



COMMON COUNCIL MEETING AGENDA

January 14, 2025 at 6:30 PM
303 Mansion Street Mauston, WI

1. **Call to Order/Roll Call**
2. **Pledge of Allegiance**
3. **Public Hearing**
 - a. St. Paul's Lutheran Church Conditional Use Permit to install an electronic message sign at 517 Grayside Ave
4. **Discussion and action regarding Conditional Use Permit 2025-P-01 for St . Paul's Lutheran Church to install an electric message sign at 517 Grayside Ave**
 - a. Conditional Use Permit 2025-P-01
5. **Discussion and action relating to Minutes**
 - a. December 10, 2024
 - b. December 19, 2024
6. **Citizens Address to the Council**

Public comments from citizens regarding items on, or not on the agenda. Register before speaking. State full name and full address when addressing the Council. The Council members may not debate but can ask clarifying questions with the citizens making the comments. Individual presentations are limited to three minutes.
7. **Reports from Committees, Boards, and Commissions**

Chair/Representative of Body please state your full name and the Body you are representing
8. **Public Works Committee Report**
 - a. Discussion and action regarding Alliant Energy's request for Easements Underground
 - b. Director of Public Works
9. **Finance and Purchasing Committee Report**
 - a. Discussion and action relating to Vouchers of \$750,894.83
 - b. Discussion and action regarding the 2025 Fee Schedule
10. **Ordinance, Licenses, and Permits Committee Report**

- [a.](#) Second reading with discussion and possible adoption of Ordinance 2024-2072 Offenses Involving Public Peace and Order- Camping
- [b.](#) Discussion and first reading of Ordinance 2025-2073 Amending Chapter 36 Traffic and Vehicles -Sec. 36-122 -No Parking
- [c.](#) Discussion and action on the Class A Beer and Liquor license application for Food & Liquor Mart, located at 531 Gateway Ave, Mauston, submitted by Mukeshkumar Patel (owner) and Kalpeshkumar Patel (agent) pending Speedway surrender of license.

11. Parks Commission Report:

- [a.](#) Discussion and action regarding the recommendation from the Parks Commission regarding Jones Park Reconstruction as a youth soccer/football field.

12. Fire Chief's Report

- [a.](#) December 2024 report

13. City Council Report

14. Mayor's Report

15. City Administrator's Report

- [a.](#) Discussion and action regarding MasterMold Certified Survey Map
- [b.](#) Discussion and action regarding Resolution 2025-01 Approving an Amendment to the Project Plan and Boundaries of Tax Incremental District No. 5.
- [c.](#) Discussion and action regarding CSM for property on Powers Ave
- [d.](#) Discussion and action allowing the City Administrator to start the Request for Proposals process for EMS services in 2026 and researching municipal EMS services.
- [e.](#) Discussion and action regarding the property at 525 Juneau Ave for Affordable Housing

16. Adjourn

NOTICE:

It is possible that action will be taken on any of the items on the agenda and that the agenda may be discussed in any order. It is also possible that a quorum of other governmental bodies of the municipality may be in attendance at the above-stated meeting to gather information; no action will be taken by any governmental body at the above-stated meeting other than the governmental body specifically referred to above in this notice.

Also, upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information or to request this service, contact City Deputy Clerk Nicole Lyddy (608) 747-2706.

Any member of the public wishing to join the meeting telephonically should call City Hall by 4pm the day of the meeting. Staff will be happy to provide instructions on joining the meeting by phone. City Hall main number: 608-847-6676

NOTICE OF PUBLIC HEARING
TUESDAY, JANUARY 14, 2025

Notice is hereby given that a public hearing will be conducted before the Mauston Common Council on Tuesday, January 14, 2024. The Council meeting will begin at 6:30 pm, and the public hearing will follow soon thereafter at Mauston City Hall, 303 Mansion Street. The Council will be considering the following request:

A request by St. Paul’s Lutheran Church for a conditional use permit to install an electronic message sign on their property at 517 Grayside Avenue, Mauston, WI. The parcel ID number is 292510918.67.

Following this public hearing, the Mauston Common Council may act on this request. The application, maps, and supporting documents are on file, and can be reviewed in the administrative office of Mauston City Hall. The public is invited to attend and to offer any input on the above referenced matter.

Dated this 4th Day of December, 2024
Valerie Nelson
Zoning Administrator

Publish 12/26/24 & 1/2/25
Juneau County Star Times



CHAPTER 114 ZONING APPLICATION FORM

I. APPLICANT INFORMATION

Name: Graphic House Inc
Address: 8101 International Dr. Wausau, WI 54401
Telephone: 715-842-0402 Fax:

II. PROPERTY OWNER INFORMATION (if different from Applicant)

Name: St. Paul's Lutheran Church
Address: 517 Grayside Ave. Mauston, WI 53948
Telephone: 608-547-6244 Fax:

III. CONSULTANT(S) INFORMATION (Applicant's Architect, Engineer, Developer, Builder) (Attach additional sheets if necessary)

Name: Graphic House Inc
Address: 8101 International Dr. Wausau, WI 54401
Telephone: 715-842-0402 Fax:
State License/Certification #: WI-7781-WBE Expiration Date: 10-16-25

IV. PROPERTY INFORMATION

Address: 517 Grayside Ave. Mauston, WI 53948
Tax Parcel #: 292510918.67 Attach a copy of the Owner's deed to the property.
Approximate Cost of Project: 47,365.00

V. ZONING APPLICATION (Check the type(s) of application(s) you are submitting) (Refer to Zoning Ordinance Chapter 114, Article. VIII: Procedures and Administration, for details) (Checklist No.)

- Amendment of Zoning Regulations (per Section 114-285) 1
Amendment to the Official Zoning Maps (per Section 114-286) 2
Zoning Permit for (check as appropriate)
Permitted Use (per Section 114-287) (May require site plan) 3
Conditional Use (per Section 114-288) (Requires site plan) 4 and 7
Temporary Use (per Section 114-289) 5
Sign Permit (per Section 114-290) 6
Site Plan Approval (per Section 114-291) 7
Zoning Certificate of Occupancy (per Section 114-292) na
Variance (per Section 114-293) (Requires site plan) 8
Ordinance Interpretation (per Section 114-294) 9
Appeal of Zoning Decision (per Section 114-295) 10
Creation of Planned Development District (per Section 114-296) 11
Other Permits/Licenses (D.P.W./Fire/Clerk) 12

728

Document No. 221456

This Indenture, Made this 30th day of April, A. D., 1969, between St. Paul's Lutheran Christian Day School Corporation of Mauston, Wisconsin a Corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, located at Mauston, Wisconsin, party of the first part, and St. Paul's Evangelical Lutheran Church of Mauston, Wisconsin, party of the second part.

Witnesseth, That the said party of the first part, for and in consideration of the sum of one dollar and other good and valuable consideration

to it paid by the said party of the second part, the receipt whereof is hereby confessed and acknowledged, has given, granted, bargained, sold, remised, released, aliened, conveyed and confirmed, and by these presents does give, grant, bargain, sell, remise, release, alien, convey and confirm unto the said party of the second part, its heirs and assigns forever, the following described real estate, situated in the County of Juneau and State of Wisconsin, to-wit:

A part of the Southeast Quarter of the Southwest Quarter (SE 1/4 SW 1/4) of Section Twelve (12) Township Fifteen (15) North, Range Three (3) East, in the City of Mauston, Juneau County, Wisconsin, more particularly described as follows: Commencing at the Southwest corner of Bohem's Sub-division to the City of Mauston, thence west a distance of 15 feet to the point of beginning, thence North 263.42 feet along a line parallel to the west boundary line of Bohem's Sub-division, thence East 15 feet, thence North 00.42° West 60 feet; thence due East 321.40 feet, thence due north 232.04 feet, thence due West to the west line of said SE 1/4 SW 1/4 of Section 12, T15N, R3E, thence South along the West line of said SE 1/4 SW 1/4 to a point 33 feet North of the Southwest corner of the aforesaid SE 1/4 SW 1/4, thence East 450.80 feet to the point of beginning; less land sold for highway purposes by instrument recorded in Volume 165 of Deeds on page 581, Juneau County Records.

Together with all and singular the hereditaments and appurtenances thereunto belonging or in any wise appertaining; and all the estate, right, title, interest, claim or demand whatsoever, of the said party of the first part, either in law or equity, either in possession or expectancy of, and to the above bargained premises, and their hereditaments and appurtenances.

To Have and to Hold the said premises as above described with the hereditaments and appurtenances, unto the said party of the second part, and to its heirs and assigns FOREVER.

And the said St. Paul's Lutheran Christian Day School Corporation of Mauston, Wisconsin, party of the first part, for itself and its successors, does covenant, grant, bargain and agree to and with the said party of the second part, its heirs and assigns, that at the time of the ensembling and delivery of these presents it is well seized of the premises above described, as of a good, sure, perfect, absolute and indefeasible estate of inheritance in the law, in fee simple, and that the same are free and clear from all incumbrances whatever,

and that the above bargained premises in the quiet and peaceable possession of the said party of the second part, its heirs and assigns, against all and every person or persons lawfully claiming the whole or any part thereof, it will forever WARRANT AND DEFEND.

In Witness Whereof, the said St. Paul's Lutheran Christian Day School Corporation of Mauston party of the first part, has caused these presents to be signed by Louis Brux, its President, and countersigned by Robert L. Schroeder, its Secretary, at Mauston, Wisconsin, and its corporate seal to be hereunto affixed, this 30th day of April, A. D., 1969.

SIGNED AND SEALED IN PRESENCE OF
Roland W. Vieth
Roland W. Vieth
Carole J. Baltz
Carole J. Baltz

ST. PAUL'S LUTHERAN CHRISTIAN DAY SCHOOL CORPORATION OF MAUSTON, Wis.
Corporate Name
Louis Brux President
COUNTERSIGNED BY *Robert L. Schroeder* Secretary

STATE OF WISCONSIN, }
Juneau County, } ss.

Personally came before me, this 30th day of April, A. D., 1969, Louis Brux, President, and Robert L. Schroeder, Secretary of the above named Corporation, to me known to be the persons who executed the foregoing instrument, and to me known to be such President and Secretary of said Corporation, and acknowledged that they executed the foregoing instrument as such officers of the deed of said Corporation, by its authority.

Received for Record this 16 day of June, A. D., 1969, at 3 o'clock P.M.
Roland W. Vieth
Roland W. Vieth
Notary Public, Juneau County, Wis.
My Commission expires permanent

WARRANTY DEED—STATE OF WISCONSIN, FORM NO. 2 This instrument drafted by Roland W. Vieth
Received for record this 16 day of June A.D., 1969 at 3 o'clock P.M.
Lawrence Larson, Register of Deeds.

GRAPHIC HOUSE
CUSTOM SIGNS
NATIONAL SIGN FABRIK
SINCE 1976
11542 ADJ
www.graphichouse.com

801 Industrial Pk
Macon, WI 54601

ST PAUL'S EVANGELICAL LUTHERAN CHURCH
317 GRAYSIDE AVE
MAUSTON, WI

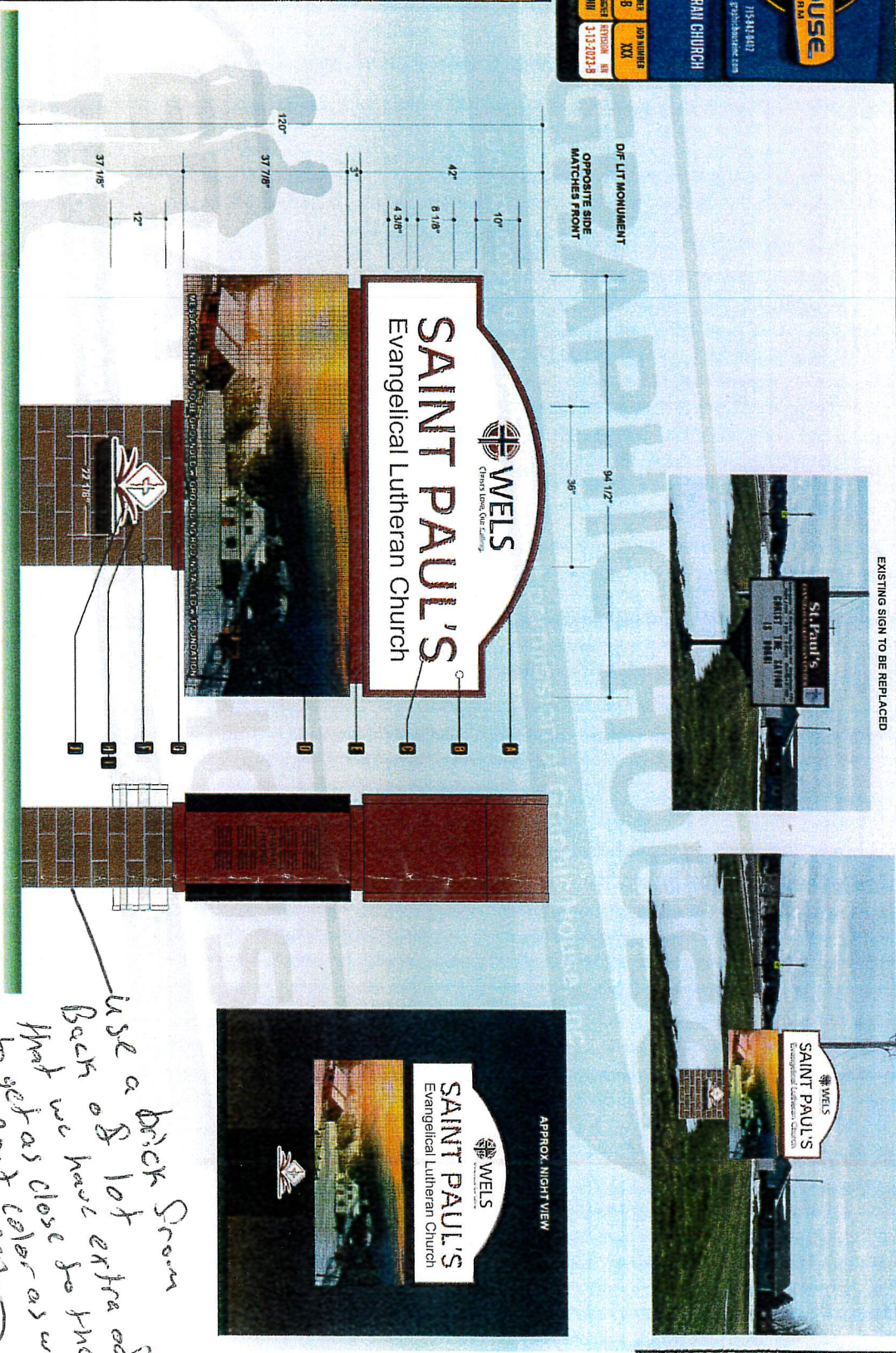
SALES REP	DATE	QUOTE NUMBER	JOB NUMBER
KEVIN S	7-9-2023	ZS091-8	XX
SALES KITH		DATE QUOTE	DATE ORDER
		XX	1-13-2023-8

- LIT MOUNTING SYSTEM**
- A. ALUM. FINISHED CABINET LIT w/ WHITE LED'S
 - B. WHITE POLYCARBONATE FACE
 - C. DOUBLE FINISHED WHITE w/ GLASS LAMINATE
 - D. 1/2" ALUM. RED MESSAGE CENTER, 80 x 75MM ALUMINUM
 - E. VARNISH DEFEAL
 - F. STAINLESS STEEL CHAIRS, BRONZE TRIMMER w/ STAINLESS BRUSH METAL
 - G. FINISHED ALUM. CAP
 - H. ALUM. FINISHED CAP, COLORED LIT w/ WHITE LED'S, WHITE DECORATIONS
 - I. WHITE TRIM, CAP
 - J. LIT WHITE FACE, DOUBLE FINISHED WHITE w/ GLASS LAMINATE
 - K. P1 - PMS 1815c
 - L. White Polycarbonate
 - M. DP1 - PMS 1815c
 - N. DP2 - PMS Cool Grey 10c
 - O. DP3 - PMS 188c
 - P. DP4 - PMS 2767c
- Colors shown in this rendering provide conceptual colors & graphics locations only. THE COLORS SHOWN WILL BE COPIED TO THE SIGN'S SHOW. ALL SIZE, SHAPES, COLORS, ETC. ARE CONCEPTUAL & MAY VARY FROM ACTUAL. PRODUCT A NUMBER/CHANGES LABEL WILL BE ADDED TO YOUR SIGN AT THE CONSTRUCTION OF GRAPHIC HOUSE, INC.

CLIENT HAS DESIGNATED THE LOCATION IN WHICH THE SIGNAGE IS TO BE INSTALLED. THE CLIENT HAS THE SOLE RESPONSIBILITY FOR THE STRUCTURAL INTEGRITY OF ALL EXISTING STRUCTURES TO SUPPORT THE SIGNAGE.

ALL RIGHTS RESERVED. GRAPHIC HOUSE, INC. IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED IN THIS QUOTE. THE INFORMATION IS PROVIDED FOR INFORMATIONAL PURPOSES ONLY. GRAPHIC HOUSE, INC. IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED IN THIS QUOTE. THE INFORMATION IS PROVIDED FOR INFORMATIONAL PURPOSES ONLY. GRAPHIC HOUSE, INC. IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED IN THIS QUOTE. THE INFORMATION IS PROVIDED FOR INFORMATIONAL PURPOSES ONLY.

PLEASE REVIEW STYLES & PHOTO CAREFULLY. CHECK FOR TYPOGRAPHICAL ERRORS & DIMENSIONS. LIGHT ACCURACY, ETC. CUSTOMER HAS SOLE RESPONSIBILITY TO CORRECT ANY ERRORS. DISCLAIMER: THE COLORS SHOWN IN THIS RENDERING PROVIDE CONCEPTUAL COLORS & GRAPHICS LOCATIONS ONLY. THE COLORS SHOWN WILL MATCH THE ACTUAL, PHOTOGRAPHIC PRINTS, PRINTING OR VITAL COLORS THAT WILL BE COPIED TO THE SIGN'S SHOW. ALL SIZE, SHAPES, COLORS, ETC. ARE CONCEPTUAL & MAY VARY FROM ACTUAL. PRODUCT A NUMBER/CHANGES LABEL WILL BE ADDED TO YOUR SIGN AT THE CONSTRUCTION OF GRAPHIC HOUSE, INC.

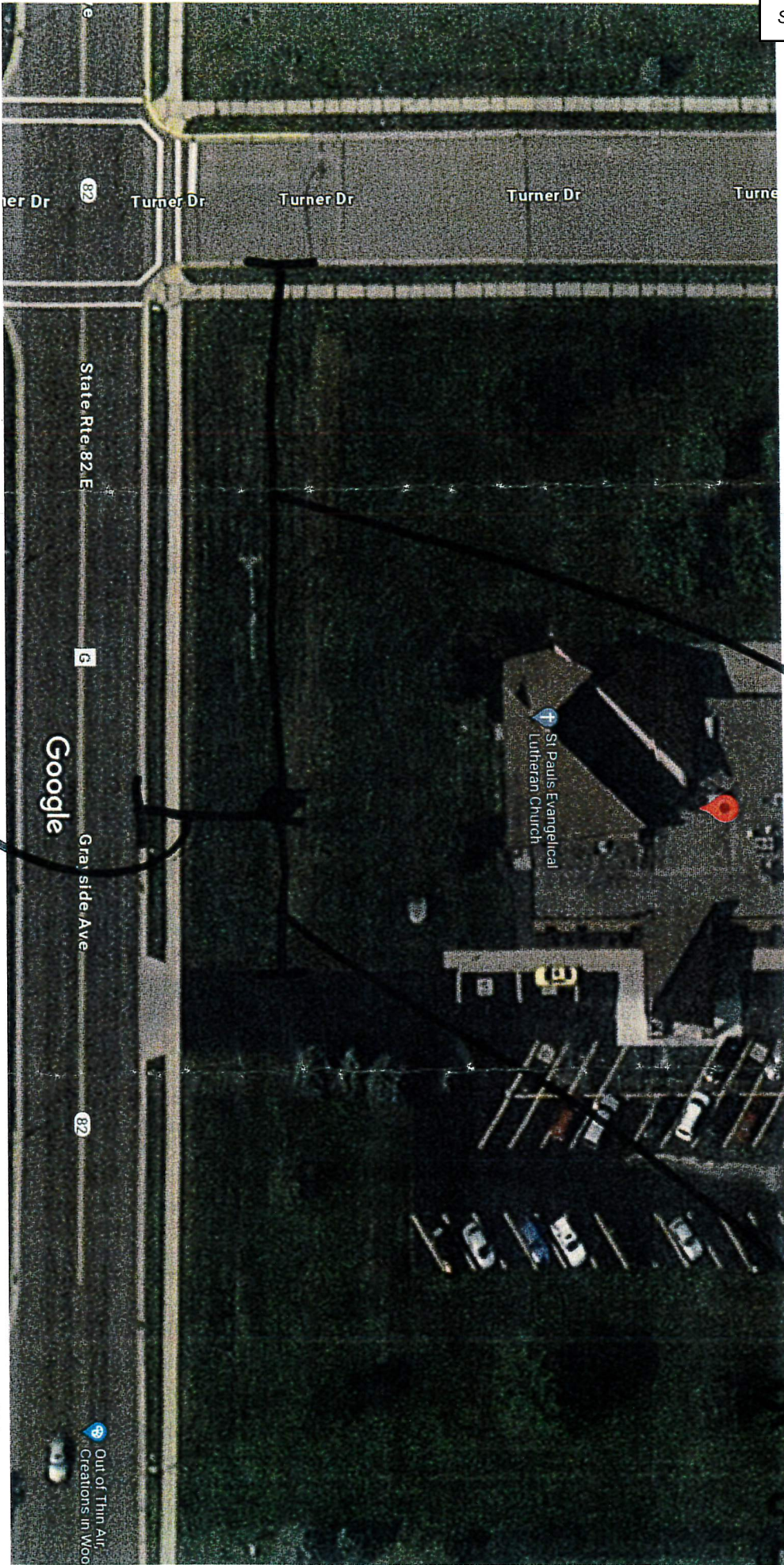


*Use a brick brown
Back of sign extra of
that we have for the
to get as close as we
can.*

*I talked to Kevin
Mark and we have
ask*

Google Maps

517 Grayside Ave



180'-0" for center of

58'-0" for center of

48'-0" for center of



MB report under 9500
center of street

CITY OF MAUSTON

303 MANSION ST

MAUSTON, WI 53948-1329

Receipt Nbr: 3

Date: 1

Check

Section 3, Item a.

RECEIVED FROM BUILDING & ZONING PERMITS

\$500.00

<u>Type of Payment</u>	<u>Description</u>	<u>Amount</u>
Accounting	Account Nbr: 100-00-44400-000-000 Bldg & Zoning Permit Graphic House ck #7650	500.00
TOTAL RECEIVED		500.00

Receipt Memo: Graphic House ck #7650

City of Mauston Resolution 2025-P-01

RESOLUTION APPROVING CONDITIONAL USE

Return Address: City of Mauston
Attn: Val Nelson
303 Mansion Street
Mauston, Wisconsin 53948

Parcel I.D. 292510918.67

APPLICANT: St Paul’s Evangelical Lutheran Church

PROPERTY OWNER: St Paul’s Evangelical Lutheran Church

PROPERTY AFFECTED:
Address: 517 Grayside Ave, Mauston WI

Legal Description: A part of the Southeast Quarter of the Southwest Quarter (SE¼ SW¼) of Section Twelve (12) Township Fifteen (15) North, Range Three (3) East, in the City of Mauston, Juneau County, Wisconsin, more particularly described as follows: Commencing at the Southwest corner of Bohem’s Sub-division in the City of Mauston, thence west a distance of 15 feet to the point of beginning, thence North 263.42 feet along a line parallel to the west boundary line of Bohem’s Sub-division, thence East 15 feet, thence North 00.42° West 60 feet; thence due East 321.40 feet, thence due north 232.04 feet, thence due West to the west line of said SE ¼ SW ¼ of Section 12, T15N, R3E, thence South along the West line of said SE¼ SW¼ to a point 33 feet North of the Southwest corner of the aforesaid SE¼ SW¼, thence East 450.80 feet to the point of beginning; less land sold for highway purposes by instrument recorded in Volume 165 of Deeds on page 581, Juneau County Records.

WHEREAS, the City of Mauston has received a request for a Conditional Use by the above Applicant regarding the above property, which application is attached hereto and incorporated herein by reference; and

WHEREAS, the Plan Commission has reviewed the application, site plan, and the resolution, and has recommend approval to the Common Council; and

WHEREAS, the Common Council has conducted a public hearing on said application and has carefully evaluated the application, along with input from City staff and consultants.

NOW, THEREFORE, the Common Council of the City of Mauston does hereby resolve as follows:

BE IT FURTHER RESOLVED that the Mauston Common Council finds that this application for a Conditional Use satisfies the standards required by Section 114-288 of the Zoning Ordinance, specifically as follows:

- (a) The Common Council finds that the proposed Conditional Use, in general, independent of its location, is in harmony with the purposes, goals, objectives, policies and standards of the Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted or under consideration by the City.
- (b) The Common Council finds that the proposed Conditional Use, in its proposed specific location, is in harmony with the purposes, goals, objectives, policies and standards of the Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted or under consideration by the City.
- (c) The proposed Conditional Use will not cause a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan, or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
- (d) The proposed Conditional Use maintains the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
- (e) The proposed Conditional Use is located in an area that will be adequately served by, and will not impose an undue burden on, any of the improvements, facilities, utilities or services provided by public agencies serving the subject property.
- (f) The potential public benefits (e.g. information sign) of the proposed Conditional Use outweigh any and all potential adverse impacts of the proposed conditional use, after taking into consideration the Applicant's proposal, including the Applicant's suggestions to ameliorate any adverse impacts.

BE IT FURTHER RESOLVED that the Mauston Common Council approves the application for a Conditional Use subject to the following conditions and restrictions, which shall be perpetual, unless and until changed by action of the Plan Commission or until the Applicant ceases the use of the property which is conditionally approved herein:

1. APPROVED USE. The sole purpose of this resolution is to address the applicant's request for the replacement of their existing sign pursuant to Sec. 114-116. This resolution does not affect any other aspects of the property or the existing use of the property. The installation of a 120" x 94½" pylon sign with electronic message board per site plan submitted is approved. The existing sign will be removed prior to installation of the new sign.

2. CHANGES. Pursuant to section 114-288 of the Zoning Ordinance, the Applicant may apply to the Zoning Administrator for "minor" changes to the Site Plan or this Conditional Use, which changes may be granted, in writing, by the Zoning Administrator, provided (i) the changes do

not violate any of the minimum standards of the Mauston Zoning Ordinance and (ii) the spirit and intent of the original Conditional Use is preserved. The Zoning Administer shall determine, in his/her sole discretion, whether a change is "minor". All changes which are not "minor" shall be submitted to and approved in writing by the Plan Commission. Whenever an approved change alters any part of a recorded document, the document which authorizes said change shall also be recorded.

3. OTHER REGULATIONS. Nothing herein shall constitute a waiver or limitation of the Applicant's compliance with all other Mauston ordinances and regulations, including all other requirements of the Mauston Zoning Ordinance.

4. ENFORCEMENT. The conditions imposed herein (including the conditions imposed by any plans or changes submitted hereafter), shall all be enforced as on-going conditions of this Conditional Use Resolution. Failure of the Applicant to comply with these conditions, shall entitle the City to take enforcement action, which may include fines, forfeitures, injunctions, and/or termination of this Resolution, which in turn will require the Applicant to cease the use of the property authorized herein until a new Conditional Use is approved.

5. RECORDING. A copy of this Resolution, without attachments, shall be recorded with the Juneau County Register of Deeds.

6. APPLICANT / OWNER APPROVAL. This Conditional Use shall not become effective and shall not be recorded until the Applicant and Owner acknowledges his/her/its acceptance of this Conditional Use by signing this Document in the space provided below.

Introduced and adopted this ____ day of _____, 2025.

CITY OF MAUSTON COMMON COUNCIL

Approved: _____ **Attest:** _____
Darryl D D Teske, Mayor Daron Haugh, Administrator

APPLICANT APPROVAL

The undersigned Applicant hereby acknowledges receipt of this Conditional Use and hereby acknowledges that the development and use of the property shall conform with the terms and conditions of this Conditional Use and the Mauston Zoning Ordinance.

Signature: _____ Dated: _____

Print Name: _____

This document drafted by: Val Nelson-Zoning Administrator, Mauston, WI 53948



COMMON COUNCIL MEETING MINUTES

December 10, 2024 at 6:30 PM
303 Mansion Street Mauston, WI

1. **Call to Order/Roll Call:** The Mauston Common Council was called to order on Tuesday, December 10, 2024 at 6:30 pm by Mayor Teske. Attending members present were Barb Hoilien, Jim Allaby, Rick Noe, Courtney Ray, Donna McGinley, Mary Bender, and Leanna Hagen. Mayor Darryl Teske, Administrator Daron Haugh, Public Works Director Rob Nelson, and Deputy Clerk Nicole Lyddy were also present.
2. **Pledge of Allegiance:** Mayor Teske led the pledge.
3. **Approval of Minutes:** A motion was made by Noe, seconded by Ray to approve the November 26 and December 3, 2024 minutes. Motion carried unanimously.
4. **Citizens Address to the Council:** Tina Burch the Juneau County Health Department Director gave a brief talk about continuing fluoridation in the City's water. She also indicated that the City would lose its grandfathered chemical feed rooms if fluoridation was discontinued.
5. **Reports from Committees, Boards, and Commissions:** Nothing to report
6. **Finance and Purchasing Committee Report:** A Motion was made by Noe, seconded by Hoilien to approve the vouchers of \$648,866.61. Motion carried by unanimous roll call vote.
7. **Public Works Committee Report:**
 - a. **Olympic Builders pay app #8:** A Motion was made by Noe, seconded by Hoilien to approve Olympic Builders pay app #8 of \$81,415. Motion carried by unanimous roll call vote.
 - b. **Director of Public Works:** Nelson stated that the remodeling of the sewer plant has started.
8. **Plan Commission Committee Report: Ordinance 2024-2071:** The First Reading of Ordinance 2024-2071 Changing of Zoning District for tax parcel 29-251-029.050 was completed.
9. **Ordinance, Licenses and Permits Committee Report**
 - a. **Operator License denial:** A motion was made by Allaby, seconded by Hagen to deny Marc Laridaen's appeal based on the City's point matrix system. Motion carried unanimously.
 - b. **Ordinance 2024-2072:** The first reading of Ordinance 2024-2072 Adding Offenses Involving Public Peace and Order - Camping
10. **Fire Chief's Report:** Chief Lenorud gave his report and answered any questions. He also stated that they pick up the new tanker truck on Friday.

