of the State of Wisconsin Department of Administration; and

WHEREAS, The Common Council of the City of Chippewa Falls believes that annexation of the Territory, legally described in Section 1, in the Town of Eagle Point, Chippewa County, Wisconsin, to the City of Chippewa Falls, Wisconsin, is in the public interest.

SECTION 3: Effect of Annexation. From and after the date of this ordinance the Territory legally described in Section 1 shall be a part of the City of Chippewa Falls for any and all purposes provided by law and all persons coming into or residing within said territory shall be subject to all ordinances, rules and regulations governing the City of Chippewa Falls.

SECTION 4: Zoning Classification. Upon recommendation of the Plan Commission, the Territory annexed to the City of Chippewa Falls by this Ordinance is designated to be a part of the following district of the City for zoning purposes and subject to all provisions of the Zoning Ordinance of the City of Chippewa Falls:

P-1, PUBLIC

SECTION 5: Ward Designation. The Territory described in Section 1 of this Ordinance is hereby made a part of Ward 5A of the City of Chippewa Falls, either presently existing or to be established by Ordinance, subject to all other ordinances, rules and regulations of the City, County, and State governing wards.

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

SECTION 7: Effective Date. This ordinance shall take effect upon passage and publication as provided by law.

Dated this 21st day of April, 2020.

CW King, Council President

FIRST READING: _____

SECOND READING: _____

APPROVED: _____
Gregory S. Hoffman, Mayor

ATTEST: _____
Bridget Givens, City Clerk

PUBLISHED: _____

RESOLUTION NO. 2020-06

**FINAL RESOLUTION LEVYING SPECIAL ASSESSMENTS
AND AUTHORIZING CONSTRUCTION IN
ELM STREET (PERRY ST. TO WHEATON ST.)**

(Pursuant to police power under 66.0701 Wisconsin Statutes and Chapter 3.08 of the Municipal Code)

WHEREAS, the Common Council of the City of Chippewa Falls, Wisconsin held a public hearing at 6:30 P.M. on Tuesday, April 7, 2020, for the purpose of hearing all interested persons concerning the Preliminary Resolution which was approved February 4, 2020 by the Common Council of the City of Chippewa Falls, the report of the Director of Public Works, and the Final Resolution Levying Special Assessments and Authorizing Construction for the following improvements undertaken pursuant to the City's police power under 66.0701 Wisconsin Statutes and Chapter 3.08 of the Municipal Code:

Elm Street (Perry Street to Wheaton Street)

1. Sanitary sewer main.
2. Sanitary sewer services, from the main to the boulevard.
3. Water Main.
4. Water services, from the main to the boulevard.
5. Removal and replacement of deficient curb and gutter or to allow for replacement of sanitary sewer services.
6. Removal and replacement of deficient sidewalks, or to allow for replacement of sanitary services.
7. Remove existing driveways and replace them with concrete driveways in the public right of way.
8. Removal and replacement of deficient street surfacing
9. Preparation for and construction of sidewalk where it does not currently exist and is deemed necessary.

and has heard all persons desiring audience at such hearing;

NOW, THEREFORE BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF CHIPPEWA FALLS, WISCONSIN, AS FOLLOWS:

1. That the report of the Director of Public Works pertaining to the construction of the above described public improvements, including plans and specifications and proposed special assessments therefore, (as modified) (as prepared) is hereby adopted and approved.

2. That payment for said improvements be made by assessing the cost to the abutting property as indicated in said report.

3. That the properties against which these special assessments are levied are benefited by these improvements and that the costs shown on the accepted report, representing an exercise of police power, are true and correct and have been determined on a reasonable basis and are hereby confirmed.

RESOLUTION NO. 2020-06

4. That the special assessments be paid to the City Treasurer as provided by Section 3.08 of the Code of Ordinances of the City of Chippewa Falls, Wisconsin, as amended by Ordinance #09-06 adopted April 7, 2009, which provides for cash payments and installment payments with interest as follows: (A) If the amount due is less than \$500, a single payment; (B) If the amount due is at least \$500 but less than \$2,500, five (5) annual installments with deferred payments bearing interest at the rate of 0.5% over the city finance rate on a per annum basis on the unpaid balance, and (C) If the amount due is \$2,500 or more, ten (10) annual installments with deferred payments bearing interest at the rate of 0.5% over the city finance rate on a per annum basis on the unpaid balance.

