**TOWN OF ALGOMA**
**WINNEBAGO COUNTY, WISCONSIN**
**TOWN BOARD MEETING**
**Wednesday, May 21, 2025 6:00 p.m.**
**15 N. Oakwood Road, Oshkosh, WI 54904**

**PUBLIC HEARING FOR DISCONTINUANCE OF A PUBLIC WAY**

To discuss a proposed action to commence discontinuance of the following described road: A parcel of land being part of the SE ¼ of the NE ¼ of Section 16, T18N, R16E. Abraham Lane.

**AGENDA**

**The Board may discuss and act on the following:**

1. **Call to Order.**
   - **A.** Pledge of Allegiance.
   - **B.** Roll Call.

2. **Town agenda was posted at the following locations**: Town of Algoma Municipal Building, Service Oil Co., and town website at www.townofalgoma.org on May 16, 2025.

3. **Review and approve the minutes of the following meeting:**
   - **A.** Monthly Town Board Meeting dated April 16, 2025.

4. **Review and approve May 2025 disbursements.**

5. **Public Forum (All speakers must sign up before the meeting and the Town's policy is available on the back table).**

6. **Economic Development Update.**

7. **Committee Reports.**
   - **A.** Fire Department.
   - **B.** Planning Commission.
   - **C.** Parks Committee.

8. **Town Chair Report**
   - **A.** Electric/motorized vehicles in parks and on paths/trails

9. **Administrator Report**
   - **A.** Budget Update.
   - **B.** Major Projects Update
     - i. Leonard Point Road Storm Detention Pond
     - ii. Leonard Point Road Reconstruction
     - iii. Leonard Point Road & STH 21 Roundabout
   - **C.** Community Development Update
     - i. Oshkosh School District FEMA Grant
     - ii. Tommy's Carwash Update

**D.** CORP Update
**E.** Municipal Complex Needs Analysis Update
**F.** Legislative Update
**G.** EMS Services Update

**10. Clerk/Treasurer Report.**
**A.** Open Book & Board of Review.
**B.** Licensing.
**C.** Clerk Week.
**D.** Professional Development.

**11. Public Works Director Report.**
**A.** Road Maintenance Update
**B.** Parks Update
**C.** Stormwater Update
**D.** Professional Development/Training
**E.** Town Hall Boiler
**F.** WIS 91 Project Update
**G.** Public Works Vehicle Update

**12. Monthly Financial Statements and Financial Report.**

**13. Business.**
**A.** Discussion and possible action: Resolution 2025-02 to Discontinue a Portion of Abraham Lane in the Town of Algoma.
**B.** Discussion and possible action: Certified Survey Map by petitioner Darryl Lehman, Martenson & Eisele, on behalf of Thomas Marquardt to revise the size of two parcels, 0021019 and 0021020.
**C.** Discussion and possible action: Preliminary Plat (Springhetti Lake) by petitioner Scott Anderson, Davel Engineering, on behalf of Dan Springhetti, for property parcel numbers 002-0022, 002-0020, 002-0025, 002-0027, and 002-0027-01.
**D.** Discussion and possible action: Award bid for 2025 Asphalt Resurfacing Project to Northeast Asphalt, Inc in the amount of $132,144.70.
**E.** For Discussion and possible action: Bellhaven Iron Enhanced Sand Filter Pond
i. Change Order 02 for an increase in the amount of $1,750.00.
ii. Pay Request 3 payable to Northeast Asphalt in the amount of $14,544.63.

**14. Adjourn.**

The Town Board meets regularly on the THIRD WEDNESDAY OF EACH MONTH AT 6:00 p.m. (unless otherwise noted) at the Municipal Building (Town Hall), 15 N. Oakwood Road. ALL MEETINGS ARE OPEN TO THE PUBLIC. NOTE: It is possible that members of other governmental bodies of the municipality may be present at the above scheduled meeting to gather information about a subject over which they have decision-making responsibility. 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. NOTE: 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, call the Town Hall office at 920-235-3789.

**TOWN OF ALGOMA**
**WINNEBAGO COUNTY, WISCONSIN**
**April 16, 2025**

Chairman Rasmussen called the meeting to order at 6:00 pm.

The following were present: Supervisors Petey Clark, Teresa Van Aacken, and Dan Martin.

Supervisor Michael Brooks is absent.

The following were also present: Administrator Maggie Mahoney, Fire Chief Kevin Sawicki, Public Works Director Jason Loduha, and Clerk/Treasurer Katherine Reinbold.

The agenda was posted on April 11, 2025.

On a motion by Supervisors Clark/Martin passed on a voice vote (Supervisor Van Aacken abstained), the Board approved the minutes of the Monthly Town Board Meeting dated March 19, 2025.

On a motion by Supervisors Clark/Van Aacken, passed on a voice vote, the Board approved the April 2025 disbursements.

Steve Gohde of 3920 Highland Shore Dr. commented that his points about the private road snow removal weren't carried forward in the minutes. He wanted to note that there are EMS access concerns if the Town does not facilitate, and it would be hard for them to collect money from everyone.

Tricia Rathermel, President and CEO of the Greater Oshkosh Economic Development Corporation (GOEDC) spoke about University of Wisconsin Oshkosh bringing on a new chancellor. She would like to communicate with the new chancellor that GOEDC is open to collaboration. Tariffs are putting people in a tailspin. The NFL Draft is next week in Green Bay. The State budget is being worked on. Not expecting any major changes. There will be a job fair on May 7 at the Sunnyview Expo Center.

Fire Chief Kevin Sawicki reported that he accepted a new member. The fire department was able to do some training at 2100 Omro Rd. Tender 21 and Recue 21 need refurbishment. The fire department will be holding an open house on May 17.

The Planning Commission did not meet.

The Parks Committee did not meet.

Administrator Mahoney did not have any updates on the budget, the Leonard Point Road Storm Detention Pond, or the Leonard Point Road & STH 21 Roundabout. She did note that for the Leonard Point Road Reconstruction, the second public information meeting will hopefully be scheduled in late May or June, and it will go over the design elements. Oshkosh School District has decided not to move forward with the FEMA Grant. A preliminary plat for the quarry property has been submitted and is under staff review. Senator Cabal Guevera followed up after the March town board meeting with

information on the proposed bill to exempt ambulance/EMS costs from the levy limit. There will probably be some criteria that must be met. Supervisor Martin is looking for a timeline on the bill.

Clerk/Treasurer Reinbold reported that the April 1st election went well. We had 3486 voters with just over 1000 of that being absentee.

Supervisor Mike Brooks came in at 6:16 pm.

Public Works Director Loduha noted that a bid Is pending for the mill and pave of Sheboygan St., Conrad St., Kewaunee St., Onieda Ave., and Sherrin St. Winnebago County is in the process of patching potholes and sweeping streets with curb and gutter. The pickle ball and volleyball courts are open. A work truck was purchased on April 10 for $20,363.50. We will be putting on the town logo, lights, and a locking toolbox.

The monthly financial statements were presented.

There was a good discussion at the March meeting regarding private road snowplowing. The residents came with more information and brought to light different issues. Staff recommends not approving the repeal of this ordinance and we'll look at costs. No action was taken.

Supervisor Clark brought forward a concern with 184-3 A. (3). She noted many people have a fire pit that is surrounded by stone, but the ordinance mentions *the outdoor fireplace shall be an assembly of that includes a bowl, screen sides and a cover*. Chief Sawicki mentioned he would be ok with changing it to *recommended outdoor fireplace be an assembly be an assembly of that includes a bowl, screen sides and a cover*. On a motion by Supervisors Clark/Martin, passed on a voice vote, the Town Board approved the amendment to 184-3 A. (3) in ordinance no. 2025-03 an ordinance amending chapter 184 of the code of ordinances for the Town of Algoma relating to open burning to add the word recommended and remove the word shall. On a motion by Supervisors Clark/Van Aacken, passed on a voice vote, the Town Board approved Ordinance 2025-03, an ordinance amending chapter 184 of the code of ordinances for the Town of Algoma relating to open burning.

On a motion by Supervisors Martin/Clark, passed on a voice vote, the Town Board approved Ordinance 2025-04 an ordinance repealing chapter 281 of the code of ordinances for the Town of Algoma relating to soda water beverages.

The Town of Algoma is currently under an intergovernmental contract with the City of Oshkosh along with other municipalities to provide ambulance service through 2026. In 2024, these municipalities started planning to try and put together our own service with a third-party vendor and have presented an IGA for that service. Based on information so far, it appears the Town of Algoma would have the most cost based on population. There would be less service for more money. The town could opt in later. The County agreed to conduct a feasibility study for County run ambulance and the town will participate. Supervisor Brooks is concerned about the cost due to past experiences at a county level. It could potentially cost the taxpayers more. No action was taken.

Clerk/Treasurer Reinbold spoke on how the Town currently has three different documents for hall rentals and they are not cohesive. Staff would like to temporarily suspend new hall rentals to give time to create a revised document and make sure the staffing issue is resolved. The board members had

concerns about taking away hall rentals. It was assured this is hopefully temporary and that with the small staff we have time to work on that and make sure our other work can be done as well. On a motion by Chairman Rasmussen/Supervisor Clark, passed on a voice vote, the Town Board approved to temporarily suspend new Town Hall rentals for the remainder of 2025.

On a motion by Supervisors Clark/Martin (Van Acken abstained), passed on a voice vote, the Town Board approved Bill Van Aacken and Scott Fisher to the Planning Commission for three-year terms expiring in April 2028.

On a motion by Supervisors Martin/Van Aacken, passed on a voice vote, the Town Board confirmed Clerk/Treasurer Katherine Reinbold.

On a motion by Supervisors Clark/Brooks, passed on a voice vote, the Town Board confirmed Fire Chief Kevin Sawicki.

Discussion was had regarding Town Board members on commissions and committees. Daniel Martin for a term of one year expiring April 2026 for planning commission. Patricia “Petey” Clark and Mike Brooks for a term of one year expiring April 2026 for board of review.

Administrator Mahoney reported that the MS4 annual report was completed and submitted. The Municipal Separate Storm Sewer Systems (MS4) is required by the Wisconsin Department of Natural Resources to document progress and compliance with stormwater permit requirements.

Clerk/Treasurer Reinbold swore in Supervisor Michael Brooks.

On a motion by Supervisors Martin/Van Aacken, the Town Board adjourned at 6:58 p.m.

Respectfully submitted,
Katherine Reinbold

# Town of Algoma Fire Department

## Monthly Report

April 2025

Prepared by

Kevin Sawicki – Fire Chief

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# Grants

## State EMS FAP Grant

- FD applied for a State of Wisconsin EMS Grant to update AED's and EMS equipment/gear.
- $10,000 grant was awarded.
- Equipment is currently being ordered.

# Trucks and Equipment

## Vehicles

- Rescue 21 - The vehicle needs refurbishment due to age and wear. An updated quote has been provided by Rennert's Fire Equipment Service LLC.
- Tender 21 – Vehicle needs replacement as soon as possible due to age and wear. Tender 21 is an important vehicle to provide a water supply during fire incidents.

## Truck Committee

- The truck committee will be assessing the vehicle fleet for future refurbishment or replacement and provide recommendations.
- An updated quote for Rescue 21 has been provided by Rennert's Fire Equipment Service LLC.
- Quotes and information are still being gathered for Tender 21.

# Membership

## New Members

- No new members.

## First Drill: April 7th, 2025

- Members reviewed disaster/inclement weather response. Personnel also reviewed radio scene size-ups.

## Second Drill: April 21st, 2025

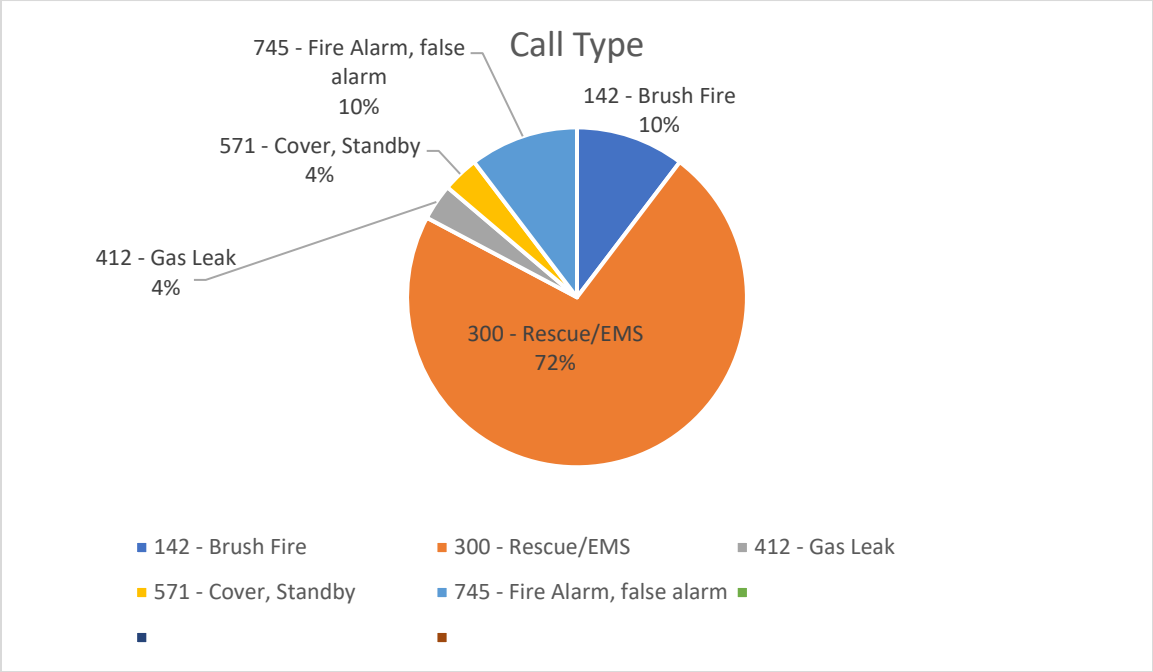
- Emergency medical responders continued refresher training.
- Firefighters conducted monthly apparatus checks and trained with equipment.

## Upcoming Events

| Event | Date |
|---|---|
| Training Drills | Monday, June 2nd @ 6:30pm<br>Monday, June 16th @ 6:30pm |
| Monthly Department Meeting | Wednesday, June 11th @ 7:00pm |
| Fire Department Open House | Saturday, May 17th, 2025 |
| Car Show | Saturday, August 16th, 2025 |
| Pancake Breakfast | Sunday, October 5th, 2025 |

# Incidents

## Overall Incident Summary




| Call Type | Count |
|---|---|
| | |
| 142 – Brush Fire | 3 |
| 300 – Rescue/Emergency Medical Service (EMS) | 21 |
| 412 – Gas Leak | 1 |
| 571 – Cover, Standby | 1 |
| 745 – Fire Alarm, False Alarm | 3 |
| | |
| **Total Calls** | **29** |

TOWN OF ALGOMA
*A community connected*

# AGENDA MEMORANDUM

**To:** Honorable Town Chairperson and Town Supervisors

**From:** Maggie Mahoney, Administrator

**Date:** May 21, 2025

**RE:** Monthly Administrator's Report

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**A. Budget Update**

No updates at the time of this memo.

**B. Major Projects Updates**

**ii. Leonard Point Road Storm Detention Pond**

No updates at the time of this memo.

**iii. Leonard Point Road Reconstruction**

The engineers are assessing the status of the project to schedule the next public information meeting. Topics would include design, laterals and right of way acquisition.

**iv. Leonard Point Road & STH 21 Roundabout**

No updates at the time of this memo.

**C. Community Development Update**

**i. Oshkosh School District – Oakwood School Expansion Project**

The referendum for the project passed on April 1 so the district is moving forward with plans for the school expansion. They will include these intersections for a Traffic Impact Analysis.



**ii. Tommy's Carwash Update**

Construction was halted in early May by the county due to permitting and zoning issues.

**D. CORP Update**

Kick-off meeting was April 15. Public engagement May-June through a mapping application and survey that can be accessed through the town website or QR code. Flyer is posted and being distributed (see attached).

There will be a visioning session with town officials and stakeholders later in the summer – TBD.

**E. Municipal Complex Needs Analysis Update**

Kick-off meeting was May 1. We should receive initial facility analysis by the end of May. Anticipate final report ready by July or August for the Town Board.

Staff are waiting for this initial analysis before proceeding on the boiler replacement.

**F. Legislative Update**

There were hearings at the Senate Committee on Health and the Assembly Committee on State Affairs at the Capitol on April 23 in support of the proposed EMS legislation. It was well received and some changes were proposed. The final bill is pending but it was well received and will likely be included in the proposed budget.

**G. EMS Services Update**

Representatives from the ten municipalities serviced by the City met with Rebecca Grill, Oshkosh City Manager, on May 14 to begin discussions on working together for future service for our communities and cost projections for the current contract.

**ATTACHMENTS:**

1. CORP update flyer

# Town of Algoma CORP 2030

Help guide the future of outdoor spaces in the town by sharing your input for the updated Comprehensive Outdoor Recreation Plan by providing input through our mapping application and a 10-15 minute survey!

Both can be found at:

Links listed in various places on the town website at **townofalgoma.org**

or scan:

*Contact Administrator Mahoney with questions at townadmin@townofalgoma.org or (920) 235-3789.*


# Town of Algoma CORP 2030

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# AGENDA MEMORANDUM

**To:** Honorable Town Chairperson and Town Supervisors

**From:** Katie Reinbold, Clerk/Treasurer

**Date:** May 21, 2025

**RE:** Monthly Clerk/Treasurer Report

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A. **Open Book & Board of Review**
   - Open book will be on May 22, 2025, 9:00 a.m.-11:00 a.m. over the phone only. The phone number will be listed in the notice.
   - Board of Review will be on June 5, 2025, 5:30 p.m.-7:30 p.m.
   - The combined notice for open book and board of review was posted on May 8, 2025.

B. **Licensing**
   - Letters have gone out to license holders to renew alcohol, tobacco, and operator's licenses. These will be presented at the June board meeting. Reminder, we no longer license soda water.

C. **Clerk Week**
   - May 4-10, 2025 was professional municipal clerks' appreciation week. Governor Tony Evers signed a proclamation for it.
   - Secure Democracy Foundation along with 18 Wisconsin nonpartisan nonprofit organizations, signed a letter of support for clerks.

D. **Professional Development**
   - Attended a district meeting for Wisconsin Municipal Clerks Association (WMCA) in Hobart.
     i. Topics covered: Capital Project Funding Overview, Legislative Updates, and 2025 Board of Review Training
   - UW-Green Bay
     i. Recently I completed Accounting Fundamentals I class and passed.
     ii. I am looking forward to taking Accounting Fundamentals II soon.
     iii. I am hoping to find some more opportunities to help further my knowledge in the treasurer position.

**ATTACHMENTS:** Clerk Week Proclamation
Clerk Appreciation Week Signed Letter

# STATE *of* WISCONSIN

## OFFICE *of the* GOVERNOR

# *Proclamation*

*WHEREAS;* the Office of the Municipal Clerk, a time-honored and vital part of local government and election administration, is critical to the endurance and prosperity of the state; and

*WHEREAS;* Wisconsin's 1,850 professional municipal clerks and 72 county clerks consistently display courage, flexibility, and resilience and pledge to be faithful and impartial in handling their official duties, upholding transparency and neutrality while rendering equal service to all; and

*WHEREAS;* among their many vital responsibilities, professional municipal clerks serve as the official record keepers of their respective municipalities, the legislative historian of their community, and the direct link between residents and their government to ensure transparency and communication between the governing bodies and the communities they serve; and

*WHEREAS;* professional municipal clerks also provide essential support in the administration of elections, often preparing ballots, training election officials, tabulating and certifying election results, and dedicating themselves to conducting open, accurate, and fair elections in Wisconsin; and

*WHEREAS;* professional municipal clerks continually improve the administration of the responsibilities of their office through participation in education programs, seminars, workshops, focus groups, and annual conferences across Wisconsin; and

*WHEREAS;* this week, the state of Wisconsin joins all Wisconsinites in recognizing and thanking professional municipal clerks for the important work they do for communities across the state;

*NOW, THEREFORE,* I, Tony Evers, Governor of the State of Wisconsin,
do hereby proclaim May 4 – 10, 2025, as

## PROFESSIONAL MUNICIPAL CLERKS APPRECIATION WEEK

throughout the State of Wisconsin, and I commend this observance
to all our state's residents.

IN TESTIMONY WHEREOF, I have hereunto set my hand and caused the Great Seal of the State of Wisconsin to be affixed. Done at the Capitol in the City of Madison this 30th day of April 2025.

Tony Evers

TONY EVERS
GOVERNOR

By the Governor:

SARAH GODLEWSKI
Secretary of State

May 5, 2025

Dear Wisconsin Municipal and County Clerks,

To mark Clerk Appreciation Week (May 4 to 10, 2025), **the undersigned nonpartisan organizations wish to celebrate you for the critically important role you play in your community.**

Among your many important duties, **we are particularly grateful for your work to ensure free, fair and secure elections** across Wisconsin.

**We value your public service all the more in light of the many challenges facing election officials today**, both in our state and across the country. From a rapidly shifting legal landscape, to staffing and resource constraints, and to a reportedly growing volume of threats against election workers, we applaud you for your tireless service to Wisconsin's voters.

At a time when it's easier than ever to spread rumors and misinformation – and harder for voters to discern what is true and what isn't – **Wisconsin's clerks play a critical role in building the public's trust in our shared democracy**. We deeply appreciate your work to educate voters, policymakers, and the public about Wisconsin's electoral process – from helping Wisconsinites understand where, when, and how to cast their ballots, to explaining the robust checks and balances that ensure our elections are free, fair and secure.

**We believe you are doing a tremendous job to win the public's trust and to build confidence in our elections.** With all eyes on Wisconsin's elections in recent years, our state's election officials have been in the national spotlight. Your diligent efforts to prepare for and administer Wisconsin elections are an inspiring example of public service.

The undersigned organizations know that **a vibrant democracy would not be possible without you, your staff, and your volunteers**. Wisconsin's elections can be trusted because of the diligent work of dedicated election officials all over the state, from across the political spectrum, and at all levels of government.

Thank you.

Secure Democracy Foundation
Wisconsin Alliance for Civic Trust
Keep Our Republic
LeaderEthics
Disability Vote Coalition
Wisconsin Council of Churches
Voters First Wisconsin Education Fund
League of Women Voters of Wisconsin
Wisconsin Interfaith Voter Engagement Campaign
Protect Democracy
ACLU of Wisconsin Foundation
Law Forward
Common Cause Wisconsin Education Fund
Wisconsin Democracy Campaign
Public Citizen
All Voting is Local
Wisconsin Conservation Voices
All in Wisconsin Fund

TOWN OF ALGOMA
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# AGENDA MEMORANDUM

**To:** Maggie Mahoney, Administrator

**From:** Jason Loduha, Director of Public Works

**Date:** May 21, 2025

**RE:** Monthly Director's Report

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**A. Road Maintenance Update**

In the process of getting quotes on crack sealing, chip sealing, and seal coating needed for 2025.

2025 Asphalt Resurfacing Bid award for the Mill and Pave of Sheboygan Street, Conrad Street, Kewaunee Street, Onieda Avenue, and Sherrin Street is under new business.

**B. Parks Update**

The wind screen is up on the pickleball court at Jones Park.
Jones Park was recently fertilized and will be sprayed for weed control as well.

**C. Stormwater Update**

Spring muskrat removal from town owned ponds:

| | |
|---|---|
| Irvine Pond | 9 |
| Jones Pond | 1 |
| Jones Park Pond | 4 |
| Nelson Pond | 14 |
| Total | 28 |

**D. Professional Development/Training**

Attended NEWSC (Northeast Wisconsin Stormwater Consortium) Erosion Control Workshop on April 29th, 2025

Attended WAPA (Wisconsin Asphalt Pavement Association) Asphalt Pavement Seminar on April 14th, 2025

**E. Town Hall Boiler**

April 17th the boiler was shut down due to leaking. In the process of getting quotes for a new steam/boiler.

**F. WIS 91 Project Update**

Attended the preconstruction meeting for WIS 91 in Winnebago County on May 15.
*See attached press release on project details including schedule and traffic impacts.*

**G. Public Works Vehicle Update**

The locking truck bed toolbox, strobe, step bars and Town logo have been purchased and installed as well as some hand tools.




**ATTACHMENTS:**

1. 5/9/25 WisDOT press release on WIS 91 project

Outlook

**NEWS: Governor Evers approves WIS 91 improvements in Winnebago County**

**From** Kantola, Mark A - DOT <Mark.Kantola@dot.wi.gov>
**Date** Fri 2025-05-09 10:12 AM

# NEWS

Wisconsin Department of Transportation
*Northeast Region – Green Bay office*

Release Date: May 9, 2025

**For more information**
Mark Kantola, Regional Communications Manager
Mark.Kantola@dot.wi.gov, (920) 492-4153

## Governor Evers approves WIS 91 improvements in Winnebago County

*Work and road closure begins May 27, 2025.*

(Oshkosh) To invest in Wisconsin's transportation system, Governor Evers signed a $9.1 million contract to improve 14.6 miles of WIS 91 from the west Winnebago county line to just west of WIS 44 within the city of Oshkosh and the towns of Algoma, Nekimi, Utica, Rushford, and Nepeuskun. Work begins Tuesday, May 27, 2025 and is expected to finish by October 2025. A six-week closure of WIS 91 will also begin May 27 to replace culvert pipes.

Northeast Asphalt, Inc. from Greenville, Wis. is the Prime Contractor.

**Project improvements**
This is a resurfacing-level project that includes a mill and overlay with new asphalt pavement, widening the paved shoulders to 5-feet (currently 3-feet paved shoulders), and replace roughly 30 pipe culverts throughout project limits. Crews will also install centerline and shoulder rumble strips, pavement markings, and storm sewer system between Morrow Road and Archery Drive.

**Anticipated benefits**
Providing motorists with a new surface will improve the smoothness of ride for drivers and help to minimize wear on their vehicles. An extension of the pavement life will lead to a decrease in future maintenance costs of the roadway. Pipe culvert replacements will assist in the efficient transport of water and help to avoid flooding in the event of a significant rainfall event. Rumble strips, wider paved shoulders, and new pavement markings will create a safer passage for motorists.

**Project schedule**
Work begins Tuesday, May 27, 2025, and is expected to finish by October 2025.

- Work will be suspended during EAA AirVenture: Noon, Sunday, July 20 through 6 a.m. Monday, July 28.

**Traffic impacts**

WIS 91 will be closed and detoured during the beginning of the project. Lane closures and flagging operations will also occur.

- Access for emergency responders, property owners, and businesses will be maintained at all times.

**May 27 to early July 2025 (approx. 6-week closure)**

- WIS 91 will be **CLOSED AND DETOURED** between WIS 116/County M and WIS 44.
    - Detour will follow County M to WIS 44 (see detour map below)
- WIS 91 will remain open west of WIS 116/County M with flagging operations.

**Early July 2025 to end of project (anticipated to be around October 1, 2025)**

WIS 91 will remain open to traffic throughout the corridor with flagging operations.

**More information**

- This project has a dedicated 511 Wisconsin Construction website located at https://projects.511wi.gov/wis91nepe/.
- During construction, this project's construction operations and traffic impacts will be featured weekly on the Northeast Region Weekly Highway Construction Advisory at https://projects.511wi.gov/weeklyupdates-ne/
- Wisconsin's Northeast Region Twitter @WisDOTnortheast.

**Work Zone Safety**

Each year in Wisconsin, both highway workers and motorists are killed and injured in crashes that happen in highway construction zones. Motorists should slow down, be patient, and pay attention to their surroundings in this and all work zones.

For more information regarding work zone rules for motorists, the law restricting hand-held devices, and general work zone safety information, please see our work zone safety website at https://wisconsindot.gov/Pages/safety/education/workzone/.

# # #

[Winnebago – Media/All]

[Info online at https://projects.511wi.gov/wis91nepe/]


Legend
Detour Route
Work Zone
North
Detour
County M to WIS 44
WIS 116
WIS 91
WIS 91
CTH M
WIS 44
WIS 44
CTH M
Google Earth
N
4 mi

TOWN OF ALGOMA
RECONCILED BANK & INVESTMENT BALANCES
AS OF 04/30/2025

| Bank | Type | Interest Rate | Balance | Notes |
|---|---|---|---|---|
| Bank First | Checking (Sweep) | | $ 16,170.00 | |
| | Money Market | 4.48% | $ 801,085.85 | |
| | | | | |
| | Special Accounts | 4.48% | | |
| | Parks Money Market | | $ 109,917.16 | |
| | | | | |
| | Tax Accounts (Used for collection) | | | |
| | Tax Account | | $ - | |
| | | | | |
| U.S. Bank | Local Government Investment Pool (LGIP) | 4.39% | $ 1,410,224.47 | |
| | | | | |
| | | | | |
| Total Cash and Investments | | | $ 2,337,397.48 | |

Fund: 100 - GENERAL FUND

| Account Number | | 2025 April | 2025 Actual 04/30/2025 | 2025 Budget | Budget Status | % of Budget |
|---|---|---|---|---|---|---|
| 100-00-41102-000-000 | GO REFUNDING BONDS LEVY | 0.00 | 0.00 | 406,415.00 | -406,415.00 | 0.00 |
| 100-00-41110-000-000 | GENERAL PROPERTY TAXES | 0.00 | 0.00 | 1,118,816.00 | -1,118,816.00 | 0.00 |
| 100-00-41150-000-000 | MFL TAXES | 0.00 | 0.00 | 200.00 | -200.00 | 0.00 |
| 100-00-41802-000-000 | LOTTERY CREDIT | 55,138.38 | 55,138.38 | 69,200.00 | -14,061.62 | 79.68 |
| **TAXES** | | 55,138.38 | 55,138.38 | 1,594,631.00 | -1,539,492.62 | 3.46 |
| 100-00-43410-000-000 | STATE SHARED REVENUES | 0.00 | 0.00 | 249,866.58 | -249,866.58 | 0.00 |
| 100-00-43420-000-000 | 2% FIRE DUES | 0.00 | 0.00 | 42,100.00 | -42,100.00 | 0.00 |
| 100-00-43430-000-000 | EXEMPT COMPUTER | 0.00 | 0.00 | 270.00 | -270.00 | 0.00 |
| 100-00-43440-000-000 | PERSONAL PROPERTY AID | 0.00 | 0.00 | 4,685.85 | -4,685.85 | 0.00 |
| 100-00-43530-000-000 | TRANSPORTATION AIDS | 41,355.70 | 82,711.40 | 165,422.80 | -82,711.40 | 50.00 |
| 100-00-43540-000-000 | RECYCLING GRANTS | 0.00 | 0.00 | 12,500.00 | -12,500.00 | 0.00 |
| 100-00-43550-000-000 | VIDEO SERV PROVIDER FEE | 0.00 | 0.00 | 15,175.00 | -15,175.00 | 0.00 |
| 100-00-43650-000-000 | FOREST CROPLAND/MGED FOREST | 0.00 | 0.00 | 6.46 | -6.46 | 0.00 |
| 100-00-43750-000-000 | ECONOMIC DEVELOPMENT | 0.00 | 0.00 | 7,600.00 | -7,600.00 | 0.00 |
| 100-00-43790-000-000 | DNR STORMWATER MGMT GRANT | 0.00 | 150,000.00 | 43,200.00 | 106,800.00 | 347.22 |
| **INTERGOVERNMENTAL REVENUES** | | 41,355.70 | 232,711.40 | 540,826.69 | -308,115.29 | 43.03 |
| 100-00-44100-000-000 | BUSINESS/OCCUP LICENSE | 0.00 | 100.00 | 100.00 | 0.00 | 100.00 |
| 100-00-44110-000-000 | LIQUOR & MALT BEVERAGE LICENSE | 0.00 | 0.00 | 635.00 | -635.00 | 0.00 |
| 100-00-44115-000-000 | OPERATORS LICENSES | -7.00 | -7.00 | 400.00 | -407.00 | -1.75 |
| 100-00-44116-000-000 | CIGARETTE LICENSE | 0.00 | 0.00 | 100.00 | -100.00 | 0.00 |
| 100-00-44117-000-000 | SODA WATER LICENSES | 0.00 | 0.00 | 100.00 | -100.00 | 0.00 |
| 100-00-44120-000-000 | OTHER BUSINESS & OCCUP LIC | 0.00 | 0.00 | 100.00 | -100.00 | 0.00 |
| 100-00-44125-000-000 | CABLE FRANCHISE INCOME | 0.00 | 16,733.70 | 61,000.00 | -44,266.30 | 27.43 |
| 100-00-44200-000-000 | DOG LICENSES | 200.00 | 1,970.00 | 4,000.00 | -2,030.00 | 49.25 |
| 100-00-44201-000-000 | WINNEBAGO CTY DOG LICENSES | 0.00 | 1,048.88 | 1,100.00 | -51.12 | 95.35 |
| 100-00-44300-000-000 | BUILDING PERMITS NEW | 17,040.00 | 50,970.00 | 102,240.00 | -51,270.00 | 49.85 |
| 100-00-44301-000-000 | BUILDING PERMITS REMODELING | 1,330.00 | 7,705.00 | 37,500.00 | -29,795.00 | 20.55 |
| 100-00-44302-000-000 | EXTRA INSPECTIONS | 0.00 | 0.00 | 640.00 | -640.00 | 0.00 |
| 100-00-44310-000-000 | CULVERT PERMITS | 100.00 | 200.00 | 1,600.00 | -1,400.00 | 12.50 |
| 100-00-44311-000-000 | OTHER PERMITS | 0.00 | 0.00 | 100.00 | -100.00 | 0.00 |
| 100-00-44400-000-000 | ZONING PERMITS & FEE'S | 0.00 | 0.00 | 700.00 | -700.00 | 0.00 |
| 100-00-44500-000-000 | RIGHT OF WAY | 0.00 | 0.00 | 3,000.00 | -3,000.00 | 0.00 |
| **LICENSES AND PERMITS** | | 18,663.00 | 78,720.58 | 213,315.00 | -134,594.42 | 36.90 |
| 100-00-46100-000-000 | ASSESSMENT CERTIFICATION' | 150.00 | 1,170.00 | 2,800.00 | -1,630.00 | 41.79 |
| 100-00-46101-000-000 | LIQUOR LIC PUBLICATION FEE | 0.00 | 0.00 | 100.00 | -100.00 | 0.00 |
| 100-00-46102-000-000 | MISC CHARGES FOR SERVICES | 0.00 | 0.00 | 200.00 | -200.00 | 0.00 |
| 100-00-46310-000-000 | SNOW REMOVAL | 0.00 | 0.00 | 9,000.00 | -9,000.00 | 0.00 |
| 100-00-46420-000-000 | REFUSE & GARBAGE COLLECTION | 0.00 | -440.00 | 602,368.12 | -602,808.12 | -0.07 |
| 100-00-46435-000-000 | RECYCLING - WINN CTY REBATE | 359.61 | 1,742.10 | 5,000.00 | -3,257.90 | 34.84 |
| 100-00-46720-000-000 | PARKLAND FEE INCOME | 2,475.00 | 4,950.00 | 9,900.00 | -4,950.00 | 50.00 |
| 100-00-46850-000-000 | SITE PLANS FEES | 200.00 | 2,550.00 | 6,000.00 | -3,450.00 | 42.50 |
| **PUBLIC CHARGES FOR SERVICES** | | 3,184.61 | 9,972.10 | 635,368.12 | -625,396.02 | 1.57 |
| 100-00-48100-000-000 | INTEREST GENERAL ACCOUNTS | 3,384.50 | 14,020.75 | 29,710.81 | -15,690.06 | 47.19 |
| 100-00-48103-000-000 | LGIP | 4,801.92 | 17,165.70 | 0.00 | 17,165.70 | 0.00 |
| 100-00-48200-000-000 | RENT REVENUE | 1,250.00 | 5,700.00 | 12,000.00 | -6,300.00 | 47.50 |
| 100-00-48300-000-000 | SALE OF FIRE EQUIPMENT | 12,000.00 | 12,000.00 | 0.00 | 12,000.00 | 0.00 |