11. City Council Report: There was significant discussion about the Fire Department hosting a holiday party with alcohol at the fire station. Mayor Teske clarified, based on advice from legal counsel, that while the Police and Fire Commission oversees personnel matters, the City Council has authority over the building.

12. Mayor's Report: Mayor Teske thanked Leanna Hagen, Kathy Green, and all the volunteers who helped make the Holiday Parade and the Holiday Train events successful.

December 24, 2024 meeting: A motion was made by McGinley, seconded by Ray to cancel the December 24, 2024 meeting. Motion carried unanimously.

13. City Administrator's Report

- a. City Administrator's Annual Report was reviewed.
- b. The Municipal Code Enforcement November Report was reviewed.

14. Adjourn: A Motion was made by Hagen, seconded by Allaby to adjourn. Motion carried unanimously. The meeting adjourned at 6:58 pm.

Administrator

Date



SPECIAL COMMON COUNCIL MEETING MINUTES

December 19, 2024 at 6:30 PM
303 Mansion Street Mauston, WI

1. **Call to Order/Roll Call:** The Mauston Common Council was called to order at a special meeting on Thursday, December 19, 2024, at 6:30 pm by Mayor Teske. Attending members present were Barb Hoilien, Jim Allaby, Rick Noe, Courtney Ray (by phone), Donna McGinley, Mary Bender, and Leanna Hagen. Mayor Darryl Teske, Administrator Daron Haugh, Deputy Clerk Nicole Lyddy, and Bob Buchta from Oliver Construction were also present.
2. **Pledge of Allegiance:** Mayor Teske led the pledge.
3. **Public Hearing:** The Mayor opened the public hearing for Mastermold at 6:31 pm. Questions regarding the height of the building were addressed due to the building being in the Mauston/New Lisbon airport's path. Motion made by Noe, seconded by Hagen to close the public hearing. The motion carried unanimously at 6:34 pm.
4. **Conditional Use Permit 2024-P-07:** Motion made by Noe, seconded by McGinley to approve the Conditional Use Permit for Mastermold. Motion carried unanimously.
5. **Second Reading and adoption of Ordinance 2024-2071:** Motion made by McGinley, seconded by Allaby to approve Ordinance 2024-2071 changing the Zoning District for Tax parcel 29-251-0294.050. Motion carried unanimously.
6. **Black Hawk Investments CSM:** Motion made by Hagen, seconded by McGinley to approve the CSM Amendment to the City Zoning Map. Motion carried unanimously.
7. **2025 Water and Sewer Budget:** Motion made by Noe, seconded by Allaby to approve the 2025 Water and Sewer Budgets. Motion carried by unanimous roll call vote.
8. **Re-evaluation process:** Motion made by McGinley, seconded by Noe to approve that the relationships remain in good standing and are meeting the standards between the City of Mauston, MSA, Hatch Public Library, and River Architects. Motion carried unanimously.
9. **Adjourn:** Motion made by Hoilien, seconded by Noe to adjourn. Motion carried unanimously at 6:52 pm.

Administrator

Date

**EASEMENT UNDERGROUND
ELECTRIC AND COMMUNICATION**

Document No.

The undersigned **Grantor(s) City of Mauston, (hereinafter called the "Grantor")**, in consideration of the sum of one dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, does hereby grant, convey and warrant unto **Wisconsin Power and Light Company, a Wisconsin corporation (hereinafter called the "Grantee")**, the Grantee's successors and assigns, the perpetual right and easement to construct, install, maintain, operate, repair, inspect, replace, add, relocate and remove the Designated Facilities, as indicated below, upon, in, over, through and across lands owned by the Grantor in the **City of Mauston, County of Juneau, State of Wisconsin**, said Easement Area to be 8 feet in width and described as follows:

See EXHIBIT "A" attached hereto and made a part hereof.

This Easement is subject to the following conditions:

1. **Designated Facilities:** This easement is for underground electric line facilities, including but not limited to conduit, cables, above ground electric pad-mount transformers, secondary pedestals, riser equipment and other appurtenant equipment associated with underground electric line facilities.
2. **Access:** The Grantee and its agents shall have the right of reasonable ingress and egress to, over and across the Grantor's land adjacent to the Easement Area.
3. **Buildings and Structures:** The Grantor agrees within the Easement Area not to construct or place buildings, structures, or other improvements, or place water, sewer or drainage facilities; all without the express written consent of the Grantee.
4. **Landscaping and Vegetation:** No plantings and landscaping are allowed within the Easement Area that will interfere with the easement rights herein granted. The Grantee has the right to trim or remove trees, bushes and brush within the Easement Area without replacement or compensation hereinafter. The Grantee may treat the stumps of any trees, bushes or brush to prevent re-growth and apply herbicides in accordance with applicable laws, rules and regulations, for tree and brush control.
5. **Elevation:** After the installation of the facilities and final grading of the Easement Area, the Grantor agrees not to alter the elevation of the existing ground surface by more than six (6) inches or place rocks or boulders more than eight (8) inches in diameter, within the Easement Area, without the express written consent of the Grantee.
6. **Restoration and Damages:** The Grantee shall at its option, restore, cause to have restored or pay a reasonable sum for all damages to property, crops, fences, livestock, lawns, roads, fields and field tile (other than trees trimmed or cut down and removed), caused by the construction, maintenance or removal of said facilities.
7. **Rights not granted to the Grantee:** The Grantee shall not have the right to construct or place fences, buildings or any other facilities other than the above Designated Facilities.
8. **Reservation of use by the Grantor:** The right is hereby expressly reserved to the Grantor, the heirs, successors and assigns, of every use and enjoyment of said land within the Easement Area consistent with rights herein granted.
9. **Binding Effect:** This agreement is binding upon the heirs, successors and assigns of the parties hereto, and shall run with the lands described herein.
10. **Easement Brochure:** As provided by PSC 113, the Grantor shall have a minimum period of five days to examine materials approved or provided by the Public Service Commission of Wisconsin describing the Grantor's rights and options in the easement negotiating process. The Grantor hereby voluntarily waives the five day review period or acknowledges that they have had at least five days to review such materials.

Record this document with the Register of Deeds

Name and Return Address:
Alliant Energy
Attn: Real Estate Department
4902 North Biltmore Lane
Madison, WI 53718

Parcel Identification Number(s)
292511470

WITNESS the signature(s) of the Grantor this _____ day of _____, 20_____.

CITY OF MAUSTON

_____(SEAL)
Signature

_____(SEAL)
Signature

Printed Name and Title

Printed Name and Title

ACKNOWLEDGEMENT

STATE OF _____)
COUNTY OF _____) SS

Personally came before me _____, 20__, the above-named _____,
the _____ of City of Mauston to me known to be the person who executed
the foregoing document and acknowledged that they are executed the foregoing document as on behalf of said entity by its authority.

Signature of Notary

Printed Name of Notary

Notary Public, State of Wisconsin

My Commission Expires (is) _____

This instrument drafted by
Justin DeVries

Checked by
Haley Long

November 26, 2024

Project Title: ATC Y-74 HLTA2294 UG Work
ERP Activity ID: 1015566
Tract No.:
Rerow No.:

Exhibit "A"

Lands owned by Grantor:

Located in the Northeast Quarter of the Southeast Quarter (NE $\frac{1}{4}$ SE $\frac{1}{4}$) of Section 1, Township 15 North, Range 3 East, City of Mauston, Juneau County, Wisconsin.

A strip of land ten (10) rods wide and eighty (80) rods long, off the south side of the southeast quarter of the northeast quarter (SE $\frac{1}{4}$ NE $\frac{1}{4}$) of Section One (1), Township Fifteen (15) North, Range Three (3) East, containing five (5) acres of land more or less; Also the North ten (10) acres of the Northeast Quarter of the Southeast Quarter (NE $\frac{1}{4}$ SE $\frac{1}{4}$) of Section One (1), Township Fifteen (15) North, Range Three (3) East, all in Juneau County, Wisconsin excepting therefrom flowage rights heretofore granted.

Also a part of the Northeast Quarter of the Southeast Quarter (NE $\frac{1}{4}$ SE $\frac{1}{4}$) of Section One (1), Township Fifteen (15) North, Range Three (3) East, described as follows: Starting at a point on the east section line 990 feet north of the southeast corner of the Northeast Quarter of the Southeast Quarter (NE $\frac{1}{4}$ SE $\frac{1}{4}$) which point is place of beginning; thence west at right angles, a distance of 133 feet; thence south at right angles, and parallel with the section line, a distance of 100 feet; thence east at right angles, a distance of 133 feet to the section line; thence north along the section line a distance of 100 feet to the place of beginning.

Except, therefrom, land previously deeded to Orville Brooks and Christine Brooks, recorded in Volume 150 of Deeds, page 147, on September 30, 1953, and land previously sold to Ferd Babcock and Daisy Babcock, his wife, recorded in Volume 147 of Deeds on page 225, on the 11th day of July, 1955, both recordings being in the office of the Register of Deeds, Juneau County, Wisconsin.

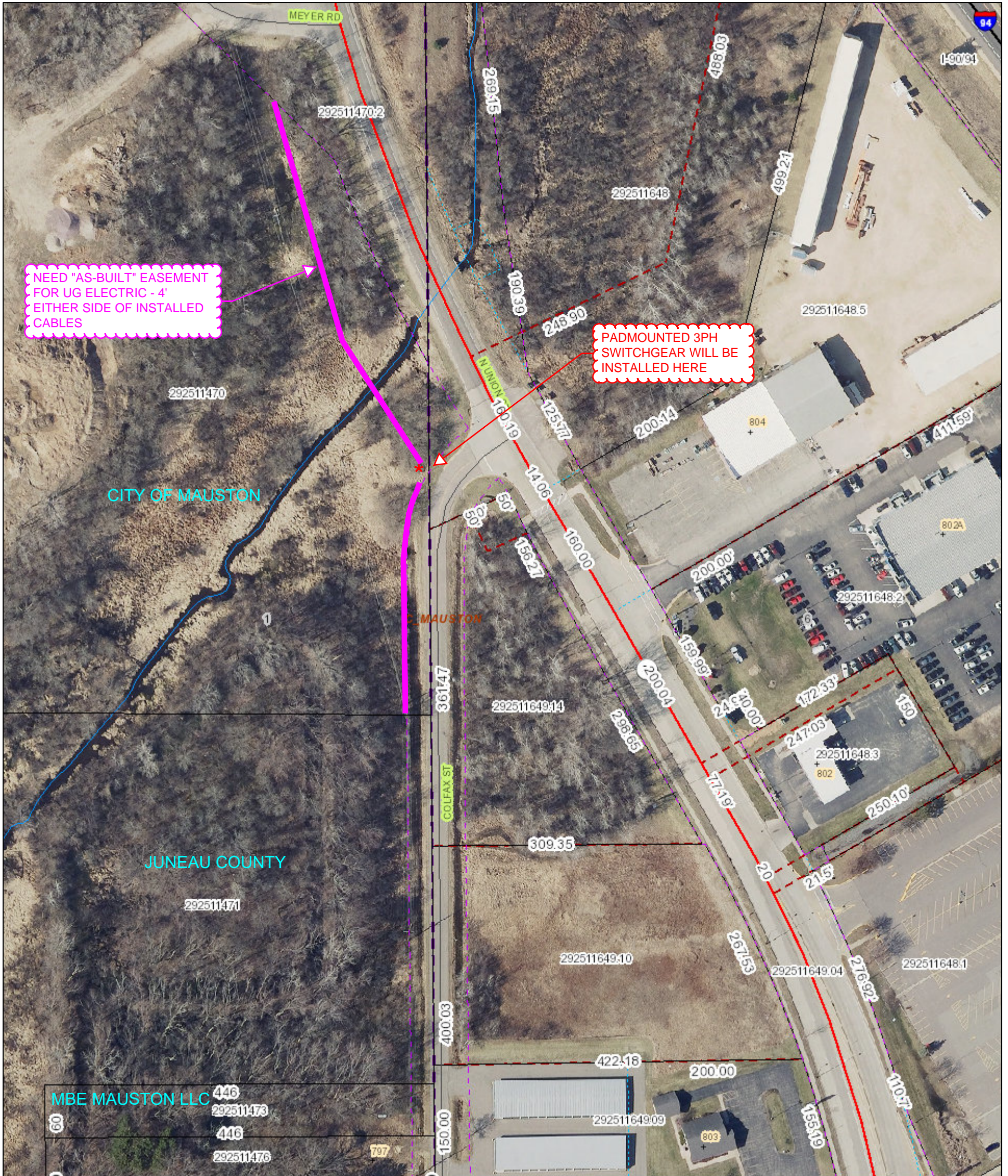
Also excepting, lands heretofore conveyed to the State of Wisconsin for highway purposes as recorded in Volume 162 of Deeds at Page 564.

Grantor's deed being recorded on June 13, 1991, as Document Number 307461 in the office of the Register of Deeds for Juneau County, Wisconsin.

Easement area:

An Easement Area Eight (8) feet in width, having Four (4) feet of such width on either side of the following described centerline: The centerline of Grantee's Designated Facilities as constructed, to be constructed, extended, or relocated lying within the above-described real property.

WO #1015566 EASEMENT NEEDED



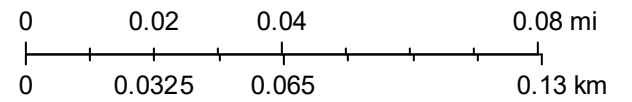
NEED "AS-BUILT" EASEMENT FOR UG ELECTRIC - 4' EITHER SIDE OF INSTALLED CABLES

PADMOUNTED 3PH SWITCHGEAR WILL BE INSTALLED HERE

10/25/2024, 1:58:42 PM

1:1,900

- Railroads
- Major Roads
 - County Road
 - State Road
 - US Highway
 - Interstate
 - Local Roads
 - ROW
- Dimensions
- Address Points
 - City & Village Address Points
- Parcels
- Subdivisions
- Survey Lines
- Lot Lines
- Meander Lines
- Minor Civil Divisions
- Sections
- Streams
- Lakes Rivers



DISCLAIMER: The maps, locations, bearings, and measurements depicted on this map are produced as a service to assist property owners and users. However, this information is not guaranteed to be accurate and shall not be used in lieu of a properly conducted survey of the property. Juneau County assumes no liability for the accuracy of the information shown on this map. If you should report any errors found to Juneau County immediately. CONTACT THE JUNEAU COUNTY LAND INFORMATION OFFICE WITH ANY QUESTIONS OR PROBLEMS (608) 847-9446/(608) 847-9457.

Document No.

**EASEMENT UNDERGROUND
ELECTRIC AND COMMUNICATION**

The undersigned **Grantor(s) City of Mauston, a municipal corporation, (hereinafter called the "Grantor")**, in consideration of the sum of one dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, does hereby grant, convey and warrant unto **Wisconsin Power and Light Company, a Wisconsin corporation (hereinafter called the "Grantee")**, the Grantee's successors and assigns, the perpetual right and easement to construct, install, maintain, operate, repair, inspect, replace, add, relocate and remove the Designated Facilities, as indicated below, upon, in, over, through and across lands owned by the Grantor in the **City of Mauston, County of Juneau, State of Wisconsin**, said Easement Area to be **8** feet in width and described as follows:

See EXHIBIT "A" attached hereto and made a part hereof.

This Easement is subject to the following conditions:

1. **Designated Facilities:** This easement is for underground electric line facilities, including but not limited to conduit, cables, above ground electric pad-mount transformers, secondary pedestals, riser equipment and other appurtenant equipment associated with underground electric line facilities.
2. **Access:** The Grantee and its agents shall have the right of reasonable ingress and egress to, over and across the Grantor's land adjacent to the Easement Area.
3. **Buildings and Structures:** The Grantor agrees within the Easement Area not to construct or place buildings, structures, or other improvements, or place water, sewer or drainage facilities; all without the express written consent of the Grantee.
4. **Landscaping and Vegetation:** No plantings and landscaping are allowed within the Easement Area that will interfere with the easement rights herein granted. The Grantee has the right to trim or remove trees, bushes and brush within the Easement Area without replacement or compensation hereinafter. The Grantee may treat the stumps of any trees, bushes or brush to prevent re-growth and apply herbicides in accordance with applicable laws, rules and regulations, for tree and brush control.
5. **Elevation:** After the installation of the facilities and final grading of the Easement Area, the Grantor agrees not to alter the elevation of the existing ground surface by more than six (6) inches or place rocks or boulders more than eight (8) inches in diameter, within the Easement Area, without the express written consent of the Grantee.
6. **Restoration and Damages:** The Grantee shall at its option, restore, cause to have restored or pay a reasonable sum for all damages to property, crops, fences, livestock, lawns, roads, fields and field tile (other than trees trimmed or cut down and removed), caused by the construction, maintenance or removal of said facilities.
7. **Rights not granted to the Grantee:** The Grantee shall not have the right to construct or place fences, buildings or any other facilities other than the above Designated Facilities.
8. **Reservation of use by the Grantor:** The right is hereby expressly reserved to the Grantor, the heirs, successors and assigns, of every use and enjoyment of said land within the Easement Area consistent with rights herein granted.
9. **Binding Effect:** This agreement is binding upon the heirs, successors and assigns of the parties hereto, and shall run with the lands described herein.
10. **Easement Brochure:** As provided by PSC 113, the Grantor shall have a minimum period of five days to examine materials approved or provided by the Public Service Commission of Wisconsin describing the Grantor's rights and options in the easement negotiating process. The Grantor hereby voluntarily waives the five day review period or acknowledges that they have had at least five days to review such materials.

Record this document with the Register of Deeds

Name and Return Address:
Alliant Energy
Attn: Real Estate Department
4902 North Biltmore Lane
Madison, WI 53718

Parcel Identification Number(s)
292511652.16

WITNESS the signature(s) of the Grantor this _____ day of _____, 20_____.

CITY OF MAUSTON

_____(SEAL)
Signature

_____(SEAL)
Signature

Printed Name and Title

Printed Name and Title

ACKNOWLEDGEMENT

STATE OF _____)
COUNTY OF _____) SS

Personally came before me _____, 20__, the above-named _____,
the _____ of City of Mauston to me known to be the person who executed
the foregoing document and acknowledged that they are executed the foregoing document as on behalf of said entity by its authority.

Signature of Notary

Printed Name of Notary

Notary Public, State of Wisconsin

My Commission Expires (is) _____

This instrument drafted by
Justin DeVries

Checked by
Haley Long

November 26, 2024

Project Title: ATC Y-74 HLTA2294 UG Work
ERP Activity ID: 1015566
Tract No.:
Rerow No.:

Exhibit "A"

Lands owned by Grantor:

Located in the North Half of the Northeast Quarter (N $\frac{1}{2}$ NE $\frac{1}{4}$) of Section 7, Township 15 North, Range 4 East, City of Mauston, Juneau County, Wisconsin.

Outlot A of Juneau County Certified Survey Map No. 2890, recorded in Volume 12 of CSM, page 8, being a part of Lot 8 of Certified Survey Map No. 2030 recorded in Volume 7 of C.S.M., page 215; and also being a part of Lot C of CSM No. 2367, recorded in Volume 9 of CSM, page 119, located in the North Half of the Northeast Quarter (N $\frac{1}{2}$ NE $\frac{1}{4}$) of Section 7, Township 15 North, Range 4 East, City of Mauston, Juneau County, Wisconsin.

AND

A part of the North $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of Section 7, T15N, R4E, in the City of Mauston, Juneau County, Wisconsin, more particularly described as Lot 7 and Outlot A of Juneau County Certified Survey Map #2029 recorded in Volume 7 of C.S.M. at page 214.

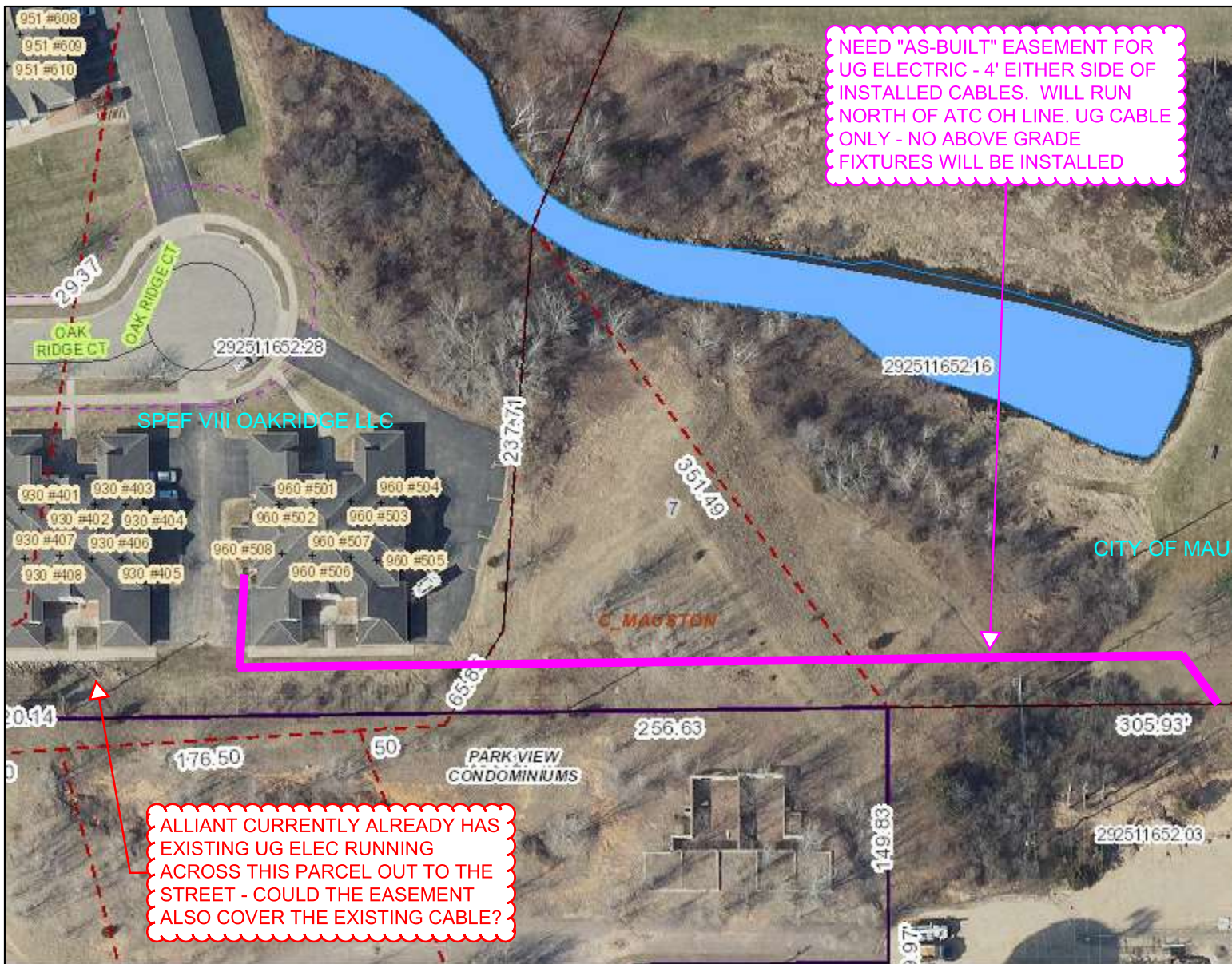
Grantor's deeds being recorded on June 3, 2003, as Document Number 617571, AND on December 30, 1999, as Document Number 362278 in the office of the Register of Deeds for Juneau County, Wisconsin.

Easement area:

An Easement Area Eight (8) feet in width, having Four (4) feet of such width on either side of the following described centerline: The centerline of Grantee's Designated Facilities as constructed, to be constructed, extended, or relocated lying within the above-described real property.

WO #1015566 EASEMENTS NEEDED

Section 8, Item a.



NEED "AS-BUILT" EASEMENT FOR UG ELECTRIC - 4' EITHER SIDE OF INSTALLED CABLES. WILL RUN NORTH OF ATC OH LINE. UG CABLE ONLY - NO ABOVE GRADE FIXTURES WILL BE INSTALLED

ALLIANT CURRENTLY ALREADY HAS EXISTING UG ELEC RUNNING ACROSS THIS PARCEL OUT TO THE STREET - COULD THE EASEMENT ALSO COVER THE EXISTING CABLE?

10/31/2024, 8:06:47 AM

- ++ Railroads
- State Road
- Local Roads
- Major Roads**
- County Road
- Interstate
- - ROW
- Dimensions

DISCLAIMER: The maps, locations, bearings, and measurements depicted on this map are produced as a service to assist property owners and users. However, this information is not guaranteed to be accurate and shall not be used in lieu of a properly conducted survey of the property. Juneau County assumes no liability for the accuracy of the information. You are on notice that you should report any errors found to Juneau County immediately. CONTACT THE JUNEAU COUNTY LAND INFORMATION OFFICE WITH ANY QUESTIONS OR PROBLEMS (608) 847-9446/(608) 847-9457.

Juneau County, WI | Source: Esri, Maxar, Earthstar Geographics

Address Points
City & Village Address Points
Parcels

0 0.0
0 0

January 14, 2025

ACH Payments & Checks #40252 - #40357

12/07/24 – 12/31/24

Total Vouchers = \$523,025.19

ERF Vouchers = \$61,464.10

Plus

Payroll = \$166,405.54

Total to Approve \$750,894.83

1/09/2025

4:27 PM

Reprint Check Register - Quick Report - ALL

Page: 1
ACCT

Equipment Replacement Checking

Accounting Checks

Posted From: 12/07/2024 From Account:
Thru: 12/31/2024 Thru Account:

Check Nbr	Check Date	Payee	Amount
2261	12/11/2024	MacQueen Equipment FD - SCBA compressor	37,048.30
2262	12/11/2024	Motorola Solutions, Inc PD - Desktop chargers	1,032.80
2263	12/26/2024	Applied Concepts, Inc. PD - Squad radar units 6*	19,158.00
2264	12/26/2024	Lee Recreation, LLC Parks - Rubber mulch bags	4,225.00
		Grand Total	61,464.10

1/09/2025

4:27 PM

Reprint Check Register - Quick Report - ALL

Page: 2
ACCT

Equipment Replacement Checking

Accounting Checks

Posted From: 12/07/2024
Thru: 12/31/2024

From Account:
Thru Account:

Amount

Total Expenditure from Fund # 405 - Equipment Replacement Fund

61,464.10

Total Expenditure from all Funds

61,464.10

Fund: 100 - General Fund

Account Number		2024		2024 Budget	Budget Status	% of Budget
		December	Actual 12/31/2024			
100-00-41110-000-000	General Property Taxes	0.00	2,572,809.07	2,572,771.00	38.07	100.00
100-00-41140-000-000	Mobile Home Park Permits/Taxes	1,957.02	28,473.55	27,500.00	973.55	103.54
100-00-41210-000-000	Room Tax	0.00	56,462.92	80,000.00	-23,537.08	70.58
100-00-41220-000-000	GMTA 70% Room Tax	0.00	131,746.72	168,000.00	-36,253.28	78.42
100-00-41220-100-000	Other Revenues	0.00	0.00	0.00	0.00	0.00
100-00-41300-000-000	Payment in Lieu of Taxes	0.00	18,759.76	14,447.00	4,312.76	129.85
100-00-41310-000-000	Reg Mun Owned Taxes	0.00	0.00	105,715.00	-105,715.00	0.00
100-00-41810-000-000	Intrst-Delinq Mobile Home Tax	0.00	0.00	0.00	0.00	0.00
100-00-41820-000-000	Intrst-Delinq PP Tax	0.00	156.72	145.00	11.72	108.08
100-00-41900-000-000	Other Tax Collections	0.00	0.00	0.00	0.00	0.00
Taxes		1,957.02	2,808,408.74	2,968,578.00	-160,169.26	94.60
100-00-43300-000-000	Other Federal Payments	0.00	0.00	0.00	0.00	0.00
100-00-43410-000-000	State Shared Revenues	0.00	1,217,322.48	1,212,506.00	4,816.48	100.40
100-00-43410-100-000	Utility Aid Payment	0.00	31,280.57	32,108.00	-827.43	97.42
100-00-43410-200-000	Expenditure Restraint Pmt	0.00	0.00	0.00	0.00	0.00
100-00-43410-300-000	Personal Property Aid	0.00	6,789.20	14,111.00	-7,321.80	48.11
100-00-43420-000-000	Fire Ins Tax from State	0.00	13,503.59	11,500.00	2,003.59	117.42
100-00-43521-000-000	PD Overtime/DOT Grants	0.00	0.00	0.00	0.00	0.00
100-00-43522-000-000	State Law Enforcement Training	0.00	1,920.00	1,600.00	320.00	120.00
100-00-43524-000-000	Forest Fire Protect Grant (FD)	0.00	0.00	0.00	0.00	0.00
100-00-43525-000-000	Equipment Grants	0.00	0.00	0.00	0.00	0.00
100-00-43530-000-000	State Transportaton Aids	0.00	403,997.89	395,800.00	8,197.89	102.07
100-00-43531-000-000	State Aid Connecting Streets	0.00	91,306.54	77,983.00	13,323.54	117.09
100-00-43532-000-000	COVID-19 R2R Grant Aid	0.00	0.00	0.00	0.00	0.00
100-00-43533-000-000	State Aid Computers	0.00	9,487.95	9,488.00	-0.05	100.00
100-00-43549-000-000	DNR Recycling	0.00	13,348.34	13,329.00	19.34	100.15
100-00-43600-000-000	Other State Payments	0.00	2,102.19	0.00	2,102.19	0.00
100-00-43610-000-000	Payment for Municipal Services	0.00	89,767.82	90,111.00	-343.18	99.62
100-00-43660-000-000	Environmental Impact Rev (ATC)	0.00	0.00	1,458.00	-1,458.00	0.00
Intergovernmental Revenues		0.00	1,880,826.57	1,859,994.00	20,832.57	101.12
100-00-44110-000-000	Liquor License/Malt Bevs Fee	192.00	8,900.00	8,300.00	600.00	107.23
100-00-44121-000-000	Cable TV Licenses	0.00	15,823.42	20,388.00	-4,564.58	77.61
100-00-44121-000-100	VSP Fee Subsidy	0.00	4,308.00	4,308.00	0.00	100.00
100-00-44130-000-000	Operator, Cig & Amuse Device	142.00	6,327.00	6,000.00	327.00	105.45
100-00-44200-000-000	Dog & Cat Licenses	0.00	0.00	25.00	-25.00	0.00
100-00-44201-000-000	Chicken permit	0.00	40.00	100.00	-60.00	40.00
100-00-44301-000-000	Fire Inspection Fee	0.00	1,200.00	750.00	450.00	160.00
100-00-44400-000-000	Bldg & Zoning Permit	85.00	112,775.50	50,000.00	62,775.50	225.55
100-00-44410-000-000	Rental Inspection	0.00	0.00	0.00	0.00	0.00
100-00-44910-000-000	Other Permits/Fees(Sellers,MH)	0.00	400.00	400.00	0.00	100.00
Licenses & Permits		419.00	149,773.92	90,271.00	59,502.92	165.92
100-00-45115-000-000	Muni Court Fees (City)	1,863.03	27,056.55	35,325.00	-8,268.45	76.59
100-00-45116-000-000	Muni Court Fines (City)	3,719.05	58,961.02	94,600.00	-35,638.98	62.33
100-00-45120-000-000	County Court Fines/Forfeitures	217.95	3,506.87	4,000.00	-493.13	87.67
100-00-45130-000-000	Parking Violations	2,150.00	18,742.03	18,000.00	742.03	104.12
100-00-45140-000-000	Police Undercover Local Rev	0.00	5,016.09	0.00	5,016.09	0.00
100-00-45141-000-000	Police Fed Equity Share Rev	0.00	0.00	0.00	0.00	0.00