5. That the City Clerk is directed to publish this Resolution as a Class I notice and to mail a copy of this Resolution to every interested person whose post office address is known or can be ascertained with reasonable diligence. Further, that a copy of City Ordinance 8.06 (2) (e), which prohibits cuts in the new street surface, be mailed to each abutting owner.

6. That the Public Works Director is hereby ordered to cause these improvements to be constructed by contract and City Forces in accordance with said report.

Dated this 7th day of April, 2020

ADOPTED: _____

Council President

APPROVED: _____

Mayor

ATTEST: _____

City Clerk

PUBLISHED: _____

RESOLUTION NO. 2020-07

**FINAL RESOLUTION LEVYING SPECIAL ASSESSMENTS
AND AUTHORIZING CONSTRUCTION IN
HURON STREET (ELM ST. TO MACOMBER ST.)**

(Pursuant to police power under 66.0701 Wisconsin Statutes and
Chapter 3.08 of the Municipal Code)

WHEREAS, the Common Council of the City of Chippewa Falls, Wisconsin held a public hearing at 6:30 P.M. on Tuesday, April 7, 2020, for the purpose of hearing all interested persons concerning the Preliminary Resolution which was approved February 4, 2020 by the Common Council of the City of Chippewa Falls, the report of the Director of Public Works, and the Final Resolution Levying Special Assessments and Authorizing Construction for the following improvements undertaken pursuant to the City's police power under 66.0701 Wisconsin Statutes and Chapter 3.08 of the Municipal Code:

Huron Street (Elm Street to Macomber Street)

1. Sanitary sewer main.
2. Sanitary sewer services, from the main to the boulevard.
3. Water services, from the main to the boulevard.
4. Removal and replacement of deficient curb and gutter or to allow for replacement of sanitary sewer services.
5. Removal and replacement of deficient sidewalks, or to allow for replacement of sanitary services.
6. Remove existing driveways and replace them with concrete driveways in the public right of way.
7. Removal and replacement of deficient street surfacing.

and has heard all persons desiring audience at such hearing;

**NOW, THEREFORE BE IT RESOLVED BY THE COMMON COUNCIL OF
THE CITY OF CHIPPEWA FALLS, WISCONSIN, AS FOLLOWS:**

1. That the report of the Director of Public Works pertaining to the construction of the above described public improvements, including plans and specifications and proposed special assessments therefore, (as modified) (as prepared) is hereby adopted and approved.

2. That payment for said improvements be made by assessing the cost to the abutting property as indicated in said report.

3. That the properties against which these special assessments are levied are benefited by these improvements and that the costs shown on the accepted report, representing an exercise of police power, are true and correct and have been determined on a reasonable basis and are hereby confirmed.

RESOLUTION NO. 2020-07

4. That the special assessments be paid to the City Treasurer as provided by Section 3.08 of the Code of Ordinances of the City of Chippewa Falls, Wisconsin, as amended by Ordinance #09-06 adopted April 7, 2009, which provides for cash payments and installment payments with interest as follows: (A) If the amount due is less than \$500, a single payment; (B) If the amount due is at least \$500 but less than \$2,500, five (5) annual installments with deferred payments bearing interest at the rate of 0.5% over the city finance rate on a per annum basis on the unpaid balance, and (C) If the amount due is \$2,500 or more, ten (10) annual installments with deferred payments bearing interest at the rate of 0.5% over the city finance rate on a per annum basis on the unpaid balance.

5. That the City Clerk is directed to publish this Resolution as a Class I notice and to mail a copy of this Resolution to every interested person whose post office address is known or can be ascertained with reasonable diligence. Further, that a copy of City Ordinance 8.06 (2) (e), which prohibits cuts in the new street surface, be mailed to each abutting owner.

6. That the Public Works Director is hereby ordered to cause these improvements to be constructed by contract and City Forces in accordance with said report.