Fund: 100 - GENERAL FUND

| Account Number | | 2025 April | 2025 Actual 04/30/2025 | 2025 Budget | Budget Status | % of Budget |
|---|---|---|---|---|---|---|
| 100-00-48301-000-000 | SALE OF GARB/RECYCLING TOTES | 0.00 | 1,115.00 | 2,250.00 | -1,135.00 | 49.56 |
| 100-00-48900-000-000 | OTHER MISC. REVENUES | 1.00 | 12,521.00 | 0.00 | 12,521.00 | 0.00 |
| **MISCELLANEOUS REVENUES** | | 21,437.42 | 62,522.45 | 43,960.81 | 18,561.64 | 142.22 |
| 100-00-49200-000-000 | TRANSFERS FROM OTHER FUNDS | 0.00 | 0.00 | 40,000.00 | -40,000.00 | 0.00 |
| **OTHER FINANCING SOURCES** | | 0.00 | 0.00 | 40,000.00 | -40,000.00 | 0.00 |
| **Total Revenues** | | 139,779.11 | 439,064.91 | 3,068,101.62 | -2,629,036.71 | 14.31 |

Fund: 100 - GENERAL FUND

| Account Number | | 2025 April | 2025 Actual 04/30/2025 | 2025 Budget | Budget Status | % of Budget |
|---|---|---|---|---|---|---|
| 100-00-51100-110-000 | TOWN BOARD WAGES | 1,200.00 | 5,050.00 | 18,000.00 | 12,950.00 | 28.06 |
| 100-00-51100-130-000 | TOWN BOARD SOC SEC/MEDICARE | 91.81 | 386.35 | 1,377.00 | 990.65 | 28.06 |
| 100-00-51100-209-000 | ATTORNEY LEGAL FIRE DEPT | 0.00 | 0.00 | 500.00 | 500.00 | 0.00 |
| 100-00-51100-321-000 | TOWN BOARD DUES | 0.00 | 0.00 | 1,435.00 | 1,435.00 | 0.00 |
| 100-00-51100-390-000 | TOWN BOARD MISC EXP | 0.00 | 0.00 | 500.00 | 500.00 | 0.00 |
| 100-00-51300-210-000 | ATTORNEY LEGAL CONTRACT | 390.00 | 470.00 | 14,000.00 | 13,530.00 | 3.36 |
| 100-00-51300-218-000 | ATTORNEY ORD CODIFICATION | 1,195.00 | 1,195.00 | 1,200.00 | 5.00 | 99.58 |
| 100-00-51400-200-000 | GEN GOVT HR/PERSONNEL | 0.00 | 131.83 | 400.00 | 268.17 | 32.96 |
| 100-00-51400-310-000 | GEN GOVT OFFICE SUPPLIES | 131.45 | 178.16 | 3,000.00 | 2,821.84 | 5.94 |
| 100-00-51400-315-000 | GEN GOVT OFFICE EQUIPMENT | 5,015.78 | 5,773.68 | 6,500.00 | 726.32 | 88.83 |
| 100-00-51400-320-000 | GEN GOVT PUBLISHING & PRINTING | 0.00 | 0.00 | 4,000.00 | 4,000.00 | 0.00 |
| 100-00-51400-330-000 | GEN GOVT MILEAGE | 0.00 | 0.00 | 250.00 | 250.00 | 0.00 |
| 100-00-51400-342-000 | GEN GOVT COMPUTER & WEBSITE MA | 4,224.83 | 6,820.22 | 20,300.00 | 13,479.78 | 33.60 |
| 100-00-51400-390-000 | GEN GOVT MISC EXP | 0.00 | 0.00 | 1,000.00 | 1,000.00 | 0.00 |
| 100-00-51410-110-000 | ADMINISTRATOR WAGES | 9,237.81 | 36,682.18 | 110,853.74 | 74,171.56 | 33.09 |
| 100-00-51410-130-000 | ADMINISTRATOR SOC SEC/MEDICARE | 702.84 | 2,790.78 | 8,480.31 | 5,689.53 | 32.91 |
| 100-00-51410-131-000 | ADMINISTRATOR WRS | 642.03 | 2,549.42 | 7,704.33 | 5,154.91 | 33.09 |
| 100-00-51410-133-000 | ADMINISTRATOR LIFE INSURANCE | 45.03 | 45.03 | 167.40 | 122.37 | 26.90 |
| 100-00-51410-380-000 | ADMINISTRATOR DEPT EXPENSES | 20.00 | 80.00 | 2,000.00 | 1,920.00 | 4.00 |
| 100-00-51411-110-000 | OFFICE ASST WAGES | 2,808.00 | 11,370.40 | 34,611.20 | 23,240.80 | 32.85 |
| 100-00-51411-130-000 | OFFICE ASST SOC SEC/MEDICARE | 214.36 | 867.97 | 2,647.76 | 1,779.79 | 32.78 |
| 100-00-51411-131-000 | OFFICE ASST WRS | 195.16 | 790.25 | 2,405.48 | 1,615.23 | 32.85 |
| 100-00-51411-133-000 | OFFICE ASST LIFE INSURANCE | 13.16 | 13.16 | 26.16 | 13.00 | 50.31 |
| 100-00-51411-380-000 | OFFICE ASST DEPT EXP | 0.00 | 0.00 | 200.00 | 200.00 | 0.00 |
| 100-00-51420-110-000 | CLERK TREAS WAGES | 5,957.27 | 23,655.57 | 71,487.34 | 47,831.77 | 33.09 |
| 100-00-51420-130-000 | CLERK TREAS SOC SEC/MEDICARE | 437.56 | 1,736.96 | 5,468.78 | 3,731.82 | 31.76 |
| 100-00-51420-131-000 | CLERK TREAS WRS | 414.03 | 1,644.06 | 4,968.37 | 3,324.31 | 33.09 |
| 100-00-51420-132-000 | CLERK TREAS HEALTH INSURANCE | 1,108.83 | 7,047.84 | 20,905.32 | 13,857.48 | 33.71 |
| 100-00-51420-133-000 | CLERK TREAS LIFE INSURANCE | 0.00 | 0.00 | 72.00 | 72.00 | 0.00 |
| 100-00-51420-380-000 | CLERK TREAS DEPT EXPENSES | 40.00 | 1,336.83 | 2,500.00 | 1,163.17 | 53.47 |
| 100-00-51420-390-000 | CLERK TREAS MISC EXP | 38.65 | 10,919.27 | 15,000.00 | 4,080.73 | 72.80 |
| 100-00-51421-110-000 | DEPUTY CLERK TREAS WAGES | 4,055.40 | 16,473.78 | 50,887.76 | 34,413.98 | 32.37 |
| 100-00-51421-130-000 | DEP CLERK TR SOC SEC/MEDICARE | 300.55 | 1,215.40 | 3,892.91 | 2,677.51 | 31.22 |
| 100-00-51421-131-000 | DEPUTY CLERK TREAS WRS | 284.63 | 1,150.49 | 3,536.70 | 2,386.21 | 32.53 |
| 100-00-51421-132-000 | DEPUTY CLERK TREAS HEALTH | 770.54 | 4,804.64 | 14,652.11 | 9,847.47 | 32.79 |
| 100-00-51421-133-000 | DEPUTY CLERK TREAS LIFE INSUR | 72.13 | 72.13 | 308.28 | 236.15 | 23.40 |
| 100-00-51421-390-000 | DEPUTY CLERK TREAS MISC EXP | 71.53 | 153.28 | 500.00 | 346.72 | 30.66 |
| 100-00-51440-110-000 | ELECTIONS WAGES | 0.00 | 1,340.53 | 5,000.00 | 3,659.47 | 26.81 |
| 100-00-51440-380-000 | ELECTIONS DEPT EXPENSES | 376.29 | 710.04 | 5,000.00 | 4,289.96 | 14.20 |
| 100-00-51510-211-000 | AUDITOR AUDIT CONTRACT | 273.00 | 8,463.00 | 16,000.00 | 7,537.00 | 52.89 |
| 100-00-51530-212-000 | ASSMT OF PROP ASSESSOR CONTRAC | 2,458.00 | 9,832.00 | 28,000.00 | 18,168.00 | 35.11 |
| 100-00-51530-380-000 | BOARD OF REVIEW DEPT EXPENSES | 0.00 | 60.00 | 60.00 | 0.00 | 100.00 |
| 100-00-51530-390-000 | ASSMT OF PROP MISC EXP | 0.00 | 0.00 | 100.00 | 100.00 | 0.00 |
| 100-00-51600-220-000 | TOWN HALL UTILITIES | 830.65 | 3,526.28 | 8,000.00 | 4,473.72 | 44.08 |
| 100-00-51600-221-000 | TOWN HALL GRASS/SNOW | 0.00 | 50.00 | 3,000.00 | 2,950.00 | 1.67 |
| 100-00-51600-223-000 | TOWN HALL PHONE | 264.74 | 980.36 | 4,000.00 | 3,019.64 | 24.51 |
| 100-00-51600-225-000 | TOWN HALL JANITORIAL | 575.63 | 1,842.21 | 6,500.00 | 4,657.79 | 28.34 |
| 100-00-51600-380-000 | TOWN HALL DEPT EXPENSES | 267.71 | 623.81 | 7,000.00 | 6,376.19 | 8.91 |
| 100-00-51600-510-000 | TOWN HALL PROP/LIAB INSURANCE | 0.00 | 6,651.00 | 3,700.00 | -2,951.00 | 179.76 |
| 100-00-51600-820-000 | TOWN HALL IMPROVEMENTS | 0.00 | 0.00 | 3,000.00 | 3,000.00 | 0.00 |
| 100-00-51900-313-000 | OTHER GEN GOV POSTAGE | 104.85 | 604.85 | 2,500.00 | 1,895.15 | 24.19 |
| 100-00-51900-390-000 | OTH GEN GOV MISC EXP | 0.00 | 0.00 | 56.50 | 56.50 | 0.00 |

Fund: 100 - GENERAL FUND

| Account Number | | 2025 April | 2025 Actual 04/30/2025 | 2025 Budget | Budget Status | % of Budget |
|---|---|---|---|---|---|---|
| 100-00-51900-510-000 | OTH GEN GOV PROP/LIAB INSURANC | 0.00 | 0.00 | 11,000.00 | 11,000.00 | 0.00 |
| 100-00-51900-515-000 | OTHER GEN GOV UNEMPLOY. COMP | 0.00 | 0.00 | 200.00 | 200.00 | 0.00 |
| **GENERAL GOVERNMENT** | | 44,829.25 | 180,088.76 | 538,854.45 | 358,765.69 | 33.42 |
| 100-00-52200-120-000 | FD CHIEF SALARY | 833.33 | 3,333.32 | 10,000.00 | 6,666.68 | 33.33 |
| 100-00-52200-121-000 | FD ASST. CHIEF SALARY | 416.66 | 1,666.64 | 5,000.00 | 3,333.36 | 33.33 |
| 100-00-52200-122-000 | FD CAPT SALARY | 400.00 | 1,700.00 | 6,000.00 | 4,300.00 | 28.33 |
| 100-00-52200-123-000 | FD TREAS & SEC SALARY | 200.00 | 800.00 | 2,400.00 | 1,600.00 | 33.33 |
| 100-00-52200-124-000 | FD SAFETY/TRNG OFFICER SALARY | 200.00 | 750.00 | 1,200.00 | 450.00 | 62.50 |
| 100-00-52200-126-000 | FD DRILL & FIRE ALLOWANCE | 876.25 | 3,638.75 | 13,000.00 | 9,361.25 | 27.99 |
| 100-00-52200-130-000 | FD SOC SEC/MEDICARE | 300.39 | 1,344.11 | 2,900.00 | 1,555.89 | 46.35 |
| 100-00-52200-215-000 | FD TOWN ALLOW TO FD | 1,954.19 | 1,954.19 | 1,000.00 | -954.19 | 195.42 |
| 100-00-52200-220-000 | FD UTILITIES | 567.16 | 2,497.94 | 6,695.00 | 4,197.06 | 37.31 |
| 100-00-52200-221-000 | FD GRASS/SNOW | 170.00 | 1,105.00 | 4,000.00 | 2,895.00 | 27.63 |
| 100-00-52200-223-000 | FD PHONE | 501.18 | 1,442.32 | 650.00 | -792.32 | 221.90 |
| 100-00-52200-224-000 | FD COMPUTER & WEBSITE | 90.65 | 4,648.86 | 5,000.00 | 351.14 | 92.98 |
| 100-00-52200-331-000 | FD TRAINING | 1,360.00 | 4,224.23 | 9,270.00 | 5,045.77 | 45.57 |
| 100-00-52200-341-000 | FD SUPPLIES | 193.18 | 806.67 | 3,500.00 | 2,693.33 | 23.05 |
| 100-00-52200-360-000 | FD VEHICLE MAINT | 4,234.49 | 6,527.74 | 25,000.00 | 18,472.26 | 26.11 |
| 100-00-52200-361-000 | FD FIRE HALL MAINT | 2,712.03 | 5,281.71 | 10,000.00 | 4,718.29 | 52.82 |
| 100-00-52200-362-000 | FD SERVICE/REPAIR EQUIP | 310.60 | 2,910.12 | 7,000.00 | 4,089.88 | 41.57 |
| 100-00-52200-380-000 | FD DEPT EXPENSES | 0.00 | 0.00 | 1,500.00 | 1,500.00 | 0.00 |
| 100-00-52200-390-000 | FD MISC EXP | 50.00 | 438.31 | 1,000.00 | 561.69 | 43.83 |
| 100-00-52200-510-000 | FD PROP/LIAB INSURANCE | 0.00 | 3,152.60 | 23,000.00 | 19,847.40 | 13.71 |
| 100-00-52200-810-000 | FD EQUIPMENT | 0.00 | 142.44 | 4,000.00 | 3,857.56 | 3.56 |
| 100-00-52210-000-000 | 2% FIRE DUES SERVICE AWARD | 0.00 | 10,000.25 | 10,300.00 | 299.75 | 97.09 |
| 100-00-52210-128-000 | 2% FIRE DUES INSPECT REL TRAIN | 0.00 | 0.00 | 515.00 | 515.00 | 0.00 |
| 100-00-52210-322-000 | 2% FIRE DUES FIRE INSPECT & PU | 0.00 | 1,740.00 | 5,665.00 | 3,925.00 | 30.71 |
| 100-00-52210-810-000 | 2% FIRE DUES DIST EQUIPMENT | 0.00 | 9,560.00 | 17,510.00 | 7,950.00 | 54.60 |
| 100-00-52220-000-000 | PUBLIC FIRE PROTECTION | 0.00 | 0.00 | 165,827.00 | 165,827.00 | 0.00 |
| 100-00-52300-000-000 | AMBULANCE | 0.00 | 78,283.80 | 78,283.80 | 0.00 | 100.00 |
| 100-00-52310-122-000 | FIRST RESPONDER CAPT SALARY | 208.33 | 833.32 | 2,625.00 | 1,791.68 | 31.75 |
| 100-00-52310-127-000 | FIRST RESPONDER CALL ALLOWANCE | 1,500.00 | 5,490.00 | 15,500.00 | 10,010.00 | 35.42 |
| 100-00-52310-130-000 | FIRST RESPONDER SOC SEC/MEDICA | 130.75 | 483.90 | 1,200.00 | 716.10 | 40.33 |
| 100-00-52310-331-000 | FIRST RESPONDER TRAINING | 200.00 | 620.00 | 2,000.00 | 1,380.00 | 31.00 |
| 100-00-52310-390-000 | FIRST RESPONDER MISC EXP | 0.00 | 0.00 | 200.00 | 200.00 | 0.00 |
| 100-00-52310-810-000 | FIRST RESPONDER EQUIPMENT | 1,297.48 | 2,363.02 | 6,000.00 | 3,636.98 | 39.38 |
| 100-00-52400-213-000 | BUILDING INSPECTOR CONTRACT | 31,676.44 | 31,676.44 | 115,000.00 | 83,323.56 | 27.54 |
| **PUBLIC SAFETY** | | 50,383.11 | 189,415.68 | 562,740.80 | 373,325.12 | 33.66 |
| 100-00-53001-000-000 | GENERAL ENGINEERING | 0.00 | 0.00 | 10,000.00 | 10,000.00 | 0.00 |
| 100-00-53100-110-000 | PUBLIC WORKS WAGES | 5,206.40 | 5,206.40 | 67,000.00 | 61,793.60 | 7.77 |
| 100-00-53100-130-000 | PUBLIC WORKS SOC SEC/MEDICARE | 398.29 | 398.29 | 5,125.00 | 4,726.71 | 7.77 |
| 100-00-53100-131-000 | PUBLIC WORKS WRS | 361.84 | 361.84 | 4,657.00 | 4,295.16 | 7.77 |
| 100-00-53100-132-000 | PUBLIC WORKS HEALTH INS | 0.00 | 0.00 | 18,260.00 | 18,260.00 | 0.00 |
| 100-00-53100-380-000 | PUBLIC WORKS DEPT EXPENSES | 1,573.33 | 2,288.33 | 5,000.00 | 2,711.67 | 45.77 |
| 100-00-53101-000-000 | GENERAL MAINT LOCAL RDS | 524.65 | 3,081.43 | 115,000.00 | 111,918.57 | 2.68 |
| 100-00-53102-000-000 | HWY & ST. CONST LOCAL RDS | 0.00 | 0.00 | 160,000.00 | 160,000.00 | 0.00 |
| 100-00-53103-000-000 | TRAFFIC CONTROL | 0.00 | 94.69 | 1,500.00 | 1,405.31 | 6.31 |
| 100-00-53104-000-000 | RD INSPECTOR HRLY WAGE | 0.00 | 957.00 | 0.00 | -957.00 | 0.00 |
| 100-00-53104-130-000 | RD INSPECTOR SOC SEC/MEDICARE | 0.00 | 73.20 | 0.00 | -73.20 | 0.00 |

Fund: 100 - GENERAL FUND

| Account Number | | 2025 April | 2025 Actual 04/30/2025 | 2025 Budget | Budget Status | % of Budget |
|---|---|---|---|---|---|---|
| 100-00-53104-390-000 | RD INSPECTOR MISC | 0.00 | 58.19 | 0.00 | -58.19 | 0.00 |
| 100-00-53105-000-000 | DRAINAGE & CULVERTS | 4,928.03 | 5,588.23 | 15,000.00 | 9,411.77 | 37.25 |
| 100-00-53106-000-000 | SNOW REMOVAL EXPENSE | 40,682.97 | 58,103.76 | 101,557.37 | 43,453.61 | 57.21 |
| 100-00-53107-000-000 | SNOW REMOVAL PRIV ROADS | 317.50 | 3,688.63 | 9,000.00 | 5,311.37 | 40.98 |
| 100-00-53420-000-000 | STREET LIGHTING | 790.57 | 2,379.38 | 9,000.00 | 6,620.62 | 26.44 |
| 100-00-53432-000-000 | SIDEWALK MAINT | 0.00 | 0.00 | 1,000.00 | 1,000.00 | 0.00 |
| 100-00-53440-450-000 | STORM WATER PLANNING | 0.00 | 0.00 | 5,000.00 | 5,000.00 | 0.00 |
| 100-00-53440-451-000 | STORM WATER MANAGEMENT | 332.85 | 1,174.70 | 30,000.00 | 28,825.30 | 3.92 |
| 100-00-53630-000-000 | REFUSE & GARBAGE COLLECTION | 29,281.25 | 91,637.79 | 430,780.00 | 339,142.21 | 21.27 |
| 100-00-53635-000-000 | RECYCLING | 17,502.75 | 52,481.25 | 193,500.00 | 141,018.75 | 27.12 |
| 100-00-53640-000-000 | WEED & NUISANCE CONTROL | 0.00 | 0.00 | 200.00 | 200.00 | 0.00 |
| **PUBLIC WORKS** | | 101,900.43 | 227,573.11 | 1,181,579.37 | 954,006.26 | 19.26 |
| 100-00-54100-000-000 | PUBLIC HEALTH ANIMAL CONTRO | 0.00 | 0.00 | 1,500.00 | 1,500.00 | 0.00 |
| 100-00-54110-000-000 | DOG TAX FEES PAID TO COUNT | 0.00 | 0.00 | 1,200.00 | 1,200.00 | 0.00 |
| **HEALTH AND HUMAN SERVICES** | | 0.00 | 0.00 | 2,700.00 | 2,700.00 | 0.00 |
| 100-00-55200-110-000 | PARKS WAGES | 399.13 | 2,190.01 | 8,000.00 | 5,809.99 | 27.38 |
| 100-00-55200-130-000 | PARKS SOC SEC/MEDICARE | 30.54 | 167.54 | 612.00 | 444.46 | 27.38 |
| 100-00-55200-363-000 | PARKS MAINTENANCE EXP | 783.89 | 2,290.77 | 20,000.00 | 17,709.23 | 11.45 |
| 100-00-55200-390-000 | PARKS MISC EXP | 42.00 | 284.56 | 2,000.00 | 1,715.44 | 14.23 |
| 100-00-55201-820-000 | PARKS IMPROVEMENTS | 0.00 | 0.00 | 2,500.00 | 2,500.00 | 0.00 |
| **CULTURE, RECREATION AND EDU.** | | 1,255.56 | 4,932.88 | 33,112.00 | 28,179.12 | 14.90 |
| 100-00-56200-455-000 | ECONOMIC DEV WC-IDB | 0.00 | 0.00 | 7,600.00 | 7,600.00 | 0.00 |
| 100-00-56200-456-000 | ECONOMIC DEV T.I.F. | 0.00 | 0.00 | 1,000.00 | 1,000.00 | 0.00 |
| 100-00-56200-457-000 | ECONOMIC DEV 21 SOUTH | 0.00 | 0.00 | 1,800.00 | 1,800.00 | 0.00 |
| 100-00-56300-110-000 | PLANNING COMMISSION WAGES | 0.00 | 750.00 | 1,800.00 | 1,050.00 | 41.67 |
| 100-00-56300-390-000 | PLANNING COMMISSION MISC EXP | 0.00 | 18.00 | 500.00 | 482.00 | 3.60 |
| 100-00-56400-452-000 | LAND USE/ZONING SURVEYING &FYG | 1,145.85 | 1,315.85 | 3,000.00 | 1,684.15 | 43.86 |
| 100-00-56400-453-000 | LAND USE/ZONING ENGINEERING | 182.52 | 1,182.52 | 39,000.00 | 37,817.48 | 3.03 |
| 100-00-56400-454-000 | LAND USE/ZONING STM WATER POND | 0.00 | 0.00 | 50,000.00 | 50,000.00 | 0.00 |
| **CONSERVATION AND DEVELOPMENT** | | 1,328.37 | 3,266.37 | 104,700.00 | 101,433.63 | 3.12 |
| 100-00-57100-000-000 | LRP ENGINEERING & CONSTRUCT | 27,915.16 | 57,710.16 | 50,000.00 | -7,710.16 | 115.42 |
| 100-00-57102-000-000 | LPR SOUTH LEG ROUNDABOUT | 0.00 | 5,000.00 | 40,000.00 | 35,000.00 | 12.50 |
| 100-00-57103-000-000 | PUBLIC WORKS VEHICLE | 20,363.50 | 20,363.50 | 25,000.00 | 4,636.50 | 81.45 |
| 100-00-57200-000-000 | RESERVE FOR TOWN REVALUATION | 0.00 | 0.00 | 10,000.00 | 10,000.00 | 0.00 |
| 100-00-57302-000-000 | LEONARD POINT DETENTION POND | 0.00 | 0.00 | 78,000.00 | 78,000.00 | 0.00 |
| 100-00-57500-000-000 | JONES PARK | 0.00 | 0.00 | 35,000.00 | 35,000.00 | 0.00 |
| **CAPITAL OUTLAY** | | 48,278.66 | 83,073.66 | 238,000.00 | 154,926.34 | 34.90 |
| 100-00-58100-610-000 | GO REFUNDING BOND PRINCIPAL | 0.00 | 275,000.00 | 406,415.00 | 131,415.00 | 67.66 |
| 100-00-58200-620-000 | OMRO ROAD INTEREST | 0.00 | 50,445.80 | 0.00 | -50,445.80 | 0.00 |
| 100-00-58201-620-000 | STORM SEWER INTEREST | 0.00 | 17,724.20 | 0.00 | -17,724.20 | 0.00 |
| **DEBT SERVICE** | | 0.00 | 343,170.00 | 406,415.00 | 63,245.00 | 84.44 |
| **Total Expenses** | | 247,975.38 | 1,031,520.46 | 3,068,101.62 | 2,036,581.16 | 33.62 |

Fund: 100 - GENERAL FUND

| Account Number | 2025 April | 2025 Actual 04/30/2025 | 2025 Budget | Budget Status | % of Budget |
|---|---|---|---|---|---|
| **Net Totals** | **-108,196.27** | **-592,455.55** | **0.00** | **592,455.55** | |

TOWN OF ALGOMA
A community connected

# AGENDA MEMORANDUM

**To:** Honorable Town Chairperson and Town Supervisors

**From:** Maggie Mahoney, Administrator

**Date:** May 21, 2025

**RE:** Resolution 2025-02 to Discontinue a Portion of Abraham Lane in the Town of Algoma

---

**SUMMARY:** The Town Board reviewed a draft resolution and approved moving forward with a public hearing on the resolution on February 19, 2025.

A public hearing on the final resolution was held on May 21, 2025, which was published as a Class 3 Notice.

The attached final resolution has one update from the draft version. The line stating that the Town has never opened, worked or maintained this portion or road has been removed as the town has maintained the road in the past.

The Town Attorney has been consulting on this matter and provided the attached resolution and exhibits. Pursuant to Wis. Stat. §66.1003, the following steps have been followed through #4. **We are now at #5--consideration by the Town Board**:

1. Town introduced a resolution and set the date for public hearing at least 40 days out. Copies are sent to WisDOT and any other necessary entities, such as WDNR (depending on location/proximity).
2. Town attorney prepared and filed a lis pendens with Register of Deeds on 4/8/25.
3. Town prepared the proposed resolution and admissions of service.
4. Resolution was served on abutting landowners.
5. **Resolution is heard and possibly passed.**
6. If passed, resolution is recorded with Register of Deeds.

**RECOMMENDED ACTION:** Staff recommend approval of the resolution for discontinuance. Should the Town Board agree the following motion may be made:

*"Motion to approve Resolution 2025-02 to Discontinue a Portion of Abraham Lane in the Town of Algoma."*

**ATTACHMENTS:**

1. Aerial of area to be discontinued
2. Resolution 2025-02 and Exhibits


Area to be Discontinued

**RESOLUTION 2025-02 TO DISCONTINUE A PORTION OF ABRAHAM LANE IN THE TOWN OF ALGOMA**

Document No.

**TOWN OF ALGOMA RESOLUTION TO DISCONTINUE A PORTION OF ABRAHAM LANE PURSUANT TO SECTION 66.1003 WIS. STATS.**

*Recording Area*

*Return to:*
Ashley Lehocky
Town Counsel Law & Litigation, LLC
940 E. Evergreen Drive
Kaukauna, WI 54130

Tax parcel numbers:

**WHEREAS**, the Town of Algoma, Winnebago County, Wisconsin desires to discontinue its interest, if any, as described: A parcel of land being part of the SE ¼ of the NE ¼ of Section 16, T18N, R16E, Town of Algoma, Winnebago County, Wisconsin. Said parcel described as follows:

Commencing at the East Quarter Corner of said Section 16; Thence N 89°50'05" W, 888.02 feet along the south line of said SE ¼ of the NE ¼; Thence N 0°09'55" E , 50.47 feet to a found ¾ inch rebar, being the intersection of the existing north right of way of STH 21 and the existing west right of way of Abraham Lane and being the Point of Beginning ; Thence along said existing west right of way N 27°28'25" E, 33.08 feet to a found ¾ inch rebar; Thence continuing along said existing west right of way and its line extended N 0°17'47" E , 285.23 feet ; Thence S 79°44'24" E , 97.52 feet to the intersection of the south and east existing right of way of said Abraham Lane; Thence along said existing easting east right of way the following 4 courses; S 45°13'36" W, 30.26 feet to a found 1 inch iron pipe; Thence S 12°15'26" W , 41.77 feet to a found 1" iron pipe; Thence S 0°18'14" W, 186.74 feet to a found 1 inch iron pipe; Thence S 42°43'29" E, 46.12 feet to a found 1 inch iron pipe and the end of said courses; Thence S 82°41'15" W, 113.57 feet along said existing north right of way of USH 21 to the Point of Beginning.

Said parcel contains 21,437 square feet, more or less. Shown as Parcel A on attached exhibit 1.; and

**WHEREAS,** the portion of Abraham Lane that the Town of Algoma wishes to discontinue its rights to, if any, was first deeded to the Wisconsin Department of Transportation by then-property owners Ran-Lie, Inc. and Irene Jantz as shown on the attached Exhibit 2, Warranty Deed and Exhibit 3, Certificate of Compensation; and

**WHEREAS,** the portion of Abraham Lane to be discontinued does not allow for motor vehicles to access the paved portion of State Highway 21 and is not necessary for public use or access to any property; and

**WHEREAS**, the Town Board of the Town of Algoma has determined that discontinuance of its rights, if any, to the excess right-of-way is in the public interest; and

**WHEREAS**, the Wisconsin Department of Transportation shall retain its rights to these portions of Abraham Lane subject to any other easements or restrictions of record.

**NOW THEREFORE, BE IT RESOLVED** as follows:

1. The Town of Algoma's rights to the above-described portion of Abraham Lane and as shown on Exhibit 1 be and are hereby discontinued pursuant to Section 66.1003 Wis. Stats.

2. The Wisconsin Department of Transportation shall remain the fee simple owner to that portion which is discontinued.

3. A public hearing be held not less than 40 days from the date of filing or introduction of this Resolution and the Town Clerk directed to give notice of hearing by a Class 3 notice under Chapter 985, Wis. Stats., and to personally serve this Resolution on the owner of property fronting or abutting the above-described right-of-way at least 30 days prior to the date of the public hearing.

Presented for filing this _____ day of _____, 2025, and for hearing on the _____ day of _____, 2025.

Adopted this _____ day of _____, 2025.

