

DODGE COUNTY TAXATION COMMITTEE

May 22, 2018, at 4:30 P.M.

ROOM 1A DODGE COUNTY ADMINISTRATION BUILDING

JUNEAU, WI 53039

The meeting was called to order by Chairman Berres at 4:30 p.m.

Members present: Ed Benter, Jeff Berres, Dennis R. Schmidt, and Jeffrey Schmitt.

Member(s) absent: Cathy Houchin (excused)

Others present: Patti K. Hilker, Treasurer; Kim Nass, Corporation Counsel, Tim Verhaalen and Michael Butler.

Jeff Schmitt nominated Jeff Berres for Chairman. There were no other nominations. A motion was made by Ed Benter, and seconded by Dennis Schmidt to elect Jeff Berres Chairman. Motion carried.

Dennis Schmidt nominated Ed Benter for Vice Chairman. There were no other nominations. A motion was made by Dennis Schmidt, and seconded by Jeff Berres to elect Ed Benter Vice Chairman. Motion carried.

Jeff Schmitt nominated Cathy Houchin for Secretary. There were no other nominations. A motion was made by Jeff Schmitt, and seconded by Dennis Schmidt to elect Cathy Houchin Secretary. Motion carried.

The Committee considered and discussed setting a regular meeting date, place, and time. A motion was made by Jeff Berres, and seconded by Dennis Schmidt to set a regular monthly meeting date for the Taxation Committee to the 4th Tuesday of the month, to be held in Meeting Room 1A, at 4:30 p.m. Motion carried.

The Committee considered and discussed options for distribution of the Taxation Committee agenda and packet. The Committee requested that paper copies be distributed at the County Board meeting if available. If the agenda is not ready for distribution at the County Board meeting, send an Electronic Packet to Dennis Schmidt, Ed Benter, and Cathy Houchin, and a Paper Packet to Jeff Berres and Jeff Schmitt.

A motion was made by Dennis Schmidt, and seconded by Ed Benter to approve the April 24, 2018 minutes as presented. Motion carried.

Open bid or bids on unsold 2018 In Rem properties, and In Rem properties from prior years, and accept, reject, or defer action on the bid or bids.

PIN 004-1114-0321-022: Two (2) sealed bids were received for this parcel of real estate located in the Town of Beaver Dam.

The first bid opened was from Michael A. Butler in the amount of \$201. Enclosed with the bid is a cashier's check in the amount of \$201 made payable to the Dodge County Treasurer.

The second bid opened was from HBM LLC in the amount of \$150. Enclosed with the bid is cash in the amount of \$20.

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A motion was made by Ed Benter, and seconded by Jeff Berres to approve the bid from Michael A. Butler in the amount of \$201. Motion carried. Note that after the bid was approved, Michael A. Butler gave Patti Hilker \$30 cash for the Quit Claim Deed recording fee.

PIN 004-1114-0821-029: Two (2) sealed bids were received for this parcel of real estate located in the Town of Beaver Dam.

The first bid opened was from Linda Memmel in the amount of \$213. Enclosed with the bid is a money order in the amount of \$22 made payable to the Dodge County Treasurer.

The second bid opened was from Lucille Nowak and Rita J. Nowak in the amount of \$200. Enclosed with the bid is a cashier's check in the amount of \$200 made payable to the Dodge County Treasurer.

A motion was made by Jeff Berres, and seconded by Dennis Schmidt to approve the bid from Lucille Nowak and Rita J. Nowak as adjoining property owners in the amount of \$200. Motion carried.

PIN 008-1113-0944-001: One (1) sealed bid was received for this parcel of real estate located in the Town of Calamus.

The bid opened was from Troy Tepp and Carol Noltimier in the amount of \$9,000. Enclosed with the bid is cash in the amount of \$900.

A motion was made by Jeff Schmitt, and seconded by Ed Benter to approve the bid from Troy Tepp and Carol Noltimier in the amount of \$9,000. Motion carried.

PIN 024-1016-3541-001: One (1) sealed bid was received for this parcel of real estate located in the Town of Hustisford.

The bid opened was from Daniel Leischer in the amount of \$200. Enclosed with the bid is cash in the amount of \$200.

A motion was made by Dennis Schmidt, and seconded by Ed Benter to approve the bid from Daniel Leischer in the amount of \$200. Motion carried.

PIN 176-1213-0623-099: One (1) sealed bid was received for this parcel of real estate located in the Village of Randolph.

