

DODGE COUNTY TAXATION COMMITTEE

May 11, 2023, at 4:00 P.M.

ROOM 4B, FOURTH FLOOR

DODGE COUNTY ADMINISTRATION BUILDING

JUNEAU, WI 53039

The meeting was called to order by Chairman Houchin at 4:00 p.m.

Members present: Ed Benter, Cathy Houchin, Nancy Kavazanjian, Jayme Klockow, and Randy Vande Zande.

Member(s) absent: None.

Others present: Kim Nass, Corporation Counsel, Kris Keith, Treasurer, Kurt and RoxAnn Sayles, and Greg Fester.

A motion was made by Nancy Kavazanjian, and seconded by Ed Benter to approve the April 13, 2023 minutes, as presented. Motion carried.

Public Comment: None

Open bid or bids on unsold 2023 In Rem properties, and In Rem properties from prior years, and accept, reject, or defer action on the bid or bids. Kris Keith stated that bids being opened were received timely.

PIN 034-1115-0331-001: (7) sealed bids were received for this parcel of real estate located in the Town of Oak Grove.

The first bid opened was from Tim Mashock in the amount of \$8,758.00. Enclosed with the bid is cashier's check in the amount of \$875.80.

The second bid opened was from Roger Dugan in the amount of \$6,000.00. Enclosed with the bid are two money orders in the amount of \$600.00.

The third bid opened was from Jhatai Brown in the amount of \$8,025.00. Enclosed with the bid is money order in the amount of \$825.00.

The fourth bid opened was from Kurt and Roxann Sayles in the amount of \$10,501.00. Enclosed with the bid is certified check in the amount of \$1,050.10.

The fifth bid opened was from Patrice Hartmann in the amount of \$3,001.00. Enclosed with the bid is cash in the amount of \$310.00.

The sixth bid opened was from Spot on Properties LLC in the amount of \$555.00. Enclosed with the bid is cash in the amount of \$55.00.

The seventh bid opened was from Greg Fester in the amount of \$7,500.83. Enclosed with the bid is cash in the amount of \$751.00.

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DODGE COUNTY ADMINISTRATION BUILDING
JUNEAU, WI 53039
Page 2 of 3

A motion was made by Ed Benter, and seconded by Nancy Kavazanjian to approve the bid from Kurt and Roxann Sayles in the amount of \$10,501.00 for PIN 034-1115-0331-001 located on North Street, Town of Oak Grove. Motion carried.

PIN 226-1313-3521-002: (5) sealed bids were received for this parcel of real estate located in the City of Fox Lake.

The first bid opened was from Marty Brown in the amount of \$5,000.00. Enclosed with the bid is cash in the amount of \$500.00.

The second bid opened was from LH4, LLC in the amount of \$6,000.00. Enclosed with the bid is cashier's check in the amount of \$600.00.

The third bid opened was from Spot on Properties, LLC in the amount of \$510.00. Enclosed with the bid is cash in the amount of \$51.00.

The fourth bid opened was from MATOS, LLC in the amount of \$5,000.00. Enclosed with the bid is money order in the amount of \$500.00.

The fifth bid opened was from Revel Real Estate LLC in the amount of \$3,100.00. Enclosed with the bid is cashier's check in the amount of \$310.00.

A motion was made by Ed Benter, and seconded by Nancy Kavazanjian to approve the bid from LH4, LLC in the amount of \$6,000.00 for PIN 226-1313-3521-002 located on Mill Street, City of Fox Lake. Motion carried.

Consider, discuss, and take action to establish or reestablish appraised values or consider other options for 2023 In Rem properties or prior year In Rem parcels which Dodge County now owns, and authorize the Dodge County Treasurer to advertise the In Rem properties. This was not necessary since both properties had accepted bids.

Kim Nass and Kris Keith reported on the status of PIN 038-1017-0542-000, owned by David Buerger, N4650 Lilac Road, Iron Ridge, Wisconsin. Property taxes, interest, penalty, and costs were paid in full.

Kim Nass and Kris Keith reported on the status of PIN 042-1217-2534-002, owned by Scott and Ann Larsen, Zion Church Road, Theresa, Wisconsin. The property was deeded over to Town of Theresa at no cost to the Town.

Corporation Counsel Kim Nass and Treasurer Kris Keith reported on Efrain Osorio Salazar and Janet Osorio, Washington Street, Horicon, WI (PIN 236-1116-0721-000). Kim Nass reported that the City of Horicon Finance Committee did not express interest in purchasing the parcel. Kim Nass stated she will reach out to someone at the city to inquire out what the reason was and will report back to the Taxation Committee.

The Committee reviewed and discussed unredeemed, unsold In Rem properties, pending In Rem actions or tax delinquent properties from prior years. The Committee discussed going out and looking at the Linendoll property and discuss options the County has for this property. Kim Nass will talk to Brian Field about coming to the next Taxation meeting to talk about property clean up.

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DODGE COUNTY ADMINISTRATION BUILDING

JUNEAU, WI 53039

Page 3 of 3

The Committee reviewed and discussed the Taxation Committee policies and procedures. Kim Nass and Kris Keith will redo the bid instructions and bid form and bring back to the committee for discussion/approval. Kim Nass will bring a draft of a procedure for securing properties taken by Dodge County along with a draft policy on Committee members going and looking at In Rem properties to the next committee meeting for discussion/approval.

Future Agenda Items:

Bid instructions/form

Linendoll property

Policy and procedure on securing properties

The next regular meeting of the Taxation Committee is scheduled for June 8, 2023 at 4:00 p.m., in Meeting Room 4B located on the fourth floor of the Dodge County Administration Building.

A motion was made by Jayme Klockow, and seconded by Ed Benter to adjourn the meeting at 5:05 p.m. Motion carried.



Randy Vande Zande, Secretary

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