

DODGE COUNTY TAXATION COMMITTEE

August 24, 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, and Randy Vande Zande

Member(s) absent: Jayme Klockow

Others present: Kim Nass, Corporation Counsel, Kris Keith, Treasurer, and Brian Field, Highway Commissioner

A motion was made by Nancy Kavazanjian, and seconded by Ed Benter to approve the May 11, 2023, minutes, as presented. Motion carried.

Public Comment: None

Open bid or bids for 2024 In Rem Title Searches, and accept, reject, or defer action on the bid or bids: Treasurer, Kris Keith opened the bids for the 2024 In Rem Title Searches. The first bid opened was from Integrity Search Solutions, in the amount of \$70.00 per search. The second bid opened was from Guaranty Title, in the amount of \$60.00 per search. The third bid opened was from Matrix Title, in the amount of \$75.00 per search. A motion was made by Ed Benter and seconded by Randy Vande Zande to award the contract for the 2024 In Rem Title Searches to Guaranty Title. Motion carried.

Review, discuss and take action on unredeemed, unsold In Rem properties, pending In Rem actions or tax delinquent properties from prior years:

- a. Linendoll (241-1115-2723-008):
 - Treasurer reported that it had been a while since the Treasurer's office had contact with Jennifer Linendoll, but multiple individuals come in asking to purchase the property. Treasurer informed them that Dodge County does not own it so we cannot sell it.
 - Highway Commissioner Brian Field confirmed that the Highway Department can clean it up but would still have to bill the County for time and all disposal costs. Brian also stated that it is not just shingles on the property, there is also metal garbage, wood, and other debris and it would all have to be sorted. Corporation Counsel Kim Nass expressed reservations about the County taking on the cleaning at the County's cost. The Committee decided not to take the property.

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b. Salazar (236-1116-0721-000):

- Corporation Counsel Kim Nass reported that the City of Horicon City Council is not interested in the property because it is not buildable, so it is not worth anything to them.

Review request of Maddie LLC, regarding City of Beaver Dam, Parcel No. 206-1214-2733-008: The Owner of Maddie LLC contacted the Treasurer's Office regarding the penalty amount being waived on the property he recently purchased and was not aware that there were taxes owed. The Treasurer informed him that the Taxation Committee was responsible for granting or denying waiving the penalty, so he sent a letter to Chair Cathy Houchin. It was the consensus of the Committee to not waive the penalty. Motion by Ed Benter to not waive the penalty on Parcel No. 206-1214-2733-008, seconded by Randy Vande Zande. Motion carried. Treasurer will send a letter to Maddie LLC informing him of the decision.

The Committee reviewed and discussed the Taxation Committee policies and procedures. Corporation Counsel Kim Nass and Treasurer Kris Keith presented the modified bid instructions/bid form to the Committee for them to review. Kim Nass and Kris Keith also created a policy to secure properties taken by Dodge County and a policy for Committee viewing of properties subject to foreclosure. The Committee viewed the policies, and any modifications will be brought back to the next Taxation Committee meeting for final review.

Future Agenda Items:

Policy and procedure on securing and viewing properties.

2024 In Rem Schedule/Updated In Rem list

The next regular meeting of the Taxation Committee is scheduled for October 19, 2023, at 4:00 p.m., in Meeting Room 4B located on the fourth floor of the Dodge County Administration Building.

Meeting adjourned at 4:54 p.m.

Randy Vande Zande, Secretary

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