Dated this 7th day of April, 2020

ADOPTED: _____

Council President

APPROVED: _____

Mayor

ATTEST: _____

City Clerk

PUBLISHED: _____

RESOLUTION NO. 2020-08

**FINAL RESOLUTION LEVYING SPECIAL ASSESSMENTS
AND AUTHORIZING CONSTRUCTION IN
LINDEN STREET (MAPLE ST. TO WOODWARD AVE.)**

(Pursuant to police power under 66.0701 Wisconsin Statutes and Chapter 3.08 of the Municipal Code)

WHEREAS, the Common Council of the City of Chippewa Falls, Wisconsin held a public hearing at 6:30 P.M. on Tuesday, April 7, 2020, for the purpose of hearing all interested persons concerning the Preliminary Resolution which was approved February 4, 2020 by the Common Council of the City of Chippewa Falls, the report of the Director of Public Works, and the Final Resolution Levying Special Assessments and Authorizing Construction for the following improvements undertaken pursuant to the City's police power under 66.0701 Wisconsin Statutes and Chapter 3.08 of the Municipal Code:

Linden Street (Maple Street to Woodward Avenue)

1. Removal and replacement of deficient curb and gutter or to allow for replacement of sanitary sewer services.
2. Removal and replacement of deficient sidewalks, or to allow for replacement of sanitary services.
3. Remove existing driveways and replace them with concrete driveways in the public right of way.
4. Removal and replacement of deficient street surfacing.
5. Preparation for and construction of sidewalk where it does not currently exist and is deemed necessary.

and has heard all persons desiring audience at such hearing;

NOW, THEREFORE BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF CHIPPEWA FALLS, WISCONSIN, AS FOLLOWS:

1. That the report of the Director of Public Works pertaining to the construction of the above described public improvements, including plans and specifications and proposed special assessments therefore, (as modified) (as prepared) is hereby adopted and approved.

2. That payment for said improvements be made by assessing the cost to the abutting property as indicated in said report.

3. That the properties against which these special assessments are levied are benefited by these improvements and that the costs shown on the accepted report, representing an exercise of police power, are true and correct and have been determined on a reasonable basis and are hereby confirmed.

4. That the special assessments be paid to the City Treasurer as provided by Section 3.08 of the Code of Ordinances of the City of Chippewa Falls, Wisconsin, as amended by Ordinance #09-06 adopted April 7, 2009, which provides for cash payments and installment payments with

RESOLUTION NO. 2020-08

interest as follows: (A) If the amount due is less than \$500, a single payment; (B) If the amount due is at least \$500 but less than \$2,500, five (5) annual installments with deferred payments bearing interest at the rate of 0.5% over the city finance rate on a per annum basis on the unpaid balance, and (C) If the amount due is \$2,500 or more, ten (10) annual installments with deferred payments bearing interest at the rate of 0.5% over the city finance rate on a per annum basis on the unpaid balance.

5. That the City Clerk is directed to publish this Resolution as a Class I notice and to mail a copy of this Resolution to every interested person whose post office address is known or can be ascertained with reasonable diligence. Further, that a copy of City Ordinance 8.06 (2) (e), which prohibits cuts in the new street surface, be mailed to each abutting owner.

6. That the Public Works Director is hereby ordered to cause these improvements to be constructed by contract and City Forces in accordance with said report.

Dated this 7th day of April, 2020

ADOPTED: _____

Council President

APPROVED: _____

Mayor

ATTEST: _____

City Clerk

PUBLISHED: _____

RESOLUTION NO. 2020-09

**FINAL RESOLUTION LEVYING SPECIAL ASSESSMENTS
AND AUTHORIZING CONSTRUCTION IN
PARK AVENUE (CITY LIMITS. TO MAIN ST.)**

(Pursuant to police power under 66.0701 Wisconsin Statutes and Chapter 3.08 of the Municipal Code)

WHEREAS, the Common Council of the City of Chippewa Falls, Wisconsin held a public hearing at 6:30 P.M. on Tuesday, April 7, 2020, for the purpose of hearing all interested persons concerning the Preliminary Resolution which was approved February 4, 2020 by the Common Council of the City of Chippewa Falls, the report of the Director of Public Works, and the Final Resolution Levying Special Assessments and Authorizing Construction for the following improvements undertaken pursuant to the City's police power under 66.0701 Wisconsin Statutes and Chapter 3.08 of the Municipal Code:

Park Avenue (City Limits to Main Street)

1. Sanitary sewer main.
2. Sanitary sewer services, from the main to the boulevard.
3. Removal and replacement of deficient curb and gutter or to allow for replacement of sanitary sewer services.
4. Remove existing driveways and replace them with concrete driveways in the public right of way.
5. Removal and replacement of deficient street surfacing.
6. Preparation for and construction of curb and gutter.

and has heard all persons desiring audience at such hearing;

NOW, THEREFORE BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF CHIPPEWA FALLS, WISCONSIN, AS FOLLOWS:

1. That the report of the Director of Public Works pertaining to the construction of the above described public improvements, including plans and specifications and proposed special assessments therefore, (as modified) (as prepared) is hereby adopted and approved.

