

**LAND RECORDS COMMITTEE MEETING**  
 March 10, 2026  
 Oneida County Courthouse  
 Second Floor – Committee Rm 2  
 Rhinelander, Wisconsin 54501

Committee Members	Robert Briggs	Greg Oettinger
Chris Schultz	Ted Cushing	Kyle Timmons

**Call to Order. Approve agenda for today’s meeting.**

Chairman Briggs 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. Cushing absent. Staff members present: Boehlert, Chiamulera, Franson, and Hill.

Motion/Timmons/Schultz to approve today’s agenda with the order of the agenda at the chair’s discretion. All ayes.

**Public comments.** There were no comments from the public.

**Approve minutes of Land Records meeting on February 10, 2026.**

Motion/Schultz/Timmons to approve minutes of February 10, 2026 meeting. All ayes.

**Review of monthly Invoice Paid Report and Budget to Actual Report for Register of Deeds and Land Information.**

The Committee was presented with the Register of Deeds and Land Information Office monthly reports.

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

Franson had no new meetings or seminar to report. Chiamulera noted an Education Seminar hosted by the Wisconsin Society of Land Surveyors - Northern Lakes Chapter, at Nicolet College in Rhinelander. Topics are Discontinuance of Public Highways and Properties, DOT Access Control, and Assessor’s Plats. Relevant office staff will attend these seminars, all within budget.

**Update and discussion of tax delinquent County-owned parcel RH-1327 being 209 E Frederick St in the City of Rhinelander.**

The removal of the personal property items left behind by the prior owner will occur March 23, 2026. The Sheriff’s Department will handle this move, and after securing the premises, turn the keys over to the Land Information Office. The moving company and storage units are lined up. Items will need to be stored for 30 days; after that timeframe, the County will decide how to dispose of this property. Chiamulera has acquired quotes for a Registered Land Surveyor to complete a Certified Survey Map for parcel RH-1327; and a residential appraisal is in the works, to assist with determining the current value of the property.

**Application for 2026 State Fiscal Year NG9-1-1 GIS Grant Program.**

Chiamulera has applied for the 2026 State Fiscal Year NG9-1-1 GIS Grant, which was fast tracked. The grant has been drafted and submitted for review. Chiamulera submitted four different projects with the county only having to do a 5% match for each. Project applied for include: an upgrade of GIS servers, which was already in the works with the Information Technology department; a 2027 Aerial Photography flight with upgraded three-inch resolution; updated building outlines acquired as part of the aerial photography flight; an upgrade of current ESRI software, which supports the GIS Mapping and NextGen 911/Emergency Response for the County.

Motion/Oettinger/Timmons to approve the application for the 2026 State Fiscal Year NG9-1-1 GIS Grant and forward to Scott Holewinski for signing. All ayes.

**9:45 AM Opening of the sealed bids received for Oneida County tax foreclosed properties that were offered for sale with the bid deadline of 4PM, March 6, 2026, and to discuss/act/award bids.**

Chiamulera noted parcels were offered for sale and published in the Northwoods River News legal section, as well as the Vilas County News Review and Northwoods Star Journal. The sale was advertised online through the Oneida County website, emailed to all interested parties, and hard copies mailed to the sale parcels’ neighboring landowners. Six (6) sealed bids were received before the due date of March 6, 2026 at 4pm CT. The table below lists all on-time bids and highlights the awarded bids.

**Oneida County Sealed bids received for March 6, 2026 deadline  
Opened at March 10, 2026 Land Records Meeting  
Resolution to approve conveyance: March 17, 2026 County Board Meeting**

Parcel #	Bid Place	Bid	Name
PL-478-7	1st/Awarded	\$15,673.00	Timothy Borgwardt Peakland, INC
	2nd	\$12,501.00	Robert Briggs
	3rd	\$10,150.00	John Shaltis
	4th	\$9,100.00	James Schmitz and Heidi A. Schafhauser-Schmitz
	5th	\$9,043.00	Timothy R Canfield
CA-48-2	Bid rejected as this property was not listed for sale		

Motion/Timmons/Oettinger to accept land sale bids for PL-478-7 as received, to award the property to the highest bidder. Highest bidder was Timothy Borgwardt / Peakland, INC for \$15,673.00. All ayes.

Motion/Oettinger/Timmons to deposit 1<sup>st</sup> and 2<sup>nd</sup> place bidders' bid guarantees, per bid procedures, and to move forward with the land sale process. Briggs abstains, All ayes.

**Resolutions to sell tax foreclosed properties to be forwarded to County Board.**

Motion/Schultz/Oettinger to forward the resolution on to County Board, as consent agenda, recommending to sell PL-478-7 to highest bidder, pending bid procedures. All ayes.

**Review unsold tax foreclosed properties, setting minimum bids and bid deadline.**

The committee discussed the unsold parcel RH-57 and how best to offer the parcel for sale. The idea of offering an open-ended sale on the Oneida County website was discussed with the potential of adding other unsold parcels.

Motion/Timmons/Oettinger to have the Land Information Office look into the potential of offering parcels as an open-ended sale on the Oneida County website. All ayes.

**Discussion of WB-603-2, located along USH 8 in Town of Woodboro; part of Government Lot 4 and NWSW, Section 32, T36N-R7E.**

Chiamulera explained how the county came into possession of the parcel. The parcel WB-603-2 is a mix of lots and blocks from a recorded plat that never was developed. WB-603-2 was taken on tax delinquency. The Town of Woodboro is interested in buying the Oneida County owned portion laying north of USH 8. Schultz suggested getting one appraisal on the parcel north of USH 8 that the town is interested in, along with a second for the remainder of the parcel lying south of USH 8. The Committee discussed what legwork would have to be done to get the parcel to a sellable status. Discussions will occur with the Town of Woodboro regarding the options and the procedures.

Motion/Timmons/Oettinger to get two separate appraisals of parcel WB-603-2; one being north of USH 8 and one being south of USH 8. All ayes.

**Chief Deputy II, Deputy I and overlap training.**

Franson announced his Chief Deputy II Laurie DeMeyer has given a notice of retirement. Franson is requesting to have LRES immediately start the hiring process and post a new Deputy I position, to have the current Deputy I, Carrie Frye, transition into the Chief Deputy II position, and to receive overlap training during the transition period.

Motion/Oettinger/Schultz to approve the overlap training and to forward on to executive committee. All ayes.

**Public Comments.**

There were no comments from the public.

**Date of next meeting and items for agenda.**

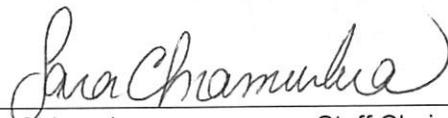
The next meeting will be April 14, 2026.

**Adjournment.** Adjourn the meeting at 10:41 AM.



Robert Briggs

Chair Land Records Committee



Sara Chiamulera

Staff Chair