

LAND RECORDS COMMITTEE MEETING
 May 12, 2015
 Oneida County Courthouse
 Second Floor – Committee Room 2
 Rhinelander, Wisconsin 54501

Committee Members	Lisa Zunker	Sonny Paszak
Mike Timmons	Jim Intrepidi	Greg Oettinger

Call to Order and Chair’s announcements.

Chairman Intrepidi called the meeting to order at 9:30 A.M. in accordance with the Open Meeting Law noting that the meeting notice has been properly posted and the room is handicap accessible. With the exception of Mike Timmons, who has an excused absence, all members were present.

Approve agenda for today’s meeting.

Motion/Paszak/Zunker to approve today’s 2nd amended agenda with the opportunity to move items around as necessary. All ayes.

Approve minutes of Land Records April 14th minutes.

Motion/Zunker/Paszak to approve minutes for the April 14, 2015 meeting as presented. All ayes.

Review Heal Creek proposal for purchase of county-owned land in Town of Crescent Sections 10, 14 & 15 Township 36 North Range 8 East.

Romportl thanked all parties involved in working toward the compromise proposal. Intrepidi then called on Supervisor Mott who gave the background getting the group together and how we got to where we are now. He gave recognition and thanks to both parties who submitted the original proposals. The group worked with Bryan Pierce, Executive Director of the Northwoods Land Trust, as a facilitator, which resulted in the draft Compromise Conceptual Plan submitted to the County. Mott recommended that the County take the compromised plan, as presented, into serious consideration. Pierce provided more details of where some confusion was between the two parties and then how they were able to come up with the compromised plan to satisfy both of them. Romportl said he has already done a recon survey for the plan and indicated he could work with a limited term employee to provide an official survey of the line for the proposed division of lands between the Hodag Sports Club and the City at an estimated cost of \$4,000 and suggested it would come out of the proceeds of the sale. Motion/Intrepidi/Paszak that the Land Records Committee supports the Compromise Conceptual Plan dated April 29, 2015 for the purchase of the Heal Creek property being submitted by the City of Rhinelander and the Hodag Sports Club with a clarification that the survey request will be for the County to only survey the line that will divide the proposed City ownership from the Hodag Sports Club ownership (the green north - south line as shown running through CR144 & CR201.) All Ayes.

Motion/Zunker/Paszak to forward the Compromise Conceptual Plan dated April 29, 2015 for purchase of the Heal Creek property submitted by the City of Rhinelander and the Hodag Sports Club with a clarification that the survey request will be for the County to only survey the line that will divide the proposed City ownership from the Hodag Sports Club ownership (the green north - south line as shown running through CR144 & CR201) and to recommend that the County Board:

- accept such plan and direct County Staff to work with the City and Hodag Sports Club to work out the details and create a binding “Offer to Purchase” to facilitate the transactions; and,
- to authorize the County Clerk, Chair of the Land Records Committee and County Board Chair to sign the necessary documents for such offer by August 1st, 2015 with an anticipated date of closing on the various parcels by March 1, 2016 or earlier; and
- to release the County appraisal to the City and Hodag Spots Club.

All Ayes.

The Committee again thanked the parties for working out this compromised proposal.

Update from Town of Newbold, Chair Dave Kroll, regarding the Town’s interest in acquiring tax foreclosed parcel NE 93 in Section 8 Township 37 North Range 8 East.

Kroll updated the committee the town’s representatives along with Bill Stopa, a nationally renowned disc golf designer, had an opportunity to physically view the property. Stopa indicated to the town’s representative that, if NE 93 were to be acquired and combined with the Town’s parcel NE 90-A, it could create a course which could possibly become nationally-known potentially bringing in visitors for that purpose and therefore creating more income to the county than the taxes were on it over the past years. Romportl indicated the property is on the current bid list but has provision to consider requests from municipalities. Mr. Kroll indicated he would send a revised letter to the committee outlining the Town’s interest.

Update on tax foreclosed properties currently for sale.

A survey and title work has been done for CA574-5 to confirm the ownership of the "gap" parcel that is contiguous to the north line of CA574-5. The committee discussed having Romportl contact the party to the north to see if the ownership can be clarified and agreed on. Also, MI 4528 & WR 547 properties have been cleaned out by the Highway/Solid Waste Department.