_____
Joel Rasmussen, Town Chair

_____
Katherine Reinbold, Town Clerk

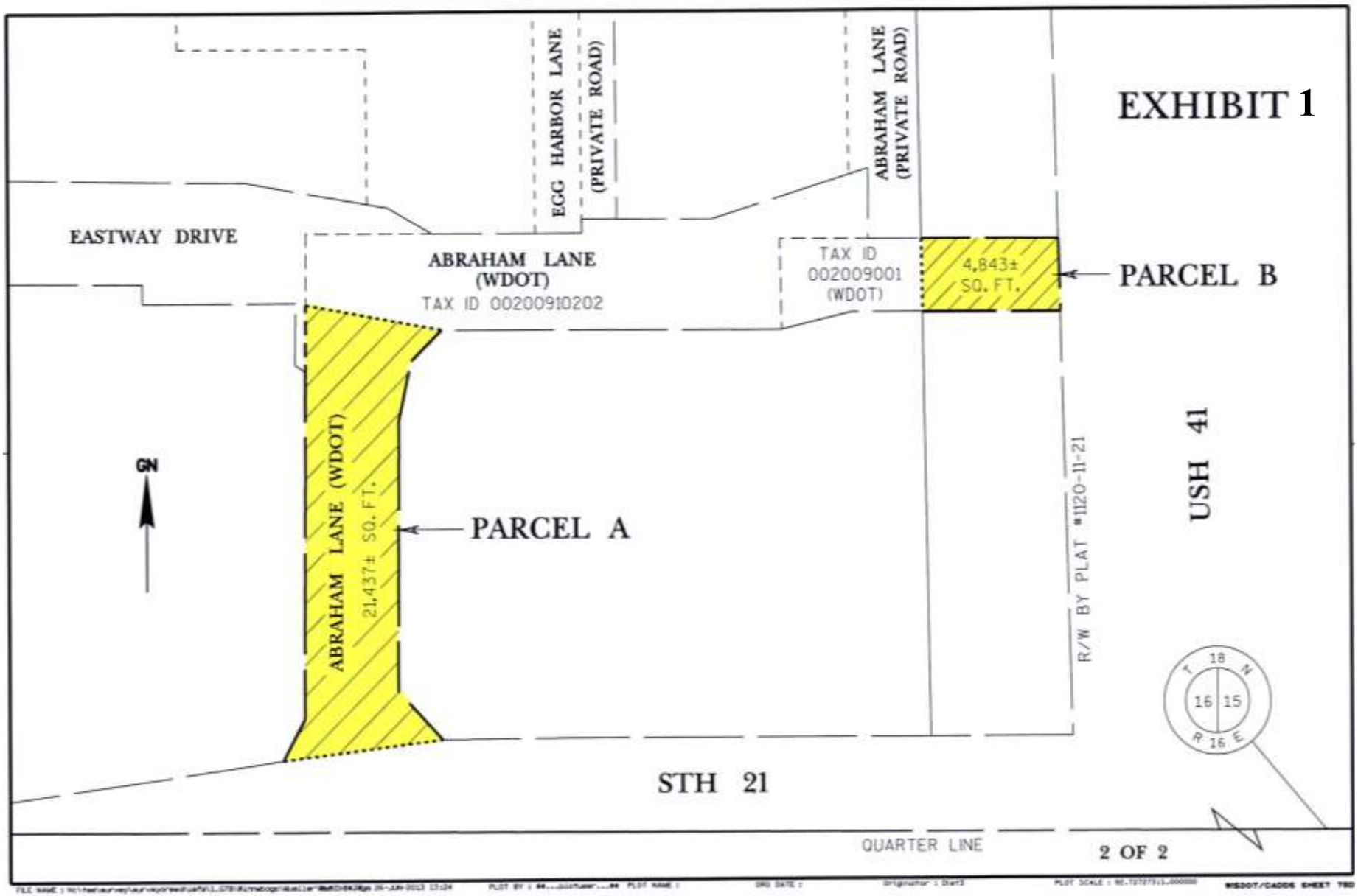
I, Katherine Reinbold, Clerk of the Town of Algoma, Winnebago County, Wisconsin do hereby certify that the above Resolution to Discontinue a portion of Abraham Lane in the Town of Algoma Pursuant to Section 66.1003 Wis. Stats., is a true and correct copy of Resolution No. _____ adopted on the _____ day of _____, 2025, by the Town Board for the Town of Algoma.

_____
Katherine Reinbold, Town Clerk

Personally came before me this
_____ day of _____, 2025,
JOEL RASMUSSEN & KATHERINE REINBOLD
to me known to be the person(s) who
executed the foregoing instrument and
acknowledge the same.

Notary Public, State of Wisconsin
My Commission Expires: _____

Drafted by:
Ashley Lehocky, Town Counsel Law & Litigation, LLC
940 Evergreen Drive, Kaukauna, WI 54130


EXHIBIT 1
EASTWAY DRIVE
EGG HARBOR LANE
(PRIVATE ROAD)
ABRAHAM LANE
(PRIVATE ROAD)
ABRAHAM LANE
(WDOT)
TAX ID 00200910202
TAX ID
002009001
(WDOT)
4,843±
SQ. FT.
PARCEL B
ABRAHAM LANE (WDOT)
21,437± SQ. FT.
PARCEL A
GN
R/W BY PLAT #1120-11-21
USH 41
STH 21
QUARTER LINE
T 18 N
16 15
R 16 E
2 OF 2

R-O-110 11-80 *State of Wisconsin / Department of Transportation*

**DEED BY CORPORATION** WARRANTY DEED **DOCUMENT NO.** _____

**THIS INDENTURE**, made by Ran - Lie Inc.

_____, a Corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, grantor, of _____ County, Wisconsin, hereby conveys and warrants to the State of Wisconsin,Department of Transportation

_____ grantee ___, of _____ ~~County~~, Wisconsin, for the sum of Ninety Three Thousand One Hundred and No/100 ($93,100.00)---------- Dollars.

Fee Title in and to the following tract of land in Winnebago County, Wisconsin, described as:

All that land of the owner in the SE 1/4-NE 1/4 Section 16, T18N, R16E, lying within the following described traverse:

Beginning at a point on the east-west one quarter line 774.88 feet S 89°08'09"W of the east one-quarter corner of said Section 16; Thence S 89°08'09"W 139.01 feet;Thence N 26°24'20"E 89.88 feet; Thence N 0°43'18"W 334.11 feet; Thence N 89°08'09"E 194.90 feet; Thence N 1°07'30"W 9.94 feet; Thence N 89°21'48"E 91.32 feet; Thence N 71°42'48" E 115.43 feet; Thence S 0°38'12"E 48.14 feet; Thence S 89°08'09"W 60.64 feet; Thence S 0°51'51"E 62.00 feet; Thence S 89°08'09"W 239.65 feet; Thence S 44°12'25"W 42.48 feet; Thence S 0°43'18"E 218.96 feet; Thence S 43°45'16"E 46.12 feet; Thence S 1°12'19"E 65.25 feet to the point of beginning.

Said parcel contains 0.77 acres, more or less, exclusive of all lands previously acquired or now being used for highway purposes.

Also acquired herein are all existing, future or potential common law or statutory easements or rights of vehicular access between the highway herein designated as STH 21 and all of the remaining abutting real property of the owner, whether acquired by separate conveyance or otherwise, in the said SE 1/4-NE 1/4 Section 16, T18N,R16E.

THIS CONVEYANCE IS EXEMPT FROM THE TRANSFER FEE PURSUANT TO SEC. 77.25(2)

The consideration stated herein is payment in full for the property described herein and includes full compensation for items of damage set forth in sec. 32.09, Wisconsin Statutes, assuming the completion of the improvements contemplated by the relocation order or orders upon which this instrument is based.

Compensation for additional items of damage listed in sec. 32.195, Wisconsin Statutes, has not been included. If any such items are shown to exist the owner may file claims as provided in sec. 32.20, Wisconsin Statutes.

**IN WITNESS WHEREOF**, the said grantor has caused these presents to be assigned by N. D. Mueller (Officer), President (Title) and countersigned by Kenneth Rothe (Officer), Secretary (Title) Wisconsin, this 10th day of January, A.D., 19 84.

Ran-Lie Inc. (Corporate Name)

**SIGNED AND SEALED IN PRESENCE OF**

_____ N. D. Mueller (Officer) Pres. (Title)

_____ N. D. Mueller President

_____ Countersigned:

_____ Kenneth Rothe (Officer) Secretary (Title)

_____ Kenneth Rothe Secretary

**STATE OF WISCONSIN,**
County of Winnebago

Personally came before me, this 10th day of January, A.D., 1984, N. D. Mueller (Officer), Pres. (Title), and Kenneth Rothe (Officer), Sec (Title), of the above-named Corporation, to me known to be the persons who executed the foregoing instrument as such officers of said Corporation, by its authority.

_____

Notary Public, Winnebago County, Wisconsin

My commission expires 5-21-87

RECEIVED FOR RECORD

19th DAY OF January

A.D., 19 84 AT 10:36

O'CLOCK A M. AND RECORDED IN ~~VOL~~ ~~PAGE~~

Marjorie Dahms
Register of Deeds

WINNEBAGO COUNTY

604612

*This instrument was drafted by the State of Wisconsin, Department of Transportation.*

Project 6184-2-21/F 071(7)

Parcel No. 35

DOCUMENT NO.

**PARTIAL RELEASE OF MORTGAGE—By Corporation**
STATE OF WISCONSIN—FORM 50
THIS SPACE RESERVED FOR RECORDING DATA

Register's Office
Winnebago County, Wis.
Received for record
this 25th Day of
January
A.D., 1984 at
11:12 o'clock A. M
Marjorie Dahmus
REGISTER OF DEEDS

RETURN TO
Wis. Dept. Transportation

604851

**WHEREAS,** On the 18 day of September, A. D., 19 74, Ran - Lie, Inc.

duly executed to Western State Bank,

a mortage to secure the payment of the sum of Sixty Eight Thousand and No/100 ----------($68,000.00) Dollars,

which said mortgage was on the 18 day of September, A. D., 19 74, duly recorded in the office of the Register of Deeds, in and for Winnebago County, in the State of Wisconsin, in Volume ____ of Mortgages, on page ____, Document No. 454883, and which said mortgage covered, with other property, the premises hereinafter described; and, whereas Western State Bank the present owner and holder of said mortgage has been requested to release from the lien of said mortgage, the property hereinafter described;

**Now therefore,** in consideration of the sum of ____ Dollars,

to it paid by Ran - Lie, Inc.

the said Western State Bank hereby releases from the lien and the operation of said mortgage the following portion of said mortgaged premises, to-wit: the certain piece or parcel of land lying and being in the County of Winnebago, and State of Wisconsin, known and described as follows, viz:

All that land of the owner in the SE 1/4-NE 1/4 Section 16, T18N, R16E, lying within the following described traverse:

Beginning at a point on the east-west one quarter line 774.88 feet S 89°08'09"W of the east one-quarter corner of said Section 16; Thence S 89°08'09"W 139.01 feet;Thence N 26°24'20"E 89.88 feet; Thence N 0°43'18"W 334.11 feet; Thence N 89°08'09"E 194.90 feet; Thence N 1°07'30"W 9.94 feet; Thence N 89°21'48"E 91.32 feet; Thence N 71°42'48" E 115.43 feet; Thence S 0°38'12"E 48.14 feet; Thence S 89°08'09"W 60.64 feet; Thence S 0°51'51"E 62.00 feet; Thence S 89°08'09"W 239.65 feet; Thence S 44°12'25"W 42.48 feet; Thence S 0°43'18"E 218.96 feet; Thence S 43°45'16"E 46.12 feet; Thence S 1°12' 19"E 65.25 feet to the point of beginning.

Said parcel contains 0.77 acres, more or less, exclusive of all lands previously acquired or now being used for highway purposes.

Also acquired herein are all existing, future or potential common law or statutory easements or rights of vehicular access between the highway herein designated as STH 21 and all of the remaining abutting real property of the owner, whether acquired by separate conveyance or otherwise, in the said SE 1/4-NE 1/4 Section 16, T18N,R16E.

(IF NECESSARY, CONTINUE DESCRIPTION ON REVERSE SIDE)

The said Western State Bank retains its lien upon the balance of the premises (not heretofore released) described in said mortgage to secure the principal sum unpaid, to-wit: ____ Dollars, with all interest on the same, remaining unpaid, according to the terms and conditions of said mortgage.

**In Witness Whereof,** the said ____ has caused these presents to be signed by Lloyd E. Hanneman, its President, and countersigned by Russell W. Kamphuis, Vice President, its ~~Secretary~~ at Oshkosh, Wisconsin, and its corporate seal to be hereunto affixed, this 2nd day of December, A. D., 19 83.

SIGNED AND SEALED IN PRESENCE OF

M&I WESTERN STATE BANK f/k/a Western State Bank
Corporate Name

Lloyd E. Hanneman
President

COUNTERSIGNED:

Russell W. Kamphuis, Vice President
~~Secretary~~

STATE OF WISCONSIN,
Winnebago County. } ss.

**Personally came before me,** this 2nd day of December, A. D., 19 83, Lloyd E. Hanneman, President, and Russell W. Kamphuis, Vice Pres., ~~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 Vice Pres. ~~Secretary~~ of said Corporation, and acknowledged that they executed the foregoing instrument as such officers as the deed of said Corporation, by its authority.

NOTARY PUBLIC STATE OF WISCONSIN

NOTARY SEAL

Jill M. Ihrig

**This instrument was drafted by** the State of Wisconsin Department of Transportation

Notary Public Winnebago County, Wis.

My Commission (Expires) (~~Is~~) 6-8-86

Project 6184-2-21/F 071(7) Parcel 35

(Section 59.51 (1) of the Wisconsin Statutes provides that all instruments to be recorded shall have plainly printed or typewritten thereon the names of the grantors, grantees, witnesses and notary).

PARTIAL RELEASE OF MORTGAGE -By Corporation—STATE OF WISCONSIN, FORM NO. 50 STOCK NO. 14140 H.C. Miller Company

DOCUMENT NO.

**PARTIAL RELEASE OF MORTGAGE—By Corporation**
STATE OF WISCONSIN—FORM 50
THIS SPACE RESERVED FOR RECORDING DATA

Register's Office
Winnebago County, Wis.
Received for record
this 25th Day of
January
A.D., 1984 at
11:14 o'clock A. M
Marjorie Dahms
REGISTER OF DEEDS

RETURN TO
Wis. Dept. Transportation

604852 4

**WHEREAS,** On the 22 day of January, A. D., 19 73, Ran - Lie, Inc.

duly executed to Western State Bank,

a mortage to secure the payment of the sum of One Hundred Eleven Thousand and No/100----------($111,000.00) Dollars, which said mortgage was on the 23 day of January, A. D., 19 73, duly recorded in the office of the Register of Deeds, in and for Winnebago County, in the State of Wisconsin, in Volume ____ of Mortgages, on page ____, Document No. 431200 ✓, and which said mortgage covered, with other property, the premises hereinafter described; and, whereas Western State Bank the present owner and holder of said mortgage has been requested to release from the lien of said mortgage, the property hereinafter described;

**Now therefore,** in consideration of the sum of ____ Dollars, to it paid by Ran - Lie, Inc.

the said Western State Bank hereby releases from the lien and the operation of said mortgage the following portion of said mortgaged premises, to-wit: the certain piece or parcel of land lying and being in the County of Winnebago, and State of Wisconsin, known and described as follows, viz:

All that land of the owner in the SE 1/4-NE 1/4 Section 16, T18N, R16E, lying within the following described traverse:

Beginning at a point on the east-west one quarter line 774.88 feet S 89°08'09"W of the east one-quarter corner of said Section 16; Thence S 89°08'09"W 139.01 feet;Thence N 26°24'20"E 89.88 feet; Thence N 0°43'18"W 334.11 feet; Thence N 89°08'09"E 194.90 feet; Thence N 1°07'30"W 9.94 feet; Thence N 89°21'48"E 91.32 feet; Thence N 71°42'48" E 115.43 feet; Thence S 0°38'12"E 48.14 feet; Thence S 89°08'09"W 60.64 feet; Thence S 0°51'51"E 62.00 feet; Thence S 89°08'09"W 239.65 feet; Thence S 44°12'25"W 42.48 feet; Thence S 0°43'18"E 218.96 feet; Thence S 43°45'16"E 46.12 feet; Thence S 1°12' 19"E 65.25 feet to the point of beginning.

Said parcel contains 0.77 acres, more or less, exclusive of all lands previously acquired or now being used for highway purposes.

Also acquired herein are all existing, future or potential common law or statutory easements or rights of vehicular access between the highway herein designated as STH 21 and all of the remaining abutting real property of the owner, whether acquired by separate conveyance or otherwise, in the said SE 1/4-NE 1/4 Section 16, T18N,R16E.

(IF NECESSARY, CONTINUE DESCRIPTION ON REVERSE SIDE)

The said Western State Bank retains its lien upon the balance of the premises (not heretofore released) described in said mortgage to secure the principal sum unpaid, to-wit: ____ Dollars, with all interest on the same, remaining unpaid, according to the terms and conditions of said mortgage.

**In Witness Whereof,** the said ____ has caused these presents to be signed by Lloyd E. Hanneman, its President, and countersigned by Russell W. Kamphuis, Vice Pres., its ~~Secretary~~, at Oshkosh, Wisconsin, and its corporate seal to be hereunto affixed, this 2nd day of December, A. D., 19 83.

SIGNED AND SEALED IN PRESENCE OF

M&I Western State Bank f/k/a Western State Bank
Corporate Name

Lloyd E. Hanneman
President

COUNTERSIGNED:

Russell W. Kamphuis, Vice President
~~Secretary~~

**STATE OF WISCONSIN,** Winnebago **County.** } ss.

**Personally came before me,** this 2nd day of December, A. D., 19 83, Lloyd E. Hanneman, President, and Russell W. Kamphuis, Vice Pres., ~~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 Vice Pres. ~~Secretary~~ of said Corporation, and acknowledged that they executed the foregoing instrument as such officers as the deed of said Corporation, by its authority.

NOTARY PUBLIC STATE OF WISCONSIN

NOTARY SEAL

Jill M. Ihrig
Notary Public Winnebago County, Wis.

My Commission (Expires) (~~Is~~) 6-8-86

**This instrument drafted by** ~~was drafted by~~ the State of Wisconsin Department of Transportation

Project 6184-2-21/F 071(7) Parcel 35

(Section 59.51 (1) of the Wi... Statutes provides that all instruments to be recorded shall have plainly printed or typewritten thereon the names of the grantors, grantees and notary).

PARTIAL RELEASE OF MORTGAGE—By Corporation—STATE OF WISCONSIN, FORM NO. 50 STOCK NO. 14140 H.C. Miller Company

DOCUMENT NO.

# CERTIFICATE OF COMPENSATION

Sec. 32.05

State of Wisconsin / Department of Transportation
DT-A-500 11-80

This Space Reserved For Recording Data
Register's Office
Winnebago County, Wis.
Received for record
this 18th Day of
November
A.D. 19 83 at
12:10 o'clock P M
Marjorie Hahnel
REGISTER OF DEEDS

601509

RETURN TO:
Wis. Dept. of Transportation

COMPENSATION, in the amount of Eighty Five Thousand and No/100 ($85,000.00) Dollars----------

paid by the State of Wisconsin, Department of Transportation on the 8th day of November, A.D. 19 83, to

Irene Jantz, formerly known as
Irene Koeck and Justin W. Jantz, her husband

Parties having an interest of record, for the following described real estate, situated in the County of Winnebago and State of Wisconsin, to-wit:

Fee Title in and to the following tract of land in Winnebago County, Wisconsin, described as:

All that land of the owner in the SE 1/4-NE 1/4 Section 16, T18N, R16E, lying within the following described traverse:

Beginning at a point on the east-west one-quarter line 774.88 feet S 89°08'09"W of the east one-quarter corner of said Section 16; Thence S 89°08'09"W 139.01 feet; Thence N 26° 24'20"E 89.88 feet; Thence N 0°43'18"W 334.11 feet; Thence N 89°08'09"E 194.90 feet; Thence N 1°07'30"W 9.94 feet; Thence N 89°21'48"E 91.32 feet; Thence N 71°42'48"E 115.43 feet; Thence S 0°38'12"E 48.14 feet; Thence S 89°08'09"W 60.64 feet; Thence S 0°51'51"E 62.00 feet; Thence S 89°08'09"W 239.65 feet; Thence S 44°12'25"W 42.48 feet; Thence S 0°43'18"E 218.96 feet; Thence S 43°45'16"E 46.12 feet; Thence S 1°12'19"E 65.25 feet to the point of beginning.

Said parcel contains 0.29 acres, more or less, exclusive of all lands previously acquired or now being used for highway purposes.

Also acquired herein are all existing, future or potential common law or statutory easements or rights of vehicular access between the highway herein designated as STH 21 and all of the remaining abutting real property of the owner, whether acquired by separate conveyance or otherwise, in the said SE 1/4-NE 1/4 Section 16, T18N, R16E.

The herein named consideration includes full compensation for the house which is located partially within the lands herein described, and for the right of ingress and egress on the lands adjoining and underneath said building for the purpose of viewing, selling and removing said building, fixtures and appurtenances. Said right of ingress and egress is to expire 30 days after removal of the house.

As provided in s. 32.05 (2a) (Wis. Stats.), any person named in this certificate may, within 6 months after the date of its recording, appeal from the amount of compensation stated in this certificate in the manner set forth in s. 32.05 (9) to (13) (Wis. Stats.) for appeals from an award under s. 32.05 (7) (Wis. Stats.). For purposes of any such appeal, the amount of compensation stated in the certificate shall be treated as the award and the date the conveyance is recorded shall be treated as the date of taking and the date of evaluation.

SIGNED AND SEALED IN PRESENCE OF

.....

.....

.....

.....

.....(SEAL)

H. E. Jacques, P.E.
District Chief of Real Estate
State of Wisconsin,
Department of Transportation

State of Wisconsin,
Brown County. Personally came before me, this 16th day of November, A.D., 19 83
the above named H. E. Jacques
to me known to be the person ... who executed the foregoing instrument and acknowledged the same.

.....
Gerald C. Franz
Notary Public, State of Wis.
My commission (expires) March 16, 1986

NOTARY SEAL

*This instrument was drafted by the State of Wisconsin, Department of Transportation*

PROJECT 6184-2-21/F 071(7)

PARCEL NO. 26

R-O-109 11-80 *State of Wisconsin / Department of Transportation*

# WARRANTY DEED

**DOCUMENT NO.** _____

**THIS INDENTURE**, made by Irene Jantz, formerly known as Irene Koeck, and Justin W. Jantz, her husband

grantor(s) of Winnebago County, Wisconsin, hereby conveys and warrants to the State of Wisconsin, Department of Transportation

grantee(s) of _____ County, Wisconsin, for the sum of

Eighty-five Thousand and No/100 ($85,000.00)---------- Dollars.

Fee Title in and to the following tract of land in Winnebago County, Wisconsin, described as:

All that land of the owner in the SE 1/4-NE 1/4 Section 16, T18N, R16E, lying within the following described traverse:

Beginning at a point on the east-west one-quarter line 774.88 feet S 89°08'09"W of the east one-quarter corner of said Section 16; Thence S 89°08'09"W 139.01 feet; Thence N 26° 24'20"E 89.88 feet; Thence N 0°43'18"W 334.11 feet; Thence N 89°08'09"E 194.90 feet; Thence N 1°07'30"W 9.94 feet; Thence N 89°21'48"E 91.32 feet; Thence N 71°42'48"E 115.43 feet; Thence S 0°38'12"E 48.14 feet; Thence S 89°08'09"W 60.64 feet; Thence S 0°51'51"E 62.00 feet; Thence S 89°08'09"W 239.65 feet; Thence S 44°12'25"W 42.48 feet; Thence S 0°43'18"E 218.96 feet; Thence S 43°45'16"E 46.12 feet; Thence S 1°12'19"E 65.25 feet to the point of beginning.

Said parcel contains 0.29 acres, more or less, exclusive of all lands previously acquired or now being used for highway purposes.

Also acquired herein are all existing, future or potential common law or statutory easements or rights of vehicular access between the highway herein designated as STH 21 and all of the remaining abutting real property of the owner, whether acquired by separate conveyance or otherwise, in the said SE 1/4-NE 1/4 Section 16, T18N, R16E.

The herein named consideration includes full compensation for the house which is located partially within the lands herein described, and for the right of ingress and egress on the lands adjoining and underneath said building for the purpose of viewing, selling and removing said building, fixtures and appurtenances. Said right of ingress and egress is to expire 30 days after removal of the house.

THIS CONVEYANCE IS EXEMPT FROM THE TRANSFER FEE PURSUANT TO SEC. 77.25(2)

The consideration stated herein is payment in full for the property described herein and includes full compensation for items of damage set forth in sec. 32.09, Wisconsin Statutes, assuming the completion of the improvements contemplated by the relocation order or orders upon which this instrument is based.

Compensation for additional items of damage listed in sec. 32.195, Wisconsin Statutes, has not been included. If any such items are shown to exist the owner may file claims as provided in sec. 32.20, Wisconsin Statutes.

**IN WITNESS WHEREOF**, the said grantor(s) (has) (have) hereunto set (his) (her) (their) hand(s) and seal(s) this 8th day of November, A.D., 19 83

**SIGNED AND SEALED IN PRESENCE OF**

_____

_____

_____

_____

Irene Jantz (formerly Koeck) _____ (SEAL)
Irene Jantz

Justin W. Jantz _____ (SEAL)
Justin W. Jantz

_____ (SEAL)

_____ (SEAL)

RECEIVED FOR RECORD

18th DAY OF November

A.D., 19 83 AT 12:12

O'CLOCK P M. AND RECORDED IN VOL. _____

OF _____ PAGE _____

Marjorie Dahms
REGISTER OF DEEDS

WINNEBAGO COUNTY

**STATE OF WISCONSIN,**
County of Winnebago

Personally came before me, this 8th day of November, A.D., 1983, the above named Irene Jantz and Justin W. Jantz

to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

Fintan M. Flanagan
Notary Public Winnebago County, Wisconsin. My Commission is permanent.

(SEAL)

FINTAN M. FLANAGAN NOTARY PUBLIC STATE OF WISCONSIN

*This instrument was drafted by the State of Wisconsin, Department of Transportation.*

601510

Project 6184-2-21/F 071(7)

Parcel No. 26

TOWN OF ALGOMA
A community connected

# AGENDA MEMORANDUM

To: Honorable Town Chairperson and Town Supervisors

From: Maggie Mahoney, Administrator

Date: May 21, 2025

RE: Certified Survey Map by petitioner Darryl Lehman, Martenson & Eisele, on behalf of Thomas Marquardt to revise the size of two parcels, 0021019 and 0021020.

---

**GENERAL INFORMATION:**

Petitioner: Darryl Lehman, Martenson & Eisele
101 W. Main
Omro, WI 54963

Owner: Thomas Marquardt
3280 Leonard Point Lane
Oshkosh, WI 54904

**Past Town Bord Discussions(s):** None

**Action Requested:** Petitioner is requesting approval of the Certified Survey Map on behalf of the property owner to change the size of two parcels, 0021019 and 0021020. The same person owns both parcels.

---

**Property Location and Type:**
The subject properties are adjacent, owned by the same property owner, and are zoned R-2 Suburban Residential District. Both lots currently meet the dimensional and access requirements for lots in this zoning district and the Leonards Point subdivision. The property owner wants to widen the lot line ~4 feet increase the size of Lot 2 prior to selling it. The additional land would come from Lot 1 and help in the design of a future home on Lot 2.

These parcels are not in an area of Town where a boundary agreement is currently in effect.

**ANALYSIS:**

The proposed CSM would revise the two existing parcels in the R-2 Suburban Residential District, which would need to continue to meet the dimensional standards for single-family defined for that district in Chapter 23: Town/County Zoning of the Winnebago County Municipal Code, Exhibit 8-2 as follows:

Exhibit 8-2 Dimensional standards by zoning district - continued

| R-2 Suburban residential district (subdivided) | | |
|---|---|---|
| | Single-family | Nonresidential |
| Lot size, minimum [3]: | 20,000 sq. ft. for an unsewered lot; 9,000 sq. ft. for a sewered lot and nonshoreland; 10,000 sq. ft. for a sewered lot and shoreland | 43,000 sq. ft. |
| Lot size, maximum: | none | no limitation |
| Lot width, minimum: | 100 ft. for an unsewered lot; 65 ft. for a sewered lot | 200 ft. |
| Road frontage, minimum: | 33 ft. | 200 ft. for an unsewered lot; 33 ft. for a sewered lot |
| Separation between detached buildings, minimum: | 10 ft. | 10 ft. |
| Yard setback: [6,7] | | |
| Street yard, minimum: | 30 ft. | 30 ft. |
| Side yard, minimum: [5] | 7 ft. on one side and 10 ft. on the other for a principal building; 3 ft. for a detached accessory building | 7 ft. on one side and 10 ft. on the other for a principal building; 3 ft. for a detached accessory building |
| Rear yard, minimum: | 25 ft. for a principal building; 3 ft. for a detached accessory building or 5 ft. to an alley | 25 ft. for a principal building; 3 ft. for a detached accessory building |
| Building height: | | |
| Principal building, maximum: | 35 ft. | 35 ft. [4] |
| Accessory building, maximum: | 18 ft. | 18 ft. |
| Floor area: | | |
| Principal building, minimum: | 1,000 sq. ft. of living space | no limitation |
| Accessory area, maximum: | 1,500 sq. ft. plus 1 percent of the lot area in excess of the minimum lot size [1]; 1 percent of lot area for buildings related to household livestock | 1,500 sq. ft. plus 1 percent of the lot area in excess of the minimum lot size [1] |
| Number of detached accessory buildings, maximum: | No Limitation | 2 [2] |

Please note that the street yard setback for this subdivision is less than the current code at 20.15' (not 30') as well as the lot size requirements, which are smaller than listed in the

code. This is consistent with and conforms with the lots in the Leonards Point subdivision. In addition, Lot 1 does have existing structures. The proposed change moves the lot line as close as possible to the existing garage, 3 feet, which meets the dimensional requirements. As such, **the proposed lots meet the dimensional requirements.**

**PLANNING COMMISSION RECOMMENDATION:**

The Planning Commission considered this item at their May 14, 2025 meeting.

The property owner, Thomas Marquardt, was in attendance. The Planning Commission passed the motion to recommend approval for the proposed CSM to the Town Board as presented.

**RECOMMENDED ACTION:**

The Planning Commission recommends approval of CSM as presented. Should the Town Board agree, the following motion may be made:

*"Motion to approve the Certified Survey Map by petitioner Darryl Lehman, Martenson & Eisele, on behalf of Thomas Marquardt to revise the size of two parcels, 0021019 and 0021020."*

---

**ATTACHMENTS:**

1. GIS map of current parcels
2. Town Application
3. Certified Survey Map of proposed lots

GIS aerial of current lots for proposed CSM by property owner Thomas Marquardt:



Authentisign ID: B232AC24-4F16-F011-8B3D-00224822F75A

Town of Algoma
Wisconsin - Established 1848

Town of Algoma
15 N. Oakwood Road
Oshkosh, WI 54904
(920) 235-3789

Visit us at www.townofalgoma.org
M-Th 9:00-5:00 F 9:00-1:00

# Site Plan Review/Plan Commission General Application

## APPLICANT INFORMATION

Petitioner: Martenson & Eisele · DARRYL LEHMAN Date: 4-9-25

Petitioner's Address: 101 W. MAIN City: OMRO State: WI Zip: 54963

Telephone #: (920) 685-6240 Fax: ( ) _____ Other Contact # or Email: daryl e martenson-eisele.c

Status of Petitioner (Please Check): ☐ Owner ☒ Representative ☐ Tenant ☐ Prospective Buyer

Petitioner's Signature (required): Daryl E R Date: 4-9-25

## OWNER INFORMATION

Owner(s): Thomas Marquardt Date: 4-9-25

Owner(s) Information: 3280 Leonard PT LN. City: Oshkosh State: WI Zip: 54904

Telephone #: ( ) _____ Fax: ( ) _____ Other Contact # or Email: _____

Ownership Status (Please Check): ☒ Individual ☐ Trust ☐ Partnership ☐ Corporation

**Property Owner Consent (required)**

By signature hereon, I/We acknowledge that Town officials and/or employees may, in the performance of their functions, enter upon the property to inspect or garner other information necessary to process this application. I also understand that all meeting dates are tentative and may be postponed by the Town of Algoma for incomplete submissions or other administrative reasons.