2. That payment for said improvements be made by assessing the cost to the abutting property as indicated in said report.

3. That the properties against which these special assessments are levied are benefited by these improvements and that the costs shown on the accepted report, representing an exercise of police power, are true and correct and have been determined on a reasonable basis and are hereby confirmed.

4. That the special assessments be paid to the City Treasurer as provided by Section 3.08 of the Code of Ordinances of the City of Chippewa Falls, Wisconsin, as amended by Ordinance #09-06 adopted April 7, 2009, which provides for cash payments and installment payments with interest as follows: (A) If the amount due is less than \$500, a single payment; (B) If the amount

RESOLUTION NO. 2020-09

due is at least \$500 but less than \$2,500, five (5) annual installments with deferred payments bearing interest at the rate of 0.5% over the city finance rate on a per annum basis on the unpaid balance, and (C) If the amount due is \$2,500 or more, ten (10) annual installments with deferred payments bearing interest at the rate of 0.5% over the city finance rate on a per annum basis on the unpaid balance.

5. That the City Clerk is directed to publish this Resolution as a Class I notice and to mail a copy of this Resolution to every interested person whose post office address is known or can be ascertained with reasonable diligence. Further, that a copy of City Ordinance 8.06 (2) (e), which prohibits cuts in the new street surface, be mailed to each abutting owner.

6. That the Public Works Director is hereby ordered to cause these improvements to be constructed by contract and City Forces in accordance with said report.

Dated this 7th day of April, 2020

ADOPTED: _____

Council President

APPROVED: _____

Mayor

ATTEST: _____

City Clerk

PUBLISHED: _____

RESOLUTION NO. 2020-10

**FINAL RESOLUTION LEVYING SPECIAL ASSESSMENTS
AND AUTHORIZING CONSTRUCTION IN
PRENTICE STREET (MORRIS ST. TO FOURTH AVE.) AND
FOURTH AVENUE (BROADWAY AVE. TO PRENTICE ST.)**

(Pursuant to police power under 66.0701 Wisconsin Statutes and Chapter 3.08 of the Municipal Code)

WHEREAS, the Common Council of the City of Chippewa Falls, Wisconsin held a public hearing at 6:30 P.M. on Tuesday, April 7, 2020, for the purpose of hearing all interested persons concerning the Preliminary Resolution which was approved February 4, 2020 by the Common Council of the City of Chippewa Falls, the report of the Director of Public Works, and the Final Resolution Levying Special Assessments and Authorizing Construction for the following improvements undertaken pursuant to the City's police power under 66.0701 Wisconsin Statutes and Chapter 3.08 of the Municipal Code:

Prentice Street (Morris St. to Fourth Ave.), Fourth Avenue (Broadway Ave. to Prentice St.)

1. Sanitary sewer main.
2. Sanitary sewer services, from the main to the boulevard.
3. Water Main.
4. Water services, from the main to the boulevard.
5. Removal and replacement of deficient curb and gutter or to allow for replacement of sanitary sewer services.
6. Remove existing driveways and replace them with concrete driveways in the public right of way.
7. Removal and replacement of deficient street surfacing.
8. Preparation for and construction of sidewalk where it does not currently exist and is deemed necessary.

and has heard all persons desiring audience at such hearing;

NOW, THEREFORE BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF CHIPPEWA FALLS, WISCONSIN, AS FOLLOWS:

1. That the report of the Director of Public Works pertaining to the construction of the above described public improvements, including plans and specifications and proposed special assessments therefore, (as modified) (as prepared) is hereby adopted and approved.

2. That payment for said improvements be made by assessing the cost to the abutting property as indicated in said report.

3. That the properties against which these special assessments are levied are benefited by these improvements and that the costs shown on the accepted report, representing an exercise of police power, are true and correct and have been determined on a reasonable basis and are hereby confirmed.