Fund: 100 - General Fund

Account Number		2024 December	2024 Actual 12/31/2024	2024 Budget	Budget Status	% of Budget
Fines & Forfeitures						
		7,950.03	113,282.56	151,925.00	-38,642.44	74.56
100-00-46100-000-000	Misc. General Revenues	0.00	6,556.00	0.00	6,556.00	0.00
100-00-46101-000-000	Admin Service Fee	0.00	0.00	0.00	0.00	0.00
100-00-46210-000-000	Police A/R,Supoena, Fees, Tows	36.50	1,547.50	536.00	1,011.50	288.71
100-00-46220-000-000	Township Rural Fire Reimbursmt	0.00	199,581.00	199,301.00	280.00	100.14
100-00-46220-001-000	Township Rural Fire 2% Dues	0.00	0.00	0.00	0.00	0.00
100-00-46223-000-000	Emergency Response Fee Revenue	700.00	33,064.02	67,500.00	-34,435.98	48.98
100-00-46230-000-000	Ambulance Assessment fee	35,567.18	211,377.12	208,852.00	2,525.12	101.21
100-00-46322-000-000	Assessments:C&G/Sidewalk	49.14	153,332.46	67,500.00	85,832.46	227.16
100-00-46323-000-100	Service Charge (Mowing)	0.00	4,050.00	0.00	4,050.00	0.00
100-00-46323-000-200	Service Charge (Shovel)	0.00	1,072.50	0.00	1,072.50	0.00
100-00-46370-000-000	Boat Launch Fees	5.00	3,112.69	3,808.00	-695.31	81.74
100-00-46420-000-000	Garbage Collection Revenue	39,508.66	237,399.91	236,534.00	865.91	100.37
100-00-46423-000-000	Large Item Pick up Rev	0.00	641.50	0.00	641.50	0.00
100-00-46540-300-000	FD UBS Investment	0.00	0.00	0.00	0.00	0.00
100-00-46700-000-000	Summer Rec Revenue	0.00	0.00	0.00	0.00	0.00
100-00-46721-000-000	Tree Tribute Program Revenue	0.00	560.00	1,120.00	-560.00	50.00
Public Charges for Services						
		75,866.48	852,294.70	785,151.00	67,143.70	108.55
100-00-48100-000-000	Interest Temporary Investment	17,423.88	78,928.18	17,500.00	61,428.18	451.02
100-00-48100-100-000	UBS FD Interest Income	-378.48	9,212.76	0.00	9,212.76	0.00
100-00-48102-400-000	Interest - Lenorud	0.00	0.00	0.00	0.00	0.00
100-00-48102-500-000	Interest - Games 4 Us	0.00	0.00	0.00	0.00	0.00
100-00-48102-600-000	Interest - Rehab Bar	0.00	0.00	0.00	0.00	0.00
100-00-48102-700-000	Interest - PSD	0.00	0.00	0.00	0.00	0.00
100-00-48120-000-000	Interest on Special Assessment	296.00	2,398.14	2,500.00	-101.86	95.93
100-00-48130-000-000	Interest on K9 account	6.95	20,357.91	10.00	20,347.91	203,579.10
100-00-48130-000-001	FD Donation CD Revenue	0.00	8,323.04	0.00	8,323.04	0.00
100-00-48150-000-000	Interest Parkland Dedication	108.57	1,264.39	100.00	1,164.39	1,264.39
100-00-48210-000-000	Rent of City Property	2,905.60	5,811.20	8,200.00	-2,388.80	70.87
100-00-48220-000-000	Rent of Fairgrounds/Parks	0.00	3,325.00	0.00	3,325.00	0.00
100-00-48221-000-000	Concession Stand Shared Rev	0.00	0.00	0.00	0.00	0.00
100-00-48230-000-000	Fee for Car Wash & Veh. Maint.	0.00	0.00	0.00	0.00	0.00
100-00-48310-000-000	Sale of City Property	0.00	1,102.80	0.00	1,102.80	0.00
100-00-48410-000-000	Insurance/Damage Recoveries	19,126.50	44,144.75	0.00	44,144.75	0.00
100-00-48500-000-000	Donations	0.00	24,750.87	10,250.00	14,500.87	241.47
100-00-48500-000-100	K9 Unit Donations	0.00	430.00	1,500.00	-1,070.00	28.67
100-00-48500-900-000	FD Special Funds Donations	0.00	8,343.46	0.00	8,343.46	0.00
100-00-48700-000-000	Miscellaneous Revenue	346.00	18,455.68	10,000.00	8,455.68	184.56
100-00-48710-000-000	School Liaison Contribution/Rv	0.00	54,225.14	54,225.00	0.14	100.00
100-00-48711-000-000	GMTA Misc Revenue	0.00	0.00	0.00	0.00	0.00
100-00-48810-000-000	Parkland Dedication Revenue	0.00	0.00	0.00	0.00	0.00
100-00-48820-000-000	Parks Fund Raising Revenue	0.00	0.00	0.00	0.00	0.00
Miscellaneous						
		39,835.02	281,073.32	104,285.00	176,788.32	269.52
100-00-49100-000-000	Proceeds from Long Term Debt	0.00	0.00	0.00	0.00	0.00
100-00-49150-000-000	Proceeds from Debt Premium	0.00	0.00	0.00	0.00	0.00
100-00-49200-000-000	Transfer In from 20 % Room Tax	0.00	0.00	0.00	0.00	0.00
100-00-49210-000-000	Transfer In	0.00	0.00	0.00	0.00	0.00
100-00-49240-000-000	Transfer from CDBG	0.00	0.00	0.00	0.00	0.00

Fund: 100 - General Fund

Account Number		2024	2024	2024	Budget Status	% of Budget
		December	Actual 12/31/2024	Budget		
100-00-49310-000-000	Transfer in-TIF	0.00	0.00	0.00	0.00	0.00
100-00-49500-000-000	Proceeds from Refunding Bonds	0.00	0.00	0.00	0.00	0.00
Other Financing Sources		0.00	0.00	0.00	0.00	0.00
Total Revenues		126,027.55	6,085,659.81	5,960,204.00	125,455.81	102.10

Fund: 100 - General Fund

Account Number		2024		2024 Budget	Budget Status	% of Budget
		December	Actual 12/31/2024			
100-00-51110-110-000	Salary/Wages	1,661.58	17,965.11	21,600.00	3,634.89	83.17
100-00-51110-130-000	FICA/Medicare	127.10	2,167.90	2,055.00	-112.90	105.49
100-00-51110-160-000	Employee Recog	0.00	1,287.73	1,000.00	-287.73	128.77
100-00-51110-211-000	Audit	0.00	20,322.00	17,500.00	-2,822.00	116.13
100-00-51110-212-000	Assessing	2,307.57	12,490.55	15,000.00	2,509.45	83.27
100-00-51110-213-000	Legal	0.00	0.00	0.00	0.00	0.00
100-00-51110-312-000	Code Maintenance	0.00	2,715.75	2,500.00	-215.75	108.63
100-00-51110-313-000	Elections	149.12	11,147.26	6,250.00	-4,897.26	178.36
100-00-51110-313-100	Supplies for COVID-19	0.00	0.00	0.00	0.00	0.00
100-00-51110-330-000	Educ/Trng/Travel	0.00	0.00	100.00	100.00	0.00
100-00-51110-390-000	Miscellaneous	31.43	198.17	1,000.00	801.83	19.82
100-00-51110-591-000	Bad Debt & Write offs	0.00	1,633.07	0.00	-1,633.07	0.00
100-00-51120-213-000	Legal	0.00	0.00	0.00	0.00	0.00
100-00-51120-330-000	Educ/Trng/Travel	0.00	0.00	0.00	0.00	0.00
100-00-51120-390-000	Miscellaneous	0.00	851.68	750.00	-101.68	113.56
100-00-51250-110-000	Judge & Clerk Wage	4,536.18	58,050.55	58,818.00	767.45	98.70
100-00-51250-130-000	FICA/Medicare	326.17	4,303.21	4,500.00	196.79	95.63
100-00-51250-131-000	Health Insurance	2,180.56	22,982.66	22,693.00	-289.66	101.28
100-00-51250-132-000	FSA Contribution	0.00	1,115.00	1,200.00	85.00	92.92
100-00-51250-133-000	Dental Insurance	112.03	1,344.36	1,324.00	-20.36	101.54
100-00-51250-134-000	Vision Insurance	28.77	345.24	345.00	-0.24	100.07
100-00-51250-135-000	Retirement	259.91	3,410.65	3,368.00	-42.65	101.27
100-00-51250-210-000	Legal & Administration	0.00	0.00	500.00	500.00	0.00
100-00-51250-224-000	Telephone/Fax	22.11	265.32	300.00	34.68	88.44
100-00-51250-290-000	Jail Services	0.00	0.00	250.00	250.00	0.00
100-00-51250-310-000	Office Supplies	306.04	3,339.96	2,850.00	-489.96	117.19
100-00-51250-313-100	Supplies for COVID-19	0.00	0.00	0.00	0.00	0.00
100-00-51250-321-000	Publication	0.00	0.00	0.00	0.00	0.00
100-00-51250-330-000	Educ/Trng/Travel	0.00	1,796.00	1,750.00	-46.00	102.63
100-00-51250-353-000	Info Tech	0.00	7,767.07	7,750.00	-17.07	100.22
100-00-51250-390-000	Miscellaneous	0.00	0.00	100.00	100.00	0.00
100-00-51400-110-000	Salary/Wages	12,180.02	124,738.78	119,131.00	-5,607.78	104.71
100-00-51400-130-000	FICA/Medicare	905.97	9,281.61	9,343.00	61.39	99.34
100-00-51400-131-000	Health Insurance	2,921.77	27,870.07	24,155.00	-3,715.07	115.38
100-00-51400-132-000	FSA Contribution	-297.39	1,415.63	960.00	-455.63	147.46
100-00-51400-133-000	Dental Insurance	105.93	1,339.45	1,059.00	-280.45	126.48
100-00-51400-134-000	Vision Insurance	38.47	430.74	276.00	-154.74	156.07
100-00-51400-135-000	Retirement	840.43	8,363.87	8,427.00	63.13	99.25
100-00-51400-210-000	Professional Service	5.00	55.00	1,750.00	1,695.00	3.14
100-00-51400-211-000	Background Checks	42.00	1,477.00	1,500.00	23.00	98.47
100-00-51400-213-000	Legal	545.00	5,885.50	4,000.00	-1,885.50	147.14
100-00-51400-216-000	Hire & Recruitment	120.00	912.75	1,000.00	87.25	91.28
100-00-51400-221-000	Electricity	642.12	6,666.78	8,750.00	2,083.22	76.19
100-00-51400-222-000	Gas/Heat	355.59	1,892.96	3,000.00	1,107.04	63.10
100-00-51400-223-000	Water/Sewer	264.30	2,657.47	5,100.00	2,442.53	52.11
100-00-51400-224-000	Telephone/Fax	411.16	2,769.46	3,900.00	1,130.54	71.01
100-00-51400-240-000	Building Maintenance	0.00	4,700.73	4,500.00	-200.73	104.46
100-00-51400-290-000	Contractual Services	2,985.63	29,788.51	30,000.00	211.49	99.30
100-00-51400-310-000	Office Supplies	224.70	3,460.12	3,500.00	39.88	98.86
100-00-51400-311-000	Postage/Shipping	225.02	1,922.83	1,750.00	-172.83	109.88
100-00-51400-313-000	Custodial Supplies	351.26	1,448.90	3,250.00	1,801.10	44.58
100-00-51400-313-100	Supplies for COVID-19	0.00	0.00	0.00	0.00	0.00

Fund: 100 - General Fund

Account Number		2024		2024 Budget	Budget Status	% of Budget
		December	Actual 12/31/2024			
100-00-51400-320-000	Memberships/Dues	1,645.27	2,643.93	3,000.00	356.07	88.13
100-00-51400-321-000	Publications	390.88	3,651.99	3,750.00	98.01	97.39
100-00-51400-330-000	Educ/Trng/Travel	0.00	1,213.50	4,000.00	2,786.50	30.34
100-00-51400-350-000	Equip Maint (Non-Office)	0.00	228.00	0.00	-228.00	0.00
100-00-51400-352-000	Office Equip Maint	247.81	4,566.92	3,450.00	-1,116.92	132.37
100-00-51400-353-000	Info Tech	4,285.17	12,495.07	12,500.00	4.93	99.96
100-00-51400-390-000	Miscellaneous	0.00	134.97	125.00	-9.97	107.98
100-00-51400-510-000	Ins (Non-Labor)	0.00	32,111.39	39,000.00	6,888.61	82.34
100-00-51400-520-000	FSA Total Admin Fees	108.00	1,721.50	2,500.00	778.50	68.86
100-00-51400-740-000	Losses/Damages	0.00	210.69	0.00	-210.69	0.00
100-00-51400-790-000	Donations/Grants Expenditures	0.00	0.00	0.00	0.00	0.00
100-00-51400-821-000	Building Improvement	0.00	165.23	0.00	-165.23	0.00
Administration		41,592.68	471,720.59	477,179.00	5,458.41	98.86
100-00-52100-110-000	Salary/Wages	71,626.16	808,284.24	873,011.00	64,726.76	92.59
100-00-52100-111-000	Clerical OT Wages	0.00	0.00	1,208.00	1,208.00	0.00
100-00-52100-112-000	Officer PT Wages	0.00	0.00	0.00	0.00	0.00
100-00-52100-116-000	Officer OT Wages	6,169.83	72,201.08	73,030.00	828.92	98.86
100-00-52100-121-000	Crossing Guard Wages	318.00	4,551.00	10,500.00	5,949.00	43.34
100-00-52100-130-000	FICA/Medicare	5,766.71	67,566.08	73,329.00	5,762.92	92.14
100-00-52100-131-000	Health Insurance	17,133.12	179,614.80	141,292.00	-38,322.80	127.12
100-00-52100-132-000	FSA Contribution	-394.43	4,003.79	9,600.00	5,596.21	41.71
100-00-52100-133-000	Dental Insurance	851.08	11,581.57	12,386.00	804.43	93.51
100-00-52100-134-000	Vision Insurance	172.44	2,410.26	2,974.00	563.74	81.04
100-00-52100-135-000	Retirement	10,587.59	121,781.35	128,609.00	6,827.65	94.69
100-00-52100-191-000	Protective Cloth/Gear	1,416.82	7,983.59	11,750.00	3,766.41	67.95
100-00-52100-213-000	Legal	506.22	11,286.89	18,000.00	6,713.11	62.70
100-00-52100-216-000	Hire & Recruitment	0.00	1,343.60	500.00	-843.60	268.72
100-00-52100-217-000	Investigations	146.65	8,103.56	15,000.00	6,896.44	54.02
100-00-52100-217-100	K9 Unit Expenses	0.00	11,348.58	2,000.00	-9,348.58	567.43
100-00-52100-217-200	Undercover Local Expenses	0.00	21,714.27	0.00	-21,714.27	0.00
100-00-52100-217-300	Fed Equity Share Expenses	0.00	0.00	0.00	0.00	0.00
100-00-52100-217-900	K9 Unit Special Acct Expenses	0.00	0.00	0.00	0.00	0.00
100-00-52100-221-000	PD Electricity	487.74	5,052.11	6,250.00	1,197.89	80.83
100-00-52100-222-000	PD Heating Gas	290.93	1,548.75	4,700.00	3,151.25	32.95
100-00-52100-223-000	Police Water/Sewer	216.24	2,174.28	4,150.00	1,975.72	52.39
100-00-52100-224-000	Telephone/Fax	1,257.35	8,817.10	9,500.00	682.90	92.81
100-00-52100-290-000	Contractual Service	0.00	23,666.18	29,000.00	5,333.82	81.61
100-00-52100-310-000	Office Supplies	537.78	1,584.85	2,250.00	665.15	70.44
100-00-52100-313-000	Cleaning supplies-PD	147.81	1,017.35	1,750.00	732.65	58.13
100-00-52100-313-100	Supplies for COVID-19	0.00	0.00	0.00	0.00	0.00
100-00-52100-320-000	Membership/Dues	0.00	350.00	500.00	150.00	70.00
100-00-52100-321-000	Publications	0.00	0.00	0.00	0.00	0.00
100-00-52100-330-000	Educ/Trng/Travel	5,469.75	12,979.69	15,000.00	2,020.31	86.53
100-00-52100-331-000	Motor Fuel	908.34	15,805.82	25,500.00	9,694.18	61.98
100-00-52100-341-000	Prof Equipt/Supplies	3,856.27	21,386.55	22,000.00	613.45	97.21
100-00-52100-352-000	Office Equip Maint/Service	337.75	2,553.54	2,750.00	196.46	92.86
100-00-52100-353-000	Info Tech	8,435.83	12,997.97	12,500.00	-497.97	103.98
100-00-52100-354-000	Equipmnt Maint (Non Office)	860.11	5,292.90	6,000.00	707.10	88.22
100-00-52100-361-000	Building Maintenance	27.77	7,178.18	7,250.00	71.82	99.01
100-00-52100-390-000	Miscellaneous	0.00	50.00	500.00	450.00	10.00
100-00-52100-510-000	Ins (non-labor)	0.00	31,230.04	36,785.00	5,554.96	84.90

Fund: 100 - General Fund

Account Number		2024		2024 Budget	Budget Status	% of Budget
		December	Actual 12/31/2024			
100-00-52100-740-000	Losses/Damages	0.00	0.00	0.00	0.00	0.00
100-00-52100-790-000	Donations/Grants Expenditures	0.00	1,984.00	0.00	-1,984.00	0.00
100-00-52200-110-000	Salary/Wages	5,300.00	13,600.00	16,600.00	3,000.00	81.93
100-00-52200-120-000	Hourly Wages	773.50	11,663.45	20,000.00	8,336.55	58.32
100-00-52200-120-100	Fire calls wages	33,603.50	71,491.00	90,000.00	18,509.00	79.43
100-00-52200-130-000	FICA/Medicare	1,833.28	6,162.00	10,450.00	4,288.00	58.97
100-00-52200-131-000	Health Insurance	0.00	0.00	0.00	0.00	0.00
100-00-52200-132-000	FSA Contribution	0.00	0.00	0.00	0.00	0.00
100-00-52200-133-000	Dental Insurance	0.00	0.00	0.00	0.00	0.00
100-00-52200-134-000	Vision Insurance	0.00	0.00	0.00	0.00	0.00
100-00-52200-135-000	Retirement	319.76	1,216.34	4,000.00	2,783.66	30.41
100-00-52200-191-000	Protective Clothing/Gear	5,050.03	5,409.53	2,500.00	-2,909.53	216.38
100-00-52200-213-000	Legal	624.74	624.74	0.00	-624.74	0.00
100-00-52200-221-000	Electricity	363.45	4,589.34	3,800.00	-789.34	120.77
100-00-52200-222-000	Heating Gas	483.74	2,347.01	7,669.00	5,321.99	30.60
100-00-52200-223-000	Water/Sewer	802.13	8,002.52	8,330.00	327.48	96.07
100-00-52200-224-000	Telephone/Fax	572.80	4,293.88	3,750.00	-543.88	114.50
100-00-52200-241-000	Extinguisher Maint/Repair	0.00	0.00	150.00	150.00	0.00
100-00-52200-290-000	Outside Contractual services	0.00	47,739.85	32,000.00	-15,739.85	149.19
100-00-52200-292-000	Hydrant Rental	0.00	0.00	0.00	0.00	0.00
100-00-52200-310-000	Office Supplies	2.70	689.20	700.00	10.80	98.46
100-00-52200-313-100	Supplies for COVID-19	0.00	0.00	0.00	0.00	0.00
100-00-52200-321-000	Publications	0.00	0.00	0.00	0.00	0.00
100-00-52200-330-000	Educ/Trng/Travel	543.37	567.77	1,000.00	432.23	56.78
100-00-52200-331-000	Motor Fuel	385.71	3,013.64	5,500.00	2,486.36	54.79
100-00-52200-331-001	Motor Fuel for TRFA	0.00	0.00	0.00	0.00	0.00
100-00-52200-352-000	Office Equip Maint/Service	40.12	71.99	0.00	-71.99	0.00
100-00-52200-353-000	Info Tech	534.22	2,864.34	1,750.00	-1,114.34	163.68
100-00-52200-354-000	Equipmnt Maint (Non-Office)	189.96	4,370.59	7,605.00	3,234.41	57.47
100-00-52200-355-000	Truck Maintenance	17.58	8,938.72	7,000.00	-1,938.72	127.70
100-00-52200-357-000	Pager & Radio Repair	0.00	1,504.27	750.00	-754.27	200.57
100-00-52200-361-000	Building Maintenance	155.17	3,157.81	4,000.00	842.19	78.95
100-00-52200-390-000	Miscellaneous	313.50	5,086.69	4,377.00	-709.69	116.21
100-00-52200-510-000	Ins (non-labor)	0.00	30,768.45	31,000.00	231.55	99.25
100-00-52200-740-000	Losses/Damages	4,577.06	4,872.06	0.00	-4,872.06	0.00
100-00-52200-790-000	Donations/Grants Expenditures	0.00	1,620.00	0.00	-1,620.00	0.00
100-00-52200-811-000	Equipment Purchases	0.00	3,019.57	14,275.00	11,255.43	21.15
100-00-52200-811-001	State Issued 2% Dues	0.00	0.00	0.00	0.00	0.00
100-00-52200-821-000	FD Building Improvement	0.00	0.00	0.00	0.00	0.00
100-00-52200-900-000	FD Special Funds Expense	2,175.52	23,545.90	0.00	-23,545.90	0.00
100-00-52300-215-000	Ambulance Contract Assessment	0.00	209,969.00	208,852.00	-1,117.00	100.53
100-00-52400-240-000	Weather Siren Maintenance	0.00	1,479.25	1,022.00	-457.25	144.74
100-00-52400-740-000	Losses/Damages	0.00	0.00	0.00	0.00	0.00
Public Safety		195,795.70	1,972,122.88	2,046,654.00	74,531.12	96.36
100-00-53100-110-000	Wage/Salary	28,325.77	329,065.31	349,523.00	20,457.69	94.15
100-00-53100-130-000	FICA/Medicare	2,046.00	24,364.12	26,739.00	2,374.88	91.12
100-00-53100-131-000	Health Insurance	9,859.51	102,743.14	89,050.00	-13,693.14	115.38
100-00-53100-132-000	FSA Contribution	-780.14	5,325.72	5,820.00	494.28	91.51
100-00-53100-133-000	Dental Insurance	539.45	6,809.49	6,398.00	-411.49	106.43
100-00-53100-134-000	Vision Insurance	139.41	1,672.92	1,679.00	6.08	99.64
100-00-53100-135-000	Retirement	1,954.50	23,290.92	24,117.00	826.08	96.57

Fund: 100 - General Fund

Account Number		2024		2024 Budget	Budget Status	% of Budget
		2024 December	Actual 12/31/2024			
100-00-53100-191-000	Protective Clthng/Gear	0.00	2,643.01	1,896.00	-747.01	139.40
100-00-53100-213-000	Legal	0.00	0.00	0.00	0.00	0.00
100-00-53100-215-000	Hired Services	0.00	0.00	0.00	0.00	0.00
100-00-53100-218-000	Drug Testing	0.00	246.00	377.00	131.00	65.25
100-00-53100-221-000	Electricity	638.99	4,882.15	7,242.00	2,359.85	67.41
100-00-53100-223-000	Water/Sewer	861.26	8,739.48	9,300.00	560.52	93.97
100-00-53100-224-000	Telephone/Fax	218.94	1,858.53	2,014.00	155.47	92.28
100-00-53100-231-000	Signage	45.07	1,547.19	1,500.00	-47.19	103.15
100-00-53100-232-000	Tree/Brush Removal	0.00	12.99	0.00	-12.99	0.00
100-00-53100-240-000	Maintenance/Repair	214.08	61,528.58	75,000.00	13,471.42	82.04
100-00-53100-290-000	Contractual Service	0.00	3,498.42	5,500.00	2,001.58	63.61
100-00-53100-290-100	Contractual Serv - Mow	0.00	0.00	0.00	0.00	0.00
100-00-53100-290-102	Contractual Serv -Shovel	0.00	0.00	0.00	0.00	0.00
100-00-53100-291-000	Equipment Rental	0.00	680.00	500.00	-180.00	136.00
100-00-53100-294-000	State/Other Fees	0.00	0.00	0.00	0.00	0.00
100-00-53100-310-000	Office Supplies	78.83	462.48	668.00	205.52	69.23
100-00-53100-313-100	Supplies for COVID-19	0.00	0.00	0.00	0.00	0.00
100-00-53100-320-000	Memberships/Dues	0.00	244.00	300.00	56.00	81.33
100-00-53100-321-000	Publications	0.00	368.90	306.00	-62.90	120.56
100-00-53100-330-000	Educ/Trng/Travel	0.00	313.96	550.00	236.04	57.08
100-00-53100-331-000	Motor Fuel	925.70	15,886.12	20,000.00	4,113.88	79.43
100-00-53100-340-000	Hand Tls,Matals,Spplys	1,454.96	9,563.83	10,000.00	436.17	95.64
100-00-53100-352-000	Office Equip Maint.	0.00	0.00	304.00	304.00	0.00
100-00-53100-353-000	Info Tech	614.91	3,455.10	2,974.00	-481.10	116.18
100-00-53100-354-000	Equip Maint (Non-Office)	609.00	29,593.85	25,345.00	-4,248.85	116.76
100-00-53100-361-000	Building Maintenance	1,447.67	9,834.75	6,022.00	-3,812.75	163.31
100-00-53100-362-000	Grounds Maintenance	0.00	3,147.32	1,000.00	-2,147.32	314.73
100-00-53100-390-000	Miscellaneous	0.00	23.20	0.00	-23.20	0.00
100-00-53100-510-000	Ins (Non-Labor)	0.00	33,409.26	37,825.00	4,415.74	88.33
100-00-53100-740-000	Losses/Damages	0.00	17,335.45	0.00	-17,335.45	0.00
100-00-53100-790-000	Donations/Grants Expenditures	0.00	0.00	0.00	0.00	0.00
100-00-53100-821-000	Building Improvement	20.05	20.05	0.00	-20.05	0.00
100-00-53320-215-000	Hired/Contractual	0.00	3,910.00	20,000.00	16,090.00	19.55
100-00-53320-291-000	Equipment Rental	0.00	0.00	0.00	0.00	0.00
100-00-53320-340-000	Hand Tool,Mater./Supplies	0.00	0.00	1,000.00	1,000.00	0.00
100-00-53320-354-000	Equip Maint (Non-Office)	1,329.66	4,368.24	5,000.00	631.76	87.36
100-00-53320-371-000	Salt/Sand	0.00	55,046.20	75,000.00	19,953.80	73.39
100-00-53320-372-000	Contingency for Snow	0.00	0.00	0.00	0.00	0.00
100-00-53320-390-000	Miscellaneous	0.00	0.00	0.00	0.00	0.00
100-00-53330-221-000	Electricity - Signals	616.46	5,878.16	6,510.00	631.84	90.29
100-00-53330-240-000	Maint/Repair - Signals	0.00	1,923.61	4,711.00	2,787.39	40.83
100-00-53330-390-000	Miscellaneous - Signals	0.00	0.00	0.00	0.00	0.00
100-00-53340-354-000	Equip Maint (Non-Office)	0.00	25,099.33	11,595.00	-13,504.33	216.47
100-00-53340-390-000	Miscellaneous	0.00	383.25	0.00	-383.25	0.00
100-00-53420-221-000	Electricity	4,631.02	52,758.95	45,600.00	-7,158.95	115.70
100-00-53420-240-000	Maint/Repair	100.95	14,078.39	9,693.00	-4,385.39	145.24
100-00-53420-354-000	Equip Maint (Non-Office)	0.00	0.00	0.00	0.00	0.00
100-00-53420-373-000	Lights Installation	0.00	0.00	0.00	0.00	0.00
100-00-53420-390-000	Miscellaneous	0.00	861.42	0.00	-861.42	0.00
100-00-53500-291-000	Non-City Equipment Rental	0.00	0.00	0.00	0.00	0.00
100-00-53500-390-000	Non-City Miscellaneous	0.00	0.00	0.00	0.00	0.00
100-00-53510-720-000	Contribution to Airport	0.00	23,282.00	23,282.00	0.00	100.00