Property Owner's Signature: Thomas R. Marquardt Date: 04/10/25

## SITE INFORMATION

Address/Location of Proposed Project: 3280 Leonard Point Lane

Current Use of Property: Single Family Residence / vacant lot Zoning: R-2

Land Uses Surrounding Your Site:
North: LAKE Butte DES Morts
South: Lake Vista Subdivision / Single Family
East: Single Family
West: Single Family

Projected Timeline: ASAP

Project Description: Proposed Certified Survey Map would add some land to tax parcel 0021019 that is for sale. The additional land is to help in the design of a future home on the lot

**Note: The Town of Algoma or a duly appointed official maintain the right to cancel this agreement if the applicant has been deemed in violation of this agreement or Town of Algoma Municipal Code. No refund will be provided.**

Authentisign ID: B232AC24-4F16-F011-8B3D-00224822F75A

Town of Algoma
Wisconsin - Established 1848

Town of Algoma
15 N. Oakwood Road
Oshkosh, WI 54904
(920) 235-3789

Visit us at www.townofalgoma.org
M-Th 9:00-5:00 F 9:00-1:00

# Site Plan Review/Plan Commission General Application Continued

## SITE INFORMATION CONTINUED

Development Characteristics

Gross Acreage/ Square Feet: 25,188 Sq. ft / 0.578 Ac

Development Area and Percentage: —

# of Employees/#of Residential Units: 2 residential units

# of Proposed Parking Space: —

Traffic Count Projections (attach documentation): —

Percent Impervious (attach documentation): see CSM

Description of Required Landscaping (attach landscape plan): _____

Additional Information: _____

## OFFICE USE ONLY

Received By: Rhonda Date: 4-14-25 Fee: $200.00 Paid: (Yes) No

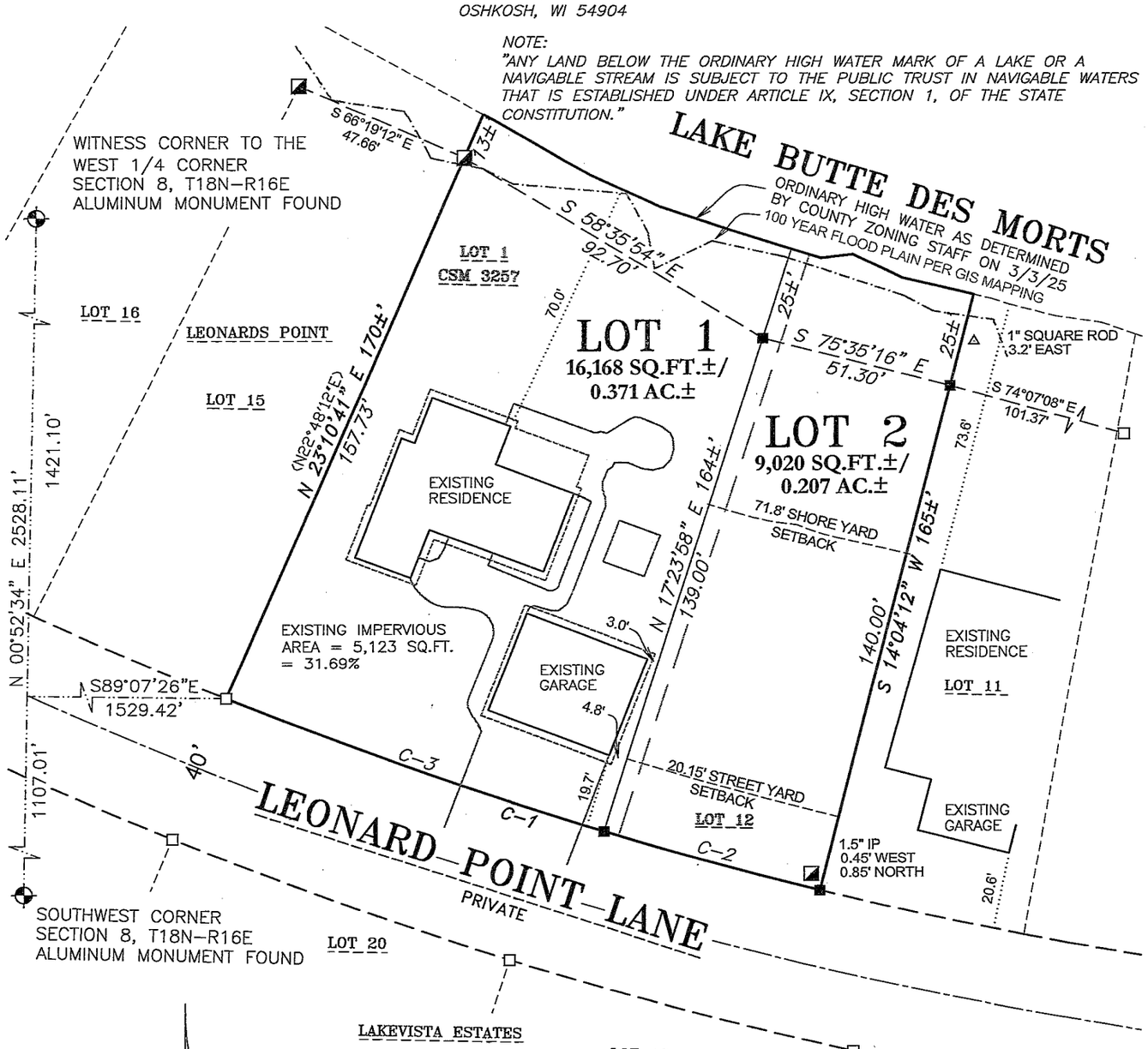
**Note: The Town of Algoma or a duly appointed official maintain the right to cancel this agreement if the applicant has been deemed in violation of this agreement or Town of Algoma Municipal Code. No refund will be provided.**

# *CERTIFIED SURVEY MAP NO. _____*

**LOT 1 OF CERTIFIED SURVEY MAP 3257, AND LOT 12 IN THE PLAT OF "LEONARDS POINT", ALL BEING PART OF GOVERNMENT LOT 3 IN SECTION 08, TOWNSHIP 18 NORTH, RANGE 16 EAST, TOWN OF ALGOMA, WINNEBAGO COUNTY, WISCONSIN.**

*SURVEY FOR:*
*MICHAEL BOETTCHER*
*3046 WOODRIDGE DRIVE*
*OSHKOSH, WI 54904*

*NOTE:*
*"ANY LAND BELOW THE ORDINARY HIGH WATER MARK OF A LAKE OR A NAVIGABLE STREAM IS SUBJECT TO THE PUBLIC TRUST IN NAVIGABLE WATERS THAT IS ESTABLISHED UNDER ARTICLE IX, SECTION 1, OF THE STATE CONSTITUTION."*




| Curve | Radius | Delta | Length | Chord Bearing | Chord | Tangent In | Tangent Out |
|---|---|---|---|---|---|---|---|
| 1 | 1107.88' | 008°33'06" | 165.36' | N71°42'12.0"W | 165.20' | S67°25'39"E | S75°58'45"E |
| 2 | 1107.88' | 003°04'19" | 59.40' | N74°26'35.5"W | 59.39' | S72°54'26"E | S75°58'45"E |
| 3 | 1107.88' | 005°28'47" | 105.96' | N70°10'02.5"W | 105.92' | S67°25'39"E | S72°54'26"E |

N

Scale 1 inch = 40 feet
0 20 40 80

*BEARINGS ARE REFERENCED TO THE WINNEBAGO COUNTY COORDINATE SYSTEM OF 1983(1997) IN WHICH THE WEST LINE OF GOVERNMENT LOT 4 OF SECTION 8, BEARS N00°52'34"E*

*LEGEND*

- ■ *1–1/4" O.D. IRON PIPE SET, 18" LONG, WEIGHING 1.130 LBS. PER LIN. FOOT*
- ◪ *1–1/2" O.D. IRON PIPE FOUND*
- △ *1" SQUARE ROD FOUND*
- ⊡ *1–1/4" O.D. IRON PIPE FOUND*
- ⌖ *GOVERNMENT CORNER FOUND*
- ( ) *RECORDED AS*

WISCONSIN
DARRYL S. LEHMAN
S-3255
OSHKOSH
WI
LAND SURVEYOR

4-7-25


**Martenson & Eisele, Inc.**

101 West Main Street
Omro, WI 54963
www.martenson-eisele.com
P 920.685.6240

Planning
Environmental
Surveying
Engineering
Architecture


*PROJECT NO. 1–2009–001*

*FILE 12009001CSM SHEET 1 OF 3*

*This instrument was drafted by: DSL*

# *Certified Survey Map* _____

*LOT 1 OF CERTIFIED SURVEY MAP 3257, AND LOT 12 IN THE PLAT OF "LEONARDS POINT", ALL BEING PART OF GOVERNMENT LOT 3 IN SECTION 08, TOWNSHIP 18 NORTH, RANGE 16 EAST, TOWN OF ALGOMA, WINNEBAGO COUNTY, WISCONSIN.*

**SURVEYOR'S CERTIFICATE:**

I, Darryl S. Lehman, Professional Land Surveyor, do hereby certify:

That I have surveyed, divided and mapped, at the direction of Michael Boettcher, Lot 1 of Certified Survey Map 3257, and Lot 12 in the plat of "Leonards Point", all being part of Government Lot 3 in Section 8, Township 18 North, Range 16 East, Town of Algoma, Winnebago County, Wisconsin, described as follows:

Commencing at the Southwest corner of said Section 08; thence North 00 degrees 52 minutes 34 seconds East 1107.01 feet, along the West line of Government 4 of said Section 08; thence South 89 degrees 07 minutes 26 seconds East 1529.42 feet, to the point of beginning; thence North 23 degrees 10 minutes 41 seconds East 157.73 feet, along the West line of said Lot 1 of Certified Survey Map 3257, to a meander corner being South 23 degrees 10 minutes 41 seconds West 13 feet more or less from the shoreline of Lake Butte Des Morts; thence South 58 degrees 35minutes 54 seconds East 92.70 feet, along a meander line to a meander corner being South 17 degrees 23 minutes 58 seconds West 25 feet more or less from the shoreline of Lake Butte Des Morts; thence South 75 degrees 35 minutes 16 seconds East 51.30 feet, along a meander line to a meander corner being South 14 degrees 04 minutes 12 seconds West 25 feet more or less from the shoreline of Lake Butte Des Morts; thence South 14 degrees 04 minutes 12 seconds West 140.00 feet, along the East line of said Lot 12; thence 165.36 feet along the arc of a curve to the right, having a radius of 1107.88 feet and whose chord bears North 71 degrees 42 minutes 12 seconds West 165.20 feet, along the North right-of-way line of Leonard Point Lane, to the point of beginning, including all lands between the meander line and the shoreline of Lake Butte Des Morts.

That I have fully complied with Chapter 236.34 of the Wisconsin Statutes in surveying, dividing, and mapping the same and the Town of Algoma, and Winnebago County Subdivision Ordinances.

This map is a correct representation of all of the exterior boundaries of land surveyed and the division thereof.

Given under my hand this 7th day of April, 2025.

Darryl S. Lehman, PLS-3255

WISCONSIN
DARRYL S. LEHMAN S-3255 OSHKOSH WI
LAND SURVEYOR

**Winnebago County Planning and Zoning Committee Certificate:**

Pursuant to the Land Subdivision Regulations of the County of Winnebago, Wisconsin, all the requirements for approval have been fulfilled. This Minor Subdivision was approved by the Winnebago County Planning and Zoning Committee on _____day of _____, 2025.

_____
Chairman, Planning and Zoning Committee

**This CSM is contained wholly within the property described in the following recorded instruments:**

| Owner(s) of record | Document(s) | Parcel Number(s) |
|---|---|---|
| Thomas R. Marquardt | 1792383 | 0021020 |
| | 1792384 | 0021019 |

# *Certified Survey Map* _____

*LOT 1 OF CERTIFIED SURVEY MAP 3257, AND LOT 12 IN THE PLAT OF "LEONARDS POINT", ALL BEING PART OF GOVERNMENT LOT 3 IN SECTION 08, TOWNSHIP 18 NORTH, RANGE 16 EAST, TOWN OF ALGOMA, WINNEBAGO COUNTY, WISCONSIN.*

**OWNERS CERTIFICATE:**

As owner, I the undersigned, hereby certify that I caused the land above described to be surveyed, divided, and mapped all as shown and represented on this map.

_____

Thomas R. Marquardt Date

State of Wisconsin )
)SS
Winnebago County )

Personally came before me on the _____day of _____, 2025, the above owners to me known to be the persons who executed the foregoing instrument and acknowledge the same.

_____ My Commission Expires_____

**Treasurer's Certificate:**

I hereby certify that there are no unpaid taxes or unpaid special assessments on any of the lands shown hereon.

_____ _____

Town Treasurer Date County Treasurer Date

_____ _____

Print Name Print Name

**Town Board Approval:**

We hereby certify that the Town of Algoma has reviewed and approved this certified survey map.

_____ _____

Town Chairman Date Town Clerk Date

_____ _____

Print Name Print Name

WISCONSIN
DARRYL S.
LEHMAN
S-3255
OSHKOSH
WI
LAND SURVEYOR

4-7-25

*PROJECT NO.* 0-2009-001 SHEET 3 of 3

TOWN OF ALGOMA
A community connected

# AGENDA MEMORANDUM

To: Honorable Town Chairperson and Town Supervisors

From: Maggie Mahoney, Administrator

Date: May 21, 2025

RE: Preliminary Plat (Springhetti Lake) by petitioner Scott Anderson, Davel Engineering, on behalf of Dan Springhetti, for property parcel numbers 002-0022, 002-0020, 002-0025, 002-0027, and 002-0027-01.

---

**GENERAL INFORMATION:**

Petitioner: Scott Anderson, Davel Engineering
1164 Province Terrace
Menasha, WI 54952

Owner: Dan Springhetti
975 West American Drive
Neenah, WI 54956

**Action Requested:** Petitioner is requesting approval of the preliminary plat on behalf of the property owner.

---

**Background:**

In July 2024 the town approved rezoning these parcels from A-2 General Agriculture to R-2 Suburban Residential District. A concept of the plat was provided with the rezoning application which included 27 single-family lots and 30 single-family condominium units.

In August 2024 there was a virtual meeting with the project engineer and developer, WDNR, Winnebago County, and town staff *(see August 2024 kick-off meeting notes)*. A variety of topics including stormwater, stream channel relocation, and setbacks were discussed. A short time later in September 2024 there was a follow-up meeting between the project engineer and developer and town staff to further discuss some of the topics brought up at the August meeting including lot access on Leonard Point Road and stormwater conveyance. There were some check-ins and brief communications on the project status over the next six months.

The developer reached out in March 2025 indicating they were ready to proceed with a preliminary plat. The pre-submittal meeting was held on March 19, 2025 and the preliminary plat and application was submitted to the town on March 24, 2025. The preliminary plat was provided to the Town Board, Planning Commission and East Central Regional Planning Commission on March 28, 2025 (within 5 working days of receipt as required per town code).

**Process:**

The Planning Commission will review and make a recommendation to the Town Board to:

a. Approve the preliminary plat;
b. Approve the preliminary plat with conditions; or
c. Deny the preliminary plat.

The Town Board will review along with the Planning Commission recommendation and shall make a decision to:

a. Approve the preliminary plat;
b. Approve the preliminary plat with conditions; or
c. Deny the preliminary plat consistent with Wis Stats 236.11(1)

*Such decision shall be made within 90 days of the date of the filing. Failure to act within this time period shall constitute approval. The Town Board is designated as approving authority for all preliminary plats.*

**Winnebago County Planning and Zoning will conduct a pubic informational hearing on this preliminary plat on May 27, 2025** (see attached notice for details). The town is the first review and approval, then other agencies and entities will review. As such, those approvals by those agencies and entities are listed as conditions for town approval.

**Proposed Project:**

Springhetti Real Estate is proposing to redevelop the Michels Stone Quarry into a private residential lake development. The subject properties in the plat total just over 69 acres. The proposed development would be managed by an HOA and include 26 single-family lots, one lot (Lot 27) that may be developed with either single or multi-family lots, and one outlot (OL1) which would remain undeveloped. Phase 1 is Lots 1-12 and outlot 1(OL 1), Phase 2 is Lots 13-26, and Phase 3 is Lots 27. These phases need to be identified on the preliminary plat and the plan for Lot 27 needs to be shown on the preliminary plat. *Examples of homes by the builder and draft of Lot 27 detail are attached.*

The developer has been working closely with the WDNR and Winnebago County on stream realignment, shoreland zoning, stormwater and proposed changes to the lake. The current regional watershed that will convey to the future storm water pond along Leonard Point Road does not include these parcels. A solution to this problem is a temporary storm pond on Lot 1. Upon the completion of the storm sewer on Leonard Point Road (in 2027), the town pond could be used for this development. The terms for the use of the town's storm pond would be included in the developer's agreement.

Initial comments from the Town Board for the concept plan expressed concern with driveways directly onto Leonard Point Road and a desire for a frontage road to access those lots (Lots 1-12). Town staff have discussed this option with the developer and recommend direct driveway access onto Leonard Point Road and the preliminary plat has been designed accordingly. We recommend this for the following reasons:

1. That section of Leonard Point Road is currently classified as a minor arterial/collector. Direct access by driveway for lots 1-12 is compliant with 225-9(A)(2)(c) as follows:

   > In the case of residential uses with lower vehicle densities, direct access to the arterials shall be limited to the low density residences with encouragement for deeper lots and greater setbacks, and all other residential uses shall be arranged on internal streets or ways including reversed frontage shielded toward the arterial by a screening area consisting of earth mounds or plantings…

   The traffic impact for those 12 residential homes is low and would be similar to driveways on recently reconstructed Omro Road.

2. The driveways will be long and include a turn around—so there should be few, to no, cars backing out of these driveways.

3. The new urban road profile will have storm sewer (curb & gutter, no culverts), sidewalk and bike lane making it safer than the current rural road for driveways.

4. The land value would be significantly negatively impacted with a frontage road.

5. A frontage road would add impervious surface and have to be maintained.

**ANALYSIS:**

East Central Wisconsin Regional Planning Commission did not have any comments or questions on the proposed preliminary plat.

Two of the five parcels in the development are in the sanitary district service area. The three that are not in the district must be added to the district for Algoma Sanitary District #1 to be able to provide water and sewer service. *See attached Sanitary District Status exhibit*.

The proposed preliminary plat has been reviewed by the Town Administrator, Engineer, Fire Chief and Director of Public Works. Per town code Chapter 225 Land Development the proposed preliminary plat meets the requirements for all applicable compliance and design standards. Note the following:

> **Per 225-59.F(3) Design standards – Cul de sac:** The length of the road ending in a cul-de-sac is longer than allowed by code; however, the characteristics of the parcels do not allow for multiple, shorter roads. One long road with the cul-de-sac is the practical solution and the road is designed to pose no issues for emergency access as long as the culvert/stream realignment portion provides 100 year dry land access to the north end of

the cul-de-sac. In addition, that culvert will have to be rated to support large trucks (garbage, fire, construction, etc).

**Per 225-59.E Design standards – Street Name:** The Planning Commission accepted, thereby approving, the proposed street name of "Prosperity Way", which is compliant with the town code and Winnebago County has confirmed this is an acceptable street name.

With the exception of the length of the cul-de-sac as noted above, the streets have been designed in compliance with the town design specifications even though it is a private street. This is important in the event that the town were to take ownership in the future.

The town review includes review of the stormwater/drainage but it is not the formal review—the county will provide the formal review. The town review was shared with the county and includes our concerns for the stream alignment design and drainage along the lots to the west.

There are a number of items that are not resolved as of the time of this memo which are noted in the attached "Town Staff Review 5.5.25" document. These items are being included as conditions for approval in the next section.

**PLANNING COMMISSION RECOMMENDATION:**

The Planning Commission considered this item at their May 14, 2025 meeting.

The property owner, Dan Springhetti, builder, Don Springhetti, and petitioner representative/project engineer, John Davel, were present. Dan Springhetti introduced the project and described his vision for this unique and special project. He explained there is a demand for luxury homes in the area and he has been approached by doctors and employees of Oshkosh defense about this need; as such, this development will provide single family homes ranging from $1-$3 million. The development will be private and have an HOA and will likely include a grand entrance and waterfalls provided by his landscaping company. The following details were discussed between the project team and the commission:

- The homes will have basements and many will have walkouts.
- The berm along Leonard Point Road will remain for privacy and driveways will cut through the berm.
- The quarry/lake it is up to 20 feet deep on one side and over 85 feet deep on the other side. It is a spring fed quarry that will be converted to a lake and there is an outlet so the water level doesn't change.
- The developer would like to start Phase 1 as soon as possible—as early as this fall.
- The peninsula will be removed and outlot 1 on the north end of the lake will be a common area for residents where they could access the water. The project team would be happy to host a walk through of the property with the town officials.
- No motorizing boating will be allowed on the lake, they want it to be a peaceful.
- The development will have several hydrants and will work with the sanitary district.

The Planning Commission did not have any challenges to the proposed street name, thereby approving "Prosperity Way".

Town resident Jeff Sommers, 1556 Milton Circle, stated the property is a gem and he is in favor of the project; however he has some concerns with the proposed density on lot 27 and asked if the berm that runs east to west along the southern property line would be removed. John Davel explained that the majority of that berm will remain and there as discussion between the two about the elevation of the road. Mr. Sommers is concerned about headlights on the road being seen from his property and suggested public input should be solicited. John Davel stated that a Planned Development District zoning overlay would be required for the proposed town homes on lot 27 and a public hearing would be required so public input would be gathered through that process.

The Planning Commission passed the motion to recommend approval for the preliminary plat with conditions, which are listed in the next section.

**RECOMMENDED ACTION:**

Should the Town Board have edits/additions to these conditions the language should be clearly stated and included in the motion.

Should the Town Board recommend denial, those reasons must be clearly identified and included in the motion.

Staff recommends conditional approval of the proposed preliminary plat subject to all of the conditions identified being met. If the Planning Commission agrees, the following motion may be made:

*"Motion to recommend approval of the proposed preliminary plat for Springhetti Lake to the Town Board subject to the following conditions being met:*

1. *Correct lot number 90 to 20.*
2. *Add cul-de-sac radius measurement.*
3. *Add note to the preliminary plat to identify who will own and maintain outlot 1 (OL 1) and the private road (Prosperity Way) right of way.*
4. *Identify construction Phases on the preliminary plat including showing the future plan for Lot 27. The future plan for Lot 27 must meet all design and safety requirements.*
5. *Show regulated wetlands on the preliminary plat and plan set per the Wetland Delineation Report.*
6. *Show the location and detail of the water access point for emergency personnel. If located deep within the private development the town may require ingress/egress.*
7. *A drainage easement shall be established along the existing stream channel along the west property line from the relocated stream channel north to where the existing stream waterfalls into the quarry/lake that maintains the drainage pattern from the town right of way and Scarlet Oak plat from the west.*

8. *To ensure the navigable stream channel is maintained in perpetuity, a 150' wide drainage easement from the west property line to the lake is required and a 70' wide drainage easement from the lake to Leonard Point Road is required. Owners of Lots 1-27 shall be responsible for future maintenance of lands within permanent drainage easements. If not maintained, Town and/or County shall have authority to maintain and assess costs back to owners of Lots 1-27.*
9. *Provide 100-year dry land access at the stream realignment portion in order to protect and maintain access to the north end of the cul-de-sac. That culvert shall be rated to support large trucks (fire, garbage, construction etc).*
10. *Confirmation that utilities can service these parcels, to include approval of annexation of parcels 002-0020, 002-0027, and 002-002701 into Algoma Sanitary District #1.*
11. *Execution of a developer's agreement between the Developer and the Town.*
12. *Review and approval of an erosion control/grading/stormwater management plan for the proposed subdivision by Winnebago County.*
13. *Review and approval by Winnebago County Planning and Zoning.*
14. *Review and approval by the Wisconsin Department of Natural Resources.*
15. *Review and approval by the State of Wisconsin Department of Administration, or its successor department.*
16. *Review and approval by the Army Corp of Engineers.*
17. *If required by Winnebago County & Zoning, approval of a Planned Development District.*

**ATTACHMENTS:**

1. Home examples
2. Preliminary Plat and application
3. Lot 27 draft detail
4. Town Staff Review 5.5.25
5. Algoma Sanitary District #1 Status exhibit
6. August 2024 kick-off meeting notes
7. Preliminary Plat Plan Set
8. Winnebago County Planning & Zoning Notice of Public Hearing

Single Family Residence examples:













Condo example:



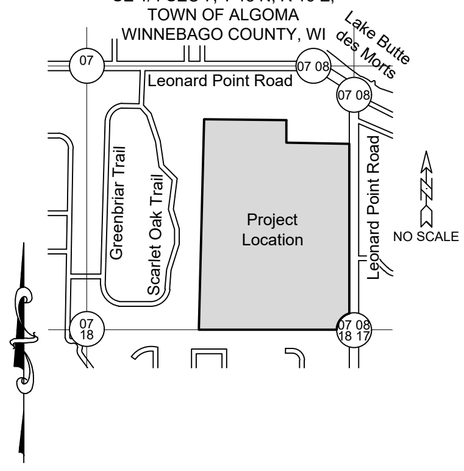
Preliminary Plat of

# Springhetti Lake

Part of the Southeast 1/4 of the Southeast 1/4; Part of the Southwest 1/4 of the Southeast 1/4; Part of the Northwest 1/4 of the Southeast 1/4; Part of the Northeast 1/4 of the Southeast 1/4; ALL of Section 7, Township 18 North, Range 16 East, Town of Algoma, Winnebago County, Wisconsin

## LOCATION MAP

SE 1/4 SEC 7, T 18 N, R 16 E,
TOWN OF ALGOMA
WINNEBAGO COUNTY, WI




100 0 100 200 300

Bearings are referenced to the South line of the Southeast 1/4, Section 07, T18N, R16E, assumed to bear S89°09'19"E, base on the Winnebago County Coordinate System.




### Sanitary Structures

| Structure | # | Rim | Inv | Size | Material | Direction |
|---|---|---|---|---|---|---|
| MH | 234 | 789.58 | 780.42 | 6" | PVC | E |
| MH | 232 | 786.75 | 777.93 | 8" | PVC | N |
| | | | 778.03 | 8" | PVC | S |
| MH | 229 | 780.95 | 772.04 | 8" | PVC | N |
| | | | 771.88 | 8" | PVC | S |
| MH | 224 | 774.22 | 763.92 | 8" | PVC | S |
| | | | 763.67 | 8" | PVC | E |
| MH | 40000 | 796.88 | 784.54 | 8" | PVC | S |
| MH | 40027 | 797.89 | 783.69 | 8" | PVC | N |
| | | | 783.69 | 8" | PVC | S |

### Storm Structures

| Structure | # | Rim | Inv | Size | Material | Direction |
|---|---|---|---|---|---|---|
| MH | 105 | 797.34 | 793.26 | 18" | CMP | E |
| | | | 793.15 | 18" | CMP | SW |

### LEGEND

- Sanitary Sewer (Pipe Size)
- Storm Sewer (Pipe Size)
- Fence - Wood
- Culvert
- Index Contour - Existing
- Intermediate Contour - Existing
- Navigable Stream (Unchecked)
- CATV Pedestal
- Gas Regulator
- Sign
- Post / Guard Post
- Benchmark
- Asphalt Pavement
- Sanitary MH / Tank / Base
- Catch Basin / Yard Drain
- Hydrant
- Utility Pole
- Light Pole / Signal
- Guy Wire
- +799.9 Ex Spot Elevation
- 1¼" Rebar Found
- ¾" Rebar Found
- 1" Iron Pipe Found
- Government Corner
- ( ) Recorded As

**SUPPLEMENTARY DATA**

Total Area = 3,030,276 SF (69.5656 acres)
R/W Area = 235,646 SF (5.4097 acres)
Net Area = 2,794,630 SF (64.1559 acres)
Number of Lots = 27 and 1 Outlot
Average lot size = 38,135 SF (Lots 1-27)
Lineal feet of street = 2,925 LF (Private)
Existing zoning = R-2
Proposed zoning = R-2

**Approving Authorities:**

Town of Algoma
Winnebago County
City of Oshkosh (Extraterritorial)

**Objecting Authorities:**

Department of Administration

**NOTES:**

- Utility and Drainage Easements will be shown on Final Plat

SURVEYOR'S CERTIFICATE

I, Scott R. Andersen, hereby certify that this Preliminary Plat is a correct representation of all existing land divisions and features, and that I have complied with the preliminary plat requirements for the **Town of Algoma & Winnebago County**.

Scott R. Andersen, P.L.S. No. S-3169 Date

Mar 21, 2025 – 06:08 PM J:\Projects\8350spr\dwg\Civil 3D\8350plat.dwg Printed by: scott

Page 1 of 1
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Author: SRA
Filename: 8350plat.dwg
Date: 03/21/2025

# Leonard Point Road

Town of Algoma, Winnebago County, WI
For: Springhetti Custom Homes

PRELIMINARY PLAT


DAVEL ENGINEERING & ENVIRONMENTAL, INC.
Civil Engineers and Land Surveyors
1164 Province Terrace, Menasha, WI 54952
Ph: 920-991-1866 Fax: 920-441-0804
www.davel.pro

Docusign Envelope ID: C7C23457-8170-4FC0-98EC-2EFF5887BC15

# CHECKLIST - TOWN OF ALGOMA, WI

New Development (non-residential)

# Site Plan Review/Plan Commission Application

**Purpose:** The intent of this document is to provide a user-friendly guide toward new development standards and practices in the Town of Algoma. The Town of Algoma administers land use standards and relies on Chapter 23 Town and County Zoning standards through Winnebago County.

**Contacts:**

**Town of Algoma**
(920) 235-3789
15 N. Oakwood Road
Oshkosh, WI 54904
www.townofalgoma.org

**Winnebago County Planning/Zoning**
(920) 232-3344
112 Otter Avenue
Oshkosh, WI 54901
www.co.winnebago.wi.us

**Work in the right-of-way: Vacant (920) 235-3789**
**Building Inspections: Dave Frank - (920) 233-1999**

**Regulations:**

**Town of Algoma Municipal Code: Chapter 225 Land Use**
http://townofalgoma.org/resident-info/town-ordinances/
**Winnebago County Chapter 23 Town/County Zoning Codes**
https://www.co.winnebago.wi.us/GeneralCode

## Fee Structure

| Review Type | Fee |
|---|---|
| Certified Survey Map (CSM) Review | 200.00 |
| Preliminary Plat Review | TBD* |
| Final Plat Review | 500.00 |
| Condominium Review | 350.00 |
| Replat and Assessor's Plat Review | TBD* |
| Conditional Use Permit Review | 350.00 |
| Rezone Review | 350.00 |
| Comprehensive Plan Amendment | 800.00 |
| Planned Development District Review | 1,000.00** |
| Site Plan Review | 2,000.00** |

* Fee will be part of the Developer's Agreement. Total fee charged will be based on actual cost of services rendered by the town and town agents required to review the application and plat.

** Minimum fee due at time of application submittal. Additional fee charges may occur based on the actual cost of services rendered by the town and town agents required to review the application.

## Site Plan Requirements

**General Requirements:** A site plan shall be submitted prior to an application for a building permit. For conditional uses under the Winnebago County Zoning Ordinance, a site plan shall be submitted and reviewed by the Town Planning Commission and Town Board prior to the hearing before the County Planning and Zoning Committee. Any Town of Algoma conditions regarding the conditional use permit would become part of the County's conditional use permit (in non-shoreland areas).

**Required Information, A site plan will contain the following:**

- ☐ Location Map, which must be legible to indemnify the location within the town
- ☐ Names of adjacent or surrounding streets
- ☐ A survey of the property, drawn to scale of sufficient size to show boundaries (lot lines) of the parcel, include dimensions
- ☐ Location and dimensions of structures and yards
- ☐ The location and dimensions of all parking/loading areas/ driveways/intersections
- ☐ Internal traffic patterns, lighting patterns, landscaping patterns, internal signage
- ☐ Location of public and private easements
- ☐ Location of public and private utilities
- ☐ Other relevant information to show compliance with Town of Algoma Municipal Code and Winnebago County Zoning Ordinance

Docusign Envelope ID: C7C23457-8170-4FC0-98EC-2EFF5887BC15

Town of Algoma
15 N. Oakwood Road
Oshkosh, WI 54904
(920) 235-3789

Visit us at www.townofalgoma.org
M-Th 9:00-5:00 F 9:00-1:00

# Site Plan Review/Plan Commission General Application

## APPLICANT INFORMATION

Petitioner: Davel Engineering - Scott Andersen Date: 2025.03.21

Petitioner's Address: 1164 Province Terrace City: Menasha State: WI Zip: 54952

Telephone #: (920) 560-6569 Fax: ( ) _____ Other Contact # or Email: scott@davel.pro

Status of Petitioner (Please Check): ☐ Owner ☒ Representative ☐ Tenant ☐ Prospective Buyer

Petitioner's Signature (required): DocuSigned by: Scott Andersen 695015AE4EAB48D... Date: 3/21/2025

## OWNER INFORMATION

Owner(s): Dan Springhetti Date: 2025.03.21

Owner(s) Information: 975 west American dr City: Neenah State: Wi Zip: 54956

Telephone #: (920) 378-2966 Fax: ( ) _____ Other Contact # or Email: dan@springhettigroup.com

Ownership Status (Please Check): Individual ☒ Trust ☐ Partnership ☐ Corporation ☐

**Property Owner Consent (required)**

By signature hereon, I/We acknowledge that Town officials and/or employees may, in the performance of their functions, enter upon the property to inspect or garner other information necessary to process this application. I also understand that all meeting dates are tentative and may be postponed by the Town of Algoma for incomplete submissions or other administrative reasons.