RESOLUTION NO. 2020-10

4. That the special assessments be paid to the City Treasurer as provided by Section 3.08 of the Code of Ordinances of the City of Chippewa Falls, Wisconsin, as amended by Ordinance #09-06 adopted April 7, 2009, which provides for cash payments and installment payments with interest as follows: (A) If the amount due is less than \$500, a single payment; (B) If the amount due is at least \$500 but less than \$2,500, five (5) annual installments with deferred payments bearing interest at the rate of 0.5% over the city finance rate on a per annum basis on the unpaid balance, and (C) If the amount due is \$2,500 or more, ten (10) annual installments with deferred payments bearing interest at the rate of 0.5% over the city finance rate on a per annum basis on the unpaid balance.

5. That the City Clerk is directed to publish this Resolution as a Class I notice and to mail a copy of this Resolution to every interested person whose post office address is known or can be ascertained with reasonable diligence. Further, that a copy of City Ordinance 8.06 (2) (e), which prohibits cuts in the new street surface, be mailed to each abutting owner.

6. That the Public Works Director is hereby ordered to cause these improvements to be constructed by contract and City Forces in accordance with said report.

Dated this 7th day of April, 2020

ADOPTED: _____

Council President

APPROVED: _____

Mayor

ATTEST: _____

City Clerk

PUBLISHED: _____

**RESOLUTION DISCONTINUING AND
VACATING AN UNPAVED ALLEYWAY LOCATED
IN BLOCK No. 1, BONNEVILLE ADDITION TO
THE CITY OF CHIPPEWA FALLS**

**BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF CHIPPEWA FALLS,
WISCONSIN:**

WHEREAS, a Petition has been presented to the City of Chippewa Falls to discontinue and vacate an unpaved alleyway located in Block No. 1, Bonneville Addition to the City of Chippewa Falls, which alleyway is bounded by Olive Street, Terrill Street, Elm Street, and Perry Street;

WHEREAS, the total frontage of the unpaved alleyway is 780 feet;

WHEREAS, the Petition has been signed by four abutting property owners who have a total of 561 feet abutting the alleyway or 72% of the total frontage of the unpaved alleyway;

WHEREAS, the abutting property owners are as follows:

<u>Name</u>	<u>Address</u>	<u>Footage</u>
Kristi Taylor	828 West Elm Street	198
Karissa Bonumann	816 West Elm Street	132
John Culbert	815 West Olive Street	132
Joseph Wedemeyer	823 West Olive Street	99
Chlorn & Karen Peterson	1120 Terrill Street	60
Anna Molnoa	806 West Elm Street	60
Federal Home Mortgage	822 West Elm Street	99

WHEREAS, the legal description of the alleyway is as follows:

The platted 16 foot wide alley located in Block 1, Bonneville Addition, City of Chippewa Falls, Chippewa County, Wisconsin, bounded by Olive Street, Elm Street, Terrill Street, and Perry Street.

NOW THEREFORE, The Chippewa Falls Common Council does hereby resolve as follows:

1. That the unpaved alleyway located in Block No. 1, Bonneville Addition to the City of Chippewa Falls, which unpaved alleyway is bounded by Olive Street, Terrill Street, Elm Street, and Perry Street, the same being legally described as follows:

The platted 16 foot wide alley located in Block 1, Bonneville Addition, City of Chippewa Falls, Chippewa County, Wisconsin, bounded by Olive Street, Elm Street, Terrill Street, and Perry Street.

is hereby vacated and discontinued pursuant to the provisions of §66.1003(3) of the Wisconsin Statutes.

2. That upon this vacation and discontinuance the said unpaved alleyway shall legally accrue to and be deeded to the abutting property owners, each such abutting property owner receiving such portion as is abutting that property owner's lot line and which is equidistant from the abutting property owner in the opposite direction, the deeded descriptions being:

See Alley Vacation Attachment

3. The City of Chippewa Falls does reserve an easement for any public utilities which may presently exist or be located in that portion of the alleyway herein being discontinued and vacated.

DATED this 7th day of April, 2020

CW King, Council President

APPROVED: _____
Gregory S. Hoffman, Mayor

ATTEST: _____
Bridget Givens, City Clerk

Published: _____

Alley Vacation

Block 1, Bonneville Addition

PIN: 22809-0112-60800101

Owner: Chlorn E & Karen M Petersen, 821 W Columbia Street

Site Address: 1120 Terrill Street

Parcel: 211- 0849

Description: The north ½ of the vacated alley lying adjacent to Lot 1, Block 1, Bonneville Addition, City of Chippewa Falls, Chippewa County, Wisconsin.