Fund: 100 - General Fund

Account Number		2024		2024 Budget	Budget Status	% of Budget
		2024 December	Actual 12/31/2024			
100-00-53540-000-000	Boat Launch Site Maint	0.00	0.00	3,359.00	3,359.00	0.00
100-00-53620-220-000	Refuse Collection Contract	38,006.08	227,403.68	236,534.00	9,130.32	96.14
100-00-53621-220-000	Large Item Garbage Exp	0.00	109.76	0.00	-109.76	0.00
100-00-53622-220-000	Garage disposal abatements	50.67	5,256.75	0.00	-5,256.75	0.00
Public Works		93,948.80	1,122,925.98	1,154,233.00	31,307.02	97.29
100-00-54910-720-000	Contribution to Cemetery	0.00	30,000.00	30,000.00	0.00	100.00
Health & Human Services		0.00	30,000.00	30,000.00	0.00	100.00
100-00-55200-110-000	Salary/Wages	31,390.48	152,762.70	130,388.00	-22,374.70	117.16
100-00-55200-130-000	FICA/Medicare	2,244.58	11,097.88	9,806.00	-1,291.88	113.17
100-00-55200-131-000	Health Insurance	2,050.87	18,692.55	21,839.00	3,146.45	85.59
100-00-55200-132-000	FSA Contribution	0.00	574.81	1,020.00	445.19	56.35
100-00-55200-133-000	Dental Insurance	129.54	1,554.48	1,125.00	-429.48	138.18
100-00-55200-134-000	Vision Insurance	24.72	296.64	294.00	-2.64	100.90
100-00-55200-135-000	Retirement	2,116.39	8,079.27	6,775.00	-1,304.27	119.25
100-00-55200-191-000	Protective Clthng/Gear	174.99	876.57	1,000.00	123.43	87.66
100-00-55200-221-000	Electricity	563.89	6,065.15	6,000.00	-65.15	101.09
100-00-55200-223-000	Water/Sewer	704.71	28,655.91	24,000.00	-4,655.91	119.40
100-00-55200-224-000	Telephone/Fax	193.27	1,861.23	2,000.00	138.77	93.06
100-00-55200-232-000	Trees & Brush	50.38	10,332.57	10,000.00	-332.57	103.33
100-00-55200-313-100	Supplies for COVID-19	0.00	0.00	0.00	0.00	0.00
100-00-55200-330-000	Educ/Trng/Travel	0.00	1,798.26	1,250.00	-548.26	143.86
100-00-55200-340-000	Hand Tools,Material,Supp	79.59	3,360.85	3,479.00	118.15	96.60
100-00-55200-353-000	IT Service Fees	0.00	1,156.75	0.00	-1,156.75	0.00
100-00-55200-354-000	Equip Maint (Non-Office)	745.06	8,766.92	5,218.00	-3,548.92	168.01
100-00-55200-361-000	Building Maintenance	198.52	6,831.37	11,000.00	4,168.63	62.10
100-00-55200-362-000	Grounds Maintenance	161.46	13,407.26	13,000.00	-407.26	103.13
100-00-55200-363-000	Tree Tribute Program Expense	0.00	82.00	160.00	78.00	51.25
100-00-55200-364-000	Parks Fund Raising Expenses	0.00	0.00	0.00	0.00	0.00
100-00-55200-390-000	Miscellaneous	0.00	9.83	0.00	-9.83	0.00
100-00-55200-510-000	Ins (Non-Labor)	0.00	11,501.61	12,250.00	748.39	93.89
100-00-55200-740-000	Losses/Damages	0.00	0.00	0.00	0.00	0.00
100-00-55200-790-000	Donations/Grants Expenditures	0.00	3,365.98	0.00	-3,365.98	0.00
100-00-55200-820-000	Expenditure of Parkland Ded.	0.00	0.00	0.00	0.00	0.00
100-00-55200-821-000	Building Improvement	0.00	818.00	0.00	-818.00	0.00
100-00-55300-110-000	Salary/Wages	0.00	0.00	0.00	0.00	0.00
100-00-55300-130-000	FICA/Medicare	0.00	0.00	0.00	0.00	0.00
100-00-55300-135-000	Retirement	0.00	0.00	0.00	0.00	0.00
100-00-55300-220-000	Transportation	0.00	0.00	0.00	0.00	0.00
100-00-55300-224-000	Telephone/Fax	0.00	0.00	0.00	0.00	0.00
100-00-55300-310-000	Office Supplies	0.00	0.00	0.00	0.00	0.00
100-00-55300-313-100	Supplies for COVID-19	0.00	0.00	0.00	0.00	0.00
100-00-55300-330-000	Educ/Trng/Travel	0.00	0.00	0.00	0.00	0.00
100-00-55300-390-000	Miscellaneous	0.00	250.39	0.00	-250.39	0.00
100-00-55300-395-000	Arts/Crafts	0.00	0.00	0.00	0.00	0.00
100-00-55300-396-000	Softball/Baseball	0.00	0.00	0.00	0.00	0.00
100-00-55300-397-000	Rec Tennis	0.00	0.00	0.00	0.00	0.00
100-00-55300-398-000	Golf	0.00	0.00	0.00	0.00	0.00
100-00-55300-399-000	Special Events	0.00	0.00	0.00	0.00	0.00
100-00-55300-814-000	Baseball Equip/Uniform	0.00	0.00	0.00	0.00	0.00

Fund: 100 - General Fund

Account Number		2024		2024 Budget	Budget Status	% of Budget
		December	Actual 12/31/2024			
100-00-55310-390-000	Celebrations/Entertainment	83.01	21,995.11	20,000.00	-1,995.11	109.98
Culture, Recreation & Educ		40,911.46	314,194.09	280,604.00	-33,590.09	111.97
100-00-56400-110-000	Salary/Wages	0.00	0.00	0.00	0.00	0.00
100-00-56400-130-000	FICA/Medicare	0.00	0.00	0.00	0.00	0.00
100-00-56400-131-000	Health Insurance	0.00	0.00	0.00	0.00	0.00
100-00-56400-132-000	FSA Contribution	0.00	0.00	0.00	0.00	0.00
100-00-56400-133-000	Dental Insurance	0.00	0.00	0.00	0.00	0.00
100-00-56400-134-000	Vision Insurance	0.00	0.00	0.00	0.00	0.00
100-00-56400-135-000	Retirement	0.00	0.00	0.00	0.00	0.00
100-00-56400-202-000	Building Inspections	423.00	64,838.00	54,000.00	-10,838.00	120.07
100-00-56400-213-000	Legal/Recording	30.00	240.00	2,137.00	1,897.00	11.23
100-00-56400-214-000	Map & Planning Services	0.00	7,155.75	5,000.00	-2,155.75	143.12
100-00-56400-220-000	Rental Inspection	0.00	0.00	0.00	0.00	0.00
100-00-56400-224-000	Telephone/Fax	38.00	209.00	456.00	247.00	45.83
100-00-56400-290-000	Code Enforcement Services	11,001.30	70,526.00	87,500.00	16,974.00	80.60
100-00-56400-310-000	Office Supplies	0.00	232.15	304.00	71.85	76.37
100-00-56400-321-000	Publications	51.20	768.81	445.00	-323.81	172.77
100-00-56400-330-000	Educ/Trng/Travel	0.00	0.00	250.00	250.00	0.00
100-00-56400-353-000	InfoTech	0.00	99.00	250.00	151.00	39.60
100-00-56400-390-000	Miscellaneous	0.00	0.00	0.00	0.00	0.00
100-00-56700-210-000	Economic Devel Prof Services	0.00	200.00	2,500.00	2,300.00	8.00
100-00-56700-390-000	Econ Dev Misc	0.00	0.00	0.00	0.00	0.00
100-00-56710-000-000	Tourism	0.00	0.00	168,000.00	168,000.00	0.00
100-00-56710-210-000	Professional Service	6,750.00	40,500.00	0.00	-40,500.00	0.00
100-00-56710-240-000	Building/Equip Maintenance	0.00	0.00	0.00	0.00	0.00
100-00-56710-310-000	Office Supplies	0.00	837.60	0.00	-837.60	0.00
100-00-56710-311-000	Postage Expense	0.00	0.00	0.00	0.00	0.00
100-00-56710-330-000	Travel/Educ./Training	0.00	407.00	0.00	-407.00	0.00
100-00-56710-400-000	Marketing Misc.	0.00	0.00	0.00	0.00	0.00
100-00-56710-400-100	Tourism Development	6,914.20	6,914.20	0.00	-6,914.20	0.00
100-00-56710-400-200	Digital Marketing	1,040.00	8,540.00	0.00	-8,540.00	0.00
100-00-56710-400-300	Purchased Media	0.00	0.00	0.00	0.00	0.00
100-00-56710-400-400	TV	0.00	0.00	0.00	0.00	0.00
100-00-56710-400-500	Print Media	1,102.00	20,978.00	0.00	-20,978.00	0.00
100-00-56710-500-000	Event Support Grants	0.00	7,582.95	0.00	-7,582.95	0.00
Conservation & Development		27,349.70	230,028.46	320,842.00	90,813.54	71.70
100-00-57100-000-000	Contingency	0.00	25,001.00	25,000.00	-1.00	100.00
100-00-57331-000-000	Highway & Street Outlay- local	0.00	0.00	0.00	0.00	0.00
Capital Improvement		0.00	25,001.00	25,000.00	-1.00	100.00
100-00-58100-000-000	Debt Principal Payment	0.00	320,000.00	365,310.00	45,310.00	87.60
100-00-58200-000-000	Debt Interest	0.00	169,632.92	156,892.00	-12,740.92	108.12
100-00-58200-690-000	Debt Issuance Cost	0.00	0.00	0.00	0.00	0.00
100-00-58230-691-000	Other Debt Expenses	0.00	800.00	800.00	0.00	100.00
Debt		0.00	490,432.92	523,002.00	32,569.08	93.77
100-00-59201-000-000	Contribution to Library	0.00	378,900.00	378,900.00	0.00	100.00
100-00-59202-000-000	Contribution to Taxi	0.00	35,000.00	35,000.00	0.00	100.00

Fund: 100 - General Fund

Account Number		2024	2024	2024	Budget Status	% of Budget
		December	Actual 12/31/2024	Budget		
100-00-59210-000-000	TRANSFER TO GENERAL	0.00	0.00	0.00	0.00	0.00
100-00-59230-000-000	Transfer to Equip Replace	0.00	0.00	0.00	0.00	0.00
100-00-59230-000-100	Transfer to ERF Admin	0.00	13,375.00	13,375.00	0.00	100.00
100-00-59230-000-200	Transfer to ERF Police	0.00	132,853.00	132,853.00	0.00	100.00
100-00-59230-000-300	Transfer to ERF Fire	0.00	209,818.00	209,818.00	0.00	100.00
100-00-59230-000-400	Transfer to ERF Streets	0.00	127,893.00	127,893.00	0.00	100.00
100-00-59230-000-500	Transfer to ERF Parks	0.00	34,850.00	34,850.00	0.00	100.00
100-00-59230-000-600	Transfer to ERF Build Maint	0.00	20,000.00	20,000.00	0.00	100.00
100-00-59230-000-700	Transfer to ERF From PD CD	0.00	10,000.00	0.00	-10,000.00	0.00
100-00-59240-000-000	Transfer to Capital Projects	0.00	150,000.00	150,000.00	0.00	100.00
Interfund Transfers		0.00	1,112,689.00	1,102,689.00	-10,000.00	100.91
Total Expenses		399,598.34	5,769,114.92	5,960,203.00	191,088.08	96.79
Net Totals		-273,570.79	316,544.89	1.00	-316,543.89	

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Accounting Checks

Posted From: 12/07/2024 From Account:
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Check Nbr	Check Date	Payee	Amount
BMO	12/27/2024	BMO Harris Bank N.A.	3,209.19
	Manual Check	City of Mauston - Monthly Statement	
BOM	12/31/2024	Bank of Mauston	5.00
	Manual Check	City of Mauston - Monthly RDC Fee	
ETF	12/20/2024	Department of Employee Trust Fund (ETF)	51,386.14
	Manual Check	City of Mauston - Health Ins Premiums	
FIT	12/12/2024	Federal Tax Withholding	25,413.83
	Manual Check	FED/FICA Payroll Taxes 12.13.24	
FIT	12/26/2024	Federal Tax Withholding	21,985.61
	Manual Check	FED/FICA Payroll Taxes 12.27.24	
FSA	12/02/2024	Associated - FSA	5.00
	Manual Check	City of Mauston - Monthly FSA expense	
FSA	12/10/2024	Associated - FSA	36.37
	Manual Check	City of Mauston - Monthly FSA expense	
FSA	12/12/2024	Associated - FSA	15.00
	Manual Check	City of Mauston - Monthly FSA expense	
FSA	12/16/2024	Associated - FSA	14.69
	Manual Check	City of Mauston - Monthly FSA expense	
FSA	12/17/2024	Associated - FSA	1.98
	Manual Check	City of Mauston - Monthly FSA expense	
FSA	12/19/2024	Associated - FSA	134.00
	Manual Check	City of Mauston - Monthly FSA expense	
FSA	12/20/2024	Associated - FSA	5.00
	Manual Check	City of Mauston - Monthly FSA expense	
FSA	12/24/2024	Associated - FSA	156.38
	Manual Check	City of Mauston - Monthly FSA expense	
FSA	12/30/2024	Associated - FSA	94.86
	Manual Check	City of Mauston - Monthly FSA expense	
FSA	12/26/2024	Associated - FSA	188.95
	Manual Check	City of Mauston - Monthly FSA expense	
FSA	12/10/2024	Associated - FSA	108.00
	Manual Check	City of Mauston - Monthly Admin Fees	
WRS	12/17/2024	Wis Retirement Fund (ETF)	42,181.61
	Manual Check	City of Mauston - WRS Contribute EE/ER	
WRS	12/30/2024	Wis Retirement Fund (ETF)	31,018.10
	Manual Check	City of Mauston - WRS Contribute EE/ER	
40252	12/11/2024	Airgas USA LLC	519.20
		Streets - lease renewal	

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Check Nbr	Check Date	Payee	Amount
40253	12/11/2024	Associated Appraisal Consultants, Inc Admin - Monthly pro fees assessments	2,307.57
40254	12/11/2024	CT Laboratories Swr - Sample Testing	754.50
40255	12/11/2024	Delta Dental of Wisconsin City of Mauston - Dental Premiums	2,838.24
40256	12/11/2024	DWD-UI Parks - UI wages for November 24	1,750.00
40257	12/11/2024	Eagle Promotions & Apparel, LLC Admin - City of Mauston Banner	140.00
40258	12/11/2024	Gray Electric, LLC FD - items for maint/repairs	70.30
40259	12/11/2024	Kudick Chevrolet, Inc Streets - Items for repair/maint	43.10
40260	12/11/2024	LEAGUE OF WISCONSIN MUNICIPALITIES Admin - 2025 member renewal	1,645.27
40261	12/11/2024	Mauston True Value, Inc. City of Mauston - Hardware & Supplies	258.17
40262	12/11/2024	MSPN INC GMTA - Print Advertising	1,102.00
40263	12/11/2024	Municipal Code Enforcement, LLC City of Mauston - monthly zoning fees	5,577.10
40264	12/11/2024	Olympic Builders Capital - Pay App 8 WWTP	81,415.00
40265	12/11/2024	On The Line GMTA - November 24 service fees	3,375.00
40265	12/11/2024	On The Line VOID - check ripped in mail	-3,375.00
40266	12/11/2024	Richards - Bria Law Office City of Mauston - Legal fees for month	1,030.22
40267	12/11/2024	Spee-Dee Delivery Service, Inc Swr/Wtr/Admin - Shipping fees	163.03
40268	12/11/2024	Staples Business Advantage City of Mauston - office supplies	76.12
40269	12/11/2024	VSP Vision Service Plan City of Mauston - Vision Ins Expense	619.44
40270	12/11/2024	Wausau Equipment Company Inc PW - items for maint/repairs	1,329.66

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Accounting Checks

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Check Nbr	Check Date	Payee	Amount
40271	12/11/2024	WI SCTF Child Support Withheld - 12.13.24	322.61
40272	12/11/2024	Wisconsin Department of Justice City of Mauston - background checks	14.00
40273	12/11/2024	Wisconsin State Lab of Hygiene Water - Fluoride testings	29.00
40274	12/16/2024	Old Hickory Buildings PD - shed for range	5,469.75
40275	12/16/2024	WI DNR PW - Exam Fee	25.00
40276	12/11/2024	On The Line GMTA - November 24 service fees	3,375.00
40277	12/19/2024	ABT Mailcom City of Mauston - Utility mail billing	990.08
40278	12/19/2024	Amazon Capital Services, Inc City of Mauston - items for office/use	1,173.39
40279	12/19/2024	Boberg, Arthur W. Muni Court - November 24 Restitution	10.00
40280	12/19/2024	Cintas City of Mauston - Building floor mats	104.81
40281	12/19/2024	City of Mauston Muni Court - November 24 settlements	5,582.08
40282	12/19/2024	City of New Lisbon Muni court - November 24 Restitution	298.10
40283	12/19/2024	Factory Motor Parts Parks - items for maint/repairs	459.94
40284	12/19/2024	Gawronski Signs GMTA - LED for Industrial Park Sign	6,914.20
40285	12/19/2024	Grainger Streets - work light	55.25
40286	12/19/2024	Hatch Public Library Muni Court - November 24 Restitution	250.00
40287	12/19/2024	JComp Technologies Inc City of Mauston - 1 Year License fees	2,301.61
40288	12/19/2024	Juneau County Treasurer / Muni Fines Muni Court - November 24 settlements	750.45
40289	12/19/2024	Knapinski, Jennifer Muni court - November 24 Restitution	50.00

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Accounting Checks

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Check Nbr	Check Date	Payee	Amount
40290	12/19/2024	Knight Barry Title Service Utility - Refund overpay/Oritz, Stacy	38.63
40291	12/19/2024	Kwik Trip, Inc. Muni court - November 24 Restitution	50.00
40292	12/19/2024	Mauston Area School District Admin - November 24 MH tax school share	891.01
40293	12/19/2024	O'Reilly Automotive Inc. FD - items for maint/repairs	94.50
40294	12/19/2024	Oakdale Electric Cooperative City of Mauston - Electric fees	1,001.00
40294	12/19/2024	Oakdale Electric Cooperative VOID - needed to be ACH	-1,001.00
		Manual Check	
40295	12/19/2024	Seitz, Sarah Muni Court - overpayment refund	50.00
40296	12/19/2024	Staples Business Advantage City of Mauston - office supplies	52.93
40297	12/19/2024	State of WI - Court Fines & Surcharges Muni Court - November 24 settlements	2,484.49
40298	12/19/2024	The Resale Shop Muni Court - November 24 Restitution	3.50
40299	12/19/2024	Town of Germantown Muni court - November 24 Restitution	72.06
40300	12/19/2024	U.S. Cellular City of Mauston - Phone service fees	145.20
40301	12/19/2024	Village of Lyndon Station Muni Court - November 24 settlements	74.93
40302	12/19/2024	Village of Necedah Muni court - November 24 Settlements	427.82
40303	12/19/2024	Von Stockhausen, Julie Muni Court - November 24 restitution	175.00
40304	12/19/2024	WI DNR Sewer - Registration fees	50.00
40305	12/26/2024	AT&T Mobility City of Mauston - Monthly service fees	1,000.97
40306	12/26/2024	Dinges Fire Company FD - Globe hanging letter patches	632.00
40307	12/26/2024	Eagle Promotions & Apparel, LLC Admin - embroidered clothing	124.50

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CITY OF MAUSTON POOLED CASH

Accounting Checks

Posted From: 12/07/2024 From Account:
Thru: 12/31/2024 Thru Account:

Check Nbr	Check Date	Payee	Amount
40308	12/26/2024	General Engineering Zoning - Building inspections	481.00
40309	12/26/2024	JComp Technologies Inc City of Mauston - Access points for wifi	2,136.89
40310	12/26/2024	Juneau County Highway Department City of Mauston - Fuel expense for month	1,977.73
40311	12/26/2024	Juneau County Register of Deeds Zoning - CUP for Mastermold	30.00
40312	12/26/2024	Lemonweir Township (ETZ) Admin - Land annexation tax payment	227.30
40313	12/26/2024	Lenorud, Brent FD - mileage/fuel reimbursement	543.37
40314	12/26/2024	Martelle Water Treatment, Inc Swr/Wtr - chemicals	7,828.12
40315	12/26/2024	Mauston Professional Police Assoc. Police Union Dues - December 2024	602.00
40316	12/26/2024	MSA Professional Services Capital - Library FFP admin (24-26)	270.00
40317	12/26/2024	Reedsburg Area Medical Center City of Mauston - DOT random testing	120.00
40318	12/26/2024	Securian Financial Group City of Mauston - Accidental premiums	117.70
40319	12/26/2024	Staples Business Advantage Water- office supplies	58.56
40320	12/26/2024	Walters, Mark GMTA - 12 month newspaper journal	1,040.00
40321	12/26/2024	WI SCTF Child Support Withheld - 12.27.24	322.61
40322	12/27/2024	United States Treasury Admin - IRS fees	761.63
40323	12/31/2024	Adams County Highway Department Capital - Painting lines	5,019.08
40324	12/31/2024	Amazon Capital Services, Inc City of Mauston - items for office/use	4,228.24
40325	12/31/2024	Cintas City of Mauston - Building floor mats	104.81
40326	12/31/2024	Cintas Corporation #446 PW - Supplies for Med Cabinet	94.82

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CITY OF MAUSTON POOLED CASH

Accounting Checks

Posted From: 12/07/2024 From Account:
Thru: 12/31/2024 Thru Account:

Check Nbr	Check Date	Payee	Amount
40327	12/31/2024	Column Software PBC City of Mauston - Publication Fees	81.72
40328	12/31/2024	Dutton, Shawn Wtr/Swr - Reimburse annual boot expense	200.00
40329	12/31/2024	Hydro-Dyne Engineering, Inc. WWTF - fine screen for WWTP project	88,475.00
40330	12/31/2024	Integrity Streets - Annual inspection	500.00
40331	12/31/2024	Interstate Billing Service, Inc Streets - items for maint/repairs	199.99
40332	12/31/2024	Juneau County Finance Dept. PD - 2024 Spillman & NetMotion Maint	6,600.00
40333	12/31/2024	Lenorud Services, Inc City of Mauston - Residential pick-up	19,053.71
40334	12/31/2024	Martelle Water Treatment, Inc PW - Chemicals	5,769.12
40335	12/31/2024	MSA Professional Services TID 5 - East Side Lift Station	18,745.36
40336	12/31/2024	Oakdale Credit Union Admin - Gift Cards	1,875.00
40337	12/31/2024	Spee-Dee Delivery Service, Inc Swr/Wtr/Admin - Shipping fees	183.28
40338	12/31/2024	Staples Business Advantage FD - office supplies	2.70
40339	12/31/2024	USA Blue Book Corp Swr - items for maint/repairs	146.50
40340	12/31/2024	Winters, Daniel Wtr/Swr - Annual PPE reimbursement	200.00
40357	12/31/2024	Aflac Insurance Aflac - EE deductions for new-hire	226.80
AFLAC	12/26/2024	Aflac Insurance Manual Check Aflac Deductions - 12.27.24	336.38
LYNXX	12/10/2024	Lemonweir Valley Telephone Manual Check City of Mauston - Phone & Internet fees	1,502.76
RHYME	12/31/2024	Rhyme Business Products Manual Check City of Mauston - Copier lease fees	789.59
WITAX	12/26/2024	Wis Tax Withholding Manual Check WI Payroll Taxes 12.27.24	8,073.43

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CITY OF MAUSTON POOLED CASH

Accounting Checks

Posted From: 12/07/2024 From Account:
Thru: 12/31/2024 Thru Account:

Check Nbr	Check Date	Payee	Amount
ALLIANT	12/25/2024	Alliant - 5049940000	2,149.13
	Manual Check	City of Mauston - Electric & Gas fees	
PITNEY	12/23/2024	Pitney Bowes - Reserve Account	500.00
	Manual Check	City of Mauston - Postage prepaid fees	
ALLIANT	12/26/2024	Alliant - 2484600000	34.90
	Manual Check	City of Mauston - Electric & Gas fees	
ALLIANT	12/25/2024	Alliant - 1287210000	616.46
	Manual Check	City of Mauston - Electric & Gas fees	
ALLIANT	12/25/2024	Alliant - 1735130000	5,894.77
	Manual Check	City of Mauston - Electric & Gas fees	
ALLIANT	12/25/2024	Alliant - 2190000000	598.35
	Manual Check	City of Mauston - Electric & Gas fees	
ALLIANT	12/25/2024	Alliant - 3487864265	29.09
	Manual Check	City of Mauston - Electric & Gas fees	
ALLIANT	12/25/2024	Alliant - 3183940000	563.89
	Manual Check	City of Mauston - Electric & Gas fees	
ALLIANT	12/28/2024	Alliant - 1457140000	8,940.82
	Manual Check	City of Mauston - Electric & Gas fees	
ALLIANT	12/11/2024	Alliant - 4415730000	3,832.58
	Manual Check	City of Mauston - Electric & Gas fees	
ALLIANT	12/21/2024	Alliant - 0849610000	3.00
	Manual Check	City of Mauston - Electric & Gas fees	
DEFCOMP	12/12/2024	Wells Fargo - Great West Deferred Comp	2,150.00
	Manual Check	Deferred Comp - Payroll 12.13.24	
DEFCOMP	12/27/2024	Wells Fargo - Great West Deferred Comp	2,150.00
	Manual Check	Deferred Comp - Payroll 12.27.24	
OAKDALE	12/20/2024	Oakdale Electric Cooperative	1,001.00
	Manual Check	City of Mauston - Electric fees	
KWIKTRIP	12/20/2024	Kwik Trip, Inc.	3,494.56
	Manual Check	City of Mauston - Fuel for Month	
Grand Total			523,025.19

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CITY OF MAUSTON POOLED CASH

Accounting Checks

Posted From: 12/07/2024 From Account:
Thru: 12/31/2024 Thru Account:

	Amount
<hr/>	
Total Expenditure from Fund # 100 - General Fund	276,401.64
Total Expenditure from Fund # 109 - Cemetery Fund	509.58
Total Expenditure from Fund # 250 - Library Fund	10,013.41
Total Expenditure from Fund # 280 - Taxi Fund	1,263.41
Total Expenditure from Fund # 350 - TID 5 Fund	19,265.66
Total Expenditure from Fund # 400 - Capital Projects Fund	5,289.08
Total Expenditure from Fund # 610 - Water Utility Fund	12,186.25
Total Expenditure from Fund # 620 - Sewer Utility Fund	198,096.16
Total Expenditure from all Funds	523,025.19

Schedule of Charges, Fees and Forfeitures Set Annually by Common Council

✓ = special circumstances and/or separate schedule

Section 9, Item b.
(if applicable)

Revised Description	Dept	Description 1	Description 2	As of 01/01/2025	(if applicable)
Admin	Admin	Misc.	Copies - Double Sided	\$0.40	each
Admin	Admin	Misc.	Copies - Single Sided	\$0.25	each
Admin	Admin	Misc.	NSF Check Charge	\$25.00	each
Admin	Admin	Misc.	NSF Check Charge-Utility Payment	\$25.00	each
Admin	Admin	Misc.	Personal Property Collection Costs	✓	1 hr current labor rate per parcel. Divide cost between jurisdictions
Admin	Admin	Misc.	Research of Delinquencies, assessments, outstanding fees and charges	\$20.00	per parcel
Alcohol	Admin	Alcohol	"Class A" Intoxicating Liquor License	\$300.00	Annual or prorated
Alcohol	Admin	Alcohol	"Class B" Intoxicating Liquor License	\$300.00	Annual or prorated
Alcohol	Admin	Alcohol	Class "A" Cider Only License (as of 11/15 no 'fee')	\$0.00	publication costs only
Alcohol	Admin	Alcohol	Class "A" Fermented Malt Beverage	\$100.00	Annual/or fraction of year
Alcohol	Admin	Alcohol	Class "B" Femented Malt Beverage 6-month	\$50.00	6-month period/ or fraction of period
Alcohol	Admin	Alcohol	Class "B" Fermented Malt Beverage License	\$100.00	Annual/or fraction of year
Alcohol	Admin	Alcohol	Class "C"	\$100.00	Annual/or fraction of year
Alcohol	Admin	Alcohol	Operator's License	\$30.00	Annual/or fraction of year
Alcohol	Admin	Alcohol	Operator's License	\$15.00	After January 1 (operator licenses expire June 30)
Alcohol	Admin	Alcohol	Provisional Operator's License. Must apply for regular at same time and pay both fees	\$15.00	time and pay both fees have valid lic from diff muni. Valid 60 day
Alcohol	Admin	Alcohol	Provisional Retail License. Must apply for regular retail license at same time and pay both fees	\$15.00	same time and pay both fees Valid 60 day
Alcohol	Admin	Alcohol	Temporary "Class B" wine (picnic-wine) Includes Wine Walks	\$10 per location	event
Alcohol	Admin	Alcohol	Temporary Class "B" Beer/malt beverage (Picnic-Beer) Includes Beer Walks	\$10 per location	event
Alcohol	Admin	Alcohol	Temporary Operator's License	\$0.00	2 per year max valid 14 days
Business	Admin	Sales	Cigarette and Tobacco Products License	\$50.00	see State Stat
Business	Admin	Sales	Direct Seller Permit	\$25/\$100	week/calendar year
Business	Admin	Room Tax	Failure to file return and/or pay tax in timely manner	✓	See Room Tax Tab
Business	Admin	Sales	Flea Market Permit	\$50/\$150	week/calendar year
Business	Admin	Sales	Pawn Broker and Secondhand Article Dealers License	\$50.00	see State Stat
Business	Admin	Sales/Service	Taxicab operator's license fee	\$25.00	
Business	Admin	Sales/Service	Taxicab vehicle license application fee	\$25.00	
Business	PW	PW	Equipment Rental	✓	See Equipment Labor Tab
Business	PW	PW	Labor Rates	✓	See Equipment Labor Tab
Cemetery Services	PW	PW	Fees for lots, burials, markers, etc.(eff. 10/2023)	✓	See Cemetery Fee Sched 2023 Tab
Development	PW	PW	Driveway Permit	\$30.00	
Development	PW	PW	Excavation - when in City R-O-W	\$30.00	
Development	PW	PW	Excavation by Utility Companies (Optional)	\$500.00	Annual
Development	PW	PW	Street/Sidewalk Obstruction/Encroachment Use Permit	\$30.00	Per Week

Schedule of Charges, Fees and Forfeitures Set Annually by Common Council

✓ = special circumstances and/or separate schedule

Section 9, Item b.
(if applicable)

Revised Description	Dept	Description 1	Description 2	As of 01/01/2025	(if applicable)
Development	Utilities	PW/Sewer	New Service Diagram Deposit (to be paid with service application)	\$0.00	
Development	PW	PW/Sewer	Sewer connection alteration permit fee	\$25.00	
Development	PW	PW/Water	Groundwater monitoring well or borehole on city property	\$25.00	per well or borehole
Development	Zoning	Zoning	Application for Planned Dev. Districts - Deposit	\$500.00	
Development	Zoning	Zoning	Conditional Use Permit (Sec 22.905)	\$250.00	
Development	Zoning	Zoning	Extra-Territorial Zoning District additional fee	\$5.00	Plus Applicable Mauston Fees
Development	Zoning	Zoning	Parkland Dedication Fee-per unit	\$250.00	
Development	Zoning	Zoning	Signs for Permitted Uses	\$100.00	New sign/First Permit
Development	Zoning	Zoning	Signs for Permitted Uses	\$50.00	Refacing Existing Sign consultant fees may be imposed as needed
Development	Zoning	Zoning	Site Plan Review Fees (Sec. 22.938(4))	✓	
Development	Zoning	Zoning	Subdivision	\$500.00	Per lot. \$100 - Minimum
Development	Zoning	Zoning/Building	Alteration/Improvement: Shed <100 sq ft, same size window/door, roofing, siding, cabinets. No Inspection required	\$30.00	
Development	Zoning	Zoning/Building	Building Permit for Chicken Coop/Run (adopted 2020)	\$55.00	
Development	Zoning	Zoning/Building	Fence	\$30.00	
Development	Zoning	Zoning/Building	Municipal Well Recharge Area Contamination	\$500.00	per day Until Satisfactory Resolution

