

TOWN OF GRAND CHUTE
BOARD OF SUPERVISORS
OUTAGAMIE COUNTY, STATE OF WISCONSIN

FINAL RESOLUTION 08 SERIES OF 2019

FRENCH ROAD
(CTH OO north for 0.43 miles)

A FINAL RESOLUTION AUTHORIZING THE COMMENCEMENT OF WORK OR IMPROVEMENTS AND SPECIAL ASSESSMENTS FOR RECLAMATION AND PAVING LOCATED ON FRENCH ROAD (CTH OO NORTH FOR 0.43 MILES), IN SECTION 18, T21N-R17E AS LOCATED IN THE TOWN OF GRAND CHUTE, AND LEVYING SPECIAL ASSESSMENTS AGAINST ABUTTING PROPERTY OWNERS OR ON AN AREA WIDE BASIS TO SPECIALLY BENEFITING PROPERTY OWNERS UNDER CHAPTER 60 AND 66.0703(1)(b), ET AL, POLICE POWERS, WIS. STATS., 2017-2018 AS AMENDED.

WHEREAS, the Town Board of Supervisors of the Town of Grand Chute, Outagamie County, Wisconsin, did pass a Preliminary Resolution 32, Series of 2018, on the 4th day of September 2018, and declaring their intention to exercise special assessment powers under Wisconsin Statutes, Chapter 60 and 66.0703(1)(b), et al., for street improvements as described and shown on Exhibit "A" and did publish the required statutory Notice of Public Hearing on Special Assessments on the Town's website and did post said notice at the Grand Chute Town Hall, and did further mail a copy of said Notice of Public Hearing to all specially abutting property owners or on an area wide basis to specifically benefiting property owners within the required statutory time; and,

WHEREAS, the abutting property owners or area wide benefiting property owners affected by the street improvements are those owners of real estate within the area described in the preceding paragraph; and,

WHEREAS, the Town Board of Supervisors of the Town of Grand Chute, Outagamie County, Wisconsin, did hold a Public Hearing at the Town of Grand Chute Town Hall located at 1900 W. Grand Chute Boulevard, Grand Chute, Outagamie County, Wisconsin, on the 7th day of May, at 6:30 p.m., pursuant to the Notice of Public Hearing and a mailing of said Notice to abutting property owners or area wide specially benefiting property owners for the purpose of informing and hearing all interested persons concerning the Preliminary Resolution and the Report of the Town of Grand Chute Engineer on the proposed improvements for street reconstruction, and did hear all persons desiring audience at said hearing.

NOW, THEREFORE, BE IT RESOLVED by the Town Board of Supervisors of the Town of Grand Chute, Outagamie County, Wisconsin, as follows:

1. That the Report of the Town of Grand Chute Engineer pertaining to the project and all plans and specifications thereto, as modified, are hereby approved and adopted, and that the properties being assessed are specially benefited by this project.
2. That the Town of Grand Chute is aware that the work for said street improvements will be carried out in accordance with the Report of the Town of Grand Chute Engineer.

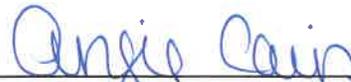
3. That payment of said improvements be made by assessing the Town of Grand Chute's costs to the abutting property owners or to the specifically benefiting property owners on an area wide basis under Chapter 60 and 66.0703(1)(b), et al, Wis. Stats., 2017-2018 as amended pursuant to the Town's Police Powers.
4. That the Town of Grand Chute will carry out the work for said improvements, all as aforementioned based on the Engineers Report.
5. That all costs to property owners shown on the Report of the Town of Grand Chute Engineer are true and correct and have been determined on a reasonable basis and are hereby confirmed.
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 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 Town Clerk of Grand Chute is directed to post this Resolution and publish on the Town's website and shall further mail a copy of this Final Resolution and a statement of the final assessment against abutting property or to area wide 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 Chapters 60 and 66, Wis. Stats.

Date introduced, approved and adopted this 21 day of May, 2019.