Property Owner's Signature: Signed by: Dan Springhetti F2957D124FB247C... Date: 3/21/2025

## SITE INFORMATION

Address/Location of Proposed Project: Parcel 0020027, 0020020, 0020025, & 0020022

Current Use of Property: Inactive Quarry Zoning: R-2

Land Uses Surrounding Your Site:

North: Residential

South: Residential

East: Residential

West: Residential

Projected Timeline: ASAP

Project Description: 27 Residential Lot Subdivision Served by a Private Road Way

**Note: The Town of Algoma or a duly appointed official maintain the right to cancel this agreement if the applicant has been deemed in violation of this agreement or Town of Algoma Municipal Code. No refund will be provided.**

Docusign Envelope ID: C7C23457-8170-4FC0-98EC-2EFF5887BC15

Town of Algoma
15 N. Oakwood Road
Oshkosh, WI 54904
(920) 235-3789

Visit us at www.townofalgoma.org
M-Th 9:00-5:00 F 9:00-1:00

# Site Plan Review/Plan Commission General Application Continued

## SITE INFORMATION CONTINUED

Development Characteristics

Gross Acreage/ Square Feet: 3,030,276 SF (69.5656 Acres)

Development Area and Percentage: _____

# of Employees/#of Residential Units: _____

# of Proposed Parking Space: _____

Traffic Count Projections (attach documentation): _____

Percent Impervious (attach documentation): _____

Description of Required Landscaping (attach landscape plan): _____

_____

_____

_____

Additional Information: _____

_____

_____

_____

_____

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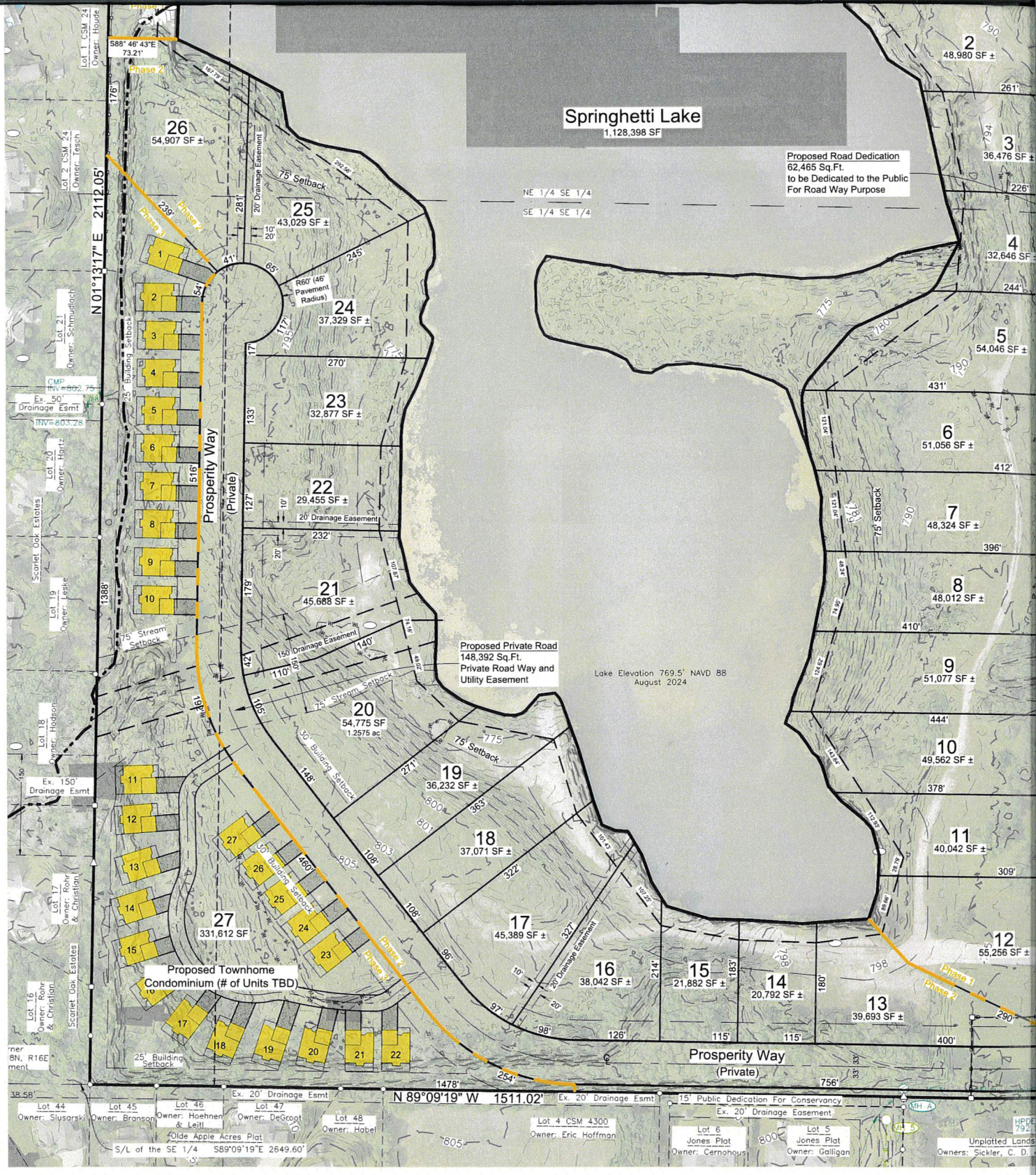
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## OFFICE USE ONLY

Received By: _____ Date: _____ Fee: _____ Paid: Yes No

**Note: The Town of Algoma or a duly appointed official maintain the right to cancel this agreement if the applicant has been deemed in violation of this agreement or Town of Algoma Municipal Code. No refund will be provided.**




## LEGEND

- Sanitary Sewer (Pipe Size)
- Storm Sewer (Pipe Size)
- Fence - Wood
- Culvert
- Index Contour - Existing
- Intermediate Contour - Existing
- Navigable Stream (Unchecked)
- Delineated Wetlands
- CATV Pedestal
- Gas Regulator
- Sign
- Post / Guard Post
- Benchmark
- Asphalt Pavement
- Sanitary MH / Tank / Base
- Catch Basin / Yard Drain
- Hydrant
- Utility Pole
- Light Pole / Signal
- Guy Wire
- +799.9 Ex Spot Elevation
- 1¼" Rebar Found
- ¾" Rebar Found
- 1" Iron Pipe Found
- Government Corner

# DRAFT LOT 27 detail 5/14/25

**SUPPLEMENTARY DATA**
Total Area = 3,030,276 SF (69.5656 acres)
R/W Area = 235,646 SF (5.4097 acres)
Net Area = 2,794,630 SF (64.1559 acres)
Number of Lots = 27 and 1 Outlot
Average lot size = 38,135 SF (Lots 1-27)
Lineal feet of street = 2,925 LF (Private)
Existing zoning = R-2
Proposed zoning = R-2

**Approving Authorities:**
Town of Algoma
Winnebago County
City of Oshkosh (Extraterritorial)

**Objecting Authorities:**
Department of Administration

**NOTES:**
- Utility and Drainage Easements will be shown on Final Plat
- Springhetti Lake HOA will own and maintain the Private Road and OL1

May 14, 2025 - 12:25

Page 1 of
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Author: SR/
Filename 835
Date: 05/

Leonard Point Road

May 5, 2025

TO: John Davel, Davel Engineering
Dan Springhetti, Developer
Don Springhetti, Developer

FROM: Maggie Mahoney, Town of Algoma

RE: Springhetti Lake Preliminary Plat Review by Town of Algoma

---

The following is the town analysis of the preliminary plat for Springhetti Lake. The review team included the town Administrator, Engineer, Fire Chief, and Director of Public Works.

Below are comments regarding the Preliminary Plat, the Stormwater Management Plan, and the Construction Plan Set. The comments for stormwater management and construction plan set have been shared with Riley Stone, raSmith.

**Preliminary Plat:** I would like a revised preliminary plan that addresses at least items #1-8 (in red) to reduce the number of conditions.

1. Correct lot number (90 to 20)

2. Add cul-de-sac radius measurement

3. A note should be added to identify who will own and maintain OL 1 and the private road (Prosperity Way) rR/W.

4. Phases—provide some information:
    a. Is Phase 1 lots 1-12 or 1-16?
    b. What is the plan for Lot 27? Will this remain a single-family lot or is the plan to build condo/duplex units as was shown on the concept plan? If there are concepts/layouts of what Lot 27 will look like in the future, they should be shown on the preliminary plat. Additionally, need to know the details of this lot to assess safety.

5. Show regulated wetlands on the preliminary plat and plan set per the Wetland Delineation Report.

6. Show the location and detail of the water access point for emergency personnel. The town may need ingress/egress to the emergency access point if it is deep within the private development. The best place may be at the public access point (in OL 1).

7. It appears the existing stream channel is to be maintained/re-graded along the west property line. The existing channel receives runoff from the development to the west and conveys them north before waterfalling into the quarry/lake. In order to ensure the existing channel/drainage patterns are maintained in perpetuity, the existing stream channel shall have 60' wide drainage easement from the relocated stream channel north to where the existing stream waterfalls into the quarry/lake. For reference, the Town will have access to the proposed 60' wide drainage easement via a 50' wide drainage easement between lots 20 & 21 of the Scarlet Oak Estates plat to the west.
    a. May need direction from WDNR and/or County regarding the existing stream channel and any applicable setbacks. If the existing stream along the west property line is no longer conveying base flows, does it still require a waterway setback? Or since the waterway will no longer convey base flows, does it become regulated as a wetland with applicable setbacks?

8. To ensure the navigable stream channel is maintained in perpetuity, there should be a 150' wide drainage easement from the west property line to the lake and there should be a 70' wide drainage easement from the lake to Leonard Point Road. Owners of Lots 1-27 shall be responsible for future maintenance of lands within permanent drainage easements. If not maintained, Town and/or County shall have authority to maintain and assess costs back to owners of Lots 1-27.

9. Have to provide 100 year dry land access at the stream realignment portion in order to protect and maintain access to the north end of the cul-de-sac. That culvert will have to support large trucks (fire, garbage, construction etc). *See additional comments about this under the Stormwater Management Plan later in this document*.

10. Confirmation that utilities can service these parcels, to include approval of annexation of parcels 002-0020, 002-0027, and 002-002701 into Algoma Sanitary District #1.

11. Approval of the street name(s) by the Planning Commission (checking to see if there is an application process for this).

12. Execution of a developer's agreement between the developer and the Town.

13. Review and approval of an erosion control/grading/stormwater management plan for the proposed subdivision by Winnebago County.

14. Review and approval by planning and zoning by Winnebago County.

15. Review and approval for the proposed subdivision by Wisconsin Department of Natural Resources.

16. Review and approval for the proposed subdivision by the State of Wisconsin Department of Administration, or its successor department.

17. Review and approval for the proposed subdivision by the Army Corp of Engineers.

**Stormwater Management Plan:**

1. In reviewing the SWMP, there is concern about the modeling approach used for peak discharge compliance. NR 151 and County ordinance requires that peak discharge requirements be satisfied prior to discharging to waters of the state. As such, the "lake" cannot be used for detention purposes and should not be included in the pre or post development peak discharge rate calculations. A pre-development drainage area should be delineated for the area that drains directly into the lake (Outfall 1) vs. directly into the stream (Outfall 2) to establish the predevelopment flow rates discharged to waters of the state. The post-development flows, including uncaptured areas, should then be compared to ensure peak discharge requirements are satisfied.

2. The culverts and roadway crossing of the proposed realigned stream needs to provide 100-year dry-land access to the north end of the cul-de-sac. As such, the proposed culverts need to pass the 100-year storm event and also not cause an increase greater than 0.01' to the floodplain elevation on the property to the west.
    a. It is assumed that the County and/or WDNR will require a 100-year Backwater Analysis to determine the impact, if any, of the proposed culvert & roadway crossing has on the floodplain of the navigable stream that drains through the plat from the west.

    b. The proposed dual 36" culverts seem small compared the three 8' x 4' box culverts under the existing residential driveways located to the west within the Scarlet Oak Estates plat. It's of note that there is an approved HEC-RAS model on the WDNR data viewer for the box culverts/bridges under the existing residential driveways located to the west within the Scarlet Oak Estates plat. For reference, the flow in the approved HECRAS model for Scarlet Oak Estates is 440 cfs; compared to the 150 cfs maximum capacity identified for the proposed dual 36" culverts.

    c. Although there were some 100-year design calculations included within the SWMP, the methodology is not consistent with typical Floodplain requirements (NR 116).

We would recommend that a 100-year Backwater Analysis be completed in accordance with NR 116 to ensure there are no backwater impacts caused by the proposed culverts/roadway crossing.

3. What is the intent of Lot 27? Will this remain a single-family lot or is the plan to build condo/duplex units as was shown on the concept plan? The proposed sand filter and storm sewer seem to indicate there may be plans for a condos or a denser development, similar to what was presented on the concept plan. If there are concepts/layouts of what Lot 27 will look like in the future, they should be shown on the post-development mapping.

**Construction Plan Set:**

1. Erosion Control Plan
    a. Note and narrative mentions restoring the "lakeshore" with native vegetation. Identify a limits of the native vegetation vs. turf lawn restoration.
    b. Some of the proposed grades/slopes along the lake seem very steep (2:1). Note at 2:1 slopes, Urban Type B erosion mat is only applicable for slopes up to 30' long. Refer to the WisDOT slope erosion control matrix to determine the appropriate erosion mat type based on the slope and length of disturbed area.

2. The proposed wet pond located in the northeast corner of the plat appears to be grading within 75' of a navigable stream. It appears the pond grading / berm will fill the flat area adjacent to the navigable stream, so there is concern over floodplain impacts. Furthermore, the WDNR Pond GP (required for ponds w/in 500' of navigable streams) requires that no portion of the berm or pond may be any closer than 35 feet from the OHWM. As such, the pond may require a WDNR Pond IP if not relocated further away to satisfy this criterion.

3. The wet detention pond should have a backflow preventor added to prevent storms up to the 10- year event from flowing back into the pond from the stream in accordance with WDNR Tech. Std. 1001.

4. The stream relocation plan seems to be lacking a lot of detail needed for permitting and construction. Proposed contours and/or additional details should be depicted to reflect the actual intent. What is the intent for the old stream channel and how will it be connected to the new stream? Is there a dam/plug being placed near the new stream section? A planned sequence should also be identified relative to establishing the new channel and diverting flows.

# Sanitary District Status




7/29/2024, 11:12:08 AM

1:3,733

0 0.03 0.06 0.12 mi

0 0.05 0.1 0.2 km

- Adjacent Counties
- Lakes, Ponds and Rivers

Navigable Waterways

- Navigable - Permanent (unchecked)
- Navigable - Intermittent (unchecked)
- Navigable - Stream (unchecked)
- Navigable - Permanent (checked)
- Navigable - Intermittent (checked)
- Navigable - Stream (checked)
- Tax Parcel Boundary
- Road ROW
- Municipal Boundary

Winnebago County GIS, Imagery Date: April 2020

Leonard Point Quarry Residential Development Kick-off Discussion

(via zoom on August 28th, 2024)

Attendance:

- John Davel, host/developer's engineer
- Don Springhetti, developer, Dan Springhetti unable to participate
- Kathi Kramasz, WDNR
- Sue Larson, WDNR
- Riley Stone, Storm Water Engineer for Winnebago County
- Matt Goldthwaite, Winnebago County Zoning
- Maggie Mahoney, Town of Algoma Administrator
- Phillip Kleman, McMahon & Assoc, Town of Algoma consulting engineer

Topics:

- New development or redevelopment?

  Consensus was that the project would be considered redevelopment. Riley Stone stated that peak flow analysis would be required. Mentioned similar project in Sheboygan that may be worth looking at. The lake could possibly be factored into the analysis if various storm durations were analyzed. Phil Kleman provided insight on the Town's plan to develop a regional storm water facilities on lands just to the north of the quarry. Planned for 2026 with Leonard Point road and the conveyance to the pond in 2027. The county could not issue permits, however in anticipation of the regional facility. So depending on timing of the development, onsite bmp's may be required.

- Stream Channel relocation and setbacks

  75' shoreland setback. Shoreland Zoning rules in effect for entire development. Minimum lot size of 10,000 sf. 15% impervious (with no mitigation) max. Following the meeting, Dan Lefebvre from County zoning provided shoreland zoning information.

  Channel relocation could be considered, if it included improved conditions, such as meandering, new habitat, reconnecting to flood plain, or improved water quality.

  Enclosure of the stream unlikely to be permitted. Municipality has to be applicant for an enclosure.

- Grading along the banks

  DNR Permit is required.

- Dredging material from the "lake" former haul road.

DNR Permit is required for connected enlargement. Would be an IP.
Lowering water level temporarily to facilitate dredging is possible, via WPDES permit.
Consult Pond Biologist regarding water quality, fish structure, etc. After the meeting Kathi provided DNR biologist reference for further investigation and discussion. The question of stocking fish was raised but required further investigation.

- Controlling/changing water level

  The existing control structure is not permitted, but any change would require a permit, likely a dam permit (privately owner)

- Will Public Access be required?

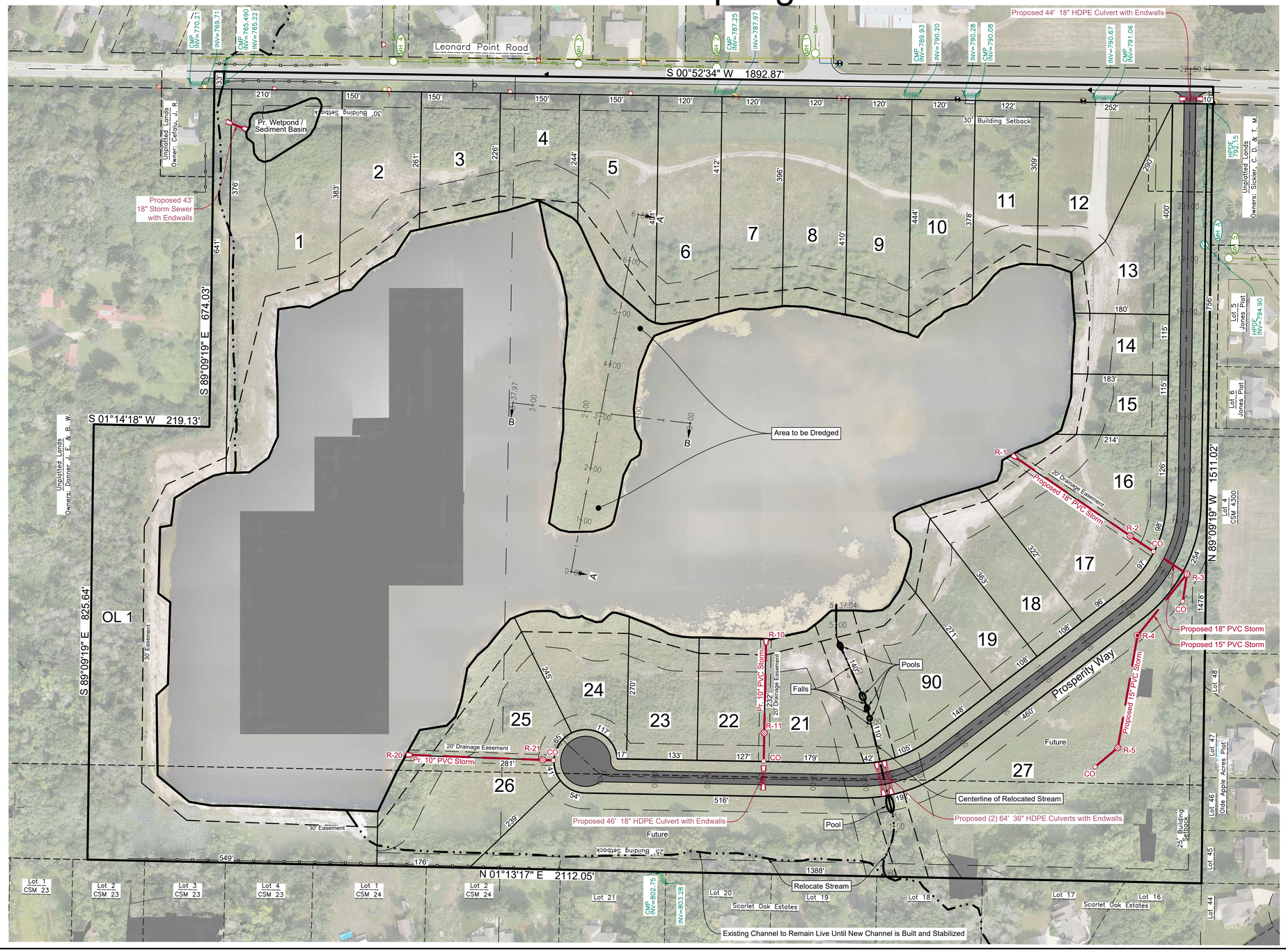
  Public access will likely be required via the platting process.

- Trail/Emergency Access (Existing Features to some extent) I talked about the existing path with no significant further discussion or direction. However Maggie at the town let us know the Town may have issues with all the driveways onto Leonard Point road with phase

# Springhetti Lake

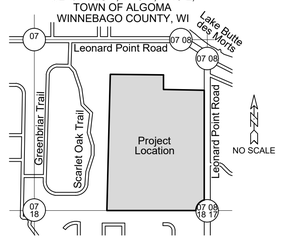
## Town of Algoma, Winnebago County, WI

## For: Springhetti Real Estate




### LOCATION MAP

SE 1/4 SEC 7, T 18 N, R 16 E,
TOWN OF ALGOMA
WINNEBAGO COUNTY, WI




Streets shall be constructed in accordance with the State of Wisconsin Standard Specifications for Highway and Structures Construction, and all Special Provisions of the Town of Algoma.

Contractor shall locate all buried facilities prior to excavating. This plan may not correctly or completely show all buried utilities.

The Contractor shall verify all staking and field layout against the plan and field conditions prior to constructing the work and immediately notify the Engineer of any discrepancies.

The Contractor shall comply with all conditions of the Erosion Control Plan and the Storm Water discharge Permit. All Erosion Control shall be done in accordance with the Plan and Wisconsin DNR Technical Standards.

The contractor shall coordinate with provider for electric, gas, and telecommunication service connection and relocations.

Pipe lengths are measured to center of structure. Endwalls are included in pipe length.

Storm Sewer Pipe shall be PVC SDR(35), Reinforced Concrete Class III, or HDPE, AASHTO M 294, Type S with water tight joints, with minimum of 18 gauge, insulated (brown), single-conductor copper tracer wire, or equivalent, per SPS 382.36 (7)(d)10.a.

100 0 100 200 300

### LEGEND

- Sanitary Sewer (Pipe Size)
- Storm Sewer (Pipe Size)
- Fence - Wood
- Culvert
- Index Contour - Existing
- Intermediate Contour - Existing
- Navigable Stream (Unchecked)
- Proposed Storm Sewer
- Proposed Sanitary Sewer
- Proposed Water Main
- Proposed Contour
- Proposed Swale
- Proposed Culvert
- Proposed Building
- Proposed Asphalt
- Proposed Concrete
- Proposed Gravel
- Sanitary MH / Tank / Base
- Catch Basin / Yard Drain
- Hydrant
- Utility Pole
- Light Pole / Signal
- Guy Wire
- +799.9 Ex Spot Elevation
- Proposed Storm Manhole
- Proposed Curb Inlet
- Prop. Catch Basin / Yard Drain
- Proposed Endwall
- Proposed Hydrant
- Proposed Valve
- Proposed Curb Stop
- Proposed Cleanout
- CATV Pedestal
- Gas Regulator
- Sign
- Post / Guard Post
- Benchmark
- Asphalt Pavement
- Proposed Reducer
- Proposed Plug
- Proposed Water MH
- Proposed Tee
- Proposed Cross
- Proposed 90° Bend
- Proposed 45° Bend
- Proposed 22.5° Bend

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WISCONSIN
JOHN R. DAVEL
E-25512
MENASHA
WI
PROFESSIONAL ENGINEER

# IMPROVEMENT PLANS


*DAVEL ENGINEERING & ENVIRONMENTAL, INC.*
*Civil Engineers and Land Surveyors*
1164 Province Terrace, Menasha, WI 54952
Ph: 920-991-1866 Fax: 920-441-0804
www.davel.pro


Project Number: 8350
March 21, 2025

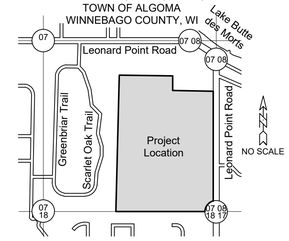


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## LOCATION MAP

SE 1/4 SEC 7, T 18 N, R 16 E,
TOWN OF ALGOMA
WINNEBAGO COUNTY, WI




### Storm Structures

| Structure | # | Rim | Inv | Size | Material | Direction |
|---|---|---|---|---|---|---|
| MH | A | 797.34 | 793.26 | 18" | CMP | E |
| | | | 793.15 | 18" | CMP | SW |

### Sanitary Structures

| Structure | # | Rim | Inv | Size | Material | Direction |
|---|---|---|---|---|---|---|
| MH | 1 | 789.58 | 780.42 | 6" | PVC | E |
| MH | 2 | 786.75 | 777.93 | 8" | PVC | N |
| | | | 778.03 | 8" | PVC | S |
| MH | 3 | 780.95 | 772.04 | 8" | PVC | N |
| | | | 771.88 | 8" | PVC | S |
| MH | 4 | 774.22 | 763.92 | 8" | PVC | S |
| | | | 763.67 | 8" | PVC | E |
| MH | 5 | 796.88 | 784.54 | 8" | PVC | S |
| MH | 6 | 797.89 | 783.69 | 8" | PVC | N |
| | | | 783.69 | 8" | PVC | S |

DIGGERS HOTLINE
Dial 811 or (800) 242-8511
www.DiggersHotline.com

General Notes:

1. Zoning Information
   County of Winnebago: R-2 District
   Setbacks:
   Front Yard: 30 feet
   Side Yard: 7 feet on one side and 10 feet on the other
   Rear Yard: 25 feet
   Height: Principle - 35 feet or Accessory - 18 Feet

   *Caveat: Building zones depicted are based on building setbacks in effect at the time of the survey and should not be relied upon without first obtaining written verification thereof from the County of Winnebago and any other local agencies.*

2. Public Trust Information
   s.236.20 (6) "Any land below the ordinary high water mark of a lake or a navigable stream is subject to the public trust in navigable waters that is established under article IX, section 1, of the state constitution."

3. Existing utilities shown are indicated in accordance with available records and field measurements. However, lacking excavation, the exact location of underground features cannot be accurately, completely, and reliably depicted. In addition, in some jurisdictions, 811 or other similar utility locate requests from surveyors may be ignored or result in an incomplete response. The contractor shall be responsible for obtaining exact locations & elevations of all utilities, including sewer & water from the the property owners of the respective utilities. All utility the property owners shall be notified by the contractor 72 hours prior to excavation. Contact Digger's Hotline (1-800-242-8511) for exact utility locations.

4. This is not a boundary survey.

## LEGEND

- Sanitary Sewer (Pipe Size)
- Storm Sewer (Pipe Size)
- Fence - Wood
- Culvert
- Index Contour - Existing
- Intermediate Contour - Existing
- Navigable Stream (Unchecked)
- Sanitary MH / Tank / Base
- Catch Basin / Yard Drain
- Hydrant
- Utility Pole
- Light Pole / Signal
- Guy Wire
- +799.9 Ex Spot Elevation
- CATV Pedestal
- Gas Regulator
- Sign
- Post / Guard Post
- Benchmark
- Asphalt Pavement

100 0 100 200 300

Bearings are referenced to
Winnebago County Coordinate System.


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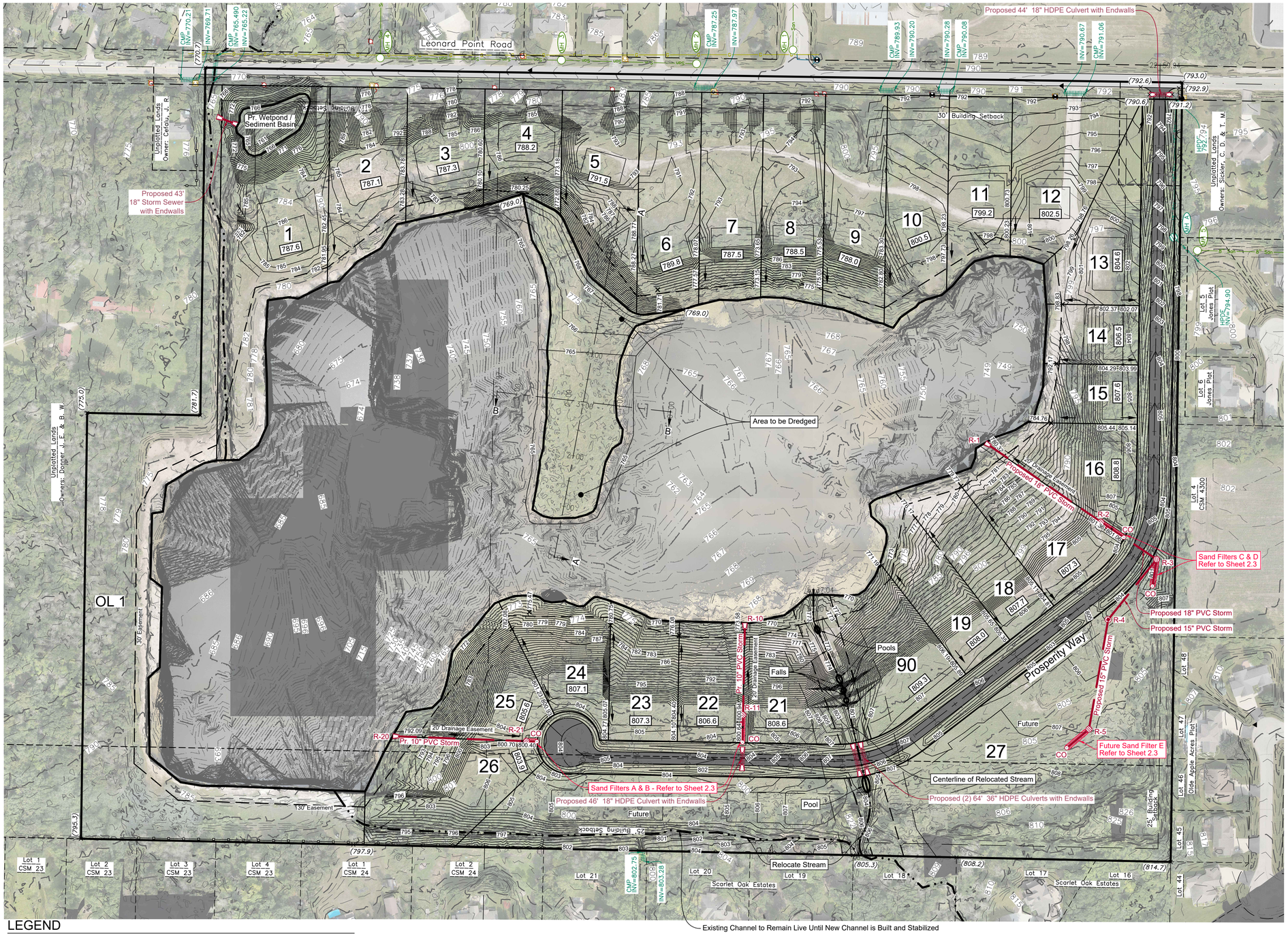

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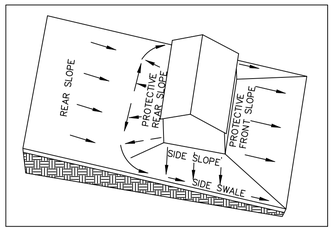
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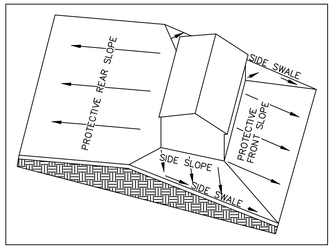
## Springhetti Lake

Town of Algoma, Winnebago County, WI
For: Springhetti Real Estate

Date: 03/20/2025
Filename: 8350topo.dwg
Author: SRA
Last Saved by: jennifer
Page 1.1




## HOUSE ELEVATIONS:

The house elevations shall be set to provide positive drainage away from the building in all directions as shown in the above details. House elevations and driveway locations may need to vary depending on size, location, and architecture of the home. Changes to the grading plan or house elevations can be allowed only if an individual lot grading plan is prepared by a professional engineer.