CITY OF MAUSTON BUILDING INSPECTION FEE SCHEDULE

Dept.	2025 GEC FEES TO CITY	2025 CITY FEES TO APPLICANTS
1. Residential Early Start	Zoning \$250.00	\$275.00
2. Plan Review (New One & Two-Family Dwellings)	Zoning \$85.00 per Unit	\$94.00
decks & basements) (mechanicals included)	Zoning 0.30 per sq ft / \$770.00 Minimum	0.33 psf / \$847 Min
basements, attached garages, & decks (plus mechanicals, if needed)	Zoning \$385 Base fee plus \$0.30 per sq ft	\$425 Base/\$0.33 psf
5. Occupancy Certificate (New One & Two- Family)	Zoning \$85.00 per Unit	\$95.00
7. State seal	Zoning \$40.00	\$40.00
8. Plan Review (Residential Additions, Alterations and/or Remodels)	Zoning \$50.00	\$55.00
9. Residential Additions Erosion Control	Zoning \$100.00	\$110.00
10. Residential Additions (plus mechanicals)	Zoning \$200.00 Minimum / \$0.30 per sq ft	\$220 min / \$0.33 psf
11. Residential Remodels & Alterations (plus mechanicals)	Zoning \$150.00 Minimum / \$0.30 per sq ft	\$165.00 / \$0.33 psf
Service Upgrade and/or Temporary Electrical)	Zoning \$155.00	\$171.00
Installation and Plan Review included in Permit Fee	Zoning \$0.00	\$0.00
13.1 System Rating AC: 0.1kW-15kW (includes Plan Review)	Zoning \$340.00	\$374.00
13.2 System Rating AC: Over 15kW	Zoning 340.00 Minimum/ \$15.00 per kW over 15kW	\$374 min/ \$16.50
14. Residential Plumbing (Inspections)	Zoning \$105.00	\$116.00
14a Residential Plumbing (Admin only- No Inspection Required)	Zoning \$50.00	\$55.00
15. Residential HVAC (Inspection)	Zoning \$105.00	\$116.00
15a Residential HVAC (Admin Only- No inspection Required)	Zoning \$50.00	\$55.00
16.In Ground Pools (where applicable)	Zoning \$275.00	\$303.00

Schedule of Charges, Fees and Forfeitures Set Annually by Common Council

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Section 9, Item b.
(if applicable)

Revised Description	Dept	Description 1	Description 2	As of 01/01/2025
CITY OF MAUSTON BUILDING INSPECTION FEE SCHEDULE				
	Dept.	2025 GEC FEES TO CITY		2025 CITY FEES TO APPLICANTS
Sheds/Accessory Buildings (>100 sq ft) plus mechanicals	Zoning	\$175.00 Minimum / \$0.17 per sq ft		\$193 / \$0.19 per sq ft
18. Sheds/Accessory Buildings (>100 sq. ft) plus mechanicals	Zoning	\$75.00		\$83.00
19. Fences	Zoning	City Issues Permit		\$30.00
20. Decks (over 24" high)	Zoning	\$175.00 Minimum / \$0.60 per sq ft		\$193.00/\$0.66 psf
21. New One & Two Family Erosion Control	Zoning	\$150.00		\$165.00
22. Residential Temporary Occupancy	Zoning	\$200.00		N/A
23. Residential Fire Sprinkler and/or Alarm System	Zoning	\$250.00 Minimum/\$0.03 per sq ft		\$275.00/\$0.04 psf
24. Re-Inspection for Corrective Actions Ordered- Inspection Requested Prematurely: Inspection Could Not be Completed- each additional Inspection	Zoning	\$85.00		N/A
25. Raze/Demo	Zoning	City Issues Permit		\$30.00
26. Preliminary Inspection for Relocation of Structure	Zoning	\$290.00		\$320.00
27. Commercial Early Start-Footings & Foundation Only	Zoning	\$400.00		\$440.00
& Electric in addition to Footings & Foundation Fee	Zoning	\$150.00 in addition to Footings & Foundation Fee		\$165.00
29. Plan Review- (For buildings & systems not subject to formal review per Table SPS 361.30-1) 1. New Commercial Building or Structure 2. Alterations of Commercial Building or Structure (including minor alterations) 3. Addition of Commercial Building or Structure	Zoning	\$125.00		\$138.00
Additions	Zoning			
30.1 Construction	Zoning	\$250.00 Minimum / \$0.18 per sq ft		\$275.00/\$0.20 psf
30.2 Electrical	Zoning	\$0.08 per sq ft		\$0.09 psf
30.3 Plumbing	Zoning	\$0.08 per sq ft		\$0.09 psf
30.4 HVAC	Zoning	\$0.07 per sq ft		\$0.08 psf
30.5 Fire Sprinkler	Zoning	\$300.00 Minimum/\$0.05 per sq ft		\$350.00/\$0.06 psf
31.1 Fire Alarm	Zoning	\$300.00 Minimum/\$0.05 per sq ft		\$330.00/\$0.06 psf
32. Commercial Plumbing Protection Site Work	Zoning	\$0.20 per sq ft		\$0.22 psf
33. Commercial Fire Protection Site Work	Zoning	\$0.20 per sq ft		\$0.22 psf
34. Minimum Commercial Plumbing OR HVAC Fee	Zoning	\$150.00		\$165.00
35. Minimum Commercial Electrical Fee	Zoning	\$200.00		\$220.00
36. Commercial Occupancy	Zoning	\$150.00 per occupancy		\$165.00
37. Commercial Remodel (plus mechanicals)	Zoning	\$250.00 Minimum/\$0.12 per sq ft		\$220.00/\$0.13 psf

Schedule of Charges, Fees and Forfeitures Set Annually by Common Council

✓ = special circumstances and/or separate schedule

Section 9, Item b.
(if applicable)

Revised Description Dept Description 1 Description 2 As of 01/01/2025

CITY OF MAUSTON BUILDING INSPECTION FEE SCHEDULE

	Dept.	GEC FEES TO CITY		CITY FEES TO APPLICANTS
38. Commercial New Construction- Additions-Remodel for Storage Buildings or Shell Buildings (plus mechanicals)	Zoning	\$250.00 Minimum/\$0.10 per sq ft		\$275/\$0.13 psf
39. Commercial Erosion Control	Zoning	\$250 First Acre \$75 each acre thereafter		\$275/ \$83
40. Commercial Raze/Demo Building or Structure (includes Erosion Control)	Zoning	\$150 per building		\$165.00
40a Interior Demolition (not to effect egress, structural items or bathrooms)	Zoning	\$150 per area		\$165.00
41. Commercial Solar PV Systems Installation: system rating: AC: 0.1kW-25kW	Zoning	\$450.00		\$495.00
41.1 System rating: AC: 25.1kW-50kW	Zoning	\$450 plus \$15.00 per kW over 15kW		\$495/\$16.50 over 15kW
41.2 System rating: AC: 50.1kW-100kW	Zoning	\$825 plus \$10.00 per kW over 50kW		\$908/ \$11 over 50kW
41.3 System rating: AC: 100.1kW-200kW	Zoning	\$1,325 plus \$7.00 per kW over 100kW		\$1,458/ \$7.70 over 100kW
41.4 System rating: AC: 200.1kW-1MW	Zoning	\$2,025 plus \$2.00 per kW over 200kW		\$2,228/ \$2.20 over 200kW
41.5 System rating: AC: Over 1MW	Zoning	\$3,625 plus \$25.00 per kW over 1MW		\$3,988/ \$27.50 over 1MW
42. Signs-New/ Reface	Zoning	N/A		\$50.00/ \$30.00
43.1. Grant Inspections	Zoning	\$85.00 per Hour		\$95.00
43.2. Building Code Review	Zoning	\$85.00 per Hour		\$95.00
43.3. Habitability Issues	Zoning	\$85.00 per Hour		\$95.00
43.4. Re-Inspection for Corrective Actions Ordered	Zoning	\$85.00 Per hour		\$95.00
43.5. Property Maintenance	Zoning	\$85.00 Per hour		\$95.00
43.6. Liquor License Inspections	Zoning	\$85.00 Per hour		\$95.00
43.7. Inspections for Administrative Permits	Zoning	\$85.00 Per hour		\$95.00
44. Roofs, Siding, or Window/door replacements same size	Zoning	City Issues Permit		\$25.00

Fire Dept	FD	FD Prev/Protct	Emergency Response Fee Miscellaneous Service Call	\$100.00	
Fire Dept	FD	FD Prev/Protct	Routine fire code annual and semi-annual inspection	\$0.00	
Fire Dept	FD	FD Prev/Protct	Routine fire code annual and semi-annual reinspection-failed	\$75 + \$100 for Each Re-inspect.	
Fire Dept	FD	FD Prev/Protct	Routine fire code annual and semi-annual reinspection-passed	\$0.00	
Inspection	PW	PW/Water	Cross Connection Inspection	\$0.00	
Inspection	PW	PW/Water	Cross Connection Inspection fee reinspection - failed	\$75.00	
Inspection	PW	PW/Water	Cross Connection Inspection fee reinspection - passing	\$0.00	
Inspection	Zoning	Zoning/Building	Bed and Breakfast Establishment Inspection		
Inspection	Zoning	Zoning/Building	Inspections, Other - Zoning and Building	\$85.00	Per Hour
Inspection	Zoning	Zoning/Building	Wind Energy Conversion System	\$200.00	
Mobilehome PK	Admin	Mobilehome PK	Annual License Fee (\$100 minimum)	\$100 per 50 spaces or fraction of 50	per lot
Mobilehome PK	Admin	Mobilehome PK	Application for Extension of Park	\$100.00	
Mobilehome PK	Admin	Mobilehome PK	Application for New Park	\$200.00	

Schedule of Charges, Fees and Forfeitures Set Annually by Common Council

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Section 9, Item b.
(if applicable)

Revised Description	Dept	Description 1	Description 2	As of 01/01/2025	(if applicable)
Mobilehome PK	Admin	Mobilehome PK	Monthly Parking Fee/Tax	✓	Set Annually by State Stat formula
Mobilehome PK	Admin	Mobilehome PK	Transfer of License	\$10.00	
Mobilehome PK	Zoning	Zoning	Parkland Dedication Fee-Mobilehome Park Dev/Expansion-per LOT	\$250.00	
Outsourced Svcs	Admin	Sales/Service	Ambulance Fee	\$12.00	Per month
Outsourced Svcs	Admin	Sales/Service	Public Transit/Shared-Ride Program Fares	✓	See Taxi Fares Tab
Outsourced Svcs	Utilities	PW	Garbage/Solid Waste collection fee residential property	\$15.43	Per month
Outsourced Svcs	Utilities	PW	Solid Waste collection fee mobile home parks	\$12.50	Per month
Rent/Regstr/Rsrve	Admin	PW/Parks	Band Shelter-Daily	\$50.00	per reservation form submitted
Rent/Regstr/Rsrve	Admin	PW/Parks	Boat Launch Permit	\$5.00	Daily
Rent/Regstr/Rsrve	Admin	PW/Parks	Boat Launch Permit Annual Sticker	\$25.00	Annual
Rent/Regstr/Rsrve	Admin	Misc.	Community Room Use-Deposit	\$50.00	per reservation
Rent/Regstr/Rsrve	Admin	Misc.	Community Room Use-Non-resident or non-local (plus deposit)	\$50.00	per reservation
Rent/Regstr/Rsrve	Admin	Misc.	Community Room Use-Sat.or Sun. (plus deposit AND non-resident/non-local)	\$50.00	per reservation
Rent/Regstr/Rsrve	Admin	PW/Parks	Non-resident Reservation Fee	\$75.00	
Rent/Regstr/Rsrve	Admin	PW/Parks	Park Concession Stand Reservation Fee (Plus Shelter res fee)	\$25.00	
Rent/Regstr/Rsrve	Admin	PW/Parks	Park Shelter Reservation Fee	\$50.00	per reservation form submitted
Rent/Regstr/Rsrve	Admin	PW/Parks	Park Special Event	\$100.00	plus \$500 deposit
Rent/Regstr/Rsrve	Admin	PW/Parks	Veterans Memorial Park Ball Field Lights (Plus ball field res fee)	\$25.00	per day
Rent/Regstr/Rsrve	Admin	PW/Parks	Veterans Memorial Park Ball Fields	\$50.00	per game x per day
Rent/Regstr/Rsrve	Admin	PW/Parks	Veterans Memorial Park Ball Fields - Practice	\$50.00	once per season
Sewer	Utilities	PW/Sewer	Sewer Connection-New Service	\$400.00	
Sewer	Utilities	PW/Water	Water monthly fixed and flow charges	✓	See Sewer Fixed & Flow Chgs Tab
Water	Utilities	PW/Water	Install Water Meter for new service	\$65.00	
Water	Utilities	PW/Water	Private Well - two (2) year permit - new/renewal	\$25.00	Two year permit
Water	Utilities	PW/Water	Reconnection Fee including reinstalling a meter and turning on water at the curb stop	\$65.00	
Water	Utilities	PW/Sewer	Sewer monthly fixed and flow charges	✓	See Water Fixed & Flow Chgs Tab
Zoning	Zoning	Zoning	Appeals of Zoning Decisions (Sec. 22.912)	\$200.00	
Zoning	Zoning	Zoning	Application for Interpretation (Sec. 22.911)	✓	
Zoning	Zoning	Zoning	Application for Variance	\$250.00	
Zoning	Zoning	Zoning	Floodplain Zoning Permits	\$50.00	Plus Regular Fees
Zoning	Zoning	Zoning	Permitted Uses	\$50.00	
Zoning	Zoning	Zoning	Shoreland-Wetland Zoning Amendments	\$200.00	
Zoning	Zoning	Zoning	Shoreland-Wetland Zoning Appeals	\$200.00	
Zoning	Zoning	Zoning	Shoreland-Wetland Zoning Permits	\$100.00	
Zoning	Zoning	Zoning	Special Meetings	\$200.00	
Zoning	Zoning	Zoning	Temporary Use Permit (Sec. 22.906)	\$50.00	Local non-profit organization exempt up to 2 permits per calendar year
Zoning	Zoning	Zoning	Zoning Amendment Maps and/or Text	\$250.00	
Violation	PD	PW/Streets	Alternate Side Parking Violation	✓	See Parking Violations Tab
Violation	PD	Property Impound	vehicle/property-impound storage	\$15.00	Per day
Violation	PW	PW	Mowing Offenses	✓	See Mowing-Shove

Schedule of Charges, Fees and Forfeitures Set Annually by Common Council

✓ = special circumstances and/or separate schedule

Section 9, Item b. (if applicable)

Revised Description	Dept	Description 1	Description 2	As of 01/01/2025	(if applicable)
Violation	PW	PW	Snow Clearing/Shoveling Offenses	✓	See Mowing-Shoveling Tab
Violation	PW	PW	Solid Waste Disposal, Generating	\$200.00	

**Fees Set by PW w/Council Approval
City Took Over Operation of the Cemetery in October 2020**

Current	Dept	Description 1	Description 2	Set By
\$200.00	PW	Grave Lot-Full Burial/Crema	One space for one grave	Pub Works w/Council Approval
\$200.00	PW	2nd Right of Burial		Pub Works w/Council Approval
\$300.00	PW	Perpetual Care-Full Burial/Crema		Pub Works w/Council Approval
\$50.00	PW	Grave Marking-Full Burial/Crema	for placing monuments	Pub Works w/Council Approval
\$750.00	PW	Grave Opening-Full Burial		Pub Works w/Council Approval
\$300.00	PW	Grave Opening-Crema		Pub Works w/Council Approval
\$150.00	PW	+ Weekends-Full Burial/Crema		Pub Works w/Council Approval
\$150.00	PW	+Holidays-Full Burial/Crema		Pub Works w/Council Approval
\$150.00	PW	+Winter Full Burial/Crema	frozen ground	Pub Works w/Council Approval
\$50.00	PW	Penalty for Late Payments-Per Week Columbarium Price		Pub Works w/Council Approval
\$1,500.00	PW	Bottom 2 Rows		Pub Works w/Council Approval
\$1,900.00	PW	Middle 2 Rows		Pub Works w/Council Approval
\$1,000.00	PW	Ossuarium		Pub Works w/Council Approval

**CITY OF MAUSTON
2025 EQUIPMENT RENTAL RATES**

Equipment Description	2025		
	Hourly	Plus	Daily
Dump Truck <16,000 GVW	\$75.00		
Dump Truck w/Snow Plow or Sander	\$150.00	Sand/Salt	
sand/salt per ton	\$100.00		
sand/salt per yard	\$100.00		
Flat Bed Truck w/Hoist	\$30.00		
Pick-up Truck >1 ton	\$40.00		
Utility Truck w/Hoist	\$50.00		
Street Sweeper (pick-up type)	\$150.00	Labor	
Front End Loader (3 yard)	\$150.00	Labor	
Utility Tractor	\$30.00		
Tractor w/attachments	\$45.00		
Tractor Loader and Backhoe	\$125.00		
Striping Machine	\$25.00		
Barricades, Flasher Stands and Traffic Cones	available only in emergency situations \$25.00 refundable damage deposit		
Portable Generator emergencies only	\$50.00	Fuel	
Concrete Saw			
Plus add'l charge of \$2/linear foot	\$18.00	Labor	
Jet Truck			
Plus add'l charge for water	\$200.00		\$0.00
Personnel Hourly Rate	\$49.00		
Personnel Hourly Rate when OT applies (1.5 X hrly rate)	\$52.87		
Personnel Hourly Rate for weekends and holidays (2.5 hrly rate)	\$95.00		

RENTAL RATES - ADDITIONAL INFORMATION

- 1. A \$50.00 damage deposit will be required on all rental equipment**
- 2. The City will not pick-up or deliver. Costs are portal-to-portal**
- 3. The decision to rent equipment will be made by the Director of Public Works**
- 4. Equipment w/operator is 1.5 times hourly rate (OT) for work over 40 hours; Saturday and Sunday is 2.5 times hourly rate**
- 5. Director of Public Works reserves the right to determine if a City equipment operator is to be used with a piece of equipment**

Mowing-Shoveling

For Each Offense, the cost billed to the responsible party shall be the greater of:

**Listed fee
OR
costs incurred plus \$50 administrative fee**

Mowing

Offenses incurred during a calendar year	
\$100.00	1st Offense
\$200.00	2nd Offense
\$300.00	3rd and subsequent Offenses

Sidewalk Clearing/Shoveling

Offenses incurred during a snow season	
\$75.00	1st Offense
\$150.00	2nd Offense
\$250.00	3rd and subsequent Offenses



Parking Violations

Winter Alternate Side Parking Violations

Citation amount escalates for multiple offenses within a snow season as per
Mauston Code of Ordinances 36-113

- \$20 w/in 7 days of issuance
- \$40 1st notice issued on 8th day, 7 additional days to pay
- \$50 2nd notice issued 8th day after 1st notice, 5 additional days to pay
On the 6th day after 2nd notice, registration is suspended
- \$75 Must be paid to have license unsuspended

Effective January 30, 2016



Room Tax Reporting and Payments

See Code of Ordinances Chapter 34 - Section 34-1 for details

Failure to file room tax return or failure to pay room tax when due

<u>Days Delinquent</u>	<u>Penalty</u>
1-30	5% of tax due, but not less than \$50
31-60	15% of tax due, but not less than \$100
60+	25 % of the room tax due for the previous year or \$5,000, whichever is less.

Filing a late tax return and/or tax payment without paying the forfeiture, shall upon conviction, incur an additional \$100 forfeiture, plus the unpaid penalty, plus costs of prosecution



Sewer Fixed and Flow Charges

Sewer Monthly Fixed Meter Charges

Customer Class	5/8" - 3/4"	1"	1-1/4"	1-1/2"	2"	3"	4"
Allocation Factor	1	2.5	3.7	5	8	15	25
Residential	\$30.43	\$76.06	\$112.56				
Commercial	\$45.64	\$114.09	\$168.86	\$228.18	\$365.09	\$684.55	\$1,140.92
Industrial	\$45.64	\$114.09	\$168.86	\$228.18	\$365.09	\$684.55	\$1,140.92
Public Authority	\$45.64	\$114.09	\$168.86	\$228.18	\$365.09	\$684.55	\$1,140.92
Sand Ridge (2)					\$2,927.40		
WI Pride Cheese	Special	\$1,780.36					

Sewer Monthly Flow Charges per 1,000 Gallons

Customer Class	
Residential	\$3.41
Commercial	\$5.11
Public Authority	\$5.11
Industrial	\$5.11
Sand Ridge	\$6.80
Wis. Pride	Monitoring Required

Taxi Fares

Fares:

Adult (age 18 and older)	\$3.75
Student (age 5 – 17)	\$2.00
Elderly (age 60 and older)	\$2.00
Disabled	\$2.00
Children (age 4 and under)	

Accompanied by adult	\$-0-
Alone	\$2.00

Agency Fares (MCO's) (Managed Care Organization) **\$5.00**

In-route Drive Through Charge per stop **\$1.50**

Interim stop is on the route to destination (generally within 1 block of direct route).

No one leaves the vehicle (ie: drive through bank, drive through restaurant)

Out of Route Drive Through Charge per stop **Standard Fare Rates**

Mileage Charge-per mile or portion of mile **\$1.50**

Mileage charges begin and end at the Mauston city limits

Service Area: Maximum of 5 mile radius outside Mauston city limits

- All trips must originate or terminate within the City of Mauston (emergencies may be considered on a case by case basis by management)
- Mileage charges begin and end at the Mauston city limits

- Service is not provided outside the 5 mile radius except in the case of emergency or as a result of an emergency.

Hours of Operation:

*Seven Days Per Week	6:30a - 10:00p
*Mon-Fri, Two Vehicles on Duty	07:00a - 5:00p
*Saturday, Two Vehicles on Duty	9:00a - 5:00p
*Sunday, Two Vehicles on Duty	7:00a - 12:00p

Holidays: (no service)

- **New Year's Day**
- **Easter Sunday**
- **Thanksgiving Day**
- **Christmas Day**



Water Fixed and Flow Charges

Water Monthly Fixed Meter Charges

Meter Size	5/8" - 3/4"	1"	1 1/4"	1 1/2"	2"	3"	4"	6"	8"	10"	12"
Meter Fee	\$ 10.50	\$ 16.00	\$ 21.00	\$ 26.00	\$ 38.00	\$ 60.00	\$ 92.00	\$ 167.00	\$ 257.00	\$ 376.00	\$ 495.00
PSC 2018 Rate Case #3450-WR-105 Schedule Mg-1											
Public Fire Protection Fee	\$ 13.60	\$ 34.00	\$ 50.00	\$ 69.00	\$ 110.00	\$ 200.00	\$ 340.00	\$ 680.00	\$ 1,090.00	\$ 1,635.00	\$ 2,180.00
PSC 2018 Rate Case #3450-WR-105 Schedule F-1											
Private Fire Protection Fee	\$ 9.00	\$ 9.00	\$ 9.00	\$ 9.00	\$ 9.00	\$ 18.00	\$ 29.00	\$ 59.00	\$ 94.00	\$ 141.00	\$ 183.00
PSC 2018 Rate Case #3450-WR-105 Schedule Upf-1											

Water Monthly Flow Charges per 1,000 Gallons

PSC 2018 Rate Case #3450-WR-105 Schedule Mg-1

First 14,000 Gallons	\$3.61
Next 153,000 Gallons	\$3.48
Over 167,000 Gallons	\$3.25

**CITY OF MAUSTON
ORDINANCE 2024-2072**

Adding Ordinance Regarding Offenses Involving Public Peace and Order - Camping

The Common Council of the City of Mauston, Juneau County, Wisconsin, does hereby add and ordain Chapter 26, Article II, Section 26-38, 39, and 40 of the City of Mauston Code of Ordinances as follows:

Sec. 26-38. – Camping on Public Property

- (a) *Purpose.* Camping without adequate sanitation services, such as access to water, sewer, and regular garbage collection, presents a public health and safety concern. Additionally, unauthorized camping on public property often interferes with the intended use of the public space. As a result, this camping ordinance is necessary to preserve the health, safety, and welfare of the public and to prevent the unnecessary interference with the rights of others to use public spaces for the purposes for which they were intended.
- (b) *Definitions.* The following words, terms and phrases, when used in this section, shall have the meaning ascribed to them in this subsection, except where the context clearly indicates a different meaning:
 - 1. *Camp or To Camp* - To set up or to remain in or at a campsite, including the storage of personal belongings or camping materials, including sleeping in a tent, under a tarp or canopy, in a motor vehicle, trailer, or in any other outdoor shelter, or privately-owned business parking lot, except as zoned to allow such use.
 - 2. *Camping Material* – Includes but is not limited to tents, tarps, umbrellas, canopies, metal sheeting, pallets, hammocks, hunting blinds, boxes, huts, temporary shelters, vehicles, or trailers.
 - 3. *Campsite* - Any place where Bedding, sleeping bag, or other sleeping matter, or any stove or fire is placed, established, maintained, whether or not such place incorporates the use of any tent, lean-to, shack, or any other structure, or any vehicle or part thereof.
 - 4. *Public Property* - Any city, state, or federally owned property, including, but not limited to, a park, bench, street, sidewalk, parking lot, alley, school property, right-of-way, or under a bridge or other public structure.
 - 5. *Store or Storage* – to put aside or accumulate for use when needed, or put for safekeeping, to place or leave in a location
- (c) *Unauthorized Camping on Public Property.* It is unlawful for any person to camp on city park property, public parking property, private business parking lots, unless zone for such use, or in areas of City-owned property prohibited by the Common Council, except as expressly authorized by declaration of the Mayor or Common Council in emergency or other special circumstances.
- (d) *Sleeping on Sidewalks, Streets, or Public Ways.* It is unlawful for any person, with or without camping materials to lie down or sleep on a public street, sidewalk, bike path, or public way.
- (e) *Warning.* No person shall be cited for violating this section unless such person shall continue to camp after receiving a warning to leave. Such warning shall be given by a police officer or other authorized City officer or employee.
- (f) *Party to an offense.* It shall be unlawful to be a party of an offense under this chapter. Whoever is a party in the commission of the offense may be charged with and convicted of the commission of

the offense, although the person did not directly commit it, and although the person who directly committed it has not been convicted, or has been convicted of some other degree of the violation or of some other offense based on the same act. A person is deemed to be a party in the commission of the offense if they directly commit the violation, intentionally aid and/or abet the commission of the violation or advises, hires, counsels or otherwise procure another to commit the offense.

Sec. 26-39. – Camping on Private Property

(a) It shall be unlawful for any person to camp, as defined in sec. 26-38(b)1., on private residential property in the City of Mauston for more than 7 days, within a 90-day period.

Sec. 26-40. - Violations

Any person violating any section of this chapter shall be subject to the penalties set forth in chapter 1, article II.

APPROVED:

ATTEST:

Darryl D. D. Teske, Mayor

Daron Haugh, City Administrator

- Date of Readings: _____
- Date of Adoption: _____
- Votes: Ayes _____ Nays _____ Absent _____ Abstention _____
- Date of Publication: _____

ORDINANCE NO. 2025-2073
AMENDING CHAPTER 36 TRAFFIC AND VEHICLES
ARTICLE IV SEC. 36-122(b)(1)

Sec. 36-122. No parking areas.

- (a) *Schools.* There shall be no parking on the following-described streets between the hours of 7:30 a.m. and 4:30 p.m. on days when school is in session:
 - (1) Grayside Avenue, north side, between the west side of Madden Street and 880 feet west of the west side of Buttner Street.
 - (2) Grayside Avenue, south side, between the west side of Madden Street, extended and 1,200 feet west thereof.
 - (3) Loomis Drive, south side, between Arlington Avenue and Grove Street.
 - (4) Mansion Street, both sides, between Hickory Street and Union Street.
- (b) *Snow season.*
 - (1) For purposes of this subsection, the term "residential street" shall be all streets except the following, which shall be deemed to be the business area:
 - a. Division Street, between State Street and the railroad tracks;
 - b. Elm Street from State Street to Maine Street;
 - ~~c. Hanover Street, between State Street and Maine Street;~~
 - d. Hickory Street, between Mansion Street and the railroad tracks;
 - e. LaCrosse Street, between Division Street and Union Street;
 - f. Maine Street, between Hanover Street and Division Street;
 - g. Mansion Street, between Union Street and Hickory Street;
 - h. Oak Street, between State Street and Division Street;
 - i. Pine Street, between Mansion Street and the railroad tracks;
 - j. Prairie Street, between Hickory Street and Union Street;
 - k. State Street, between Hanover Street and Union Street;
 - l. Gateway Avenue between North Union Street and the east city limits;
 - m. Union Street, between Mansion Street and the railroad tracks.
 - (2) During the period of December 1 of each calendar year to April 1 of the following calendar year, all vehicles parked, between 2:00 a.m. and 7:00 a.m., on those city streets where parking is allowed shall park on the odd-numbered side of the street on the odd-numbered days and on the even-numbered side of the street on the even-numbered days.
 - (3) No person shall be in violation of this subsection (b) if, prior to the receipt of a citation, he telephones the police department and states that he cannot comply with this subsection (b) because his vehicle is disabled and provides the location of the vehicle; provided the disabled vehicle is moved within 18 hours after the receipt of such notification by the police department.
 - (4) The forfeiture for violation of this subsection (b) shall be as established by the city fee schedule in addition to any costs associated with the prosecution thereof which are required or authorized by state statute or administrative regulation.
 - (5) Each night that a vehicle is parked contrary to this subsection (b) shall constitute a separate violation of this subsection (b).
- (c) *Snow emergencies.*

- (1) Whenever the mayor determines, in his sole discretion, on the basis of falling snow, sleet or freezing rain, or on the basis of a weather forecast of snow, sleet or freezing rain, that vehicle traffic in the city is or will be unusually hazardous or dangerous or that parking on certain city streets is or will be unusually hazardous, dangerous or congestive, and therefore such traffic or parking should be stopped, limited, rerouted or otherwise controlled, the mayor may declare a snow emergency and may order that traffic or parking be stopped, limited, rerouted or otherwise controlled.
 - (2) When the mayor declares a snow emergency, the mayor shall notify, or authorize notification to, a radio station with a normal operating range covering the city, a newspaper published in the city, and shall post the notice on the city's primary social media account. Each announcement shall describe the action taken by the mayor, including the time it will become effective, and shall specify the streets or areas affected. A parking prohibition declared by the mayor under this section shall not go into effect until at least two hours after the radio station and newspaper have been notified and it has been posted to social media. The mayor shall make or cause to be made a record of each time and date when any declaration is announced to the public under this section.
 - (3) No person shall operate, park, stop or leave standing a vehicle on any street contrary to the terms and conditions of a snow emergency declaration and order of the mayor.
 - (4) In addition to, or in lieu of the foregoing, the director of public works may temporarily close any city street, alley or parking lot, by the installation of signs or barricades, for the purpose of removing snow, sleet or ice.
- (d) *Late night business district.* No person shall park or leave standing any vehicle in any alley, city-owned parking lot, or street located in the business area, as defined in subsection (b)(1) of this section, between 2:30 a.m. and 7:00 a.m. except the foregoing shall not apply on January 1, nor where the city has posted signs permitting parking contrary to these general prohibitions.
- (e) *Truck parking regulations.* No person shall park any of the following vehicles, trailers or other items, as defined by Wis. Stats. § 340.01:
- (1) Commercial motor vehicle;
 - (2) Double bottom;
 - (3) Motorbus;
 - (4) Road machinery;
 - (5) Road tractor;
 - (6) School bus;
 - (7) Semitrailer;
 - (8) Tow truck;
 - (9) Tractor-semitrailer combination;
 - (10) Truck tractor;

on any street in any residential zoning district as defined by chapter 114, except that the prohibition stated herein shall not apply to any vehicle, trailer or other prohibited item which is temporarily parked solely for the purpose of loading or unloading freight to and from an adjoining premises, or solely for the purpose of performing work on, or rendering a service to, an adjoining premises.