TOWN OF GRAND CHUTE



Dave Schowalter
Town Chairman



Angie Cain
Town Clerk

Exhibit "A"

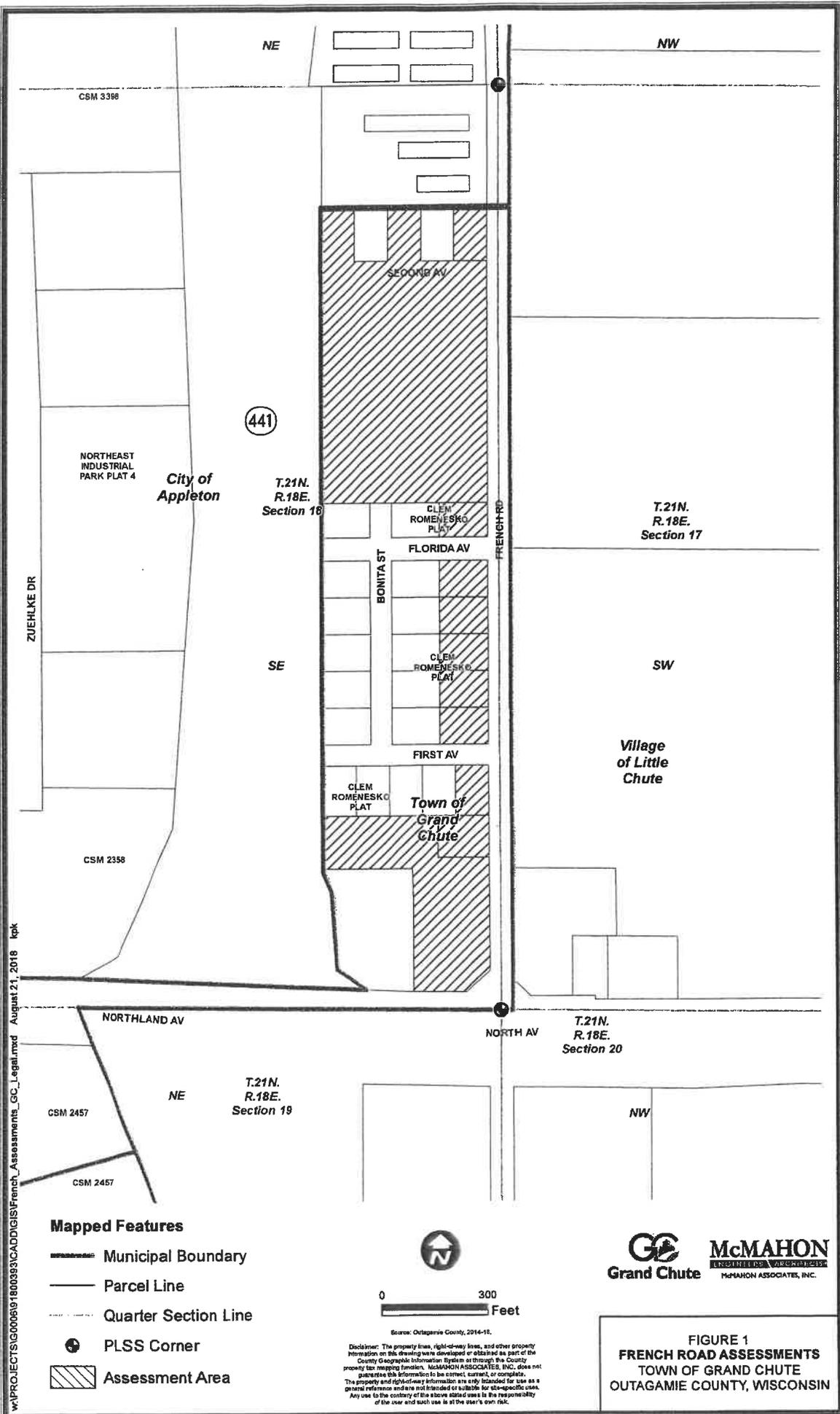
ASSESSMENT DESCRIPTION

French Road Preliminary Resolution

McM. No. G0006-9-18-00393

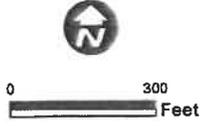
Lot 5 Block 1, Lots 6, 7, 8, 9, 10 Block 3, and Lot 2 Block 5
Clem Romenesko Plat and a part of the Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ and the Southeast $\frac{1}{4}$ of the
Southeast $\frac{1}{4}$, Section 18, T21N, R18E. Town of Grand Chute, Outagamie County, WI.