**NOTES:**

1. Existing utilities shown are indicated in accordance with available records and field measurements. The contractor shall be responsible for obtaining exact locations & elevations of all utilities, including sewer and water from the owners of the respective utilities. All utility owners shall be notified by the contractor 72 hours prior to excavation. Contact Digger's Hotline (1-800-242-8511) for exact utility locations.
2. The Contractor shall verify all staking and field layout against the plan and field conditions prior to constructing the work and immediately notify the Engineer of any discrepancies.
3. Vegetation beyond slopes shall remain.
4. The contractor shall minimize the area disturbed by construction as the project is constructed. Disturbed areas shall be seeded as soon as final grade is established. Contractor shall replace topsoil and then seed, fertilize and mulch all lawn areas within 1 week of topsoil placement.
5. Contractor shall remove all excess materials from the site. Earthwork contractors shall verify topsoil depth.
6. All sediment and erosion control devices and methods shall be in accordance with the Wisconsin DNR Technical Standards.
7. The contractor shall make weekly inspections and inspections within 1 day of any rainfall exceeding 0.5 inches of the sediment and erosion control devices throughout construction. The contractor shall repair or maintain erosion control devices as necessary. The inspection reports shall be made available to the owner at the end of the construction or upon demand during construction.
8. Lot 1-102 driveway locations shall be determined by buyer. Driveway widths at right-of-way shall be 24' minimum, 30' maximum per Town requirements.

## LEGEND

- Sanitary Sewer (Pipe Size)
- Storm Sewer (Pipe Size)
- Fence - Wood
- Culvert
- Index Contour - Existing
- Intermediate Contour - Existing
- Navigable Stream (Unchecked)
- Sanitary MH / Tank / Base
- Catch Basin / Yard Drain
- Hydrant
- Utility Pole
- Light Pole / Signal
- Guy Wire
- +799.9 Ex Spot Elevation
- CATV Pedestal
- Gas Regulator
- Sign
- Post / Guard Post
- Benchmark
- Asphalt Pavement
- Proposed Storm Sewer
- 608 Proposed Contour
- Proposed Swale
- Proposed Culvert
- [607.86] Adjacent Plat Grade
- 608.73 Prop. Lot Corner Elevation
- 608.73 Proposed Spot Elevation
- × (608.7) Existing Grade
- Proposed Storm Manhole
- Proposed Curb Inlet
- Prop. Catch Basin / Yard Drain
- Proposed Endwall
- Proposed Rip Rap
- Prop. Drainage Direction
- 000.0 Prop. Garage Floor Grade at Door
- Emergency Overflow for Runoff
- Proposed Building
- Proposed Asphalt
- Proposed Concrete
- Proposed Gravel

100 0 100 200 300

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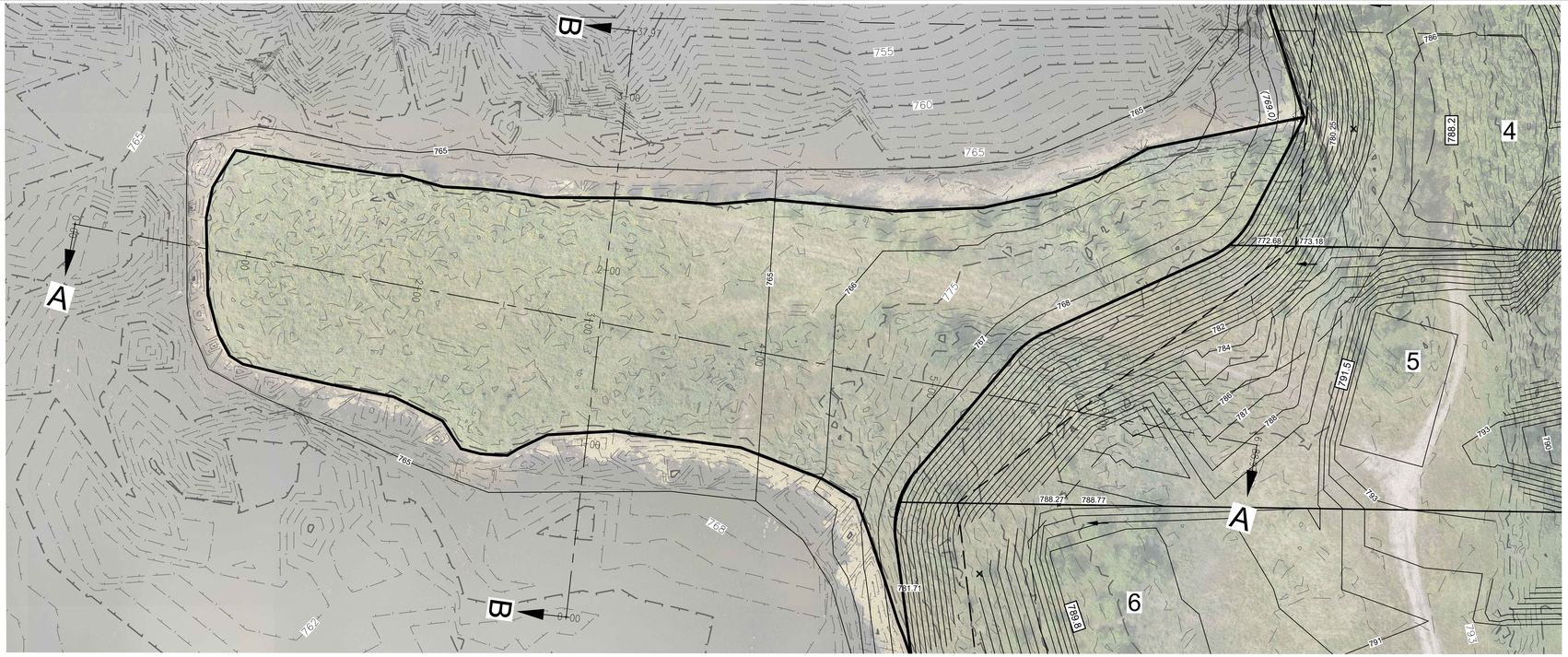
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# DRAINAGE & GRADING PLAN

# Springhetti Lake

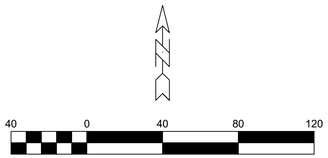
Town of Algoma, Winnebago County, WI
For: Springhetti Real Estate

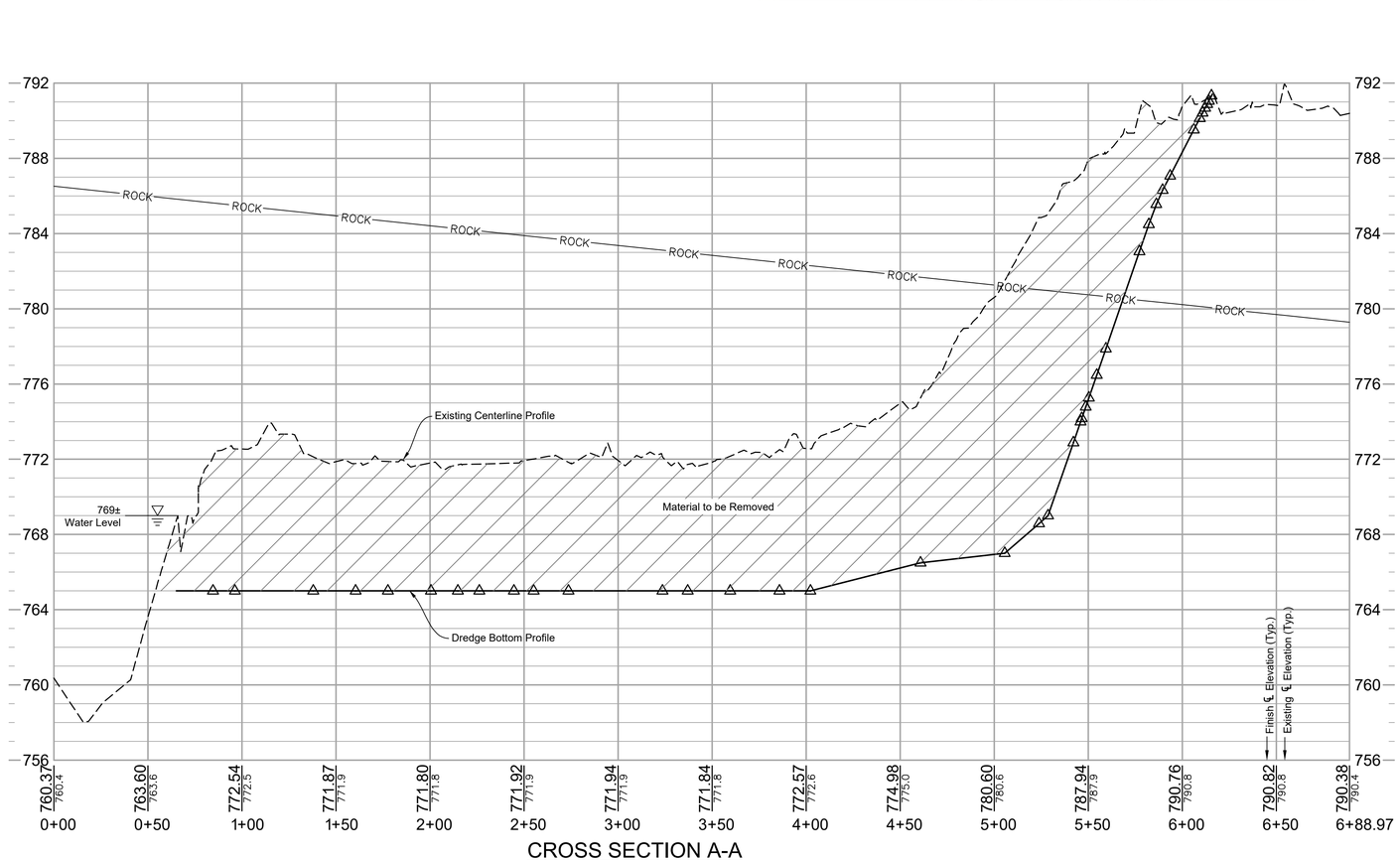
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| Author: | TNW |
| Last Saved by: | jennifer |
| Page | 1.2 |



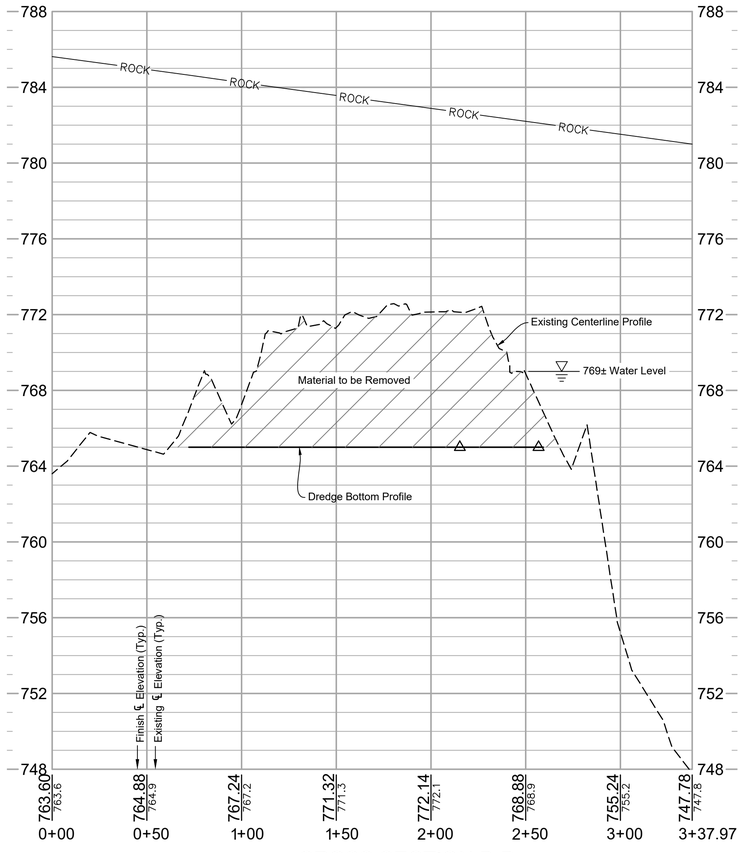

**NOTES:**

1. Estimated volume of material to be removed is 29,410 c.y.
2. Lake to be pumped down to approximate elevation of 764.00.
3. Dredged material to be placed on lots 21-26 and roadway from 0+00 to 6+00.




CROSS SECTION A-A




CROSS SECTION B-B

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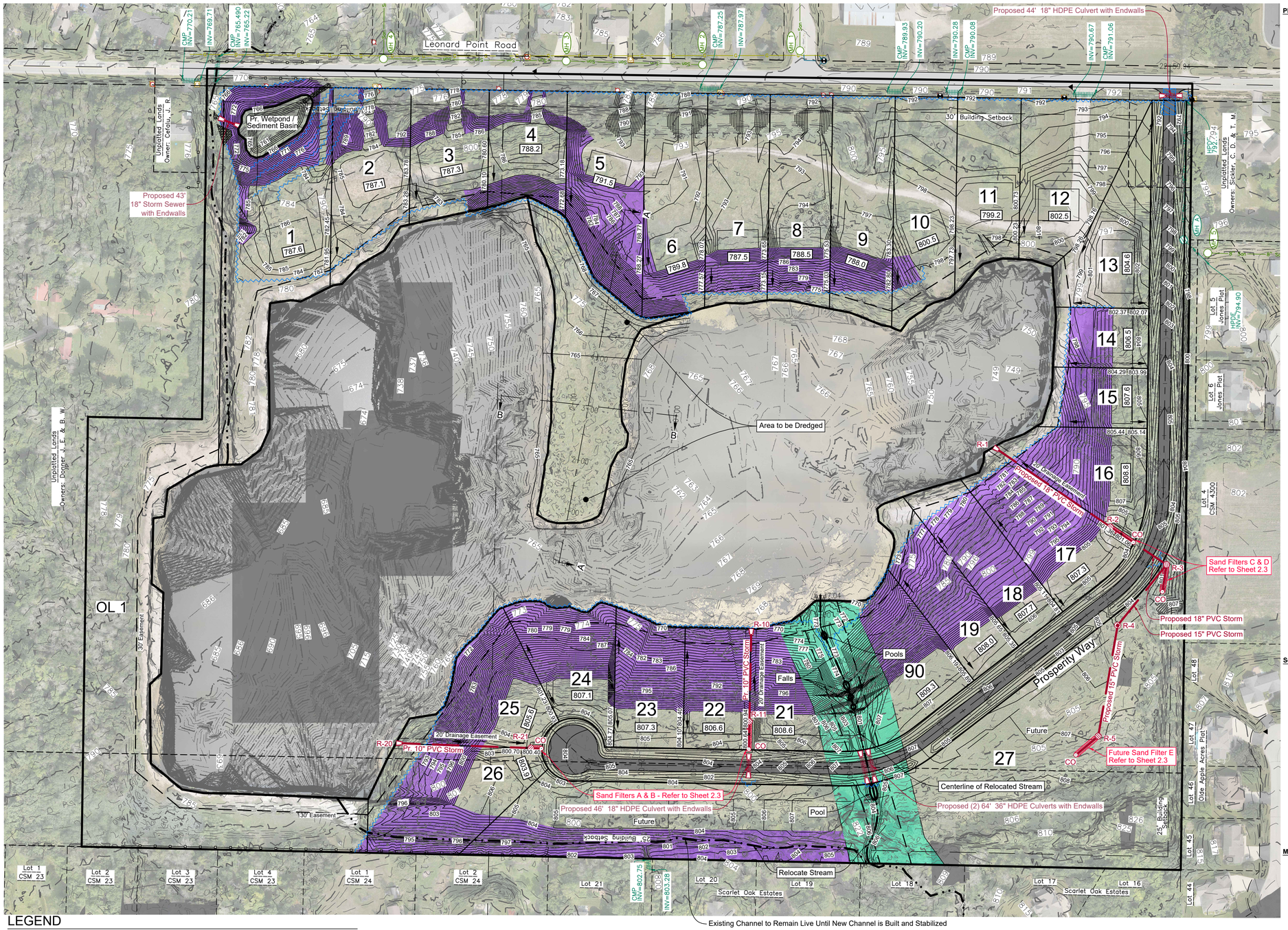
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# DREDGING PLAN

## Springhetti Lake

Town of Algoma, Winnebago County, WI
For: Springhetti Real Estate

Date: 03/21/2025
Filename: 8350engr.dwg
Author: TNW
Last Saved by: jennifer
Page 1.3




## LEGEND

- Sanitary Sewer (Pipe Size)
- Storm Sewer (Pipe Size)
- Fence - Wood
- Culvert
- Index Contour - Existing
- Intermediate Contour - Existing
- Navigable Stream (Unchecked)
- Proposed Storm Sewer
- Proposed Contour
- Proposed Swale
- Proposed Culvert
- Proposed Silt Fence
- Prop. Drainage Direction
- Proposed Tracking Pad
- Proposed Ditch Check
- Sanitary MH / Tank / Base
- Catch Basin / Yard Drain
- Hydrant
- Utility Pole
- Light Pole / Signal
- Guy Wire
- Ex Spot Elevation
- Proposed Storm Manhole
- Proposed Curb Inlet
- Prop. Catch Basin / Yard Drain
- Proposed Endwall
- Proposed Rip Rap
- Proposed Urban Type B Erosion Mat
- Proposed Class I Type B Erosion Mat
- Proposed Class III Type B Erosion Mat
- Proposed Inlet Protection
- Type of Inlet Protection
- CATV Pedestal
- Gas Regulator
- Sign
- Post / Guard Post
- Benchmark
- Asphalt Pavement
- Proposed Building
- Proposed Asphalt
- Proposed Concrete
- Proposed Gravel

100 0 100 200 300

**Planned Sediment and Erosion Control Practices**

All erosion control practices shall be in place prior to disturbing the site. All sediment and erosion control devices and methods shall be in accordance with DNR Technical Standards and the WisDOT Erosion Control product acceptability lists (PAL). It is the responsibility of the Contractor to minimize the area disturbed and the duration of the disturbance. Erosion control measures shall be maintained on a continuing basis until the site is permanently stabilized. Erosion controls must be in place at the end of each work day with all off-site sediments being cleaned daily or as necessary as no sediment flushing is allowed.

1) Diverting Flow
   a) Temporary Diversion - Intended to divert runoff around disturbed areas to a location where the water can be discharged without adversely impacting the receiving area or channel. Unlike a permanent diversion, the temporary diversion will be removed upon the completion of the project. Temporary diversions will be used upslope of any soil piles to reduce the amount of sediment transported. A temporary diversion is proposed for the relocated stream channel. The current stream channel will remain on line until the new stream channel is constructed and properly stabilized. **All diversions shall be installed and maintained in accordance with DNR Technical Standard 1066.**

2) Overland Flow
   a) Silt Fence - Intended to provide a temporary barrier to the transportation of sediment offsite. Silt fence also reduces the velocity of sheet flow; thereby reducing the erosion potential of flowing water. Silt fencing is not to be used in areas of channelized flow and sediment deposits shall be removed when a 6 inch depth is reached. The silt fence shall be repaired or replaced as necessary to maintain a barrier. **All Silt Fence shall be installed and maintained in accordance with DNR Technical Standard 1056**. It will be placed at the following locations:
      i) along the site boundary where runoff will leave the site;
      ii) and at the toe of soil piles if the pile will remain in place for more than seven (7) days.
   b) Sediment Bale Barrier - Intended to intercept and detain small amounts of sediment from construction operations to prevent sediment from leaving the site. Sediment Bale Barriers are not to be used in areas of channelized flow. **All Sediment Bale Barriers shall be installed and maintained in accordance with DNR Technical Standard 1055**. Sediment Bale Barriers may be used in place of silt fence around soil stockpiles.
   c) Mulching and Erosion Mat - Intended to reduce the amount of erosion caused by raindrop impact, high overland and concentrated flow velocities and assist the establishment of both temporary and permanent vegetation. **All Erosion Mat shall be installed and maintained in accordance with DNR Technical Standards 1052 and 1053 and all Mulching with DNR Technical Standard 1058**. In addition to mulching, Erosion Mat is required per plan with installation per manufacturer specifications.
   d) Seeding - Intended to provide a reduction of overland flow velocities and stabilize disturbed areas. Seeding will be used on all disturbed areas within seven days of the completion of the activity that will disturb the area. **All seeding shall be in accordance with DNR Technical Standard 1059**. Seed mixture 40 (per WisDOT Specifications, Section 630) shall be applied at 5 pounds per 1000 square feet for permanent seeding prior to September 15th. If required, temporary seeding shall consist of Oats, Rye, Winter Wheat, and/or Annual Ryegrass applied at rates and during the season specified by the Technical Standard but no later than November 1st. Sod placement may occur at anytime sod is available and the sod and soil are not frozen.

3) Inlet Protection Barriers - Intended to prevent the sedimentation of storm water conveyance structures (Road Culverts). **All Inlet Protection Barriers shall be installed and maintained in accordance with DNR Technical Standard 1060**. As required, inlet protection barriers will be used at the upstream side of driveway culverts as indicated on the plans.

4) Stone Tracking Pad - Intended to reduce the amount of sediment transported onto public roads. **The Tracking Pad shall be installed and maintained in accordance with DNR Technical Standard 1057**. A tracking pad will be constructed at the site entrances as indicated on the plan.

5) Dust Control - Intended to reduce surface to air transport of dust during construction. **Dust control shall be implemented with use of methods provided in DNR Technical Standard 1068.** These methods include the use of polymers, seeding, and mulch.

6) Dewatering BMP - Intended to reduce the amount of sediment conveyed due to dewatering practices. **Dewatering practices require compliance with DNR Technical Standard 1061.** The use of geotextile bags is required to prevent sedimentation. The bags shall meet the requirements of Technical Standard 1061.

   Dewatering BMP (if required) - Intended to reduce the amount of sediment conveyed as a result of dewatering practices. Dewatering practices require compliance with DNR Technical Standard 1061.
   a) If dewatering is required, the contractor will need to direct the discharge to a stable outlet. The pump shall discharge into a dewatering bag or geotextile filter basin. Prior to dewatering, a qualified contractor shall perform the sediment testing and select the proper flocculants and determine the necessary treatment.
   b) Upon completion of the dewatering operation, all materials must be disposed of properly. The bags or fabric must be removed from the site. Disposal of all materials shall be in accordance with all state and local requirements.

7) Waste Material - All onsite waste and construction materials shall be handled and disposed of properly. No pavement material, runoff from concrete washout, or other waste material is allowed to enter the storm sewer system or receiving waters.

**Sequence of Construction**

1) Obtain plan approval and other applicable permits.
2) Flag work limits. **May 2025.**
3) Install all erosion control measures. **May 2025.**
4) Strip topsoil prior to utility construction. Stabilize topsoil in accordance with the appropriate WDNR Technical Standard. temporary seeding is required on all disturbed soils if conditions allow. **May 2025.**
5) Construct Storm Water Pond to be used as sediment basin during construction**. June 2025.**
6) Perform rough filling and grading of building pads around lake. Use dredged material for fill on lots. Stabilize lakeshore with native vegetation. **June-August 2025.**
7) Begin sanitary sewer service, water service by Algoma Sanitary District Contractor. **June 2025.**
8) Begin road construction upon completion of sewer and water project by District. **August 2025**
9) Allow for gas and electric utility installations**, September 2025.**
10) Stabilize lawn and ditch areas no later than one week after final grade is established. **No later than September 2025.**
11) Watering may be necessary to establish healthy and well rooted vegetation. Temporary measures may only be removed once final site stabilization has occurred.

Note: The dates provided are approximate for proposed construction and subject to weather conditions and overall project schedule. Several work items as listed above may occur simultaneously with others.

**Maintenance Plan**

The contractor is responsible for inspection and maintenance of sediment and erosion control measures until the project is completed. The inspections shall be made every seven days or within 24-hours of a rainfall event of 0.50-inch or greater. Any practices that are damaged or not working properly shall be repaired by the end of the day. Accumulated sediment shall be removed when it has reached a height of one-half the height of the structure. In addition, the following measures shall be taken:

1) All seeded areas will be re-seeded and mulched as necessary according to the specifications in the planned practices to maintain a vigorous, dense vegetated cover.
2) Remove silt fence and temporary structures only after final stabilization and vegetative cover is established.
3) Avoid the use of fertilizers and pesticides in or adjacent to channels or ditches.
4) Construction and waste materials shall be properly disposed.

Weekly inspection reports shall be maintained by the contractor. These reports shall document inspections and maintenance performed. The date and time of the inspections, the inspector's name, and the status of construction and any maintenance performed. Refer to Appendix C of the Erosion and Sediment Control Plan (report) or visit http://dnr.wi.gov/runoff/stormwater/constforms.htm for a template. Upon request, the inspection reports shall be made available to the owner, the engineer, the Town of Algoma, or the Wisconsin Department of Natural Resources.

**Responsible Parties**

**Best Management Practices (BMPs) Construction and Maintenance:**
The Owner's Contractor, yet to be determined.

**Inspection and Compliance Enforcement**
Town of Algoma
Winnebago County Zoning
Wisconsin Department of Natural Resources.

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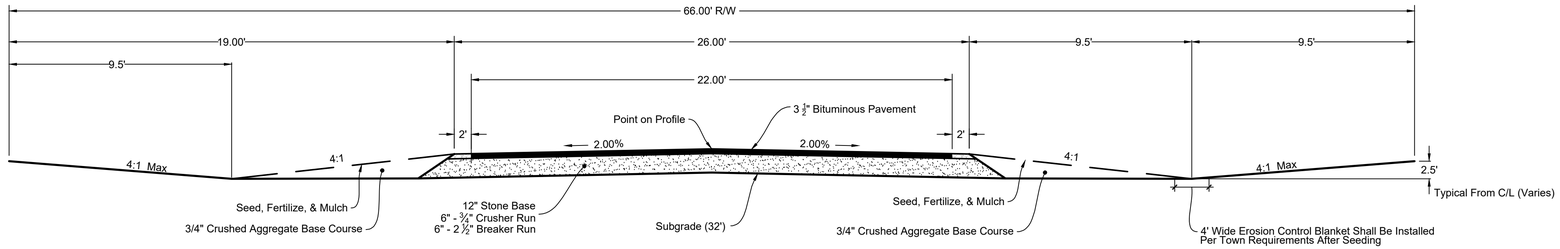
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Civil Engineers and Land Surveyors
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# EROSION & SEDIMENT CONTROL PLAN

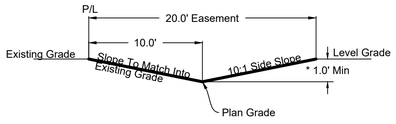
# Springhetti Lake

Town of Algoma, Winnebago County, WI
For: Springhetti Real Estate

Date: 03/21/2025
Filename: 8350engr.dwg
Author: TNW
Last Saved by: jennifer
Page 1.4

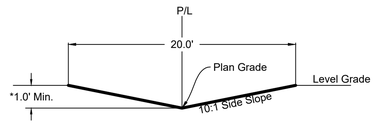



TYPICAL PRIVATE STREET SECTION



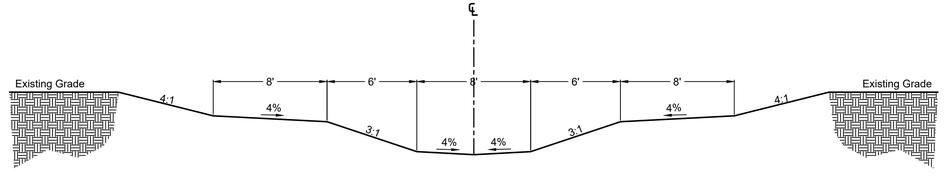

* 1.0' Min May Not Apply at All Locations, Such as High Points in the Swale.
At Intersections With Side Lot Lines, 10:1 Slopes Will Not Apply.

TYPICAL LOT LINE SWALE SECTION
(INTERIOR OF PLAT DRAINAGE EASEMENTS)




* 1.0' Min May Not Apply at All Locations, Such as High Points in the Swale.
At Intersections With Side Lot Lines, 10:1 Slopes Will Not Apply.

TYPICAL LOT LINE SWALE SECTION
(INTERIOR OF PLAT DRAINAGE EASEMENTS)




STREAM SECTION

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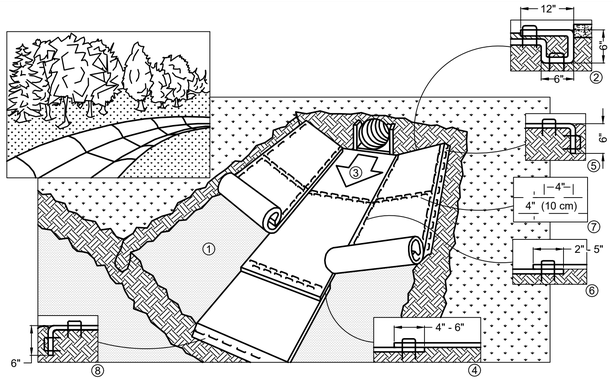
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# TYPICAL SECTIONS

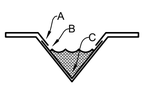
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Town of Algoma, Winnebago County, WI
For: Springhetti Real Estate

Date: 03/21/2025
Filename: 8350engr.dwg
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Page 2.1




1. Prepare soil before installing Rolled Erosion Control Products (RECP's), including any necessary application of lime, fertilizer, and seed.
Note: When using cell-o-seed do not seed prepared area. Cell-o-seed must be installed with paper side down.
2. Begin at the top of the channel by anchoring the RECP's in a 6" (15 cm) deep x 6" (15 cm) wide trench with approximately 12" (30 cm) of RECP's extended beyond the up-slope portion of the trench. Anchor the RECP's with a row of staples/stakes approximately 12" (30 cm) apart in the bottom of the trench. Backfill and compact the trench after stapling. Apply seed to compacted soil and fold remaining 12" (30 cm) portion of RECP's back over seed and compacted soil. Secure RECP's over compacted soil with a row of staples/stakes spaced approximately 12" (30 cm) across the width of the RECP's.
3. Roll center RECP's in direction of water flow in bottom of channel. RECP's will unroll with appropriate side against the soil surface. All RECP's must be securely fastened to soil surface by placing staples/stakes in appropriate locations as shown in the staple pattern guide. When using the DOT system, staples/stakes should be placed through each of the colored dots corresponding to the appropriate staple pattern.
4. Place consecutive RECP's end over end (shingle style) with a 4" - 6" (10 cm - 15 cm) overlap. Use a double row of staples staggered 4" (10 cm) apart and 4" (10 cm) on center to secure RECP's.
5. Full length edge of RECP's at top of side slopes must be anchored with a row of staples/stakes approximately 12" (30 cm) apart in a 6" (15 cm) deep x 6" (15 cm) wide trench. Backfill and compact the trench after stapling.
6. Adjacent RECP's must be overlapped approximately 2" - 5" (5cm - 12.5 cm) (depending on RECP's type) and stapled.
7. In high flow channel applications a staple check slot is recommended at 30 to 40 foot (9 M - 12 M) intervals. Use a double row of staples staggered 4" (10 cm) apart and 4" (10 cm) on center over entire width of the channel.
8. The terminal end of the RECP's must be anchored with a row of staples.stakes approximately 12" (30 cm) apart in a 6" (15 cm) deep x 6" (15 cm) wide trench. Backfill and compact the trench after stapling.
Note:
* In loose soil conditions, the use of staple or stake lengths greater than 6" (15 cm) may be necessary to properly anchor the RECP's.
9. Detail provided by North American Green (www.nagreen.com)



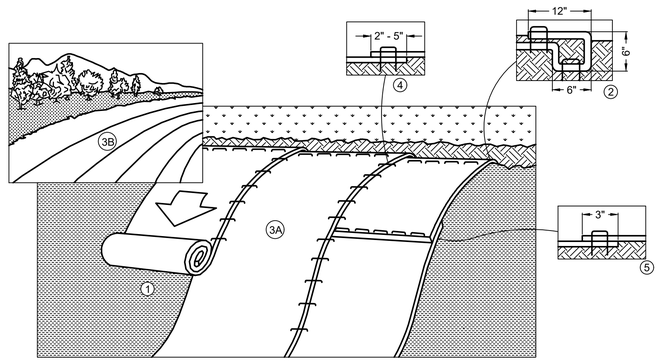

Critical Points
A. Overlaps and seams
B. Projected Water line
C. Channel Bottom/side slope vertices

Note:
* Horizontal staple spacing should be altered if necessary to allow staples to secure the critical points along the channel surface.

** In loose soil conditions, the use of staple or stake lengths greater than 6" (15 cm) may be necessary to properly anchor the RECP's.