- (f) *Sidewalks.* There shall be no parking on any sidewalk, nor in any driveway or alley so as to block any sidewalk.
- (g) *Other designated areas.* In addition to the foregoing prohibitions, there shall be no parking at any time wherever indicated by one of the following:
 - (1) Traffic signs placed or erected at or reasonably near the area in which there is to be no parking; or
 - (2) Yellow paint on the curb or road edge at or next to the area in which there is to be no parking.

(Code 1991, § 14.33; Ord. No. 2019-2017, 3-12-2019; Ord. No. 2021-2046, 10-26-2021; Ord. No. 2022-2050, 3-22-2022)

APPROVED:

ATTEST:

Darryl D.D. Teske, Mayor

Daron Haugh, Administrator

- Date of Plan Commission Recommendation (if applicable): _____
- Date of Public Hearing (if applicable): _____
- Date of Readings: _____
- Date of Adoption: _____
- Votes:
 - Ayes _____ Nays _____ Absent _____ Abstention _____

- Date of Publication: _____

Form
AB-200

Alcohol Beverage License Application



For Munic	Section 10, Item c.
Municipality	City of Mauston
License Period	01-20-25 to 06-30-25

License(s) Requested: (up to two boxes may be checked)

- Class "A" Beer \$ 44 Class "B" Beer \$ _____
 "Class A" Liquor \$ 132 "Class B" Liquor \$ _____
 "Class A" Liquor (cider only) \$ _____ Reserve "Class B" Liquor \$ _____
 "Class C" Liquor (wine only) \$ _____

Fees	
License Fees	\$ 176
Background Check Fee	\$ 7
Publication Fee	\$ 9
Total Fees	\$ 192

Part A: Premises/Business Information

1. Legal Business Name (individual name if sole proprietorship) HOMER FUEL WI LLC			
2. Business Trade Name or DBA FOOD & LIQUOR MART			
3. FEIN [REDACTED]		4. Wisconsin Seller's Permit Number [REDACTED]	
5. Entity Type (check one) <input type="checkbox"/> Sole Proprietor <input type="checkbox"/> Partnership <input checked="" type="checkbox"/> Limited Liability Company <input type="checkbox"/> Corporation <input type="checkbox"/> Nonprofit Organization			
6. State of Organization WI		7. Date of Organization 12/10/2024	8. Wisconsin DFI Registration Number [REDACTED]
9. Premises Address 531 Gateway Ave,			
10. City Mauston,		11. State WI	12. Zip Code 53948
13. County Juneau	14. Governing Municipality: <input checked="" type="checkbox"/> City <input type="checkbox"/> Town <input type="checkbox"/> Village of: <u>Mauston, WI</u>		15. Aldermanic District
16. Premises Phone (608) 350-0978	17. Premises Email OMAHAHOTELS@YAHOO.COM		18. Website NONE
19. Premises Description - Describe the building or buildings where alcohol beverages are produced, sold, stored, or consumed, and related records are kept. Describe all rooms within the building, including living quarters. Authorized alcohol beverage activities and storage of records may occur only on the premises described in this application. Attach a map or diagram and additional sheets if necessary. ALCOHOL BEVERAGES ARE STORED IN COOLER, BEAR CAVE AND FRONT OF BEAR CAVE. ALCOHOL BEVERAGES RECORDS WILL BE KEPT CASH REGISTER AND COMPUTER AT CASHIER DESK. ALL ALCOHOL WILL BE SOLD AT CASH REGISTER OF THIS LOCATION.			
20. Mailing Address (if different from premises address) PO BOX 57			
21. City LOCKPORT		22. State IL	23. Zip Code 60441

Part B: Questions

1. Has the business (sole proprietorship, partnership, limited liability company, or corporation) been convicted of violating federal or state laws or local ordinances? Exclude traffic offenses unless related to alcohol beverages. Yes No

If yes, list the details of violation below. Attach additional sheets if necessary.

Law/Ordinance Violated NONE	Location	Trial Date
Penalty Imposed		Was sentence completed? <input type="checkbox"/> Yes <input type="checkbox"/> No
Law/Ordinance Violated	Location	Trial Date
Penalty Imposed		Was sentence completed? <input type="checkbox"/> Yes <input type="checkbox"/> No

charges for any offenses pending against the business? Exclude traffic offenses unless related to alcohol beverages. Yes No

If yes, describe the nature and status of pending charges using the space below. Attach additional sheets as needed.

3. Is the applicant business or any of its officers, directors, members, agent, employees, owners, or other related individuals or entities a restricted investor with any interest in an alcohol beverage producer or distributor? Yes No
If yes, provide the name of the restricted investor and describe the nature of the interest.

4. Is the applicant business owned by another business entity? Yes No
If yes, provide the name(s) and FEIN(s) of the business entity owners below. Attach additional sheets as needed.

4a. Name of Business Entity	4b. Business Entity FEIN
-----------------------------	--------------------------

5. Have the partners, agent, or sole proprietor satisfied the responsible beverage server training requirement for this license period? Submit proof of completion. Yes No

6. Is the applicant business indebted to any wholesaler beyond 15 days for beer or 30 days for liquor/wine? Yes No

7. Does the applicant business owe past due municipal property taxes, assessments, or other fees? Yes No

Part C: Individual Information

List the name, title, and phone number for each person or entity holding the following positions in the applicant business or businesses listed in Part B, Question 4: sole proprietor, all officers, directors, and agent of a corporation or nonprofit organization, all partners of a partnership, and all members, managers, and agent of a limited liability company. Attach additional sheets if necessary.

Include Form AB-100 for each person listed below. Corporations and LLCs must appoint an agent by including Form AB-101.

Last Name	First Name	Title	Phone
PATEL	MUKESHKUMAR	MEMBER	[REDACTED]

Part D: Attestation

One of the following must sign and attest to this application:
 sole proprietor one general partner of a partnership one corporate officer one member of an LLC

READ CAREFULLY BEFORE SIGNING: Under penalty of law, I have answered each of the above questions completely and truthfully. I agree that I am acting solely on behalf of the applicant business and not on behalf of any other individual or entity seeking the license. Further, I agree that the rights and responsibilities conferred by the license(s), if granted, will not be assigned to another individual or entity. I agree to operate this business according to the law, including but not limited to, purchasing alcohol beverages from state authorized wholesalers. I understand that lack of access to any portion of a licensed premises during inspection will be deemed a refusal to allow inspection. Such refusal is a misdemeanor and grounds for revocation of this license. I understand that any license issued contrary to Wis. Stat. Chapter 125 shall be void under penalty of state law. I further understand that I may be prosecuted for submitting false statements and affidavits in connection with this application, and that any person who knowingly provides materially false information on this application may be required to forfeit not more than \$1,000 if convicted.

Last Name PATEL	First Name MUKESHKUMAR	M.I. M
Title MEMBER	Email OMAHAHOTELS@YAHOO.COM	[REDACTED]
Signature <i>Mukesh M. Patel</i>		Date 12/17/20

Part E: For Clerk Use Only

Date Application Was Filed With Clerk 12-27-24	License Number 494	Date License Granted	Date License Issued
Signature of Clerk/Deputy Clerk		Date Provisional License Issued (if applicable)	

HERE



INTERIM AD DRAFT

This is the proof of your ad scheduled to run in **Juneau County Star Times** on the dates indicated below. If changes are needed, please contact us prior to deadline at **(608) 745-3500**.

Notice ID: P4tL2hQzezaD27vOxTDX | **Proof Updated: Dec. 30, 2024 at 09:46am CST**
Notice Name: Food & Liquor Mart

This is not an invoice. Below is an estimated price, and it is subject to change. You will receive an invoice with the final price upon invoice creation by the publisher.

FILER	FILING FOR
CITY OF MAUSTON-Legals deputyclerk@mauston.com (608) 747-2703	Juneau County Star Times

Columns Wide: 1 **Ad Class:** Legals
Total Column Inches: 2.21
Number of Lines: 24

01/09/2025: General Legal	17.86
Affidavit Fee	1.00

Subtotal	\$18.86
Tax	\$0.00
Processing Fee	\$0.00
Total	\$18.86

Public Notice

NOTICE OF APPLICATION FOR CLASS "A" BEER AND CLASS "A" LIQUOR FOR THE CITY OF MAUSTON, WISCONSIN
NOTICE IS HEREBY GIVEN that an application has been made to the Common Council of the City of Mauston, Wisconsin for a Class "A" Beer and Class "A" Liquor License for the period of January 20, 2025, through June 30, 2025, as follows:
CLASS "A" BEER AND CLASS "A" LIQUOR LICENSE:
 Kalpeshkumar Patel, Agent for Homer Fuel WI LLC for the premises known as Food & Liquor Mart located at 531 Gateway Ave, Mauston, WI.
 Nicole Lyddy
 Deputy Clerk
 Publish January 9, 2025, for the Council meeting on January 14, 2025.
 JCST: January 9, 2025
 ##### WNAXLP



MEMO

Section 11, Item a.

To: Common Council – Mayor Teske
From: Daron J Haugh – City Administrator
Subject: Jones Park revitalization Project
Date: 2025-01-14

The Park Board has an exciting vision for maximizing our community's recreational spaces. The plan centers on transforming Jones Park's existing baseball diamonds into a versatile flat field that would serve both football and soccer players. This smart redesign opens up expanded possibilities at Veterans Park too - we can upgrade those in-fields to meet official regulations for both softball and baseball, including the full 90-foot baseline requirement for baseball.

Instead of having fields that only serve one sport, we're creating multi-purpose resource for our community. I'm asking for a Not to Exceed approval of \$60,000 out of the Park Equipment Replacement Fund for this project as part of the 2025-2029 Capital Improvement Plan. The City of Mauston staff will do as much work as we can without hindering our daily responsibilities, but will need to seek bids for the excavation part of the project.

THE MAUSTON FIRE DEPARTMENT

MEMBERS OF JUNEAU COUNTY FIREFIGHTER'S ASSOCIATION

MAUSTON, WISCONSIN 53948

December 2024

In December the Fire Department responded to 8 calls. There were 4 calls

in the city and 4 calls in the rural.

The city had 104 man hours.

The Rural had 94 man hours.

Drills resulted in 76 man hours.

Officer meeting had 4 hours.

The total man hours for December are 278 man hours.

Brent D. Lenorud

Chief

**MAUSTON FIRE DEPARTMENT
MEMBERS OF JUNEAU COUNTY FIREFIGHTER'S ASSOCIATION
MAUSTON, WI 53948**

Section 12, Item a.

Report For December 2024

Date	Call Number	Description	Address
12/9/2024	2400143	Grass fire	W4130 49th St.
12/11/2024	2400144	Smell of gas	10 Ponderosa
12/15/2024	2400145	Smell of LP	22nd ave & 50th
12/23/2024	2400146	Falls alarm	950 Sherman
12/28/2024	2400147	Crash Injury	MM67
12/29/2024	2400148	Smell of gas	514 Elm St.
12/29/2024	2400149	Crash Injury	114 Treamont St.
12/31/2024	2400150	Crash Injury	Hwy 82 & HH

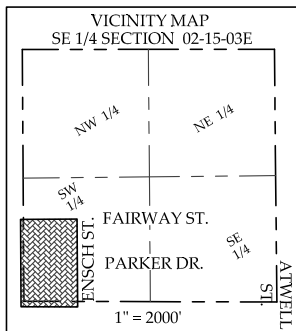
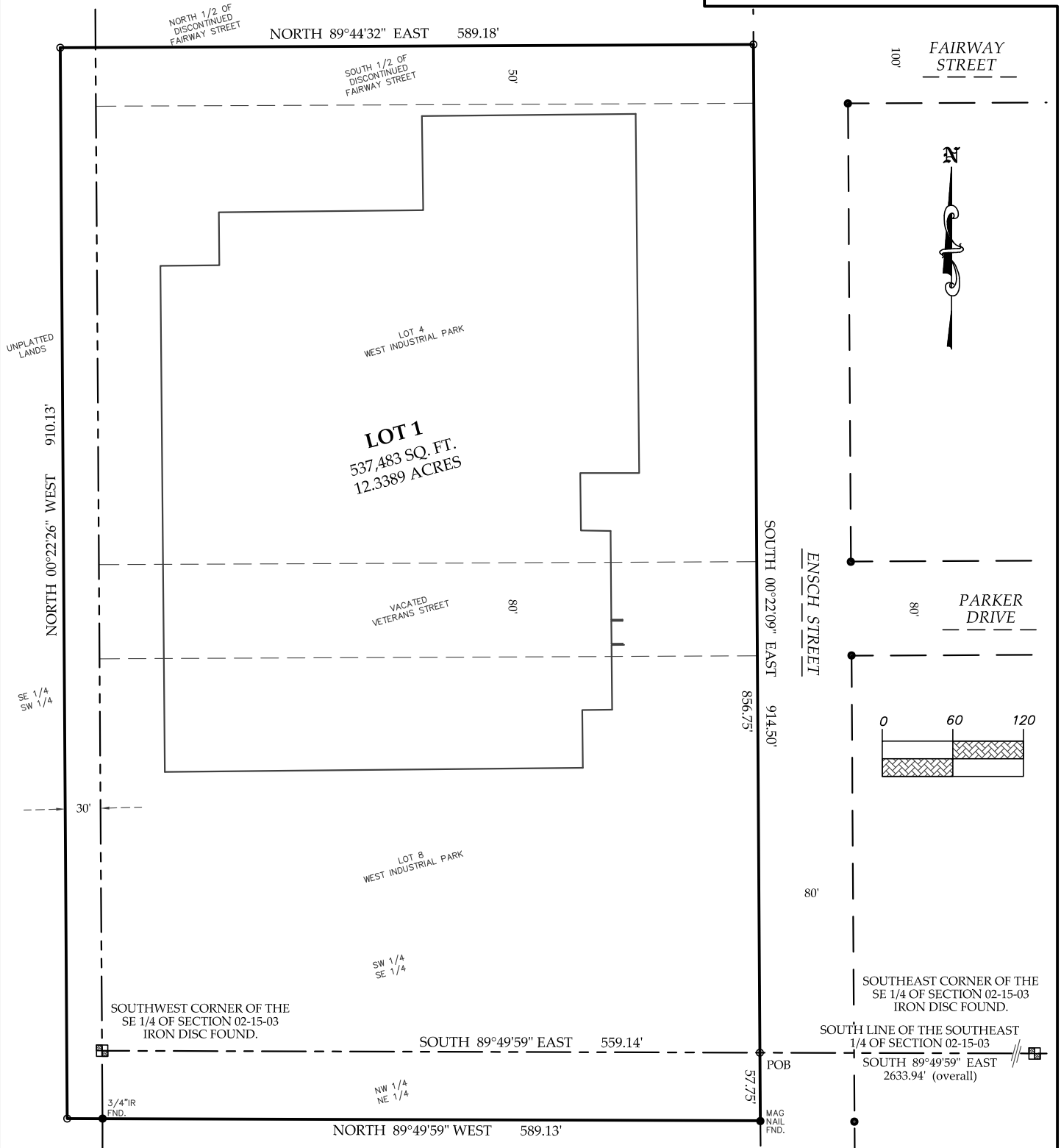
**MAUSTON FIRE DEPARTMENT
MEMBERS OF JUNEAU COUNTY FIREFIGHTER'S ASSOCIATION
MAUSTON, WI 53948**

Section 12, Item a.

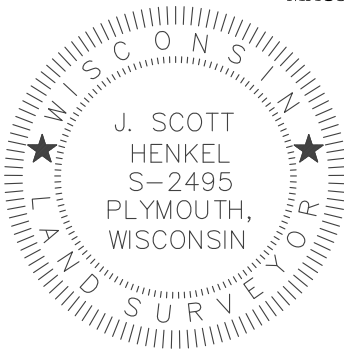
CERTIFIED SURVEY MAP # _____

LOT 4 AND LOT 8 OF WEST INDUSTRIAL PARK, VACATED VETERANS STREET LYING BETWEEN SAID LOTS 4 AND 8, THE SOUTH HALF OF DISCONTINUED FAIRWAY STREET LYING NORTH OF SAID LOT 4, BEING PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 2, AND PART OF NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 11, AND UNPLATTED LANDS BEING PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 2, ALL BEING PART OF TOWNSHIP 15 NORTH, RANGE 3 EAST, CITY OF MAUSTON, COUNTY OF JUNEAU, STATE OF WISCONSIN.

PRELIMINARY



OWNER:
MASTERMOLD REAL ESTATE, LLC
 141 ENSCH STREET
 MAUSTON, WI 53948



BEARINGS ARE REFERENCED TO THE WISCONSIN COUNTY COORDINATE SYSTEM, JUNEAU COUNTY THE SOUTH LINE OF SE 1/4 OF SECTION 02-15-03E BEARS SOUTH 89°49'59" EAST.

- LEGEND**
- 2" IRON PIPE FOUND, OR AS NOTED
 - 3/4"x18" REBAR WEIGHING 1.13 LBS/FOOT SET, OR AS NOTED.



122 Wisconsin Street, West Bend, WI 53095
 262.346.7800 kparish@parishse.com

SHEET 1 OF 2

SURVEYED BY JOSEPH W. DAVID
 MAPPED BY J. SCOTT HENKEL, PLS

CERTIFIED SURVEY MAP # _____

LOT 4 AND LOT 8 OF WEST INDUSTRIAL PARK, VACATED VETERANS STREET LYING BETWEEN SAID LOTS 4 AND 8, THE SOUTH HALF OF DISCONTINUED FAIRWAY STREET LYING NORTH OF SAID LOT 4, BEING PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 2, AND PART OF NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 11, AND UNPLATTED LANDS BEING PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 2, ALL BEING PART OF TOWNSHIP 15 NORTH, RANGE 3 EAST, CITY OF MAUSTON, COUNTY OF JUNEAU, STATE OF WISCONSIN.

SURVEYOR'S CERTIFICATE

I, J. SCOTT HENKEL, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE SURVEYED, COMBINED, AND MAPPED THE FOLLOWING LAND AS DIRECTED BY THE OWNER, MASTERMOLD REAL ESTATE, LLC:

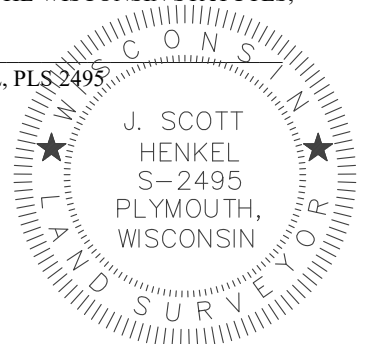
LOT 4 AND LOT 5 OF WEST INDUSTRIAL PARK, VACATED VETERANS STREET LYING BETWEEN SAID LOTS 4 AND 8, THE SOUTH HALF OF DISCONTINUED FAIRWAY STREET LYING NORTH OF SAID LOT 4, BEING PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 2, AND PART OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 11, AND UNPLATTED LANDS BEING PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 2, ALL BEING PART OF TOWNSHIP 15 NORTH, RANGE 3 EAST, CITY OF MAUSTON, COUNTY OF JUNEAU, STATE OF WISCONSIN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHEAST 1/4 OF SAID SECTION 2;
THENCE SOUTH 89°49'59" EAST, 559.14 FEET, ALONG THE SOUTH LINE OF SAID SOUTHEAST 1/4 TO THE WEST LINE OF ENSCH STREET AND POINT OF BEGINNING OF THIS DESCRIPTION;
THENCE SOUTH 00°22'09" EAST, 57.75 FEET, ALONG SAID WEST LINE;
THENCE NORTH 89°49'59" WEST, 589.13 FEET, ALONG THE SOUTH LINE OF SAID LOT 8 AND THE WESTERLY EXTENSION THEREOF;
THENCE NORTH 00°22'26" WEST, 910.13 FEET, ALONG A LINE 30.00 FEET WEST OF AND PARALLEL WITH THE WEST LINE OF SAID WEST INDUSTRIAL PARK;
THENCE NORTH 89°44'32" EAST, 589.18 FEET, ALONG THE NORTH LINE OF THE SOUTH 1/2 OF SAID DISCONTINUED FAIRWAY STREET, AND THE WESTERLY EXTENSION THEREOF TO SAID WEST LINE OF ENSCH STREET;
THENCE SOUTH 00°22'09" EAST, 856.75 FEET, ALONG SAID WEST LINE OF ENSCH STREET TO THE POINT OF BEGINNING.

CONTAINING 537,483 SQUARE FEET // 12.3389 ACRES, MORE OR LESS.

I FURTHER CERTIFY THAT THE MAP PREPARED IS A CORRECT REPRESENTATION OF ALL THE EXTERIOR BOUNDARIES AS SHOWN AND THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF CHAPTER 236.34 OF THE WISCONSIN STATUTES, AND THE CITY OF MAUSTON SUBDIVISION ORDINANCE.

J. SCOTT HENKEL, PLS 2495



CORPORATE OWNER'S CERTIFICATE

AS OWNER, **MASTERMOLD REAL ESTATE, LLC**, A CORPORATION DULY ORGANIZED AND EXISTING UNDER AND BY THE VIRTUE OF THE LAWS OF THE STATE OF WISCONSIN CERTIFIES THAT SAID CORPORATION CAUSED THE LAND DESCRIBED ON THIS MAP TO BE SURVEYED, COMBINED, AND MAPPED AS REPRESENTED HEREON.

MASTERMOLD REAL ESTATE, LLC, DOES FURTHER CERTIFY THAT THIS CERTIFIED SURVEY MAP IS MAPPED IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 236.34 OF THE WISCONSIN STATUTES AND THE REQUIREMENTS AND ORDINANCES OF THE CITY OF MAUSTON.

KURT WAGNER, VICE PRESIDENT

STATE OF WISCONSIN
:SS
_____ COUNTY

PERSONALLY CAME BEFORE ME THIS ____ DAY OF _____, 202__, _____, THE _____ OF SAID CORPORATION AND THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED SAME.

NOTARY PUBLIC, STATE OF WISCONSIN MY COMMISSION EXPIRES: _____

CITY OF MAUSTON COMMON COUNCIL CERTIFICATE

THIS CERTIFIED SURVEY MAP IS HEREBY APPROVED BY THE CITY OF MAUSTON COMMON COUNCIL ON

THIS ____ DAY OF _____, 202__.

DARRYL TESKE, MAYOR

I HEREBY CERTIFY THAT THE FOREGOING RESOLUTION IS ADOPTED BY THE CITY OF

MAUSTON COMMON COUNCIL ON THIS ____ DAY OF _____, 202__.

NICOLE LYDDY, DEPUTY CLERK



122 Wisconsin Street, West Bend, WI 53095
262.346.7800 kparish@parishse.com

FN: OC-11-24 Date: 10/31/24

RESOLUTION NO. 2025-01

RESOLUTION APPROVING AN AMENDMENT TO THE PROJECT PLAN AND BOUNDARIES OF TAX INCREMENTAL DISTRICT NO. 5, CITY OF MAUSTON, WISCONSIN

WHEREAS, the City of Mauston (the “City”) has determined that use of Tax Incremental Financing is required to promote development and redevelopment within the City; and

WHEREAS, Tax Incremental District No. 5 (the “District”) was created by the City on September 29, 2022 as a mixed-use district; and

WHEREAS, the City now desires to amend the Project Plan and boundaries of the District (the “Amendment”) in accordance with the provisions of Wisconsin Statutes Section 66.1105 (the “Tax Increment Law”); and

WHEREAS, such Amendment will:

- a. Add territory to the District as permitted under Wisconsin Statutes Section 66.1105(4)(h)2.
- b. Amend the categories, locations or costs of project costs to be made as permitted under Wisconsin Statutes Section 66.1105(4)(h)1.

WHEREAS, an amended Project Plan for the District has been prepared that includes:

- a. A statement listing of the kind, number and location of all proposed public works or improvements within the District, or to the extent provided in Wisconsin Statutes Sections 66.1105(2)(f)1.k. and 66.1105(2)(f)1.n., outside of the District;
- b. An economic feasibility study;
- c. A detailed list of estimated project costs;
- d. A description of the methods of financing all estimated project costs and the time when the related costs or monetary obligations are to be incurred;
- e. A map showing existing uses and conditions of real property in the District;
- f. A map showing proposed improvements and uses in the District;
- g. Proposed changes of zoning ordinances, master plan, map, building codes and City ordinances;
- h. A list of estimated non-project costs;
- i. A statement of the proposed plan for relocation of any persons to be displaced;
- j. A statement indicating how the amendment of the District promotes the orderly development of the City;
- k. An opinion of the City Attorney or of an attorney retained by the City advising that the Project Plan is complete and complies with Wisconsin Statutes Section 66.1105(4)(f).; and

WHEREAS, prior to its publication, a copy of the notice of public hearing was sent to the chief executive officers of Juneau County, the Mauston School District, and the Western Technical College District, and any other entities having the power to levy taxes on property located within the District, in accordance with the procedures specified in the Tax Increment Law; and

WHEREAS, in accordance with the procedures specified in the Tax Increment Law, the Plan Commission, on January 14, 2025 held a public hearing concerning the proposed amendment to the Project Plan and boundaries of the District, providing interested parties a reasonable opportunity to express their views thereon; and

WHEREAS, after said public hearing, the Plan Commission designated the boundaries of the amended district, adopted the Project Plan, and recommended to the Common Council that it amend the Project Plan and boundaries for the District.

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Mauston that:

1. The boundaries of the District named "Tax Incremental District No. 5, City of Mauston", are hereby amended as identified in Exhibit A of this Resolution.
2. The territory being added shall become part of the District effective as of January 1, 2025.
4. The Common Council finds and declares that:
 - (a) Not less than 50% by area of the real property within the District, as amended, is suitable for mixed-use development as defined by Wisconsin Statutes Section 66.1105(2)(cm).
 - (b) Based upon the finding stated in 3.a. above, the District was declared to be, and remains, a mixed-use district, based on the identification and classification of the property included within the District.
 - (c) The improvement of such area is likely to enhance significantly the value of substantially all of the other real property in the District.
 - (e) The equalized value of the taxable property within the territory to be added to the District plus the value increment of all other existing tax incremental districts within the City, does not exceed 12% of the total equalized value of taxable property within the City.
 - (f) That for those parcels to be added to the District that were annexed by the City within the three-year period preceding adoption of this Resolution, the City pledges to pay the Town of Lemonweir an amount equal to the property taxes the town last levied on the territory for each of the next five years.
 - (g) The City estimates that less than 35% of the territory within the District will be devoted to retail business at the end of the District's maximum expenditure period, pursuant to Wisconsin Statutes Section 66.1105(5)(b).
 - (h) The project costs relate directly to promoting mixed-use development in the District consistent with the purpose for which the District is created.
 - (i) Lands proposed for newly platted residential development comprise no more than 35% of the real property area within the District, as amended.
 - (j) Costs related to newly-platted residential development may be incurred based on the proposed development having a density of at least three (3) units per acre as defined in Wisconsin Statutes Section 66.1105(2)(f)3.a.

- 4. The Project Plan for "Tax Incremental District No. 5, City of Mauston" (see Exhibit B), as amended, is approved, and the City further finds the Project Plan is feasible and in conformity with the master plan of the City.

BE IT FURTHER RESOLVED THAT the City Clerk is hereby authorized and directed to apply to the Wisconsin Department of Revenue, in such form as may be prescribed, for a "Determination of Tax Incremental Base", as of January 1, 2025, pursuant to the provisions of Wisconsin Statutes Section 66.1105(5)(b).

BE IT FURTHER RESOLVED THAT pursuant to Section 66.1105(5)(f) of the Wisconsin Statutes that the City Assessor is hereby authorized and directed to identify upon the assessment roll returned and examined under Wisconsin Statutes Section 70.45, those parcels of property which are within the District, specifying thereon the name of the said District, and the City Clerk is hereby authorized and directed to make similar notations on the tax roll made under Section 70.65 of the Wisconsin Statutes.

Introduced and adopted on the 14th day of January, 2025

APPROVED:

ATTEST:

Darryl Teske, Mayor

Daron Haugh, City Administrator

Votes: Ayes___ Nays___ Absent_____ Abstention_____

EXHIBIT A -

**LEGAL BOUNDARY DESCRIPTION
OR
MAP OF
TAX INCREMENTAL DISTRICT NO. 5
CITY OF MAUSTON**

[INCLUDED WITHIN PROJECT PLAN]

EXHIBIT B -

PROJECT PLAN

[DISTRIBUTED SEPARATELY]

January 14, 2025

PROJECT PLAN AMENDMENT

City of Mauston, Wisconsin

Tax Incremental District No. 5



Prepared by:

Ehlers
30600 Centre Pointe Drive
Roseville, MN 55113

BUILDING COMMUNITIES. IT'S WHAT WE DO.

KEY DATES

Organizational Joint Review Board Meeting Held:	January 14, 2025
Public Hearing Held:	January 14, 2025
Approval by Plan Commission:	January 14, 2025
Adoption by Common Council:	January 14, 2025
Approval by the Joint Review Board:	To Be Determined

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SECTION 1: Executive Summary

DESCRIPTION OF DISTRICT

Tax Incremental District (“TID”) No. 5 (“District”) is a 133-acre mixed-use district created on September 29, 2022. The District was created to:

- pay for infrastructure costs, property acquisition, and development incentives intended to promote housing, commercial, and industrial development.

