

LAND RECORDS COMMITTEE MEETING  
 August 13, 2019  
 Oneida County Courthouse  
 Second Floor – Committee Room 2  
 Rhinelander, Wisconsin 54501

Committee Members	Bill Liebert	Sonny Paszak
Mike Timmons	Greg Pence	Greg Oettinger

**Call to Order and Chair’s announcements.**

Chairman Paszak called the meeting to order at 9:30 a.m. in accordance with the Open Meeting Law noting that the meeting notice was properly posted and the location is handicap accessible. All Committee members were present. Jeff Viegut, Town chair of Lynne was in attendance.

**Approve agenda for today’s meeting.**

Motion/Timmons/Pence to approve today’s agenda. All ayes.

**Approve minutes of Land Records July 9, 2019 meeting.**

Motion/Pence/Oettinger to approve minutes for the July 9, 2019 meeting. All ayes.

**25 year Service Award for Laurie DeMeyer, Register of Deeds Chief Deputy II.**

Franson reported to the committee that Laurie DeMeyer is being recognized for 25 years of Service to Oneida County. DeMeyer started out in Social Services, spending 7½ years there, then 8 years in the Clerk of Courts, 3 years with Land Information, and the last 6½ years has been with the Register of Deeds. The Committee thanked Laurie for her service to Oneida County.

**Monthly bills, line item transfers, purchase orders, budget surveys, budget hearings, reports, plans, non-budgetary item requests.**

Franson reviewed monthly bills and expenses. Romportl reviewed monthly bills and expenses.  
Motion/Timmons/Oettinger to approve monthly bills as presented by the Register of Deeds Office and the Land Information Office. All ayes.

**Staff member’s attendance at land-related meetings/seminars.**

Franson will be attending a Register of Deeds Association Board Meeting in Wautoma August 28-29. Romportl noted that Sara Jewell and Lynn Freimuth will be attending the WRPLA Annual Conference September 24-27, 2019 in Wisconsin Dells.  
Motion/Pence/Oettinger to approve staff’s attendance at meetings/conferences as presented by the Register of Deeds Office and the Land Information Office. All ayes.

**Willow River - Lake Boat Landing and right of way of Willow Rd in Section 16, Township 37 North, Range 4 East (Parcel LY # 840-8).**

Romportl introduced Jeff Viegut, Town Chair of Lynne. Viegut explained that the Town of Lynne does not want to take ownership of the boat landing because of the likely costly requirements to improve and maintain it and past issues with the DNR. Romportl and Viegut will meet with the DNR on-site at the landing to see if the DNR (Andy Wallace) has any feedback, regulations, or funding for this boat landing. Depending on the meeting, the County may propose to close the landing to vehicular landing of boats and allow only foot traffic and launching kayaks and canoes, etc.  
Motion/Timmons/Paczak for Romportl to meet with Viegut and a DNR official to discuss options and report to the Committee. All ayes.

**2020 Furniture and Equipment request to Facilities Department from Land Information.**

Romportl requested two lift/stand desk units for Land Information employees, as recommended in recent ergonomic assessments.  
Motion/Pence/Oettinger to forward budget request for two lift desk units to Buildings and Grounds Committee for consideration. All ayes.

**2020 Capital Improvement joint request with Planning & Zoning for Impervious Surface mapping.**

Romportl reviewed the request for \$10,000 as a Capital Improvement project. Impervious surface mapping would be acquired from the newly flown County aerial photography. The project was to be jointly funded by Planning & Development, Land Records grants and Fees, and a Forestry grant. Forestry has now decided to direct Forestry grant

monies to an LTE Forester. Liebert expressed his opinion on the risk of imposing too many regulations on taxpayers and landowners by acquiring Impervious Surface map data and using it to check properties. Oettinger questioned the necessity of the data, in regards to the County's efforts to save/find money to fund employees wage increases. Motion/Timmons/Pascak to approve the \$10,000 Capital Improvement Program Request and forward it on to Capital Improvement Committee. 2 ayes 3 Naves (Liebert, Oettinger, Pence as Nay).

**Real Property and Tax Application System initial review of proposals and update.**

Proposals from Transcendent and GCS have been received. Staff is currently reviewing the proposals and anticipate having a recommendation at next LR Committee meeting to work out a contract with a vendor.

**Request by adjoining landowner(s) listed below to purchase excess county lands adjacent to road(s) and act on resolution to convey the excess lands:**

- a. **Duane Behn (SC 685), Wolf River Rd (to the North) and County Z (to the East). Town of Schoepke, N½ NENE, Section 35, Township 35 North, Range 11 East (Part of Parcel # SC 685-2).**

Romportl discussed resolution and provided maps indicating the area involved in the purchase, and recommends the County keep 50 feet on the west side of County Z; and the Town keep their 33 feet on Wolf River Rd. Behn would then purchase 67 feet on the North side of his property and 50 feet on the East.

Motion/Oettinger/Liebert to convey excess County lands as presented above. All ayes.

- b. **Carmel Schramm (NE 225), Northwestern Dr. Town of Newbold, SESW, Section 22, Town 37 North, Range 8 East (Part of Parcel # NE 225-6).**

Romportl discussed and provided maps indicating the area involved in the purchase. Schramm will purchase 67 feet of excess county lands adjacent to Northwestern Drive.

Motion/Oettinger/Paszak to convey excess County lands to Schramm as presented above, and to forward resolution for Behn and Schramm on to County Board for consideration. All ayes.