## EROSION MAT CHANNEL INSTALLATION

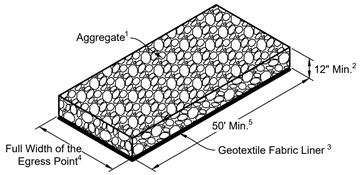
DNR TECHNICAL STANDARD 1053




1. Prepare soil before installing Rolled Erosion Control Products (RECP's), including any necessary application of lime, fertilizer, and seed.
Note: When using cell-o-seed do not seed prepared area. Cell-o-seed must be installed with paper side down.
2. Begin at the top of the slope by anchoring the RECP's in a 6" (15 cm) deep x 6" (15 cm) wide trench with approximately 12" (30 cm) of RECP's extended beyond the up-slope portion of the trench. Anchor the RECP's with a row of staples/stakes approximately 12" (30 cm) apart in the bottom of the trench. Backfill and compact the trench after stapling. Apply seed to compacted soil and fold remaining 12" (30 cm) portion of RECP's back over seed and compacted soil. Secure RECP's over compacted soil with a row of staples/stakes spaced approximately 12" (30 cm) apart across the width of the RECP's.
3. Roll the RECP's (A.) down or (B.) horizontally across the slope. RECP's will unroll with appropriate side against the soil surface. All RECP's must be securely fastened to soil surface by placing staples/stakes in appropriate locations as shown in the staple pattern guide. When using the Dot system, staples/stakes should be placed through each of the colored Dots corresponding to the appropriate staple pattern.
4. The edges of parallel RECP's must be stapled with approximately 2" - 5" (5 cm - 12.5 cm) overlap depending on RECP's type.
5. Consecutive RECP's spliced down the slope must be placed end over end (shingle style) with an approximate 3" (7.5 cm) overlap. Staple through overlapped area, approximately 12" (30 cm) apart across entire RECP's width.
Note: * In loose soil conditions, the use of staple or stake lengths greater than 6" (30 cm) may be necessary to properly secure the RECP's.
6. Detail provided by North American Green (www.nagreen.com)
7. Turf Reinforcement Mats (TRM's) shall be installed in accordance with the above specifications for all RECP's. Anchoring size and pattern is to be installed per manufacturer specifications for clay soils having 4:1 slope. All TRM's shall be topsoil filled, seeded, and covered with a Class 2, Type B erosion mat in accordance with all manufacturer specifications.

## EROSION/TURF REINFORCEMENT MAT SLOPE INSTALLATION

DNR TECHNICAL STANDARD 1052




## TRACKING PAD DETAIL

DNR TECHNICAL STANDARD 1057

Note [1] Use hard, durable, angular stone or recycled concrete meeting the gradation in Table 1. Where this gradation is not available, meet the gradation in Wisconsin Department of Transportation (DOT) 2022 Standard Specification, Section 312, Select Crushed Material.

Note [2] Slope the stone tracking pad in a manner to direct runoff to an approved treatment practice.

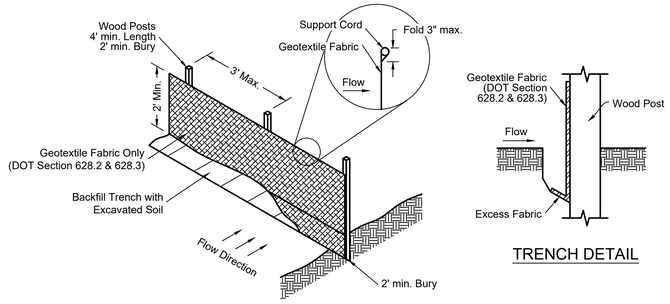
Note [3] Select fabric type based on soil conditions and vehicles loading.

Note [4] Install tracking pad across full width of the access point, or restrict existing traffic to a dedicated egress lane at least 12 feet wide across the top of the pad.

Note [5] If a 50' pad length is not possible due to site geometry, install the maximum length practicable and supplement with additional practices as needed.

TABLE 1: GRADATION FOR STONE TRACKING PADS

| Sieve Size | Percent by weight passing |
|---|---|
| 3" | 100 |
| 2-1/2" | 90-100 |
| 1-1/2" | 25-60 |
| 3/4" | 0-20 |
| 3/8" | 0-5 |

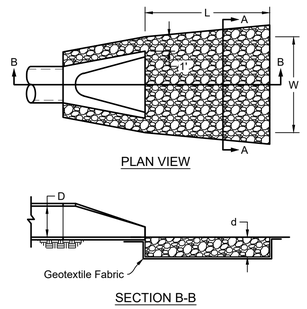



TRENCH DETAIL

**Silt fence notes:**
1. Detail of construction not shown on this drawings shall conform to criteria set by authorities having jurisdiction and by DNR Technical Standard 1056.
2. When possible, the silt fence should be constructed in an arc or horseshoe shape with the ends pointing upslope to maximize both strength and effectiveness.
3. Attach the fabric to the posts with wire staples or wooden lath and nails.
4. 8'-0" post spacing allowed if a woven geotextile fabric is used.
5. Trench shall be a minimum of 4" wide and 6" deep to bury and anchor the geotextile fabric. Fold material to fit trench and backfill and compact trench with excavated soil.
6. Geotextile fabric shall be reinforced with an industrial polypropylene netting with a maximum mesh spacing of 3/4" or equal. A heavy-duty nylon top support chord or equivalent is required.
7. Steel posts shall be studded "tee" or "u" type with a minimum weight of 128 lbs/lineal foot (without anchor). Fin anchors shall be a minimum size of 4" diameter or 1 1/2" x 3 1/2", except wood posts for geotextile fabric reinforced with netting shall be a minimum size of 1 1/8" x 1 1/8" oak or hickory.

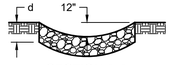
## SILT FENCE INSTALLATION

DNR TECHNICAL STANDARD 1056




PLAN VIEW

SECTION B-B

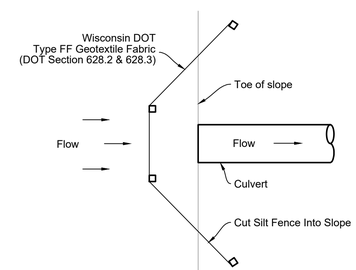



SECTION A-A

| D | 12" | 15" | 18" | 21" | 24" | 30" | 36" | 42" | 48" | 54" | 60" |
|---|---|---|---|---|---|---|---|---|---|---|---|
| L | 10' | 12' | 18' | 20' | 20' | 25' | 28' | 33' | 37' | 40' | 45' |
| W | 11' | 13' | 20' | 22' | 24' | 28' | 32' | 38' | 42' | 45' | 50' |
| d | 12" | 12" | 12" | 18" | 18" | 18" | 24" | 24" | 24" | 24" | 24" |
| Riprap | Light | Light | Light | Med. | Med. | Med. | Heavy | Heavy | Heavy | Heavy | Heavy |
| cu yds | 2.6 | 3.6 | 7.8 | 14.3 | 15.6 | 22.6 | 38.4 | 53.2 | 65.8 | 76.3 | 95.0 |

Notes:
1. Excavate below channel outlet and widen channel outlet to the required riprap thickness for each apron. Foundation to be set to zero grade and smoothed.
2. Place geotextile fabric on bottom and sides of prepared foundation. Fabric shall extend under endwall in accordance with DOT specifications. (DOT Section 628.2 & 628.3)
3. Exercise care in placement of riprap to avoid damage to filter fabric.
4. Use riprap conforming to Wisconsin DOT specifications. (DOT Section 606.2 & 606.3)
5. Use DOT Type R geotextile fabric for light riprap. Use Type HR for medium and heavy riprap. (DOT Section 606.2, 606.3, 628.2 & 628.3)
6. Use 12" dimension for pipes less than 12" in diameter.

## OUTLET PROTECTION




## INLET PROTECTION

DAVEL ENGINEERING & ENVIRONMENTAL, INC.
Civil Engineers and Land Surveyors
1164 Province Terrace, Menasha, WI 54952
Ph: 920-991-1866 Fax: 920-441-0804
www.davel.pro

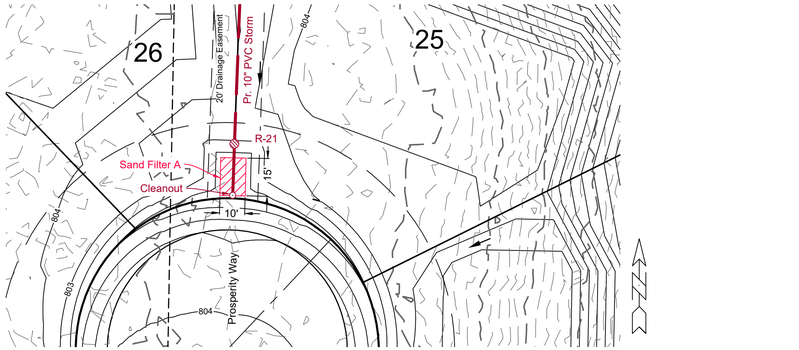
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# EROSION, SEDIMENT CONTROL, & CONSTRUCTION DETAILS

# Springhetti Lake

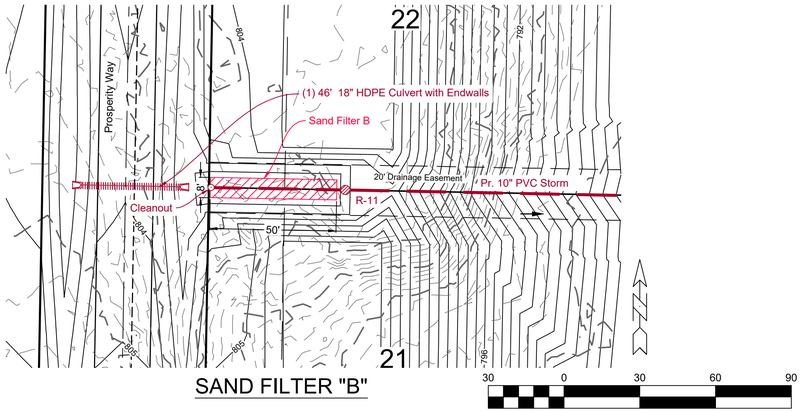
Town of Algoma, Winnebago County, WI
For: Springhetti Real Estate

Date: 03/21/2025
Filename: 8350engr.dwg
Author: TNW
Last Saved by: jennifer
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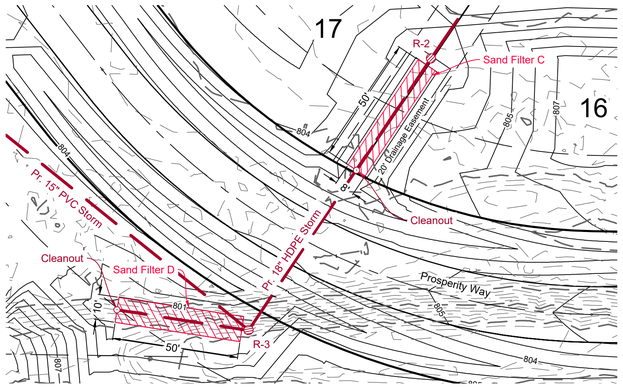

SAND FILTER "A"

30 0 30 60 90



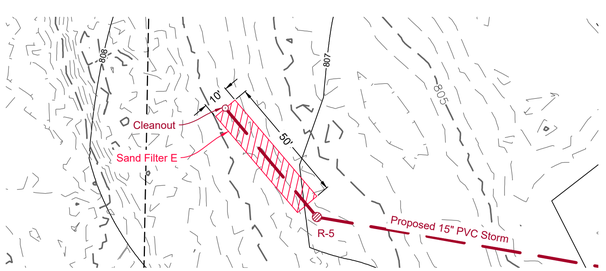

SAND FILTER "B"

30 0 30 60 90



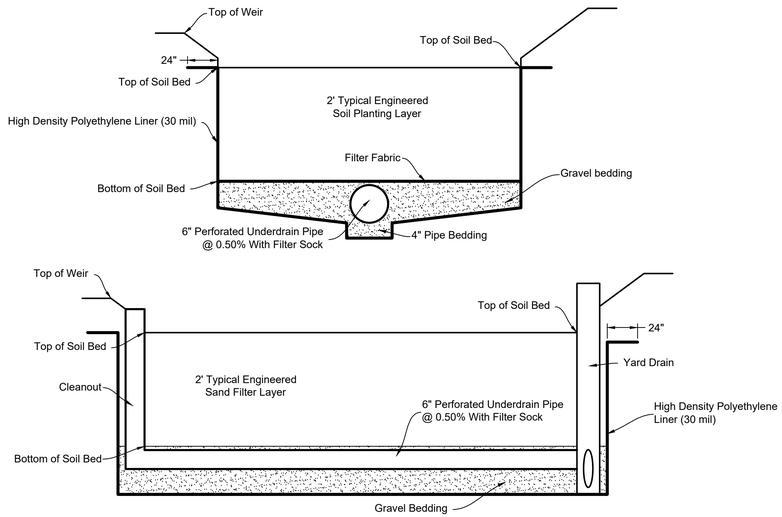

SAND FILTERS "C" & "D"

30 0 30 60 90




SAND FILTER "E"
(FUTURE)

30 0 30 60 90




SAND FILTRATION DETAIL SECTIONS

SAND FILTRATION DETAIL TABLE

| Sand Filter | A | B | C | D | E |
|---|---|---|---|---|---|
| Soil Bed Area Required (sq. ft.) | 150 | 400 | 400 | 500 | 500 |
| Dimension | 10'x15' | 8'x50' | 8'x50' | 10'x50' | 10'x50' |
| Perimeter Treatment | Grass | Grass | Grass | Grass | Grass |
| | | | | | |
| Top of Weir Elev. (overflow path) | 802.40 | 802.60 | 803.00 | NA | NA |
| Top of Soil Bed Elev. | 800.40 | 800.60 | 801.00 | 801.00 | 803.00 |
| Bottom of Soil Bed Elev. | 798.40 | 798.60 | 799.00 | 799.00 | 801.00 |
| | | | | | |
| Yard Drain Rim Elev. | 801.40 | 801.60 | 802.00 | 802.00 | 804.00 |
| Yard Drain Diameter | 24" | 24" | 36" | 36" | 36" |
| Yard Drain Afinitas Grate Model | TM24CG | TM24CG | TM36CG | TM36CG | TM36CG |
| Yard Drain Outlet Pipe Invert Elev. | 796.17 | 796.46 | 794.28 | 795.57 | 799.43 |
| Yard Drain Underdrain Invert Elev. | 797.65 | 797.85 | 798.25 | 798.25 | 800.25 |
| | | | | | |
| Cleanout Rim Elev. | 800.90 | 801.10 | 801.50 | 801.50 | 803.50 |
| Cleanout Underdrain Invert Elev. | 797.75 | 798.13 | 798.53 | 798.53 | 800.53 |
| Underdrain Pipe Length (ft) | 20 | 55 | 55 | 55 | 55 |
| Underdrain Pipe Diameter (ft) | 0.50 | 0.50 | 0.50 | 0.50 | 0.50 |

**Sand Filter Specifications:**

1. **Sand Filter Media:**
Media shall be uniformly mixed and consist of 100% sand. Sand component shall be USDA classified coarse sand texture with 0.02" to 0.04" diameter, ASTM C33 (Fine Aggregate Concrete Sand), or Wisconsin Standards and Specifications for Highway and Structure Construction, Section 501.2.5.3.4. (Fine Aggregate Concrete Sand) 2005 edition, or an equivalent as approved by the administering authority. Sand component shall be pre-washed to remove clay and silt particles and then well-drained or dried prior to mixing. The preferred sand component consists of mostly $SiO_2$, but sand consisting of dolomite or calcium carbonate may also be used. Manufactured sand or stone dust is not allowed.

2. **Perforated Underdrain:**
Underdrain shall be a minimum 6" diameter corrugated polyethylene pipe with circular or slotted perforations. At a minimum, 4" to 10" diameter pipes shall have 1.0 square inch of perforated open area per linear foot of pipe length, 12" to 18" diameter pipes shall have 1.5 square inches of perforated open area per linear foot of pipe length, and 18" diameter or larger pipes shall have 2.0 square inches of perforated open area per linear foot of pipe length. Circular perforations shall not exceed 0.19" for 4" to 10" diameter pipes or 0.38" for pipes greater than 10 " diameter. The width of slot perforations shall not exceed 0.13". The underdrain pipe shall satisfy section 612.2.5, State of Wisconsin Standard Specifications for Highway and Structure Construction, 2003 edition.
A filter sock shall be installed on the perforated underdrain pipe. The filter sock shall prevent sand particles from entering the pipe. The filter sock shall be capable of passing water at a flow rate equal to or greater than the flow rate capacity of the underdrain pipe perforations. The filter sock shall satisfy section 612.2.8(1-3), State of Wisconsin Standard Specifications for Highway and Structure Construction, 2003 edition.
Filter fabric shall not extend laterally from either side of underdrain pipe for more than 2'. Filter fabric shall satisfy section 645.2.4, Schedule Test B, State of Wisconsin Standard Specifications for Highway and Structure Construction, 2003 edition.
A minimum 6" diameter vertical clean-out shall be connected to the upstream end of the underdrain. Clean-out shall be rigid, non-perforated PVC pipe with a removable, watertight cap that is flush with the finished ground surface.
Gravel bedding shall meet the coarse aggregate #2 of the Wisconsin Standards and Specifications for Highway and Structure Construction, Section 501.2.5, 2003 edition.

3. **Construction:**
Contractor shall submit material certifications for review and approval prior to installation. Certifications shall state that materials satisfy specifications.
Construction site runoff from disturbed areas shall not be allowed to enter the sand filter device. Runoff from all upslope disturbed pervious areas shall be diverted away from the sand filter device until a permanent perennial vegetative cover is established with a uniform density of at least 70% sediment laden runoff will prematurely clog the sand filter device.
Construction shall be suspended during periods of rainfall or snowmelt. Construction shall remain suspended if ponded water or residual soil moisture contributes to soil smearing, clumping, or other forms of compaction.

The sand filters shall be constructed with a Type B Liner with the following WDNR specifications (Wet Detention Pond Technical Standard 1001). Liners include; Clay, High Density Polyethylene (HDPE), Polyethylene Pond Liner (PPL) or any liner satisfying Type A Liner criteria.

Clay liners specifications are as follows:
- 50% fines (200 sieve) or more.
- Hydraulic conductivity of 1 x 10-6 cm/sec or less.
- Average liquid limit of 16 or greater, with no value less than 14.
- Average PI of 7 or more, with no values less than 5.
- Clay compaction and documentation as specified in NRCS Wisconsin Construction Specification 204, Earthfill for Waste Storage Facilities.
- Minimum thickness of 2 feet.
- If in-situ soils meet the above requirements of the specification for a Type B Clay Liner, including a minimum saturated hydraulic conductivity of 1 x 10-6 cm/sec to a depth of 4 feet below the pond bottom, the in-situ soils then satisfy the pond liner requirements.

HDPE liner specifications are as follows:
- Minimum thickness of 40 mils.
- Design according to the criteria in Table 3 of NRCS 313, Waste Storage Facility Technical Standard.
- Install according to NRCS Wisconsin Construction Specification 202, Polyethylene Geomembrane Lining.

PPL liner Specifications are as follows:
- Minimum thickness of 30 mils.
- Design according to the criteria in Table 3 of NRCS 313, Waste Storage Facility Technical Standard.
- Install according to NRCS Wisconsin Construction Specification 202, Polyethylene Geomembrane Lining.

The sand filter was designed in accordance with DNR Technical Standard 1004 - Bioretention For Infiltration. Any standing water above the sand media is to drain within 24 hours and any water within the sand media (below the surface) is to drain within 72 hours. Should these drawdown times be exceeded, maintenance to the sand filter and outlet structure is required.


DAVEL ENGINEERING & ENVIRONMENTAL, INC.
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1164 Province Terrace, Menasha, WI 54952
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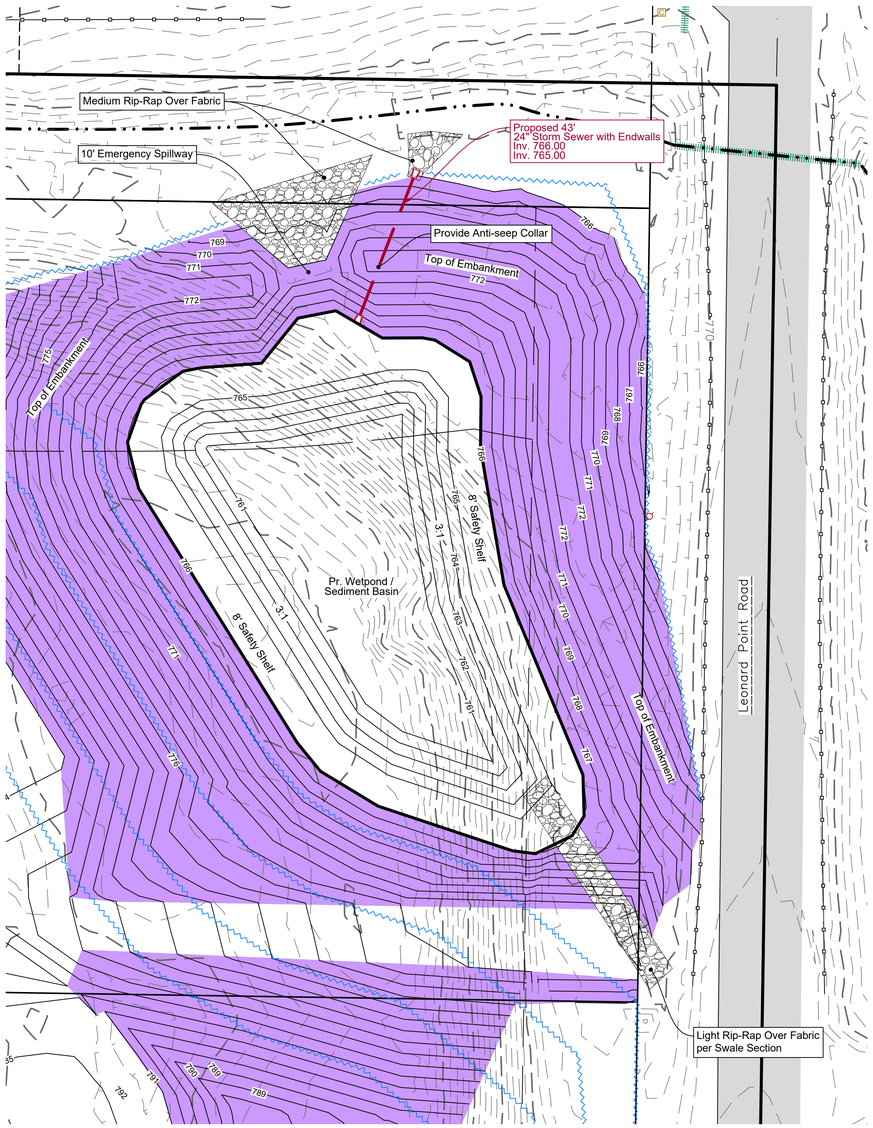

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# SAND FILTER DETAILS

## Springhetti Lake

Town of Algoma, Winnebago County, WI
For: Springhetti Real Estate

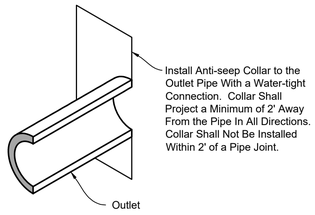
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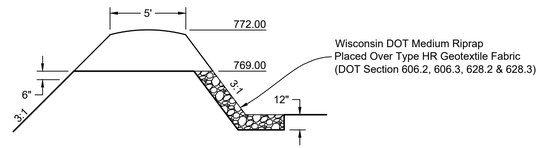

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## LEGEND

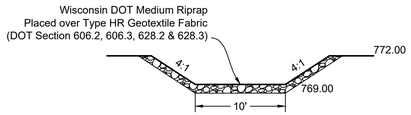
| | | |
|---|---|---|
| Sanitary Sewer (Pipe Size) | Sanitary MH / Tank / Base | CATV Pedestal |
| Storm Sewer (Pipe Size) | Catch Basin / Yard Drain | Gas Regulator |
| Fence - Wood | Hydrant | Sign |
| Culvert | Utility Pole | Post / Guard Post |
| Index Contour - Existing | Light Pole / Signal | Benchmark |
| Intermediate Contour - Existing | Guy Wire | Asphalt Pavement |
| Navigable Stream (Unchecked) | +799.9 Ex Spot Elevation | |
| Proposed Storm Sewer | Proposed Storm Manhole | |
| Proposed Contour | Proposed Curb Inlet | |
| Proposed Swale | Prop. Catch Basin / Yard Drain | |
| Proposed Culvert | Proposed Endwall | |
| Proposed Silt Fence | Proposed Rip Rap | |
| Prop. Drainage Direction | Proposed Urban Type B Erosion Mat | |
| Proposed Tracking Pad | Proposed Class I Type B Erosion Mat | |
| | Proposed Class III Type B Erosion Mat | |
| Proposed Ditch Check | Proposed Inlet Protection | |
| | Type of Inlet Protection | |



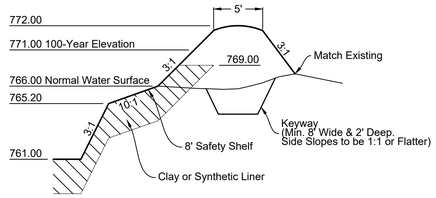

## ANTI-SEEP COLLAR



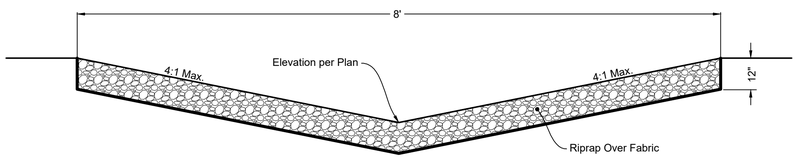

## EMERGENCY SPILLWAY SECTION




## EMERGENCY SPILLWAY DETAIL




## TYPICAL EMBANKMENT SECTION




## SWALE SECTION

Notes:
1. Excavate below channel outlet and widen channel outlet to the required riprap thickness for each apron. Subgrade to be set to zero grade and smoothed.
2. Place geotextile fabric on bottom and sides of prepared subgrade. Fabric shall extend under endwall in accordance with DOT specifications. (DOT Section 628.2 & 628.3)
3. Exercise care in placement of riprap to avoid damage to filter fabric.
4. Use riprap conforming to Wisconsin DOT specifications. (DOT Section 606.2 & 606.3)
5. Use DOT Type R geotextile fabric for light riprap. Use Type HR for medium and heavy riprap. (DOT Section 606.2, 606.3, 628.2 & 628.3)

Pond Notes:

1. The base of the embankment shall be stripped of all vegetation, stumps, topsoil and other matter. Stripping shall be to a minimum of 6 inches.
2. Embankments shall be constructed with non-organic soils and compacted to 90% standard proctor according to the procedures outlined in ASTM D-698. No tree stumps, or other organic material shall be buried in the embankment. The constructed embankment height shall be increased a minimum of 5% to account for settling.
3. All pipes extending through the embankment shall be bedded and backfilled with embankment or equivalent soils. The bedding and backfill shall be compacted in lifts and to the same standard as the original embankment. Excavation through a completed embankment shall have a side slope of 1:1 or flatter.
4. Topsoil shall be spread on all disturbed areas, except for elevations below the normal water, as work is completed. The minimum depth of topsoil shall be 4 inches.
5. All areas disturbed by pond construction shall be seeded as work is completed. Pond side slopes above permanent pool shall be temporarily seeded with annual rye or oats immediately after pond is "roughed in." This will require topsoil application. Slopes steeper than 10:1 but less than 4:1 will require properly anchored mulch in accordance with Section 627.1 of the DOT Standard Specifications for Highway and Structure Construction. DOT Class I, Type B erosion mat will be required on slopes steeper than 4:1 (Section 628.2 & 628.3).
6. Riprap at all inflow points shall extend a minimum of 18 vertical inches below the permanent pool. (Section 606.2 & 606.3)
7. Any rock encountered shall be excavated to a depth four feet deeper than the bottom of the pond liner.
8. The pond shall be constructed with a Type B Liner with the following WDNR specifications (Wet Detention Pond Technical Standard 1001). Liners include; Clay, High Density Polyethylene (HDPE), Polyethylene Pond Liner (PPL) or any liner satisfying Type A Liner criteria.

Clay liners specifications are as follows:
- 50% fines (200 sieve) or more.
- Hydraulic conductivity of 1 x 10-6 cm/sec or less.
- Average liquid limit of 16 or greater, with no value less than 14.
- Average PI of 7 or more, with no values less than 5.
- Clay compaction and documentation as specified in NRCS Wisconsin Construction Specification 204, Earthfill for Waste Storage Facilities.
- Minimum thickness of 2 feet.
- If in-situ soils meet the above requirements of the specification for a Type B Clay Liner, including a minimum saturated hydraulic conductivity of 1 x 10-6 cm/sec to a depth of 4 feet below the pond bottom, the in-situ soils then satisfy the pond liner requirements.

HDPE liner specifications are as follows:
- Minimum thickness of 40 mils.
- Design according to the criteria in Table 3 of NRCS 313, Waste Storage Facility Technical Standard.
- Install according to NRCS Wisconsin Construction Specification 202, Polyethylene Geomembrane Lining.

PPL liner Specifications are as follows:
- Minimum thickness of 30 mils.
- Design according to the criteria in Table 3 of NRCS 313, Waste Storage Facility Technical Standard.
- Install according to NRCS Wisconsin Construction Specification 202, Polyethylene Geomembrane Lining.

9. All liners must extend above the permanent pool up to the elevation of the 2-year, 24-hour rainfall event.
10. Any pond fountain or aeration device shall comply with conditions of DNR Technical Standard 1001 Section V.B.2.k.


DAVEL ENGINEERING & ENVIRONMENTAL, INC.
Civil Engineers and Land Surveyors
1164 Province Terrace, Menasha, WI 54952
Ph: 920-991-1868 Fax: 920-441-0804
www.davel.pro


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# POND DETAILS

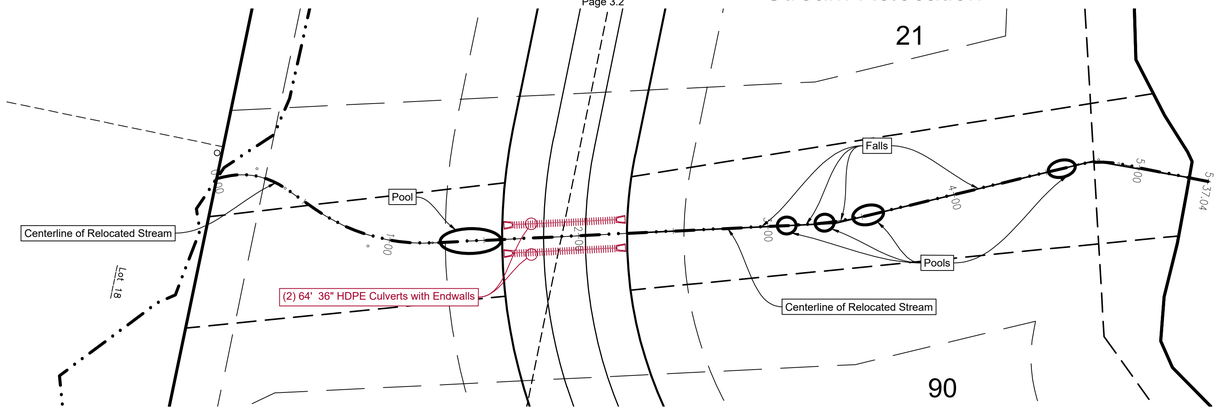
# Springhetti Lake

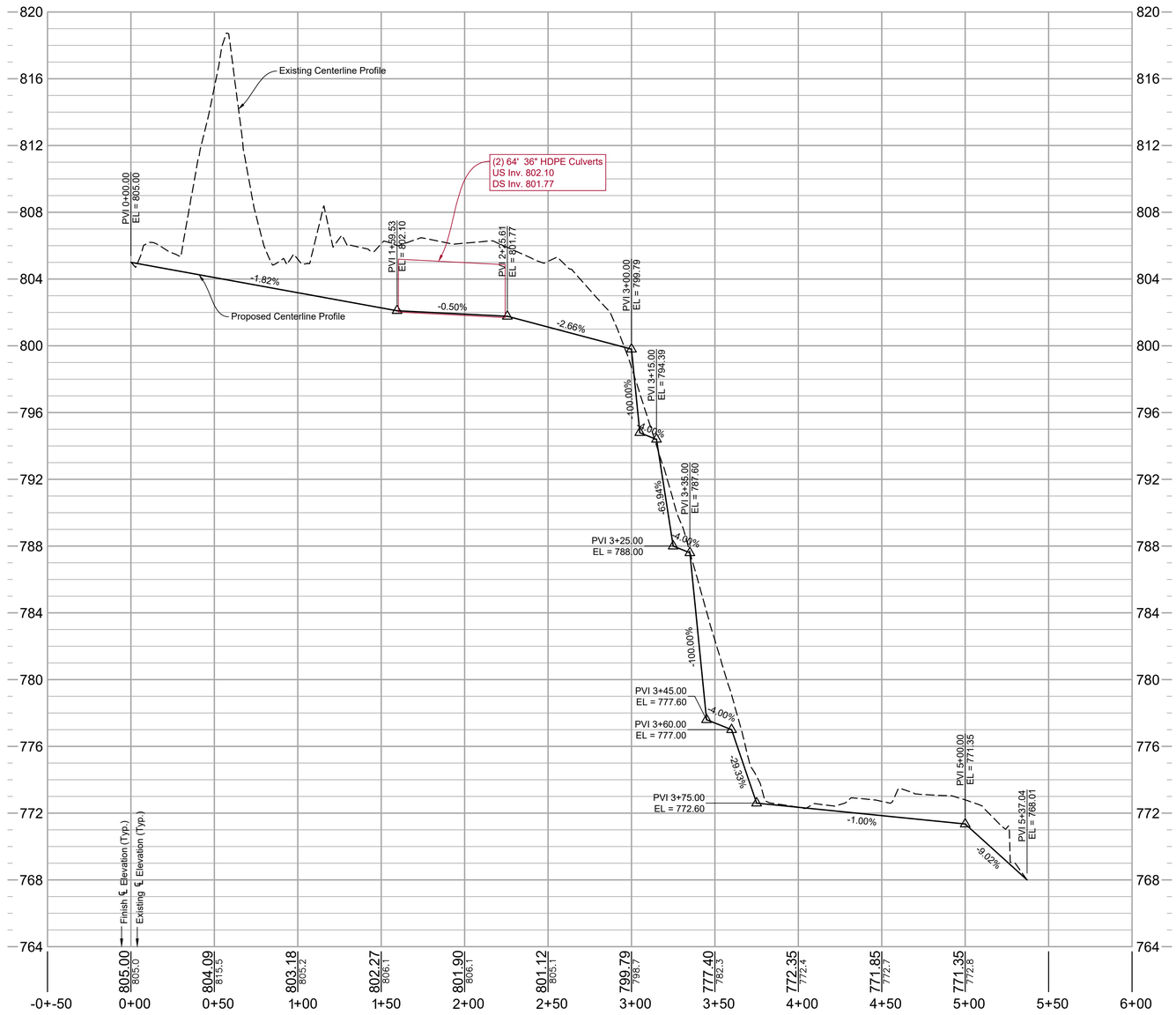
Town of Algoma, Winnebago County, WI
For: Springhetti Real Estate

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Filename: 8350engr.dwg
Author: TNW
Last Saved by: jennifer
Page 2.4

Prosperity Way
Page 3.2

# Stream Relocation




## NOTES:

RADIUS STATIONING IS TO BACK OF CURB.