Purpose of Amendment

The purpose of this amendment, referred to hereafter as the Plan, the Amendment, or the Plan Amendment, is to:

- Add territory to the District as permitted under Wis. Stat. § 66.1105(4)(h)2. This is the first of four permitted territory amendments available to the District.
- Amend the categories, locations or costs of project costs to be made as permitted under Wis. Stat. § 66.1105(4)(h)1. (“Project”).

Estimated Total Project Cost Expenditures

The City anticipates making total expenditures of approximately \$2.67 million from this amendment (“Project Costs”) to undertake the projects listed in this Project Plan (“Plan”). Project Costs include Utility Extensions, Property Acquisition, and associated costs for interest on long-term debt, financing, and ongoing planning and administration. Additional projects from the original 2022 Project Plan are incorporated by reference.

Incremental Valuation

The City projects that new land and improvements value of approximately \$7 million will result from the projects anticipated in this Plan Amendment. Creation of this additional value will be made possible by the Project Costs made within the District. A table detailing assumptions as to the development timing and associated values is included in the Economic Feasibility Study located within this Plan.

Expected Termination of District

Based on the Economic Feasibility Study located within Section 9 of this Plan, the City anticipates that the District will generate sufficient tax increment to pay all Project Costs within its allowable 20 years.

Summary of Findings

As required by Wis. Stat. § 66.1105, and as documented in this Plan and the exhibits contained and referenced herein, the following findings are made:

1. That “but for” the creation of this District, the development projected to occur as detailed in this Plan: 1) would not occur; or 2) would not occur in the manner, at the values, or within the timeframe desired by the City. In reaching this determination, the City has considered the substantial investment needed to provide the public infrastructure necessary to allow for development within the District. Absent the use of tax incremental financing, the City is unable to fully fund this program of infrastructure improvements.
2. **The economic benefits of the District, as measured by increased employment, business and personal income, and property value, are sufficient to compensate for the cost of the improvements.** As demonstrated in the Economic Feasibility Section of this Project Plan, the tax increments projected to be collected are more than sufficient to pay for the proposed project costs. On this basis alone, the finding is supported.
3. **The benefits of the proposal outweigh the anticipated tax increments to be paid by the owners of property in the overlying taxing jurisdictions.** As required by Wis. Stat. § 66.1105(4)(i)4., a calculation of the share of projected tax increments estimated to be paid by the owners of property in the overlying taxing jurisdictions has been prepared and can be found in this Plan. However, because the Project would not occur without the use of tax incremental financing, these tax increments would not be paid but for creation of the District. Accordingly, the City finds that the benefits expected to be realized as set forth in this Plan outweigh the value of the tax increments to be invested in the Project.
4. Not less than 50% by area of the real property within the District, as amended, is suitable for mixed use development as defined by Wis. Stat. § 66.1105(2)(cm).
5. Based on the foregoing finding, the District remains designated as a mixed-use district.
6. The Project Costs relate directly to promoting mixed-use development in the District, consistent with the purpose for which the District is created. Lands proposed for newly-platted residential development comprise no more than 35% of the real property area within the amended District. Costs related to newly-platted residential development may be incurred based on

the proposed development [having a density of at least three (3) units per acre as defined in Wis. Stat. § 66.1105(2)(f)3.a.

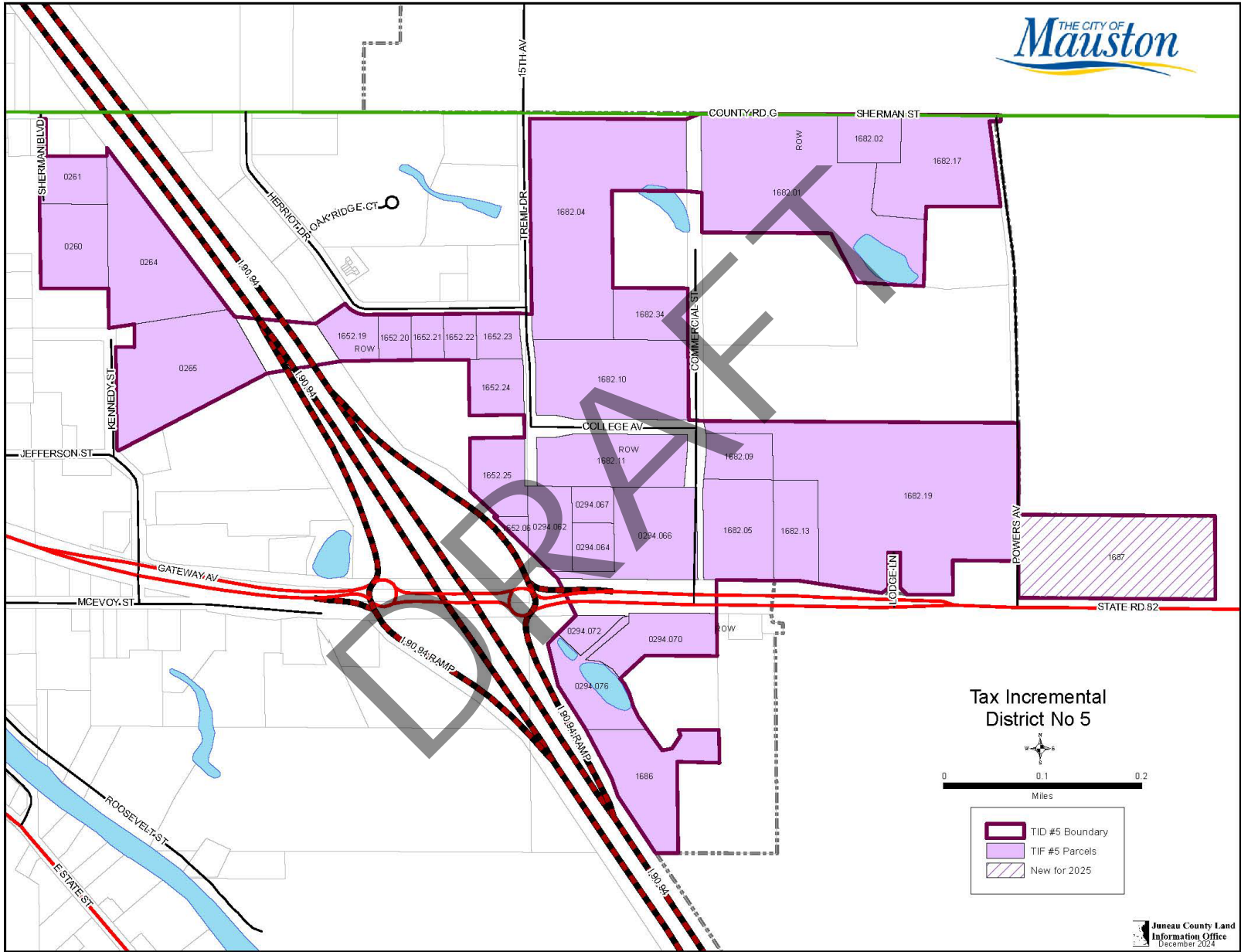
7. Improvements to be made in the District are likely to significantly enhance the value of substantially all of the other real property in the District.
8. The equalized value of taxable property within the territory to be added to the District, plus the incremental value of all existing tax incremental districts within the City does not exceed 12% of the total equalized value of taxable property within the City.
9. The Plan for the District is feasible and is in conformity with the Master Plan of the City.
10. The City estimates that less than 35% the territory within the District will be devoted to retail business at the end of the District's maximum expenditure period, pursuant to Wis. Stat. § 66.1105(5)(b).
11. That a cooperative plan boundary agreement with the Town of Lemonweir exists regarding those parcels to be included within the District that were annexed by the City within the preceding three-year period.

DRAFT

**SECTION 2:
Preliminary Map of Original District Boundary and
Territory to be Added**

Map Found on Following Page.

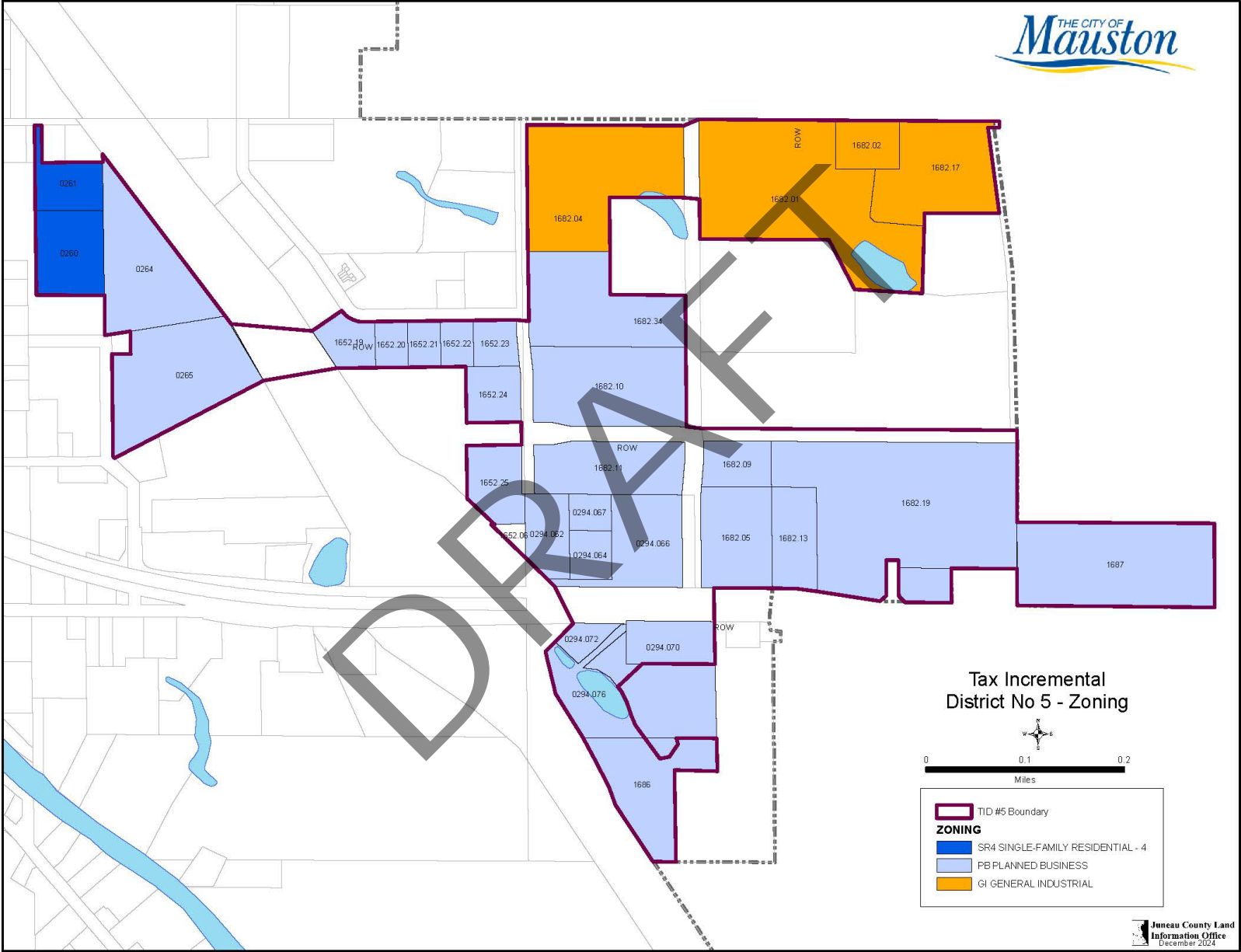
DRAFT



**SECTION 3:
Map Showing Existing Uses and Conditions Within the
Territory to be Added**

Map Found on Following Page.

DRAFT



SECTION 4: Preliminary Identification of Parcels to be Added

Map Reference Number	Parcel Number	Address	Owner	Acres	Suitable Acres			
					Commercial/ Business	Previously- Platted Residential	Newly-Platted Residential	Industrial
Existing TID Area				132.55	125.38	0.00	7.17	0.00
N/A	ROW Areas			0.00				
1	292511687		HAMM FAMILY LIMITED PARTNERSHIP	10.57	10.57			
TOTALS				143.12	135.95	0.00	7.17	0.00

Percentage of TID Area Suitable for Mixed Use Development (at least 50%)	100%
Percentage of TID Area Not Suitable for Development	0%
Total Area	100%
Percentage of TID Area Suitable for Newly Platted Residential Development (no more than 35%)	5%

Parcel ID Number	Assessed Value			Equalized Value ²		
	Land	Improvement	Total	Land	Improvement	Total
292511687	-	-	-	-	-	-
TOTALS	\$0	\$0	\$0	\$0	\$0	\$0

- 1) Estimated based on values as of January 1, 2024. Actual base value will be as of January 1, 2025.
- 2) Calculation based on aggregate assessment ratio of 100.00%.

SECTION 5: Equalized Value Test

The following calculations demonstrate that the City expects to be in compliance with Wis. Stat. § 66.1105(4)(gm)4.c., which requires that the equalized value of the taxable property proposed to be added to the District, plus the value increment of all existing tax incremental districts, does not exceed 12% of the total equalized value of taxable property within the City.

The equalized value of the increment of existing tax incremental districts within the City, plus the value of the territory proposed to be added to the District, totals \$14,240,600. This value is less than the maximum of \$43,488,552 in equalized value that is permitted for the City.

City of Mauston, Wisconsin Tax Increment District No. 5 Valuation Test Compliance Calculation	
<u>Calculation of City Equalized Value Limit</u>	
City TID IN Equalized Value (Jan. 1, 2024)	\$362,404,600
TID Valuation Limit @ 12% of Above Value	\$43,488,552
<u>Calculation of Value Subject to Limit</u>	
Estimated Base Value of Territory to be Included in District	\$0
Plus: Assumed change for Jan. 1, 2025 assessment	\$0
Incremental Value of Existing Districts (Jan. 1, 2024)	\$14,240,600
Less: Value of Parcels Removed from District	\$0
Less: Value of Underlying TID Parcels	\$0
Total Value Subject to 12% Valuation Limit	\$14,240,600
Total Percentage of TID IN Equalized Value	3.93%
Residual Value Capacity of TID IN Equalized Value	\$29,247,952

**SECTION 6:
Statement Listing the Kind, Number and Location of All
Proposed Public Works or Improvements Within the
District**

Project Costs are any expenditure made, estimated to be made, or monetary obligations incurred or estimated to be incurred as outlined in this Plan. Project Costs will be diminished by any income, special assessments or other revenues, including user fees or charges, other than tax increments, received or reasonably expected to be received in connection with the implementation of the Plan. If Project Costs incurred benefit territory outside the District, a proportionate share of the cost is not a Project Cost. Costs identified in this Plan are preliminary estimates made prior to design considerations and are subject to change after planning, design and construction is completed.

With all Project Costs, the costs of engineering, design, survey, inspection, materials, construction, restoring property to its original condition, apparatus necessary for public works, legal and other consultant fees, testing, environmental studies, permits, updating ordinances and plans, judgments or claims for damages and other expenses are included as Project Costs. The map found in Section 7 of this Plan along with the Detailed List of Project Costs found in Section 8 provide additional information as to the kind, number and location of potential Project Costs.

The “Statement of Kind, Number and Location of Proposed Public Works and Other Projects” set forth in the original District Project Plan approved on September 29, 2022 is amended to add the following Project Costs that the City has made, expects to make, or may need to make, in conjunction with the implementation of the District’s Plan or this Plan Amendment.

Property, Right-of-Way and Easement Acquisition

Property Acquisition for Development

To promote and facilitate development the City may acquire property within the District. The cost of property acquired, and any costs associated with the transaction, are eligible Project Costs. Following acquisition, other Project Costs within the categories detailed in this Section may be incurred to make the property suitable for development. Any revenue received by the City from the sale of property acquired pursuant to the execution of this Plan will be used to reduce the total project costs of the District. If total Project Costs incurred by the City to acquire property and make it suitable for development exceed the revenues or other consideration received from the sale or lease of that

property, the net amount shall be considered “real property assembly costs” as defined in Wis. Stat. § 66.1105(2)(f)1.c., and subject to recovery as an eligible Project Cost.

Property Acquisition for Conservancy

To promote the objectives of this Plan, the City may acquire property within the District that it will designate for conservancy. These conservancy objectives include: preserving historic resources or sensitive natural features; protection of scenic and historic views; maintaining habitat for wildlife; maintaining adequate open space; reduction of erosion and sedimentation by preserving existing vegetation; and providing adequate areas for management of stormwater. The cost of property acquired for conservancy, and any costs associated with the transaction, are eligible Project Costs.

Acquisition of Rights-of-Way

The City may need to acquire property to allow for installation of streets, driveways, sidewalks, utilities, stormwater management practices and other public infrastructure. Costs incurred by the City to identify, negotiate and acquire rights-of-way are eligible Project Costs.

Acquisition of Easements

The City may need to acquire temporary or permanent easements to allow for installation and maintenance of streets, driveways, sidewalks, utilities, stormwater management practices and other public infrastructure. Costs incurred by the City to identify, negotiate and acquire easement rights are eligible Project Costs.

Relocation Costs

If relocation expenses are incurred in conjunction with the acquisition of property, those expenses are eligible Project Costs. These costs may include but are not limited to: preparation of a relocation plan; allocations of staff time; legal fees; publication of notices; obtaining appraisals; and payment of relocation benefits as required by Wis. Stat. Chapter 32 and Wis. Admin. Code ADM 92.

Site Preparation Activities

Environmental Audits and Remediation

If it becomes necessary to evaluate any land or improvement within the District, any cost incurred by the City related to environmental audits, testing, and remediation are eligible Project Costs.

Demolition

To make sites suitable for development, the City may incur costs related to demolition and removal of structures or other land improvements, to include abandonment of wells or other existing utility services.

Site Grading

Land within the District may require grading to make it suitable for development, to provide access, and to control stormwater runoff. The City may need to remove and dispose of excess material, or bring in fill material to provide for proper site elevations. Expenses incurred by the City for site grading are eligible Project Costs.

Utilities

Sanitary Sewer System Improvements

To allow development to occur, the City may need to construct, alter, rebuild or expand sanitary sewer infrastructure within the District. Eligible Project Costs include, but are not limited to, construction, alteration, rebuilding or expansion of: collection mains; manholes and cleanouts; service laterals; force mains; interceptor sewers; pumping stations; lift stations; wastewater treatment facilities; and all related appurtenances. To the extent sanitary sewer projects undertaken within the District provide direct benefit to land outside of the District, the City will make an allocation of costs based on such benefit. Those costs corresponding to the benefit allocated to land within the District, and necessitated by the implementation of the Project Plan, are eligible Project Costs. Implementation of the Project Plan may also require that the City construct, alter, rebuild or expand sanitary sewer infrastructure located outside of the District. That portion of the costs of sanitary sewer system projects undertaken outside the District which are necessitated by the implementation of the Project Plan are eligible Project Costs.

Water System Improvements

To allow development to occur, the City may need to construct, alter, rebuild or expand water system infrastructure within the District. Eligible Project Costs include, but are not limited to, construction, alteration, rebuilding or expansion of: distribution mains; manholes and valves; hydrants; service laterals; pumping stations; wells; water treatment facilities; storage tanks and reservoirs; and all related appurtenances. To the extent water system projects undertaken within the District provide direct benefit to land outside of the District, the City will make an allocation of costs based on such benefit. Those costs corresponding to the benefit allocated to land within the District, and necessitated by the

implementation of the Project Plan, are eligible Project Costs. Implementation of the Project Plan may also require that the City construct, alter, rebuild or expand water system infrastructure located outside of the District. That portion of the costs of water system projects undertaken outside the District which are necessitated by the implementation of the Project Plan are eligible Project Costs.

Stormwater Management System Improvements

Development within the District will cause stormwater runoff. To manage this stormwater runoff, the City may need to construct, alter, rebuild or expand stormwater management infrastructure within the District. Eligible Project Costs include, but are not limited to, construction, alteration, rebuilding or expansion of: stormwater collection mains; inlets, manholes and valves; service laterals; ditches; culvert pipes; box culverts; bridges; stabilization of stream and river banks; and infiltration, filtration and detention Best Management Practices (BMP's). To the extent stormwater management system projects undertaken within the District provide direct benefit to land outside of the District, the City will make an allocation of costs based on such benefit. Those costs corresponding to the benefit allocated to land within the District, and necessitated by the implementation of the Project Plan, are eligible Project Costs. Implementation of the Project Plan may also require that the City construct, alter, rebuild or expand stormwater management infrastructure located outside of the District. That portion of the costs of stormwater management system projects undertaken outside the District which are necessitated by the implementation of the Project Plan are eligible Project Costs.

Electric Service

To create sites suitable for development, the City may incur costs to provide, relocate or upgrade electric services. Relocation may require abandonment and removal of existing poles or towers, installation of new poles or towers, or burying of overhead electric lines. Costs incurred by the City to undertake this work are eligible Project Costs.

Gas Service

To create sites suitable for development, the City may incur costs to provide, relocate or upgrade gas mains and services. Costs incurred by the City to undertake this work are eligible Project Costs.

Communications Infrastructure

To create sites suitable for development, the City may incur costs to provide, relocate or upgrade infrastructure required for voice and data communications, including, but not limited to: telephone lines, cable lines and fiber optic cable. Costs incurred by the City to undertake this work are eligible Project Costs.

Streets and Streetscape

Street Improvements

To allow development to occur, the City may need to construct or reconstruct streets, highways, alleys, access drives and parking areas. Eligible Project Costs include, but are not limited to: excavation; removal or placement of fill; construction of road base; asphalt or concrete paving or repaving; installation of curb and gutter; installation of sidewalks and bicycle lanes; installation of culverts, box culverts and bridges; rail crossings and signals; utility relocation, to include burying overhead utility lines; street lighting; installation of traffic control signage and traffic signals; pavement marking; right-of-way restoration; installation of retaining walls; and installation of fences, berms, and landscaping.

Streetscaping and Landscaping

To attract development consistent with the objectives of this Plan, the City may install amenities to enhance development sites, rights-of-way and other public spaces. These amenities include but are not limited to: landscaping; lighting of streets, sidewalks, parking areas and public areas; installation of planters, benches, clocks, tree rings, trash receptacles and similar items; and installation of brick or other decorative walks, terraces and street crossings. These and any other similar amenities installed by the City are eligible Project Costs.

Community Development

Cash Grants (Development Incentives)

The City may enter into agreements with property owners, lessees, or developers of land located within the District for sharing costs to encourage the desired kind of improvements and assure tax base is generated sufficient to recover Project Costs. No cash grants will be provided until the City executes a developer agreement with the recipient of the cash grant. Any payments of cash grants made by the City are eligible Project Costs.

Contribution to Community Development Authority (CDA) or Redevelopment Authority (RDA)

As provided for in Wis. Stat. § 66.1105(2)(f)1.h and Wis. Stat. § 66.1333(13), the City may provide funds to its CDA (RDA) to be used for administration,

planning operations, and capital costs, including but not limited to real property acquisition, related to the purposes for which it was established in furtherance of any redevelopment or urban renewal project. Funds provided to the CDA (RDA) for this purpose are eligible Project Costs.

Revolving Loan/Grant Program (Development Incentives)

To encourage private development consistent with the objectives of this Plan, the City, through its CDA (RDA), may provide loans or grants to eligible property owners in the District. Eligible improvements will be those that are likely to improve the value of the property, enhance the visual appearance of the property and surrounding area, correct safety deficiencies, or as otherwise specified by the CDA (RDA) in the program manual. Any funds returned to the CDA (RDA) from the repayment of loans made are not considered revenues to the District and will not be used to offset District Project Costs. Instead, these funds may be placed into a revolving fund and will continue to be used for the program purposes stated above. Any funds provided to the CDA (RDA) for purposes of implementing this program are considered eligible Project Costs.

Miscellaneous

Property Tax Payments to Town

Property tax payments due to the Town of Lemonweir under Wis. Stat. § 66.1105(4)(gm)1. because of the inclusion of lands annexed after January 1, 2004 within the boundaries of the District are an eligible Project Cost.

Projects Outside the Tax Increment District

Pursuant to Wis. Stat. § 66.1105(2)(f)1.n, the City may undertake projects within territory located within one-half mile of the boundary of the District provided that: 1) the project area is located within the City’s corporate boundaries; and 2) the projects are approved by the Joint Review Board. The cost of projects completed outside the District pursuant to this section are eligible project costs and may include any project cost that would otherwise be eligible if undertaken within the District. None of the proposed project will be located outside, but within one-half mile of the boundary of the District.

Professional Service and Organizational Costs

The costs of professional services rendered, and other costs incurred, in relation to the creation, administration and termination of the District, and the undertaking of the projects contained within this Plan, are eligible Project Costs. Professional services include but are not limited to: architectural; environmental; planning; engineering; legal; audit; financial; and the costs of

informing the public with respect to the creation of the District and the implementation of the Plan.

Administrative Costs

The City may charge to the District as eligible Project Costs reasonable allocations of administrative costs, including, but not limited to, employee salaries. Costs allocated will bear a direct connection to the time spent by City employees relating to the implementation of the Plan.

Financing Costs

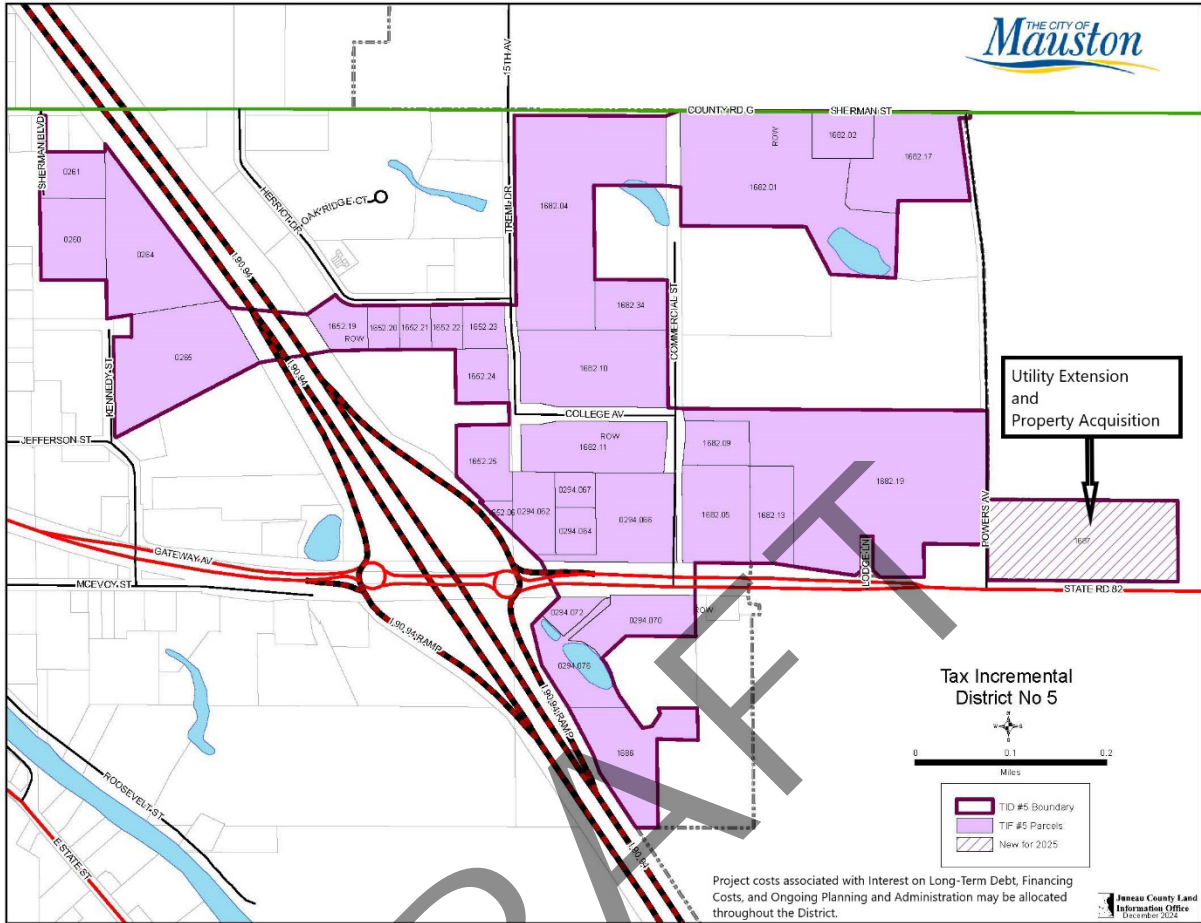
Interest expense, debt issuance expenses, redemption premiums, and any other fees and costs incurred in conjunction with obtaining financing for projects undertaken under this Plan are eligible Project Costs.

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**SECTION 7:
Map Showing Proposed Improvements and Uses Within
the Territory to be Added**

Map Found on Following Page.

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SECTION 8: Detailed List of Estimated Project Costs

The following list identifies the Project Costs that the City expects to make, or may need to make in conjunction with the implementation of the District’s Plan or this Plan Amendment. The project costs related to this Plan Amendment total \$2,674,133.

All projects identified and related costs reflect the best estimates available as of the date of preparation of this Plan Amendment. All costs are preliminary estimates and may increase or decrease. Certain Project Costs listed may become unnecessary, and other Project Costs not currently identified may need to be made. (Section 6 details the general categories of eligible Project Costs). Changes in Project Cost totals or the types of Project Costs to be incurred will not require that this Plan be amended. This Plan is not meant to be a budget nor an appropriation of funds for specific Project Costs, but a framework within which to manage Project Costs.

City of Mauston, Wisconsin					
Tax Increment District No. 5					
Detailed List of Estimated Project Costs					
Project ID	Project Name/Type	Remaining From Prior Plan	Est. Cost Plan Amendment	Ongoing	Totals
1	State Highway 82 Right-Hand Turn	160,000			160,000
2	Kennedy/Sherman Blvd. Upgrades	1,166,000			1,166,000
3	Commercial Ave. Right-Hand Turn	150,000			150,000
4	Commercial Ave. Extension	647,500			647,500
5	College Ave. Extension	901,000			901,000
6	Sherman St. Upgrade	1,325,000			1,325,000
7	Powers Ave. Upgrade	1,378,000			1,378,000
8	State Highway 82 East	1,378,000			1,378,000
9	Lift Station	500,000			500,000
10	Utility Extensions		1,300,000		1,300,000
11	Property Acquisition		528,500		528,500
12	Interest on Long-Term Debt			639,033	639,033
13	Financing Costs			91,600	91,600
14	Ongoing Planning & Administrative Costs			115,000	115,000
Total Projects		\$7,605,500	\$1,828,500	\$845,633	\$10,279,633

SECTION 9:
Economic Feasibility Study, Description of the Methods of Financing Estimated Project Costs and the Time When Related Costs or Monetary Obligations are to be Incurred

This Section includes an updated forecast of the valuation increases expected within the District, the associated tax increment collections, a summary of how remaining Project Costs would be financed, and a projected cash flow demonstrating that the District remains economically feasible.