**Resolution to convey Parcel PL # 1239 (end of Mohawk Rd) to Town of Pine Lake.**

Romportl discussed the area and provided maps to committee; County will convey parcel to Pine Lake for \$243.00.

Motion/Timmons/Pence to forward resolution to County Board to convey PL #1239 to Town of Pine Lake. All ayes.

**Consider recommendations for Parcel # CR 52-1, CR 52, and CR 55, Town of Crescent, located in NE-NW & SE-NW, Section 4, Township 36 North, Range 8 East.**

Romportl provided maps and the committee discussed property.

Motion/Liebert/Oettinger to recommend to offer for sale that part of CR 52-1 east of N Rifle Road for \$15,000, if it can be offered as a stand-alone parcel, subject to approval by Highway Committee, and the County to keep that part of CR 52-1 west of N Rifle Road. All ayes.

**Setting minimum bids and bid deadline date of tax foreclosed and other county owned properties.**

A summary of the properties with pictures were presented, however staff has not been able to enter any buildings yet since they are waiting on the final Writ of Assistance from the Sheriff's Department. The Committee discussed each property and set the minimum bids as follows:

Parcel	Town	Address/Rd	Minimum Bid Amount (*FMV = Fair Market Value)	Notes
CA 197-3	Cassian	Partridge Lane	\$300. (FMV of \$100 plus foreclosure costs)	GAP, preference to adjoiners.
CA 1004	Cassian	3931 Horsehead Lk Rd	\$49,000. Previously offered, min bid set in May 2019.	
MO 205-1	Monico	1905 Hwy 8	\$41,700 (FMV)	
MO 757-7	Monico	Land Locked	\$550 (FMV of \$500 plus foreclosure costs)	preference to adjoiners
NE 94-0	Newbold	Highway 47	\$11,400 (FMV)	
NE 105-8	Newbold	Highway 47	\$8,400 (FMV)	
NE 689-13	Newbold	Black Lk Rd	\$16,900 (FMV)	
NO 667	Nokomis	Land Locked	\$3,000 (min bid set in meeting)	

Parcel	Town	Address/Rd	Minimum Bid Amount (*FMV = Fair Market Value)	Notes
PE 1135	Pelican	Sycamore St	\$2,900 (Calculated FMV)	
PL 160-3	Pine Lake	Trails End Rd	\$8,800 (FMV)	
PL 343	Pine Lake	Land Locked	\$19,000. Previously offered, min bid set in meeting.	Potential for a Non-transferable access permit
RH 945	Rhineland	630 S Keenan St	\$51,800 (FMV)	
WB 519-1	Woodboro	2115 Spring Creek Rd	\$69,500 (FMV)	
WR 1426	Woodruff	South Frontier Cir	\$13,600 (FMV)	

Liebert questioned the sale of PE 601, 601-15, 601-20, that included the private road known as Candy Lane and felt that the road should be separated out and to offer each parcel individually. Romportl explained the County foreclosed on this PE property, which included the road in the early 1990s. The road is in poor shape and the Town will not take it as a Town Road. The County does not have responsibility to maintain foreclosed properties but felt it would be in the best interest of the County to get rid of the road. Romportl recommended that the road be included with the other lands the County now owns in the area and place a restriction that allowed for continued easement to all properties to try and get rid of the road otherwise it is unlikely that anyone would bid on the road separately. Romportl indicated he could remove this property from the October land sale, and look into offering each of these Pelican properties separately and bring back to committee for future consideration.

Motion/Pence/Oettinger to accept the minimum bids as presented, with exception of PE 601, 601-15, 601-20, with bids due September 27 and bid opening date of October 1, 2019. All ayes.

**Status of the private road segments of Indian Lake Rd and Parcel SU # 1743, Tower Ranch Heights Plat, Town of Sugar Camp; being part of Gov't Lot 5, Section 6, and Gov't Lot 7, Section 7, Town 38 North, Range 10 East.**

Maps were distributed and the status of the roads of Tower Ranch Heights were discussed. SU #1743 is owned by Oneida County, which was foreclosed on in the early 1990s. A landowner contacted the County about the road's poor condition. SU #1686-1 is a private road, ownership unsure. Romportl sent a letter to the Town of Sugar Camp to see if they would consider taking over the road. The Town is holding a meeting August 26, inviting the landowners associated with the private segments of Indian Lake Road, to decide how to proceed with bringing the road up to town road standards and the Town then taking it over.

**Funding Opportunities Committee preliminary options.**

Committee reviewed Conceptual Ideas Summary table from Funding Opportunities Committee. Selling county owned land (not forestry lands) was listed and affects the Land Records Committee. Also affecting Land Records is the possibility of the reorganization and grouping of the Land departments together, Planning & Development, Land & Water Conservation, Forestry, Land Records, and Register of Deeds. Paszak said that is not good. Romportl indicated the reorganization is just conceptual and that no details have been discussed with the Department Heads. Romportl expressed his concerns about this happening at the time of changing the real property software and staff retirements. The Committee felt the Register of Deeds should not be included in the re-organization. Timmons felt that the conceptual ideas need to come back to the respective Committees and that they don't make sense as presented.

**Public Comments/Communications.** There were no comments from the public.

**Date of next meeting and possible items for the agenda:** September 10, 2019 at 9:30 A.M.

**Adjournment.** Adjourn the meeting at 11:36 A.M.

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Sonny Paszak

Chair Land Records Committee

Michael J. Romportl

Staff Chair