PIN: 22809-0112-60800102

Owner: John S Culbert

Site Address: 815 Olive Street

Parcel: 211- 0850

Description: The north ½ of the vacated alley lying adjacent to Lot 2 and Lot 3, Block 1, Bonneville Addition, City of Chippewa Falls, Chippewa County, Wisconsin.

PIN: 22809-0112-60800104

Owner: Joseph M & Lori E Wedemeyer

Site Address: 823 Olive Street

Parcel: 211- 0851

Description: The north ½ of the vacated alley lying adjacent to Lot 4 and east ½ of Lot 5, Block 1, Bonneville Addition, City of Chippewa Falls, Chippewa County, Wisconsin.

PIN: 22809-0112-60800106

Owner: Kristi K Taylor, 828 W Elm Street

Site Address: Vacant Lot

Parcel: 211- 0852

Description: The north ½ of the vacated alley lying adjacent to Lot 6 and west ½ of Lot 5, Block 1, Bonneville Addition, City of Chippewa Falls, Chippewa County, Wisconsin.

PIN: 22809-0112-60800107

Owner: Kristi K Taylor

Site Address: 828 W. Elm Street

Parcel: 211- 0853

Description: The south ½ of the vacated alley lying adjacent to Lot 7 and the west ½ of Lot 8, Block 1, Bonneville Addition, City of Chippewa Falls, Chippewa County, Wisconsin.

PIN: 22809-0112-60800109

Owner: Brandon Newport, 2921 LaSalle Street, Eau Claire, WI 54703

Site Address: 822 W. Elm Street

Parcel: 211- 0854

Description: The south ½ of the vacated alley lying adjacent to Lot 9 and the east ½ of Lot 8, Block 1, Bonneville Addition, City of Chippewa Falls, Chippewa County, Wisconsin.

PIN: 22809-0112-60800110

Owner: Joseph M & Karissa L Bornemann

Site Address: 816 W. Elm Street

Parcel: 211- 0855

Description: The south ½ of the vacated alley lying adjacent to Lot 10 and Lot 11, Block 1, Bonneville Addition, City of Chippewa Falls, Chippewa County, Wisconsin.

PIN: 22809-0112-60800112

Owner: Anna E Molnaa

Site Address: 806 W. Elm Street

Parcel: 211- 0856

Description: The south ½ of the vacated alley lying adjacent to Lot 12, Block 1, Bonneville Addition, City of Chippewa Falls, Chippewa County, Wisconsin.

RESOLUTION NO. 2020-12

**RESOLUTION TERMINATING TAX INCREMENTAL DISTRICT #4
AND AUTHORIZATION TO DISTRIBUTE EXCESS INCREMENT TO OVERLYING
TAXING JURISDICTIONS**

WHEREAS, the City of Chippewa Falls (the "City") passed a creation resolution creating Tax Incremental District (TID) #4 on November 16, 1993, and adopted a project plan that year; and

WHEREAS, all TID #4 projects were completed in the prescribed allowable time; and

WHEREAS, a sufficient increment is expected to be collected as of the 2019 tax roll, payable 2020, to cover TID #4 project costs.

THEREFORE BE IT RESOLVED, that the City of Chippewa Falls does dissolve/terminate TID #4; and

BE IT FURTHER RESOLVED, that the City Clerk shall notify the Wisconsin Department of Revenue (DOR), within sixty (60) days of this resolution or prior to the deadline of April 15, 2020, whichever comes first, that the TID has been terminated; and

BE IT FURTHER RESOLVED, that the City Clerk shall sign the required DOR final accounting form (PE-223) agreeing on a date by which the City shall send final audited information to the Wisconsin Department of Revenue; and

BE IT FURTHER RESOLVED, that the City Treasurer shall distribute any excess increment collected after providing for ongoing expenses of the TID, to the affected taxing districts with proportionate shares to be determined by the final audit by the City's auditors, Clifton Larson Allen, LLP.

Adopted this 7th day of April, 2020.