Key Assumptions

The District has created \$6,824,900 in incremental value since its creation in 2022. The Project Costs associated with this Plan Amendment are expected to create an additional \$7 million in incremental value by 2030. Estimated valuations and timing for construction of the Project are included in **Table 1**. Assuming the City’s current equalized TID interim tax rate of \$20.97 per thousand of equalized value, and one percent annual economic appreciation, the Project would generate \$5,386,655 in incremental tax revenue over the 20-year term of the District as shown in **Table 2**.

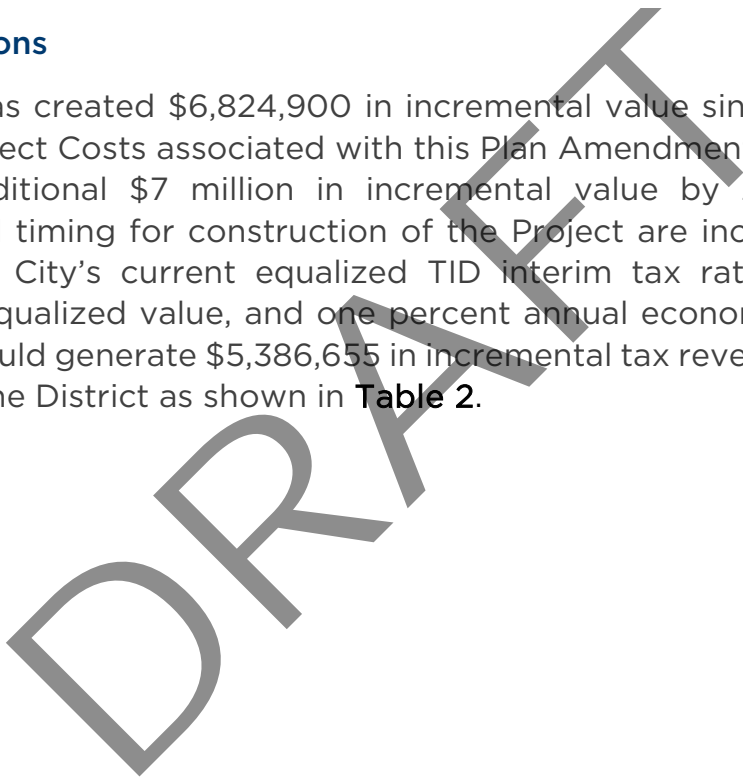


Table 1 - Development Assumptions

City of Mauston, Wisconsin Tax Increment District No. 5 Development Assumptions					
Construction Year	Actual	Project Plan Amendment	Annual Total	Construction Year	
1 2022			-	2022 1	
2 2023	6,824,900		6,824,900	2023 2	
3 2024			-	2024 3	
4 2025		1,000,000	1,000,000	2025 4	
5 2026		2,500,000	2,500,000	2026 5	
6 2027			-	2027 6	
7 2028		2,500,000	2,500,000	2028 7	
8 2029			-	2029 8	
9 2030		1,000,000	1,000,000	2030 9	
10 2031			-	2031 10	
11 2032			-	2032 11	
12 2033			-	2033 12	
13 2034			-	2034 13	
14 2035			-	2035 14	
15 2036			-	2036 15	
16 2037			-	2037 16	
17 2038			-	2038 17	
18 2039			-	2039 18	
19 2040			-	2040 19	
20 2041			-	2041 20	
Totals	<u>\$6,824,900</u>	<u>\$7,000,000</u>	<u>\$13,824,900</u>		

Table 2 – Tax Increment Projection Worksheet

City of Mauston, Wisconsin								
Tax Increment District No. 5								
Tax Increment Projection Worksheet								
Type of District	Mixed Use			Base Value	0			
District Creation Date	September 29, 2022			Economic Change Factor	1.00%			
Valuation Date	Jan 1,	2022		Apply to Base Value				
Max Life (Years)	20			Base Tax Rate	\$20.97			
Expenditure Period/Termination	15	9/29/2037		Rate Adjustment Factor	0.00%			
Revenue Periods/Final Year	20	2043						
Extension Eligibility/Years	Yes	3						
Eligible Recipient District	No							
Construction Year	Value Added	Valuation Year	Economic Change	Total Increment	Revenue Year	Tax Rate ¹	Tax Increment	
1 2022	2,539,900	2023		2,539,900	2024	\$22.57	57,323	
2 2023	6,824,900	2024	25,399	6,850,299	2025	\$20.97	143,625	
3 2024	0	2025	68,503	6,918,802	2026	\$20.97	145,061	
4 2025	1,000,000	2026	69,188	7,987,990	2027	\$20.97	167,478	
5 2026	2,500,000	2027	79,880	10,567,870	2028	\$20.97	221,568	
6 2027	0	2028	105,679	10,673,549	2029	\$20.97	223,784	
7 2028	2,500,000	2029	106,735	13,280,284	2030	\$20.97	278,437	
8 2029	0	2030	132,803	13,413,087	2031	\$20.97	281,221	
9 2030	1,000,000	2031	134,131	14,547,218	2032	\$20.97	305,000	
10 2031	0	2032	145,472	14,692,690	2033	\$20.97	308,050	
11 2032	0	2033	146,927	14,839,617	2034	\$20.97	311,130	
12 2033	0	2034	148,396	14,988,013	2035	\$20.97	314,241	
13 2034	0	2035	149,880	15,137,893	2036	\$20.97	317,384	
14 2035	0	2036	151,379	15,289,272	2037	\$20.97	320,558	
15 2036	0	2037	152,893	15,442,165	2038	\$20.97	323,763	
16 2037	0	2038	154,422	15,596,586	2039	\$20.97	327,001	
17 2038	0	2039	155,966	15,752,552	2040	\$20.97	330,271	
18 2039	0	2040	157,526	15,910,078	2041	\$20.97	333,574	
19 2040	0	2041	159,101	16,069,179	2042	\$20.97	336,909	
20 2041	0	2042	160,692	16,229,870	2043	\$20.97	340,278	
Totals		\$16,364,800	\$2,404,970	Future Value of Increment		\$5,386,655		
Notes:								
1) Tax rates shown through the 2043 revenue year are actual per DOR Form PC-202 (Tax Increment Collection Worksheet).								

Financing and Implementation

The proposed Utility Extensions are anticipated to be financed with an issuance of General Obligation Promissory Notes in 2025. Costs associated with Property Acquisition are expected to be paid in installments of cash as available. **Table 3** provides a summary of the District’s financing plan related to this Plan Amendment. Projects from the original Project Plan will be financed with a combination of General Obligation Notes and State Trust Fund Loans, and are incorporated here by reference.

Table 3 - Financing Plan

City of Mauston, Wisconsin		
Tax Increment District No. 5		
Estimated Financing Plan		
	DEBT ISSUES G.O. Promissory Note 2025	Totals
Projects		
Phase I	1,300,000	\$1,300,000
Total Project Funds	<u>1,300,000</u>	<u>\$1,300,000</u>
Other Funds		
Capitalized Interest	164,625	
Costs of Issuance	72,100	
Underwriter Discount	12.50 19,500	
Total Financing Required	1,556,225	
Rounding	3,775	
Net Issue Size	\$1,560,000	\$1,560,000

The Project Cost expenditures related to this plan amendment are shown within **Table 4**. The full set of projects, shown in Section 8 above, includes projects from the original Project Plan approved in 2022, and the project cost expenditures related to this Plan Amendment. With all of the projects contemplated for Tax Incremental District No. 5, the development assumptions are projected to generate sufficient funds by the year 2043 to pay off all Project cost liabilities and obligations. The cash flow for District including all Project Costs is shown in **Table 5**. The projected closure is based on the various assumptions noted in this Plan and will vary dependent on actual Project Costs incurred and the actual amount of tax increments collected.

Table 4 - Cash Flow (Amendment Only)

City of Mauston, Wisconsin										
Tax Increment District No. 5										
Cash Flow Projection										
Year	Projected Revenues			Projected Expenditures				Balances		Year
	Tax Increments	Land Sale Proceeds	Total Revenues	2025 G.O. Promissory Note \$1,560,000 Issue Total	Property Acquisition	Ongoing Planning & Administration	Total Expenditures	Annual	Cumulative	
2022			-	-				-	-	2022
2023			-	-			-	-	16,125	2023
2024	57,323		57,323	-		10,000	10,000	47,323	63,448	2024
2025	143,625	192,000	335,625	-	128,500	15,000	143,500	192,125	255,573	2025
2026	145,061		145,061	-	100,000	5,000	105,000	40,061	295,634	2026
2027	167,478		167,478	-	100,000	5,000	105,000	62,478	358,112	2027
2028	221,568		221,568	135,850	100,000	5,000	240,850	(19,282)	338,829	2028
2029	223,784		223,784	138,295	100,000	5,000	243,295	(19,511)	319,318	2029
2030	278,437		278,437	140,520		5,000	145,520	132,917	452,235	2030
2031	281,221		281,221	137,520		5,000	142,520	138,701	590,936	2031
2032	305,000		305,000	139,520		5,000	144,520	160,480	751,416	2032
2033	308,050		308,050	136,290		5,000	141,290	166,760	918,175	2033
2034	311,130		311,130	137,890		5,000	142,890	168,240	1,086,415	2034
2035	314,241		314,241	139,245		5,000	144,245	169,996	1,256,412	2035
2036	317,384		317,384	135,303		5,000	140,303	177,081	1,433,493	2036
2037	320,558		320,558	136,265		5,000	141,265	179,293	1,612,786	2037
2038	323,763		323,763	136,965		5,000	141,965	181,798	1,794,584	2038
2039	327,001		327,001	137,398		5,000	142,398	184,603	1,979,188	2039
2040	330,271		330,271	137,558		5,000	142,558	187,713	2,166,901	2040
2041	333,574		333,574	137,383		5,000	142,383	191,191	2,358,092	2041
2042	336,909		336,909	136,923		5,000	141,923	194,987	2,553,079	2042
2043	340,278		340,278	136,110		5,000	141,110	199,168	2,752,247	2043
Totals	\$5,386,655	\$192,000	\$5,578,655	\$2,199,033	\$528,500	\$115,000	\$2,842,533			Totals

LEGEND:
 - - - - - END OF EXP. PERIOD

Table 5 - Cash Flow (All TID 5 Projects)

City of Mauston, Wisconsin																
Tax Increment District No. 5																
Cash Flow Projection																
Year	Projected Revenues			Projected Expenditures									Balances			Year
	Tax Increments	Land Sale Proceeds	Total Revenues	2025 G.O. Promissory Note \$1,560,000	2026 State Trust Fund Loan \$167,000	2027 G.O. Promissory Notes \$2,065,000	2029 G.O. Promissory Notes \$5,655,000	2030 State Trust Fund Loan \$1,010,000	Development Incentives \$500,000	Land Acquisition	Advance Repayment	Ongoing Planning & Administration	Total Expenditures	Annual	Cumulative	
2022													-	-	-	2022
2023													-	-	16,125	2023
2024	57,323		57,323									10,000	47,323	63,448		2024
2025	143,092	192,000	335,092									15,000	191,592	255,040	1,960,000	2025
2026	144,523		144,523									5,000	(69,750)	185,291	2,027,000	2026
2027	334,664		334,664		15,751.40							5,000	213,913	399,203	3,984,127	2027
2028	547,672		547,672	135,850	15,751.40	183,545						5,000	107,526	506,729	3,752,950	2028
2029	595,081		595,081	138,295	15,751.39	182,385			50,000			5,000	103,650	610,379	9,576,375	2029
2030	842,143		842,143	140,520	15,751.40	183,464	544,645		50,000			5,000	(97,237)	513,142	10,144,406	2030
2031	871,531		871,531	137,520	15,751.40	184,298	543,455	112,738	50,000			5,000	1,048,762	(177,231)	9,506,931	2031
2032	901,212		901,212	139,520	15,751.40	180,008	545,735	112,738	50,000			5,000	1,048,752	(147,540)	8,858,234	2032
2033	1,004,572		1,004,572	136,290	15,751.39	180,620	547,268	112,738	50,000			5,000	1,047,667	(43,095)	8,185,538	2033
2034	1,014,618		1,014,618	137,890	15,751.39	181,008	543,228	112,738	50,000			5,000	1,045,615	(30,997)	7,488,780	2034
2035	1,024,764		1,024,764	139,245	15,751.39	181,138	543,700	112,738	50,000			5,000	1,047,572	(22,808)	6,762,717	2035
2036	1,035,012		1,035,012	135,303	15,751.40	180,973	543,489	112,738	50,000			5,000	1,043,254	(8,242)	6,012,222	2036
2037	1,045,362		1,045,362	136,265	15,751	180,473	547,388	112,738	50,000			5,000	1,047,615	(2,253)	5,226,765	2037
2038	1,055,816		1,055,816	136,965	15,751.39	179,628	545,273	112,738	50,000			5,000	1,045,355	10,461	4,411,181	2038
2039	1,066,374		1,066,374	137,398	15,751.40	183,355	547,008	112,738	50,000			5,000	1,001,250	65,124	3,608,162	2039
2040	1,077,038		1,077,038	137,558	15,751.40	181,683	542,560	112,738	50,000			5,000	995,290	81,748	2,768,455	2040
2041	1,087,808		1,087,808	137,383	15,751.39	184,601	546,905	112,738	50,000			5,000	1,002,379	85,429	1,885,572	2041
2042	1,098,686		1,098,686	136,923	15,751.40	182,105	545,028	112,738	50,000			5,000	997,545	101,141	966,217	2042
2043	1,109,673		1,109,673	136,110	15,751.40	184,140	546,904	112,738	50,000			5,000	1,000,644	109,029	-	2043
(2022 - 2043)	\$16,056,966	\$192,000	\$16,248,966	\$2,199,033	\$267,774	\$2,913,420	\$7,632,583	\$1,465,600	\$500,000	\$528,500	\$109,273	\$115,000	\$15,731,182			(2022 - 2043)

LEGEND: END OF EXP. PERIOD

PROJECTED CLOSURE YEAR

**SECTION 10:
Annexed Property**

A tax incremental district cannot include annexed territory unless at least three years have elapsed since the annexation, or certain other requirements are met. Although territory proposed to be added to the District boundary has been annexed within the past three years, it may be included in the District as a permitted exception under Wis. Stat. § 66.1105(4)(gm)1. since the City has previously entered into a cooperative plan boundary agreement, or other agreement related to the annexation, with the Town of Lemonweir.

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SECTION 11:
Estimate of Property to be Devoted to Retail Business

Pursuant to Wis. Stat. § 66.1105(5)(b), the City estimates that less than 35% of the territory within the District will be devoted to retail business at the end of the District’s maximum expenditure period.

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**SECTION 12:
Proposed Changes of Zoning Ordinances, Master Plan,
Map, Building Codes and City Ordinances**

Zoning Ordinances

The proposed Plan Amendment is in general conformance with the City’s current zoning ordinances. Individual properties may require rezoning at the time of development.

Master (Comprehensive) Plan and Map

The proposed Plan Amendment is in general conformance with the City’s Comprehensive Plan identifying the area as appropriate for Planned Business.

Building Codes and Ordinances

Development within the District will be required to conform to State Building Codes and will be subject to the City’s permitting and inspection procedures. The proposed Plan Amendment conforms to all relevant State and local ordinances, plans, and codes. No changes to the existing regulations are proposed or needed.

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SECTION 13:
**Statement of the Proposed Method for the Relocation of
any Persons to be Displaced**

Should the continued implementation of this Plan require relocation of individuals or business operations, relocations will be handled in compliance with Wis. Stat. Chapter 32 and Wis. Admin. Code ADM 92.

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SECTION 14:
How Amendment of the Tax Incremental District
Promotes the Orderly Development of the City

This Plan Amendment promotes the orderly development of the City by creating opportunities for mixed-use development, providing necessary public infrastructure improvements, and providing appropriate financial incentives for private development projects. Through use of tax increment financing, the City can attract new investment that results in increased tax base. Development will occur in an orderly fashion in accordance with approved plans so that the Projects will be compatible with adjacent land uses. Development of new uses in the District will add to the tax base and will generate positive secondary impacts in the community such as increased employment opportunities and future commercial development.

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SECTION 15:
List of Estimated Non-Project Costs

Non-project costs are public works projects which only partly benefit the District. Costs incurred that do not benefit the District may not be paid with tax increments. Examples of non-project costs are:

- A public improvement made within the District that also benefits property outside the District. That portion of the total Project Costs allocable to properties outside of the District would be a non-project cost.
- A public improvement made outside the District that only partially benefits property within the District. That portion of the total Project Costs allocable to properties outside of the District would be a non-project cost.
- Projects undertaken within the District as part of the implementation of this Project Plan, the costs of which are paid fully or in part by impact fees, grants, special assessments, or revenues other than tax increments.

No improvements to be made within the District will benefit property outside the District. Furthermore, there will be no improvements made outside the District that will only partially benefit the District.

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**SECTION 16:
Legal Opinion Advising Whether the Plan is Complete
and Complies with Wis. Stat. § 66.1105(4)(f)**



January 8, 2025

Mayor Darryl Teske
City of Mauston
303 Mansion St.
Mauston, WI 53948

Re: Project Plan Amendment for Tax Incremental District No. 5

Dear Mayor Teske:

Wisconsin Statute 66.1105(4)(f) requires that a project plan for a tax incremental financing district include an opinion provided by the City Attorney advising as to whether the plan is complete and complies with Wisconsin Statute 66.1105.

As City Attorney for the City of Mauston, I have been asked to review the above-referenced project plan for compliance with the applicable statutory requirements. Based upon my review, in my opinion, the amended Project Plan for the City of Mauston Tax Incremental District No. 5 is complete and complies with the provisions of Wisconsin Statute 66.1105.

Sincerely,

A handwritten signature in black ink, appearing to read 'Rebecca M. Richards-Bria', is written over a large, light gray 'DRAFT' watermark.

Rebecca M. Richards-Bria
City Attorney

RRB/kr

cc: Daron Haugh, City Administrator

225 East State Street, Mauston, WI 53948
(608) 847-1900^{phone} (608) 847-1901^{fax}
www.rblo.law mail@rblo.law

SECTION 17: Calculation of the Share of Projected Tax Increments Estimated to be Paid by the Owners of Property in the Overlying Taxing Jurisdictions

The following projection is provided to meet the requirements of Wis. Stat. § 66.1105(4)(i)4.

City of Mauston, Wisconsin Tax Increment District No. 5 Estimated portion of taxes that owners of taxable property in each taxing jurisdiction overlying district would pay by jurisdiction.						
Revenue Year	Juneau County	City of Mauston	Mauston School District	Western Technical College	Total	Revenue Year
2024	13,171	22,042	19,569	2,542	57,323	2024
2025	32,999	55,226	49,031	6,369	143,625	2025
2026	33,329	55,778	49,521	6,433	145,061	2026
2027	38,479	64,398	57,174	7,427	167,478	2027
2028	50,907	85,196	75,639	9,826	221,568	2028
2029	51,416	86,048	76,395	9,924	223,784	2029
2030	63,973	107,063	95,053	12,348	278,437	2030
2031	64,613	108,133	96,003	12,472	281,221	2031
2032	70,076	117,277	104,121	13,526	305,000	2032
2033	70,777	118,449	105,162	13,661	308,050	2033
2034	71,485	119,634	106,214	13,798	311,130	2034
2035	72,199	120,830	107,276	13,936	314,241	2035
2036	72,921	122,039	108,349	14,075	317,384	2036
2037	73,651	123,259	109,432	14,216	320,558	2037
2038	74,387	124,492	110,526	14,358	323,763	2038
2039	75,131	125,736	111,632	14,502	327,001	2039
2040	75,882	126,994	112,748	14,647	330,271	2040
2041	76,641	128,264	113,875	14,793	333,574	2041
2042	77,408	129,546	115,014	14,941	336,909	2042
2043	78,182	130,842	116,164	15,091	340,278	2043
Totals	\$1,237,627	\$2,071,244	\$1,838,898	\$238,886	\$5,386,655	

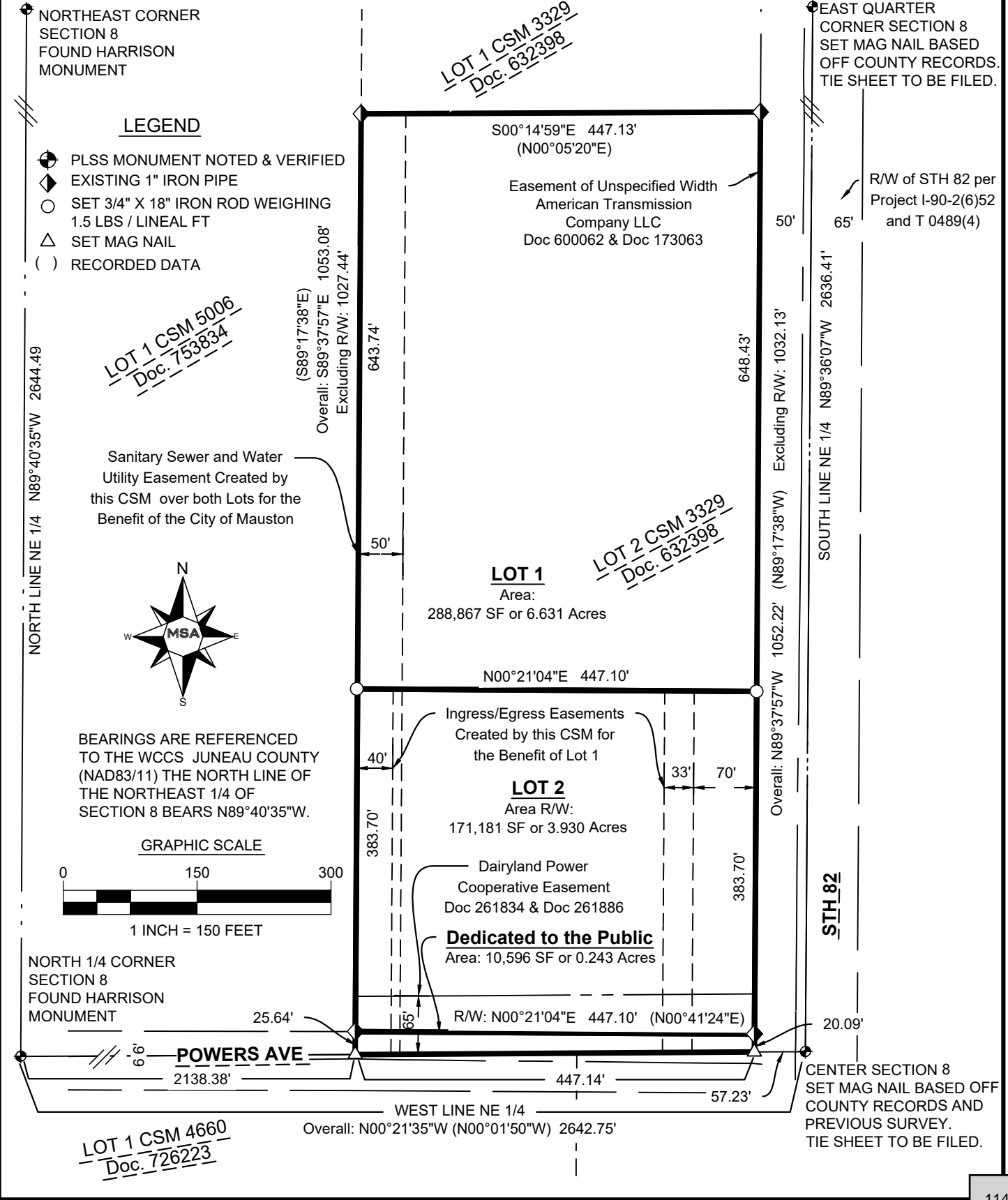


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PROJECT NO.	00044092	OWNER: HAMM FAMILY LIMITED PARTNERSHIP CITY OF MAUSTON JUNEAU COUNTY, WI
DRAWN BY:	JDH	
SURVEYOR:	BLT	
SHEET NO.	1 OF 3	
FIELDWORK COMPLETED: SEPT 24/JAN 25		

JUNEAU COUNTY CERTIFIED SURVEY MAP #

LOT TWO (2) OF JUNEAU COUNTY CERTIFIED SURVEY MAP No. 3329, RECORDED IN VOLUME 14, PAGE 109 AS DOCUMENT 632398, LOCATED IN THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER (SW1/4-NE1/4) OF SECTION 8, TOWNSHIP 15 NORTH, RANGE 4 EAST, CITY OF MAUSTON, JUNEAU COUNTY, WISCONSIN.





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PROJECT NO.	00044092
DRAWN BY:	JDH
CHECKED BY:	BLT
SHEET NO.	2 OF 3
FIELDWORK COMPLETED:	SEPT 2024/JAN 2025

JUNEAU COUNTY CERTIFIED SURVEY MAP #

LOT TWO (2) OF JUNEAU COUNTY CERTIFIED SURVEY MAP No. 3329, RECORDED IN VOLUME 14, PAGE 109 AS DOCUMENT 632398, LOCATED IN THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER (SW1/4-NE1/4) OF SECTION 8, TOWNSHIP 15 NORTH, RANGE 4 EAST, CITY OF MAUSTON, JUNEAU COUNTY, WISCONSIN.

SURVEYOR'S CERTIFICATE

I, Bradley L. Tisdale, Wisconsin Professional Land Surveyor #S-2824 hereby certify that in full compliance with the provisions of Chapter 236.34 of the Wisconsin Statutes, AE-7 of the Administrative Code of the State of Wisconsin and Chapter 112 of the City of Mauston Ordinances, that under the direction of Hamm Family Limited Partnership and the City of Mauston, I have surveyed, divided and mapped this Certified Survey Map; That such Certified Survey Map correctly represents all the exterior boundaries of the land surveyed to the best of my knowledge and belief and that this land is Lot Two (2) of Juneau County Certified Survey Map No. 3329, Recorded in Volume 14, Page 109 as Document 632398, Located in the Southwest Quarter of the Northeast Quarter (SW1/4-NE1/4) of Section 8, Township 15 North, Range 4 East, City of Mauston, Juneau County, Wisconsin, containing 470,644 square feet or 10.804 acres.

That this parcel is subject to any easements, restrictions, reservations, dedications and rights-of-way of record, if any.

Bradley L. Tisdale, PLS - #S-2824
Field Work Completed September 27, 2024

OWNER'S CERTIFICATE OF DEDICATION

As representative of Hamm Family Limited Partnership, owner, I, do hereby certify that I caused the lands described on this map to be surveyed, divided, mapped, and dedicated as shown. I also certify that this map is required by s. 236.34 to be submitted to the City of Mauston for approval.

Owner Representative, Hamm Family Limited Partnership

Date _____

(Owner's Notary Certificate)
STATE OF WISCONSIN)
_____ COUNTY) SS

Personally came before me this _____ day of _____, 2025, the above named _____ to me known to be the same person who executed the foregoing instrument and acknowledged the same.

(Notary Seal) _____

Notary Public, _____,
Wisconsin
My commission expires _____



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PROJECT NO.	00044092
DRAWN BY:	JDH
CHECKED BY:	BLT
SHEET NO.	3 OF 3
FIELDWORK COMPLETED:	SEPT 2024/JAN 2025

JUNEAU COUNTY CERTIFIED SURVEY MAP #

LOT TWO (2) OF JUNEAU COUNTY CERTIFIED SURVEY MAP No. 3329, RECORDED IN VOLUME 14, PAGE 109 AS DOCUMENT 632398, LOCATED IN THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER (SW1/4-NE1/4) OF SECTION 8, TOWNSHIP 15 NORTH, RANGE 4 EAST, CITY OF MAUSTON, JUNEAU COUNTY, WISCONSIN.

CONSENT OF CORPORATE MORTGAGEE

Bank of Mauston, a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the above described land, does hereby consent to the surveying, dividing, mapping and dedication of the land described on this plat, and does hereby consent to the above certificate of _____, owner.

IN WITNESS WHEREOF, the said Bank of Mauston has caused these presents to be signed by _____, its President, and countersigned by _____ its Secretary or Cashier, at _____, Wisconsin, and its corporate seal to be hereunto affixed this _____ day of _____, 2025.

In the presence of:

(Corporate Seal)
Corporate Name

President Date

Secretary or Cashier Date

(Corporate Mortgagee Notary Certificate)
STATE OF WISCONSIN)
_____ COUNTY) SS

Personally came before me this _____ day of _____, 2025, _____, President, and _____, Secretary or Cashier of the above named corporation, and acknowledged that they executed the foregoing instrument as such officers as the deed of said corporation, by its authority.

(Notary Seal) Notary Public,
_____, Wisconsin

My commission expires _____

CITY OF MAUSTON CERTIFICATE

On behalf of the City of Mauston: I hereby certify that this Certified Survey Map has been reviewed and is hereby approved for recording.

Darryl Teske, Mayor of Mauston, Wisconsin Date _____

Daron J. Haugh, City Administrator Date _____

To: Common Council – Mayor Teske
From: Daron J Haugh – City Administrator
Subject: Transforming 525 Juneau Avenue: A vision for Affordable Housing
Date: 2025-01-14

At 525 Juneau Avenue in Mauston, a vacant house presents a unique opportunity for community revitalization. With the next of kin uninterested in the property, the City of Mauston has received their verbal agreement to transfer ownership. Our City Attorney has been involved in these discussions and fully supports this initiative. She's committed to helping us navigate the legal requirements and ensuring we complete all necessary steps to make this project a reality.

Although acquiring the property involves settling two years of back taxes amounting to \$4,252.24, and addressing a Medicaid lien (the exact amount to be determined upon title review), and more than likely a reduced rate to settle it due to its age, the potential benefits far outweigh these costs.

The existing structure is beyond repair and needs to be demolished. Our plan is to clear the lot, transforming it into a prime, buildable space. I've already confirmed with our Zoning department that this is indeed a buildable lot, clearing a crucial hurdle in our planning process. By partnering with a non-profit, we aim to construct an affordable home that will welcome a new family into our community.

After consulting with our financial advisors, I am pleased to confirm that we can leverage our Affordable Housing Funds for this project. This initiative not only aligns with our community goals but also brings us one step closer to providing affordable homeownership opportunities.

In essence, this project is more than just clearing a dilapidated property; it's about laying the foundation for a brighter future in Mauston, where new homes and fresh beginnings go hand in hand.