Commencing at the Southeast corner of said Section 18;
Thence West 247.80 feet along the South line of Section 18;
Thence North 51 feet more or less to the North line of CTH 'OO' and the point of beginning;
Thence North 351 feet;
Thence West 252.20 feet to the East line of STH '441';
Thence North 151 feet along said East line to the South line of said Block 1;
Thence East 373 feet along said South line to the Southwest corner of Lot 5 said block 1;
Thence North 144.3 feet to the Northwest corner said Lot 5;
Thence continue North 60 feet to the South line of said Block 3;
Thence West 42 feet to the Southwest corner Lot 10 Block 3;
Thence North 525 feet to the Northwest corner of said Lot 6 Block 3;
Thence continue North 164 feet to the Northwest corner said Lot 2 Block 5;
Thence West 331 feet to the Northwest corner said Lot 1 Block 4 and the East line of STH '441';
Thence North 838 feet along said East to the South line of the North 348.5 feet of the Northeast $\frac{1}{4}$ of the
Southeast $\frac{1}{4}$ and the City limits of Appleton;
Thence East 93 feet along the City limits of Appleton to the West line of the East 405 feet of the said
Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$;
Thence South 150 feet;
Thence East 93 feet;
Thence North 150 feet;
Thence East 93.00 feet along the said City limits;
Thence South 150 feet;
Thence East 93 feet;
Thence North 150 feet;
Thence East 93 feet along the said City limits to the West line of French Road;
Thence South 2,178 feet along the said West line to a vision corner of CTH 'OO';
Thence Southwesterly 88 feet more or less along the said vision line to the North line of CTH 'OO';
Thence West 151 feet along the said North line to the point of beginning.



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- Mapped Features**
- Municipal Boundary
 - Parcel Line
 - Quarter Section Line
 - PLSS Corner
 - Assessment Area



Source: Outagamie County, 2014-15.

Disclaimer: The property lines, right-of-way lines, and other property information on this drawing were developed or obtained as part of the County Geographic Information System or through the County property tax mapping function. McMAHON ASSOCIATES, INC. does not guarantee this information to be correct, current, or complete. The property and right-of-way information are only intended for use as a general reference and are not intended or suitable for site-specific uses. Any use to the contrary of the above stated uses is the responsibility of the user and not that of the user's contractor.

FIGURE 1
FRENCH ROAD ASSESSMENTS
TOWN OF GRAND CHUTE
OUTAGAMIE COUNTY, WISCONSIN

Town of Grand Chute
French Road Paving
Northland Avenue to I-41
McM No.: G0006-9-19-00184
Schedule of Assessments

Project Cost:

Item	Estimated Quantity	Unit	Unit Price	Amount	AGD Zoning Assessable Amount	Other Zoning Assessable Amount
Reclaim Existing Pavement	7056	SY	\$1.00	\$7,056.00	\$4,704.00	\$7,056.00
Move Material	217	Tons	\$6.48	\$1,407.01	\$988.00	\$1,407.01
Shaping	15,427	Hrs	\$375.00	\$5,785.13	\$3,856.75	\$5,785.13
HMA 3 MT S	1185.4	Tons	\$44.70	\$52,987.38	\$28,902.21	\$52,987.38
HMA 4 MT S	987.85	Tons	\$48.25	\$47,663.76	\$25,958.42	\$47,663.76
Placing Pavement	14.58	Hrs	\$535.00	\$7,800.90	\$5,200.20	\$7,800.90
Haul Pavement Mix	120.74	Loads	\$110.00	\$13,281.40	\$8,854.27	\$13,281.40
Tack Coat	564.7	Gal	\$3.25	\$1,835.28	\$1,223.52	\$1,835.28
Shouldering	437.05	Tons	\$18.00	\$7,866.90	\$5,244.60	\$7,866.90
Base Repairs	1	LS	\$5,000.00	\$5,000.00	\$3,333.33	\$5,000.00
Traffic Control	1	LS	\$2,500.00	\$2,500.00	\$1,666.67	\$2,500.00
Signing and Marking	1	LS	\$1,000.00	\$1,000.00	\$666.67	\$1,000.00
Subtotal:				\$154,183.15	\$90,588.63	\$154,183.15
Construction Contingencies (5%):				\$7,709.16	\$4,529.43	\$7,709.16
Construction Engineering (2%):				\$3,083.66	\$1,811.77	\$3,083.66
Design Engineering (0.5%):				\$770.92	\$452.94	\$770.92
Subtotal:				\$165,746.88	\$97,382.77	\$165,746.88
Engineering:				\$1,000.00	\$1,000.00	\$1,000.00
Subtotal:				\$166,746.88	\$98,382.77	\$166,746.88
Administration (5%):				\$8,337.34	\$4,919.14	\$8,337.34
Subtotal:				\$175,084.23	\$103,301.91	\$175,084.23
Landfill Trust Credit:				(\$120,000.00)	(\$80,000.00)	(\$120,000.00)
Total:				\$55,084.23	\$23,301.91	\$55,084.23

Setting Assessment Rate:

AGD Zoning:	
Assessable Cost:	\$23,301.91
Allocated Assessable Cost:	\$9,533.41
Assessable Frontage:	532.50 feet
Assessment Rate:	\$17.90 per foot

Other Zoning:	
Assessable Cost:	\$55,084.23
Allocated Assessable Cost:	\$42,552.74
Assessable Frontage:	1359.22 feet
Assessment Rate:	\$31.31 per foot

Schedule of Assessments:

Property Owner	Property Address	Parcel Number	Zoning	French Road Frontage	AGD Zoning Assessable Frontage	Other Zoning Assessable Frontage	Total Assessment
FRENCH RD LLC	N FRENCH RD	101170600	IND	689.61	0.00	837.35	\$26,214.69
FRENCH ROAD, LLC	3411 N FRENCH RD	101170602	AGD	150.00	150.00	0.00	\$2,685.47
TBGS LLC	3236 E NORT HLAND AV	101172300	CL	372.05	0.00	185.34	\$5,802.39
DEKEYSER, CLINT M	2909 N FRENCH RD	101172400	AGD	120.00	120.00	0.00	\$2,148.37
BERKEN, JOSEPH E	3225 E FIRST AV	102109600	IND	144.30	0.00	96.20	\$3,011.71
BERKEN, JOSEPH E	N FRENCH RD	102110700	IND	105.00	0.00	70.00	\$1,191.67
BERKEN, JOSEPH E	N FRENCH RD	102110800	IND	105.00	0.00	105.00	\$3,287.21
BERKEN, JOSEPH E	N FRENCH RD	102110900	AGD	105.00	105.00	0.00	\$1,879.83
FRENCH ROAD LLC	3117 N FRENCH RD	102111000	AGD	105.00	105.00	0.00	\$1,879.83
FRENCH ROAD LLC	3111 N FRENCH RD	102111100	AGD	105.00	52.50	0.00	\$939.91
FRENCH RD LLC	N FRENCH RD	102111400	IND	98.00	0.00	65.33	\$2,045.27
				2098.96	532.50	1359.22	\$52,086.15

Worksheet: French Road paving
 Workbook: Schedule of Assessments
 Location: w:\PROJECTS\G0006\91900184\Dept\Munl\Spreadsheets\
 Date: February 15, 2019
 Revised: March 6, 2019 (incorporated revised estimate from Outagamie County)