Resolution introduced and adoption moved by alderperson _____

Motion for adoption seconded by alderperson _____

On a roll call motion passed by a vote of ____ ayes to ____ nays

Mayor

City Clerk

ADI Properties, LLC

RIGHT OF FIRST REFUSAL – AMENDMENT #1

ORIGINAL

Grantor is granted a first of first refusal to repurchase the conveyed real estate or any portion thereof for \$10,000.00 per acre upon the following terms and conditions. New construction must commence within twelve (12) months from the date hereof and be completed within eighteen (18) months from the date hereof. If the real estate is offered for sale before completion of development, then Grantee shall fully disclose the sale offering to Grantor and Grantor shall thereafter have thirty (30) days to exercise its' right of first refusal. Upon completion of development within eighteen (18) months as set forth above this right of first refusal is extinguished and becomes null and void.

AMENDED TO READ - *to grant an additional two (2) years to begin construction.*

Grantor is granted a first of first refusal to repurchase the conveyed real estate or any portion thereof for \$10,000.00 per acre upon the following terms and conditions. New construction must commence within thirty-six (36) months from the original document date of April 2, 2019 and be completed within forty-two (42) months from the original document date of April 2, 2019. If the real estate is offered for sale before completion of development, then Grantee shall fully disclose the sale offering to Grantor and Grantor shall thereafter have thirty (30) days to exercise its' right of first refusal. Upon completion of development within forty-two (42) months as set forth above this right of first refusal is extinguished and becomes null and void.

RIGHT OF FIRST REFUSAL

Grantor is granted a right of first refusal to repurchase the conveyed real estate or any portion thereof for \$10,000.00 per acre upon the following terms and conditions. New construction must commence within 12 months from the date hereof and be completed within 18 months from the date hereof. If the real estate is offered for sale before completion of development, then Grantee shall fully disclose the sale offering to Grantor and Grantor shall thereafter have 30 days to exercise its' right of first refusal. Upon completion of development within 18 months as set forth above this right of first refusal is extinguished and becomes null and void.

A

State Bar of Wisconsin Form 3-2003
QUIT CLAIM DEED



Tx:433821

887631

RECORDED ON
04/12/2019 01:11 PM
MARGE L. GEISSLER
REGISTER OF DEEDS
REC FEE: 30.00
TRANSFER FEE:
FEE EXEMPT: 2
CHIPPEWA COUNTY, WI
PAGES: 2

Document Number

Document Name

THIS DEED, made between City of Chippewa Falls, a Wisconsin municipal corporation,

("Grantor," whether one or more), and ADI Properties, LLC

("Grantee," whether one or more).
Grantor quit claims to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Chippewa
County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

Lot 1 of Chippewa County Certified Survey Map No. 4944 recorded on October 11, 2018 at 10:59 a.m. as Document No. 882919 in Volume 23 of the Certified Survey Maps on pages 451-453 of the Chippewa County Registry.

ADI Properties, LLC is receiving a quit-claimed interest in 5.08 acres.

Recording Area
Name and Return Address
Attorney Robert A. Ferg
411 North Bridge Street, Suite 201
Chippewa Falls, Wisconsin 54729

27808-0414-65640021 (Part)

Parcel Identification Number (PIN)

This is not homestead property.
~~(is)~~ (is not)

See Attached Right of First Refusal

Dated April 2, 2019

[Signature] (SEAL)
* Gregory S. Hoffman, Mayor

[Signature] (SEAL)
* Bridget Givens, City Clerk

____ (SEAL)
____ (SEAL)

AUTHENTICATION

Signature(s) of Gregory S. Hoffman and Bridget Givens

authenticated on April 2, 2019

[Signature]
* Robert A. Ferg

TITLE: MEMBER STATE BAR OF WISCONSIN
(If not,
authorized by Wis. Stat. § 706.06)

ACKNOWLEDGMENT

STATE OF _____)
_____) ss.
_____) COUNTY)

Personally came before me on _____,
the above-named _____,

to me known to be the person(s) who executed the foregoing
instrument and acknowledged the same.

* _____
Notary Public, State of _____
My commission (is permanent) (expires: _____)

THIS INSTRUMENT DRAFTED BY:
Attorney Robert A. Ferg
Chippewa Falls, Wisconsin

(Signatures may be authenticated or acknowledged. Both are not necessary.)

NOTE: THIS IS A STANDARD FORM. ANY MODIFICATION TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.

QUIT CLAIM DEED

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FORM NO. 3-2003

*Type name below signatures.

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