The bid opened was from Tim Verhaalen in the amount of \$4,000. Enclosed with the bid is a personal money order in the amount of \$400 made payable to the Dodge County Treasurer.

A motion was made by Jeff Schmitt, and seconded by Dennis Schmidt to approve the bid from Tim Verhaalen in the amount of \$4,000. Motion carried.

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PIN 206-1114-0541-013: One (1) sealed bid was received for this parcel of real estate located in the City of Beaver Dam.

The bid opened was from Birdsey Depot LLC in the amount of \$26,500. Enclosed with the bid is a bank check in the amount of \$2,650 made payable to the Dodge County Treasurer.

A motion was made by Ed Benter, and seconded by Dennis Schmidt to approve the bid from Birdsey Depot LLC in the amount of \$26,500. Motion carried.

PIN 251-1216-2342-059: Kim Nass reported that the previous owners had filed for Chapter 13 Bankruptcy after Dodge County had been granted judgment and had taken title to the property. An automatic stay under bankruptcy laws require that all current actions are immediately stopped, and also may nullify any actions taken retroactively for two years from the date of filing. Kim Nass also reported that payment of all taxes, interest, penalties and charges incurred had been received by the County Treasurer, by a cashier's check, from a friend of the previous owners, and this friend has asked that the Committee use this payment to give the property back to the previous owners.

A motion was made by Ed Benter, and seconded by Jeff Schmitt to hold the payment of \$12,726.10, received by the County Treasurer, until contact has been made with the debtor's bankruptcy attorney, and written authorization is received to accept this payment and to deed the property back into the previous owners names. Motion carried.

The Committee considered and discussed action to reestablish appraised values for unsold In Rem properties to which Dodge County has taken title:

A motion was made by Dennis Schmidt, seconded by Ed Benter to keep the original appraised value of \$40,000.00 on PIN 036-0913-0344-011. Motion carried.

A motion was made by Jeff Schmitt, seconded by Dennis Schmidt to keep the original appraised value of \$150.00 on PIN 036-0913-3134-003. Motion carried.

A motion was made by Dennis Schmidt, seconded by Ed Benter to keep the original appraised value of \$60,000.00 on PIN 146-1317-1544-018. Motion carried.

A motion was made by Dennis Schmidt, seconded by Jeff Schmitt to keep the original appraised value of \$125,000.00 on PIN 206-1114-0322-121, and to advertise the property for sale on the Wisconsin Surplus Online Auction website. Motion carried.

A motion was made by Dennis Schmidt, seconded by Ed Benter to keep the original appraised value of \$55,000 on PIN 206-1114-0424-037, and to advertise the property for sale on the Wisconsin Surplus Online Auction website. After further discussion Dennis Schmidt amended his motion to advertise the property for sale and accept sealed bids. Motion carried.

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A motion was made by Dennis Schmidt, seconded by Ed Benter to authorize and direct the County Treasurer to advertise unsold In Rem properties for sale. Motion carried.

The Committee considered and discussed a presentation by the Department of Natural Resources regarding the Voluntary Party Liability Exemption Program (VPLE) and the former Metalfab property located in the City of Beaver Dam, Wisconsin. A meeting is scheduled with the current owner, City of Beaver Dam personnel, and Dodge County personnel for May 23, 2018 at 11:00a.m., at the City of Beaver Dam Attorney's office on Spring Street in the City of Beaver Dam. A report will be given to the Taxation Committee at the next scheduled meeting.

The Committee considered and discussed an agreement with the City of Beaver Dam regarding a parcel of real estate identified as Dodge County Parcel Identification Number 206-1114-0422-246, located in the City of Beaver Dam, Wisconsin, formerly owned by James G. Stricker, and now owned by Dodge County. Kim Nass has drafted an agreement with the City of Beaver Dam, which is similar to the previous agreement utilized for 2018 In Rem No. 2 MRS Visions, and will forward this to the City of Beaver Dam Attorney.

Patti Hilker and Kim Nass gave a status report regarding 2018 In Rem No.1, No. 2, and No. 3 Foreclosure properties. Regarding In Rem No. 3, consisting of three parcels, the last date for redemption is July 17, 2018.

The next regular meeting of the Taxation Committee is scheduled for June 26, 2018, at 4:30 p.m., in Room 1A of the Dodge County Administration Building.

A motion was made by Dennis Schmidt, and seconded by Jeff Schmitt to adjourn the meeting at 5:42 p.m. Motion carried.

Cathy Houchin, Secretary

Disclaimer: The above minutes may be approved, amended or corrected at the next committee meeting.