

TOWN OF GRAND CHUTE
SANITARY DISTRICT NO. 1
(OUTAGAMIE COUNTY, WISCONSIN)

FINAL RESOLUTION SD1-05-2016

INTEGRITY WAY
(INTEGRITY WAY TO MICHAELS DRIVE)
WATER MAIN INSTALLATION

A FINAL RESOLUTION AUTHORIZING SPECIAL ASSESSMENTS FOR WATER MAIN INSTALLATION LOCATED ON INTEGRITY WAY TO MICHAELS DRIVE, IN SECTION 30, T21N, R17E AS LOCATED IN THE TOWN OF GRAND CHUTE, AND LEVYING SPECIAL ASSESSMENTS AGAINST SPECIALLY ABUTTING PROPERTY OWNERS OR ON AN AREA WIDE BASIS TO SPECIFICALLY BENEFITING PROPERTY OWNERS UNDER CHAPTER 60 AND 66.0703(1)(b), ET AL, POLICE POWERS, WIS. STATS., 2013-14 AS AMENDED.

WHEREAS, the Board of Commissioners of the Town of Grand Chute Sanitary District No. 1, Outagamie County, Wisconsin, did pass a Preliminary Resolution 02 Series of 2016, on the 18th day of February, 2016, declaring its intention to exercise special assessment powers under Wisconsin Statutes, Chapters 60 and 66, for the construction and installation of water main as shown on Exhibit "A" and did publish the required statutory Notice of Public Hearing on Special Assessments on the Town's website and posted at Town Hall, and did further mail a copy of said Notice of Public Hearing to abutting property owners or area wide property owners within the required statutory time, including a scale map of the project; and,

WHEREAS, the specially abutting property owners or area wide specifically benefiting property owners affected by the water main installation are those owners of real estate within the area described in the preceding paragraph; and,

WHEREAS, the Board of Commissioners of the Town of Grand Chute Sanitary District No. 1, Outagamie County, Wisconsin, did hold a Public Hearing at the Town of Grand Chute Town Hall, 1900 W. Grand Chute Blvd., Grand Chute, Outagamie County, Wisconsin, on the 4th day of August, 2016, at 7:00 p.m., pursuant to the published Notice of Public Hearing and a mailing of said Notice to abutting property owners or area wide benefiting property owners, for the purpose of informing and hearing all interested persons concerning the Preliminary Resolution and the Report of the District Engineers on the proposed improvements of water main installation, and did hear all persons desiring audience at said hearing.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Town of Grand Chute Sanitary District No. 1, Outagamie County, Wisconsin, as follows:

1. That the Report of the District Engineers for said Town of Grand Chute Sanitary District No. 1 pertaining to the construction and installation of the above-described public improvements, being of water main installation, and all plans and specifications thereto, as modified, is hereby approved and adopted, and that the properties being assessed are specially benefited by this project.
2. That the Town of Grand Chute Sanitary District No. 1 is hereby directed and delegated to carry out the work of said improvements in accordance with the Report of the District Engineers.

3. That payment of said improvements be made by assessing the cost to the specially abutting property owners or to specifically benefiting property owners on an area wide basis under Chapters 60 and 66.0703(1)(b), et al, Wis. Stats., 2013-14 as amended.
4. That the Town of Grand Chute Sanitary District No. 1 has advertised for bids for this project, and that said Sanitary District is further directed to carry out the work for said improvements, all as aforementioned.
5. That all costs to specially benefiting area property owners shown on the Report of the District Engineers, as modified, are true and correct, have been determined on a reasonable basis, and are hereby confirmed. That all assessments are determined to specifically benefit the real estate in an area being served by the water main route.
6. That the assessments shall be paid in full at due date, or in installments as provided in Town of Grand Chute Special Assessment Policy with all deferred payments to bear interest at the current borrowing rate for this project of the Town of Grand Chute Sanitary District No. 1 plus two (2) percent for administrative charges, which resulting sum will be charged per annum on the unpaid balance. Installments or assessments not paid when due shall bear interest from the delinquent date at the rate of eighteen (18) percent per annum.
7. The Board of Commissioners of the Town of Grand Chute Sanitary District No. 1 is directed to publish this Resolution as a Class One (1) Notice in the Post-Crescent, Appleton, Wisconsin.
8. The Commission Secretary of the Town of Grand Chute Sanitary District No. 1 shall further mail a copy of this Final Resolution and a statement of the final assessment against specially abutting property owners or to area wide specifically benefiting property, to each property owner whose name appears on the assessment roll and whose post office address is known or can, with reasonable diligence, be ascertained. This assessment may be revised, where necessary, pursuant to Chapter 66, Wis. Stats.

Date introduced, approved and adopted this 16 day of August, 2016.

TOWN OF GRAND CHUTE
SANITARY DISTRICT NO. 1



Dave Schowalter
Commission President



Karen L. Weinschrott
Commission Secretary

EXHIBIT A

ASSESSMENT AREA DESCRIPTION:

A part of Lot 2 of Certified Survey Map No. 3009 as recorded in Volume 16 of Certified Survey Maps on Page 3009 as Document No. 1246591, all of Lot 1 of Certified Survey Map No. 3076 as recorded in Volume 16 of Certified Survey Maps on Page 3076 as Document No. 1257502, all of Lot 1 of Certified Survey Map No. 3108 as recorded in Volume 16 of Certified Survey Maps on Page 3108 as Document No. 1262775, and a part of the Northwest 1/4 of the Northwest 1/4, all in Section 30, Township 21 North, Range 17 East, Town of Grand Chute, Outagamie County, Wisconsin containing 9.0 acres of land more or less and described as follows:

Beginning at the Northwest corner of Lot 1 of said Certified Survey Map No. 3108; thence Easterly, 495.98 feet along the North line of said Lot 1 to the Northeast corner thereof; thence Southerly, 443.17 feet along the East line of said Lot 1 to the Southeast corner thereof; thence Southerly, 66.00 feet to Northeast corner of Lot 2 of said Certified Survey Map No. 3009; thence Southerly, 317.33 feet along the East line of said Lot 2 to the Southeast corner thereof; thence Westerly, 26.31 feet along the South line of said Lot 2; thence Westerly, 283.73 feet along said South line to the Southeast corner of Lot 1 of said Certified Survey Map No. 3076; thence Westerly, 136.41 feet along the South line of said Lot 1 to the Southwest corner thereof; thence Northerly, 350.00 feet along the West line of said Lot 1 and its Northerly extension to the centerline of Integrity Way; thence Westerly, 49.53 feet along said centerline to the Southerly extension of the West line of said Lot 1 of Certified Survey Map No. 3108; thence Northerly, 476.17 feet along said Southerly extension and the West line of said Lot 1 to the Point of Beginning.

The above description shall be used for assessment purposes only.

PAGE 1 OF 2

McMAHON
ENGINEERS ARCHITECTS

Project No. G0007 9-16-00128.00 Date JAN. 2016 Scale _____

Drawn By CWK Field Book _____ Page _____

1445 McMAHON DRIVE NEENAH, WI 54956
Mailing: P.O. BOX 1025 NEENAH, WI 54957-1025
Tel: (920) 751-4200 Fax: (920) 751-4284

File No.

c:\alkolen, w. \PROJECTS\G0007\91600128\00\ASSESSMENT EXHIBIT-MAP 1.dwg, model, Plot Date: 1/22/2016 3:43 PM, xref:none

MAYFLOWER ROAD

U.S.H. "10"

NW 1/4-NW 1/4

POINT OF BEGINNING

495.98'

476.17'

LOT 1
CSM No.
3108

443.17'

49.53'

INTEGRITY WAY

66.00'

350.00'

LOT 1
CSM No.
3076

LOT 2
CSM No.
3009

317.33'

136.41'

283.73'

26.31'

200 100 0 200

SCALE - FEET

PAGE 2 OF 2

McMAHON
ENGINEERS ARCHITECTS

Project No. G0007 9-16-00128.00 Date JAN., 2016 Scale 1"=200'

Drawn By CWK Field Book Page

1445 McMAHON DRIVE NEENAH, WI 54956
Mailing: P.O.BOX 1025 NEENAH, WI 54957-1025
Tel: (920) 751-4200 Fax: (920) 751-4284

File No.

**Town of Grand Chute
Michael's Drive to Integrity Way
Water Main Construction**

**Contract 2016-01
G0007-9-16-00128**

Project Cost (based on low bid):

Water Main:

Description	Unit	Estimated Quantity	Unit Price	Amount	Assessable Amount
8-Inch Water Main	LF	812	\$45.00	\$36,540.00	\$16,875.00
Directional Drill 8-Inch Water Main	LF	600	\$59.75	\$35,850.00	\$0.00
6-Inch Hydrant Lead	LF	15.5	\$40.00	\$620.00	\$320.00
1-Inch Water Service	LF	73.5	\$28.50	\$2,094.75	\$2,094.75
Hydrant & Auxiliary Valve	Each	2	\$3,920.00	\$7,840.00	\$3,920.00
8-Inch Tapping Valve & Sleeve	Each	1	\$4,375.00	\$4,375.00	\$0.00
8-Inch Valve	Each	3	\$1,275.00	\$3,825.00	\$2,550.00
1-Inch Service Set	Each	3	\$320.00	\$960.00	\$960.00
Remove & Replace Curb & Gutter	LF	10	\$50.00	\$500.00	\$0.00
Remove & Replace Asphalt Pavement	SY	308	\$44.70	\$13,767.60	\$4,604.10
Restoration	SY	1320	\$5.50	\$7,260.00	\$3,927.00
Inlet Protection	Each	2	\$75.00	\$150.00	\$37.50
Ditch Check	LF	30	\$15.00	\$450.00	\$450.00
Traffic Control	LS	1	\$750.00	\$750.00	\$375.00
		Subtotal:		\$114,982.35	\$36,113.35
		Engineering:		\$17,247.35	\$5,417.00
		Contingencies (15%):		\$17,247.35	\$5,417.00
		Subtotal:		\$149,477.06	\$46,947.36
		Administration (5%):		\$7,473.85	\$2,347.37
		Total Project Cost:		\$156,950.91	\$49,294.72

Setting Assessment Rate:

Water Main:

Project Cost:	\$49,294.72
Assessable Frontage:	1078.84 feet
Assessment Rate:	\$45.69 per LF

Schedule of Assessments:

Property Owner	Address	Parcel Number	Total Frontage	Water Main Assessable Frontage	Water Main Assessment
Larson, Douglas A.	5523 W. Integrity Way	10-1-1251-04	446.45	446.45	\$20,399.34
M&K Properties of Fox Valley	5601 W. Integrity Way	10-1-1251-05	136.41	136.41	\$6,232.89
SMI Leasing LLC	5522 W. Integrity Way	10-1-1251-06	495.98	495.98	\$22,662.49
			1078.84	1078.84	\$49,294.72

Workbook: Michael's to Integrity
Worksheet: Engineer's report
Disk: w\Projects\G0007\91600128\Documents\Spreadsheets
Date: July 29, 2016