Update on title work on tax parcels LR49 & LR54, located in GL 2 & SENW Section 4 Township 36 North Range 5 East, Town of Little Rice to be donated by Winston Long to Oneida County.

Northern Title is currently working on the title policy regarding LR49 & LR54 and the deed should be ready to bring back to this committee at the June meeting.

Update GIS server upgrade.

Romportl has a conference call later today to get a status on the project and address some issues that have been encountered with the conversion from ArcGIS version 9.3 to version 10.3. The staff is working on the new server and Romportl felt things will be worked out and we can continue with the upgrade.

Update on 2015 Digital Ortho Photography Project.

The flight for the digital ortho photography project was done on April 17th & 18th. The accuracy of the product should be within two feet and it should be ready in the Fall of 2015. The dataset and maps will be available for sale and it will also be available online at no cost.

Request/resolution to purchase by the adjoining landowner and conveyance to the Town of Lake Tomahawk for excess right-of-way along Fawn Lake Rd. in NE-NE, Section 32, Township 38 North, Range 7 East, Town of Lake Tomahawk.

Motion/Paszak/Oettinger to send a consent agenda resolution to the county board for the sale of excess right-of-way along Fawn Lake Road located in the NE-NE, Section 32, Township 38 North, Range 7 East, Town of Lake Tomahawk to Michael & Julie Brown and also Edward Ryan adjoining landowners to the excess right-of-way. All ayes.

Request/resolution to purchase by the adjoining landowner excess right-of-way along Sylvan Shore DR in NW-NW, Section 13, Township 38 North, Range 6 East, Town of Hazelhurst.

Motion/Zunker/Oettinger to send a consent agenda resolution to the county board for the sale of excess right-of-way along Sylvan Shore Drive in the NW-NW, Section 13, Township 38 North, Range 6 East, Town of Hazelhurst to Mark & Lindsay Schultz the adjoining landowners. All Ayes.

It is anticipated that the committee may go into closed session pursuant to Sec. 19.85(1) (e) of the Wisconsin statutes for deliberating or negotiating the purchase of public properties, the investing of public funds, or conducting other specified public business whenever competitive or bargaining reasons require a closed session (Discuss offer to purchase part of Tax Parcel RH 9011-0102, Sec 11, T36N R8E off Air Park RD). Roll call vote.

Motion/Intrepidi/Paszak to go into closed session. Roll call with all committee members voting aye.

Discussion held with Economic Development Director Roger Luce during closed session.

A roll call vote will be taken to return to open session and may ratify any matter(s) discussed in closed session and/or announcement of any action taken in closed session.

Motion/Paszak/Oettinger to return to open session. Roll call vote with all committee members voting aye.

The Committee will return to open session and may ratify any matter(s) discussed in closed session.

Motion/Paszak/Oettinger to go into open session. Roll call with all voting aye.

During closed session there was the following motion: Motion/Intrepidi/Paszak authorizing Romportl and Luce to have the wetlands delineated on RH 9011-0102 and prepare a draft map showing their perimeters and bring back to this committee in June. All ayes.

Vacancy Review for Deputy I Register of Deeds.

Motion/Paszak/Zunker authorizing Franson to fill the three-quarter vacancy which has now been created by the resignation of the three-quarter time Deputy I and to forward the request to LRES Committee. All ayes.

Land record information on website and opt out form requesting to have information withheld.

Romportl presented a form, approved by Corporation Counsel that would be available, upon request only, to the public that want their name withheld on the land records website. Motion/Oettinger/Zunker approve the form and make it available for the public, by request only, in order to have their name withheld from the county land records website. All ayes.

Staff members' attendance at land-related meetings/seminars.

Motion/Paszak/Zunker to approve staff attendance at the Wisconsin Land Information Association meeting in Eagle River on June 5th and 6th.

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

Motion/Paszak/Zunker to approve monthly bills and personal expense vouchers for Land Information Office and the monthly bills and line item transfer for the Register of Deeds. All ayes.

Public Comments/Communications.

None presented.

Date of next meeting and items for agenda.

June 9th at 9:30 with bid openings at 10:00.

Adjournment.

Motion/Oettinger/Zunker to adjourn the meeting at 10:55 A.M. All ayes.

Jim Intrepidi Chair Land Records

Michael J. Romportl, Staff Chair