814.16 = PROPOSED GRADE

ENDWALLS ARE INCLUDED IN CULVERT LENGTH

ALL STRUCTURES LOCATED WITHIN THE ROADWAY PAVEMENT ARE SET TO GRAVEL GRADE (FINISHED GRADE LESS ____')

## LEGEND

- Proposed Storm Sewer
- Proposed Sanitary Sewer
- Proposed Water Main
- Proposed Culvert
- Proposed Swale/ Ditch
- Proposed Sanitary Manhole
- Proposed Storm Manhole
- Proposed Curb Inlet
- Prop Catch Basin/Yard Drain
- Proposed Endwall
- Proposed Hydrant
- Proposed Valve
- Proposed Tee
- Proposed Cross
- Proposed Bend
- Proposed Reducer
- Proposed Plug

Horizontal 40 20 0 40
Vertical 0 2 4

# Springhetti Lake

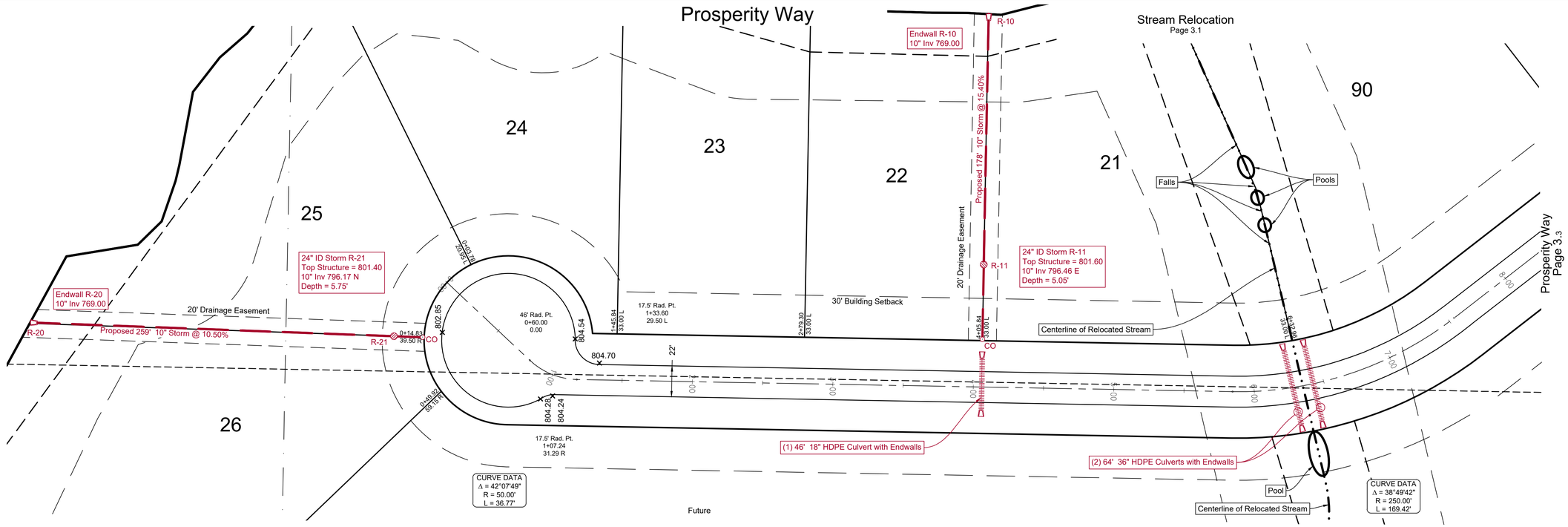
Town of Algoma, Winnebago County, WI
For: Springhetti Real Estate

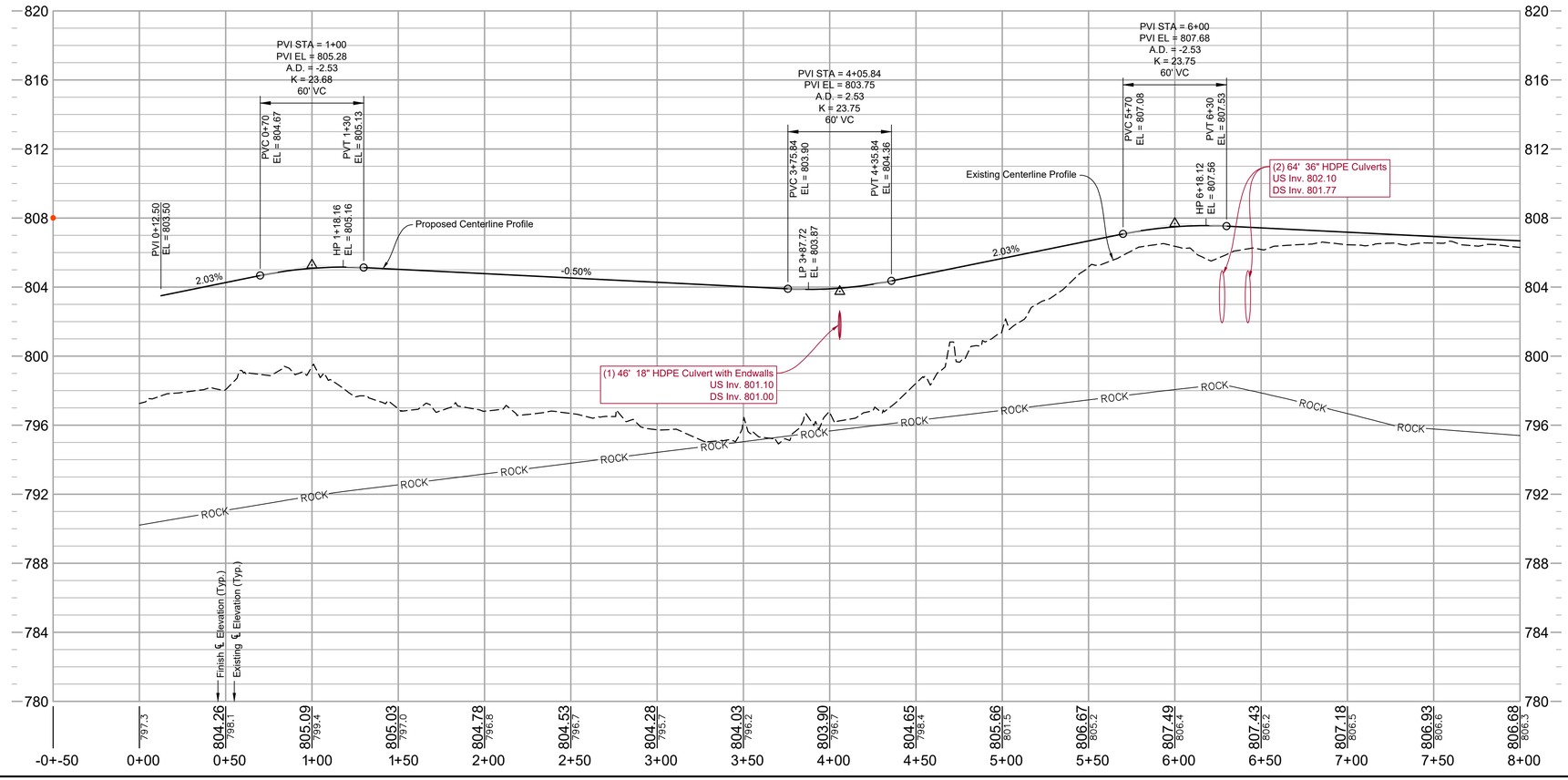
## IMPROVEMENT PLANS
Stream Relocation
Sta 0+00 to 5+37.04


DAVEL ENGINEERING & ENVIRONMENTAL, INC.
Civil Engineers and Land Surveyors
1164 Province Terrace, Menasha, WI 54952
Ph: 920-991-1866 Fax: 920-441-0804
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Date: March 21, 2025
Engineer: JRD
Drafted By: jennifer
Page: 3.1




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- Proposed Valve
- Proposed Tee
- Proposed Cross
- Proposed Bend
- Proposed Reducer
- Proposed Plug

Horizontal: 40 20 0 40
Vertical: 0 2 4

# Springhetti Lake

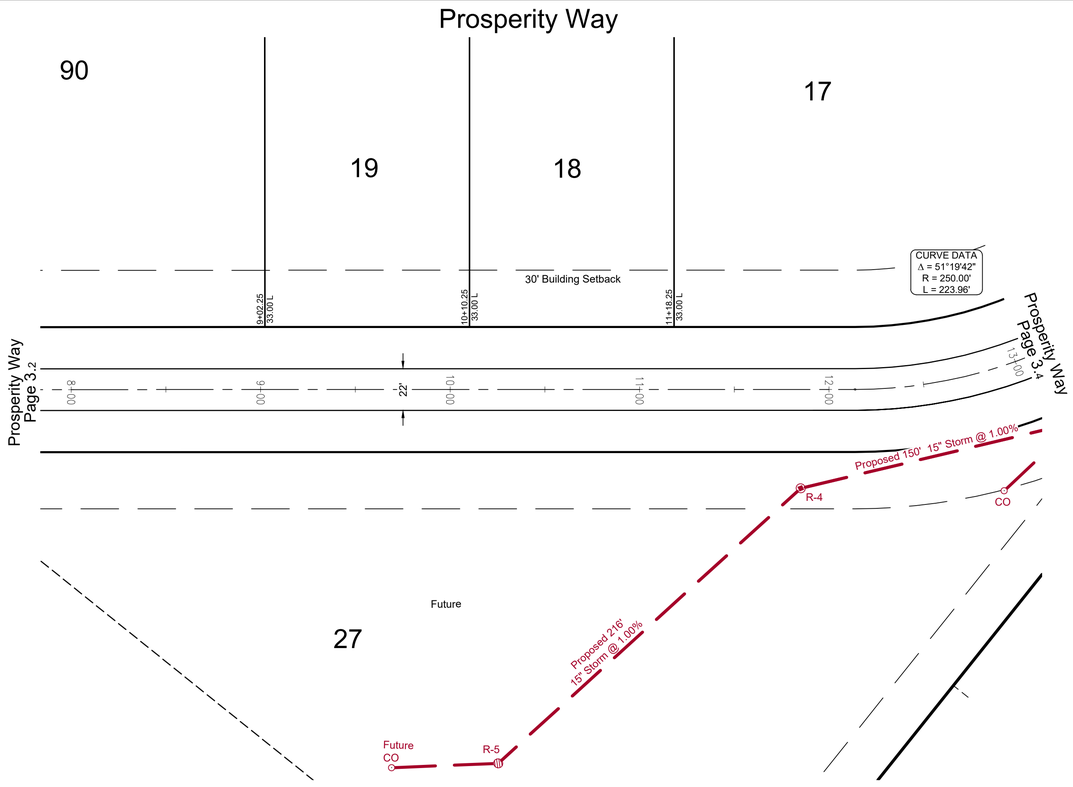
Town of Algoma, Winnebago County, WI
For: Springhetti Real Estate

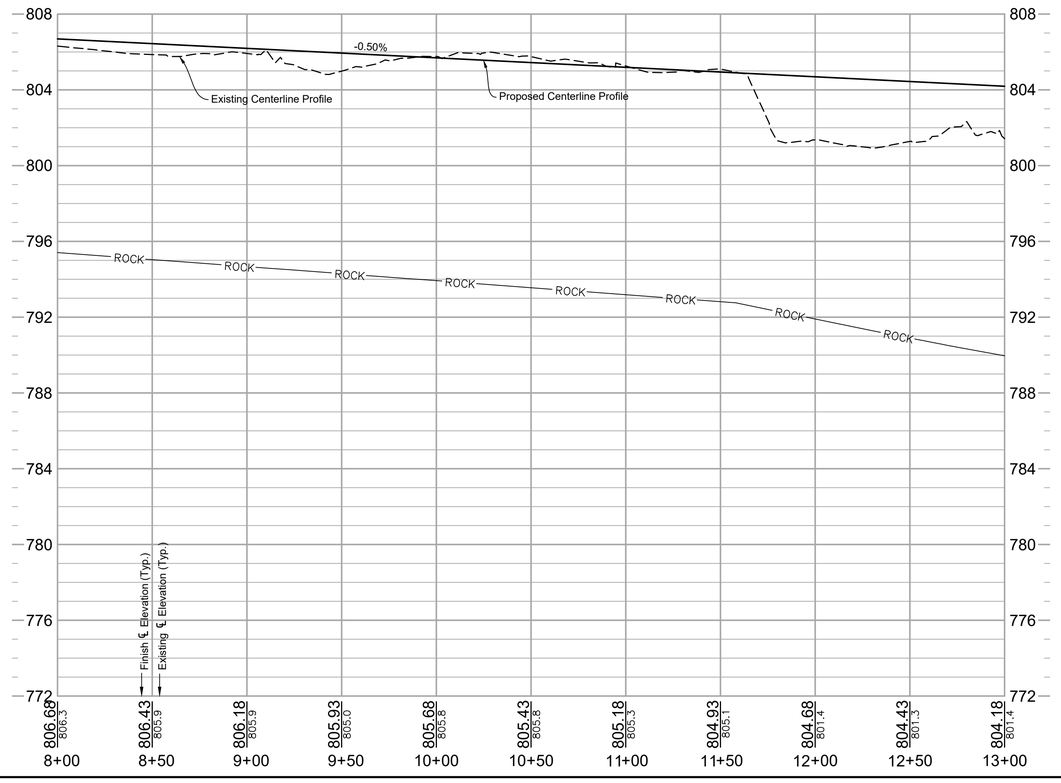
# IMPROVEMENT PLANS
Prosperity Way
Sta 0+00 to 8+00


DAVEL ENGINEERING & ENVIRONMENTAL, INC.
Civil Engineers and Land Surveyors
1164 Province Terrace, Menasha, WI 54952
Ph: 920-991-1866 Fax: 920-441-0804
www.davel.pro


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| Engineer: JRD | Drafted By: eric | |




## NOTES:

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- Proposed Valve
- Proposed Tee
- Proposed Cross
- Proposed Bend
- Proposed Reducer
- Proposed Plug

Horizontal 40 20 0 40
Vertical 0 2 4

# Springhetti Lake

Town of Algoma, Winnebago County, WI
For: Springhetti Real Estate

# IMPROVEMENT PLANS

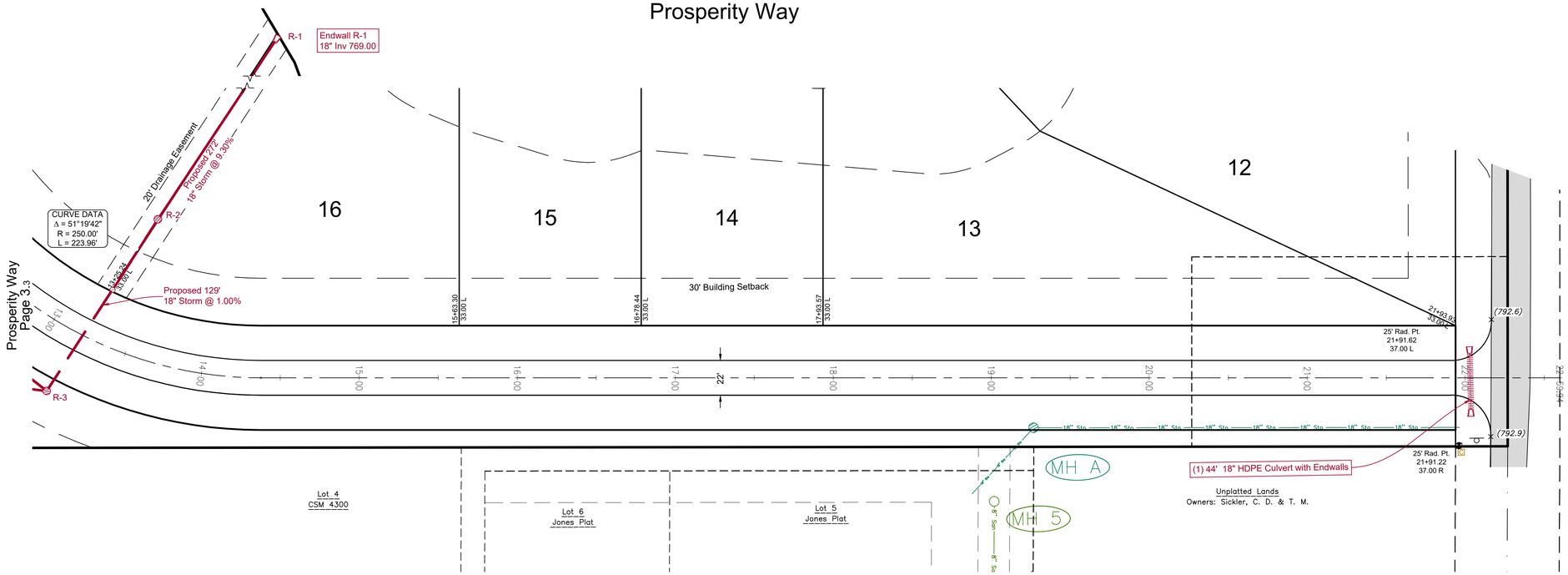
Prosperity Way
Sta 8+00 to 13+00

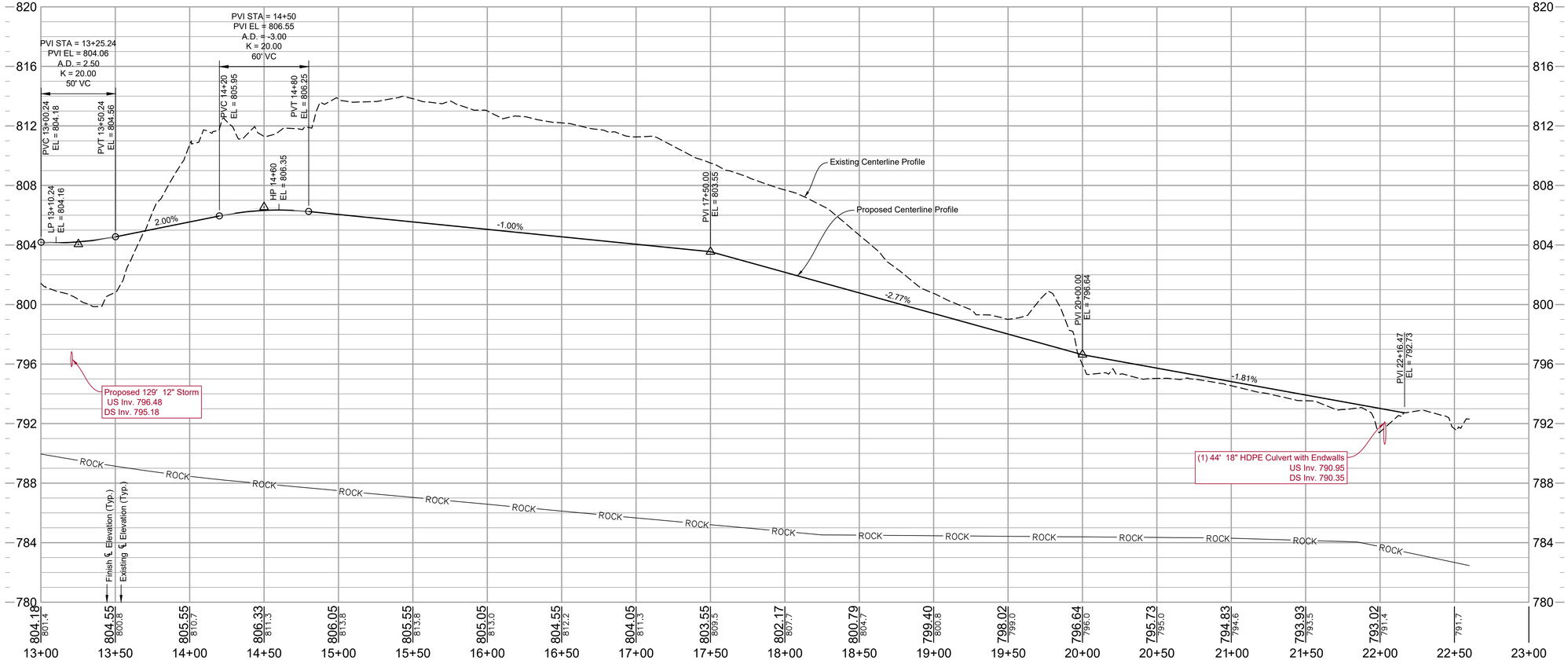
DAVEL ENGINEERING & ENVIRONMENTAL, INC.
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| Engineer: JRD | Drafted By: eric |

# Prosperity Way




## NOTES:

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- Proposed Cross
- Proposed Bend
- Proposed Reducer
- Proposed Plug

Horizontal 40 20 0 40
Vertical 4 2 0

# Springhetti Lake

Town of Algoma, Winnebago County, WI
For: Springhetti Real Estate

# IMPROVEMENT PLANS

Prosperity Way
Sta 13+00 to 22+59.94


DAVEL ENGINEERING & ENVIRONMENTAL, INC.
Civil Engineers and Land Surveyors
1164 Province Terrace, Menasha, WI 54952
Ph: 920-991-1866 Fax: 920-441-0804
www.davel.pro


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Filename: 8350Prof2.dwg
Date: March 21, 2025
Engineer: JRD
Drafted By: eric
Page: 3.4

**BRIAN P. O'ROURKE**
Land Use Planner



112 OTTER AVE, PO BOX 2808
OSHKOSH, WI 54903-2808

OSHKOSH (920) 232-3340
FOX CITIES (920) 727-2880
FAX (920) 232-3347

Zoningdepartment@winnebagocountywi.gov

# Winnebago County
## Zoning Department

The Wave of the Future

04/10/2025

TO: Winnebago County Property Owner

FROM: Land Use Planner, Winnebago County

RE: Preliminary Plat Approval Informational Hearing – Springhetti Lake (Town of Algoma)

Dear Property Owner:

The Winnebago County Planning and Zoning Committee will conduct a public informational hearing regarding the above referenced plat on May 27, 2025 at 6:30 P.M. in the 1st Floor Conference Room, Rm 120, at the David Albrecht Administration Building located at 112 Otter St, Oshkosh or virtually via Microsoft teams at the following link. https://winnebagocowi.portal.civicclerk.com/event/444/files

As an adjacent property owner, you are hereby notified that you may attend the hearing at the time indicated and present testimony for or against the proposal. At the hearing you may either represent yourself, or, you may be represented by agent or attorney.

Affected Parcels: 002-0027; 002-0020; 002-0025, & 002-0022
General Location of Property: Leonard Point Rd – Town of Algoma
Proposed Use of Property: Residential
Applicant: Dan Springhetti

Please feel free to contact me at your convenience if you have questions concerning this matter.

Respectfully,

Brian O'Rourke, AICP
Land Use Planner

Cc: Davel Engineering & Environmental Inc

TOWN OF ALGOMA
*A community connected*

# AGENDA MEMORANDUM

**To:** Honorable Town Chairperson and Town Supervisors

**From:** Maggie Mahoney, Administrator

**Date:** May 21, 2025

**RE:** Award bid for 2025 Asphalt Resurfacing Project to Northeast Asphalt, Inc in the amount of $132,144.70.

---

**SUMMARY:**
Attached is the bid tab and letter of recommendation from the town engineer for the 2025 Asphalt Resurfacing project for the following roads:

- Sheboygan Street
- Conrad Street
- Kewaunee Street
- Oneida Avenue
- Sherrin Street (supplemental bid item)

The lowest total base bid plus supplemental bid is $132,144.70 with Northeast Asphalt, Inc. The 2025 approved budget includes $160,000 for this project. There will an estimated $5,000-$10,000 in additional costs for engineering and legal, but the project is well under budget.

**RECOMMENDED ACTION:** Staff recommend awarding the base bid and supplemental bid. Should the Town Board agree the following motion may be made:

*"Motion to award the bid for 2025 Asphalt Resurfacing Project to Northeast Asphalt, Inc in the amount of $132,144.70."*

**ATTACHMENTS:**

1. 2025 Asphalt Resurfacing Project Notice of Award and bid tab

McMAHON
ENGINEERS ARCHITECTS

May 7, 2025

Town of Algoma
Attn: Maggie Mahoney, Administrator
15 North Oakwood Road
Oshkosh, WI 54904

Re: Town of Algoma
2025 Asphalt Resurfacing Program
Letter of Recommendation
McM. No. A0018-09-25-00260

Dear Maggie:

On May 7, 2025, bids were received for the 2025 Asphalt Resurfacing Program project. Three bids were received, ranging in base bid price from $105,408.95 to $154,981.30 (bid tabulation enclosed).

Based upon the bids received, we recommend awarding Contract A0018-09-25-00260 to the low bidder, Northeast Asphalt, Inc., in the amount of $132,144.70 (Base Bid + Supplemental Bid 1).

If you agree with our recommendation, please date and sign the enclosed Notices of Award, and return it to our office for incorporation into the Contract Documents.

If you have any questions, please feel free to contact me.

Respectfully,

McMahon Associates, Inc.

Phillip T. Kleman, CPESC
Associate / Municipal & Water Resources Engineer

PTK:car

Enclosures: Notice of Award
Bid Tabulation

**SECTION 00 51 00.00**

**NOTICE OF AWARD**

Dated: _____

To: NORTHEAST ASPHALT, INC.
W6380 Design Drive
Greenville, WI 54942

Contract No. A0018-09-25-00260

Project: 2025 ASPHALT RESURFACING PROGRAM
For The
TOWN OF ALGOMA | Winnebago County, Wisconsin

---

You are notified that your Bid, dated May 7, 2025, for the above Contract has been considered. You are the apparent successful Bidder and have been awarded a Contract for the 2025 Asphalt Resurfacing Program for the Town of Algoma, Winnebago County, Wisconsin.

Base Bid .....$105,408.95
Supplemental Bid 1 .....$26,735.75
Contract Price.....$132,144.70

The Contract Price of your Contract is One Hundred Thirty-Two Thousand One Hundred Forty-Four & 70/100 Dollars ($132,144.70).

You must comply with the following conditions precedent within **15-days** of the date of this Notice of Award, that is by _____.

1. You must deliver to the OWNER three (3) fully executed counterparts of the Agreement including all the Contract Documents.
2. You must deliver with the executed Agreement the Contract Security (bonds), as specified in the Instructions to Bidders, General Conditions (Paragraph 5.01) and Supplementary Conditions.
3. You must deliver Insurance Certification complying with the General Conditions and Supplemental Conditions of the Contract Documents.

Failure to comply with these conditions within the time specified will entitle OWNER to consider your Bid abandoned, to annul this Notice of Award and to declare your Bid Security forfeited.

One (1) fully signed counterpart of the Agreement, with the Contract Documents attached, will be returned to you within 15-days after you comply with the above noted conditions.

**TOWN OF ALGOMA | Winnebago County, Wisconsin**

_____ _____
(authorized signature) (title)

Witness: _____

# BID TABULATION

**OWNER:** TOWN OF ALGOMA
**Project Name:** 2025 Asphalt Resurfacing Program
Contract No. A0018-09-25-00260
Bid Date/Time: May 7, 2025 @ 10:00 a.m., local time
Project Manager: Phil Kleman

**Engineer:** McMAHON ASSOCIATES, INC.
1445 McMahon Drive
PO Box 1025
Neenah, WI 54956 / 54957-1025

NORTHEAST ASPHALT, INC.
W6380 Design Drive
Greenville, WI 54942

KARTECHNER BROTHERS LLC
N11829 County Road I
Waupun, WI 53963

MCC, INC.
2600 N. Roemer Road
PO Box 1137
Appleton, WI 54912-1137

**BASE BID A | SHEBOYGAN STREET**

| Item | Qty | Unit | Description | Unit Price | Total | Unit Price | Total | Unit Price | Total |
|---|---|---|---|---|---|---|---|---|---|
| A-1 | 1 | L.S. | Mobilization | $1,780.00 | $1,780.00 | $2,750.00 | $2,750.00 | $2,650.00 | $2,650.00 |
| A-2 | 2,585 | S.Y. | Asphaltic Surface Milling (Nominal 2 Inch Depth) | $1.30 | $3,360.50 | $1.35 | $3,489.75 | $3.50 | $9,047.50 |
| A-3 | 326 | TON | 2 Inch HMA Pavement, 4 LT 58-28 S (Surface Layer) | $63.20 | $20,603.20 | $69.32 | $22,598.32 | $82.20 | $26,797.20 |
| A-4 | 24 | TON | 3/4 Inch Base Aggregate Dense (Shoulders) | $48.95 | $1,174.80 | $31.31 | $751.44 | $46.40 | $1,113.60 |
| | | | **SUB-TOTAL A (Items A-1 through A-4, Inclusive)** | | **$26,918.50** | | **$29,589.51** | | **$39,608.30** |

**BASE BID B | CONRAD STREET**

| Item | Qty | Unit | Description | Unit Price | Total | Unit Price | Total | Unit Price | Total |
|---|---|---|---|---|---|---|---|---|---|
| B-1 | 1 | L.S. | Mobilization | $1,780.00 | $1,780.00 | $2,106.22 | $2,106.22 | $2,650.00 | $2,650.00 |
| B-2 | 2,626 | S.Y. | Asphaltic Surface Milling (Nominal 2 Inch Depth) | $1.30 | $3,413.80 | $1.33 | $3,492.58 | $3.50 | $9,191.00 |
| B-3 | 331 | TON | 2 Inch HMA Pavement, 4 LT 58-28 S (Surface Layer) | $63.20 | $20,919.20 | $69.31 | $22,941.61 | $82.20 | $27,208.20 |
| B-4 | 25 | TON | 3/4 Inch Base Aggregate Dense (Shoulders) | $48.95 | $1,223.75 | $31.41 | $785.25 | $46.40 | $1,160.00 |
| | | | **SUB-TOTAL B (Items B-1 through B-4, Inclusive)** | | **$27,336.75** | | **$29,325.66** | | **$40,209.20** |

**BASE BID C | KEWAUNEE STREET**

| Item | Qty | Unit | Description | Unit Price | Total | Unit Price | Total | Unit Price | Total |
|---|---|---|---|---|---|---|---|---|---|
| C-1 | 1 | L.S. | Mobilization | $1,780.00 | $1,780.00 | $2,106.22 | $2,106.22 | $2,650.00 | $2,650.00 |
| C-2 | 2,629 | S.Y. | Asphaltic Surface Milling (Nominal 2 Inch Depth) | $1.30 | $3,417.70 | $1.33 | $3,496.57 | $3.50 | $9,201.50 |
| C-3 | 331 | TON | 2 Inch HMA Pavement, 4 LT 58-28 S (Surface Layer) | $63.20 | $20,919.20 | $69.31 | $22,941.61 | $82.20 | $27,208.20 |
| C-4 | 25 | TON | 3/4 Inch Base Aggregate Dense (Shoulders) | $48.95 | $1,223.75 | $31.41 | $785.25 | $46.40 | $1,160.00 |
| | | | **SUB-TOTAL C (Items C-1 through C-4, Inclusive)** | | **$27,340.65** | | **$29,329.65** | | **$40,219.70** |

**BASE BID D | ONEIDA AVENUE**

| Item | Qty | Unit | Description | Unit Price | Total | Unit Price | Total | Unit Price | Total |
|---|---|---|---|---|---|---|---|---|---|
| D-1 | 1 | L.S. | Mobilization | $1,780.00 | $1,780.00 | $2,106.22 | $2,106.22 | $2,650.00 | $2,650.00 |
| D-2 | 2,249 | S.Y. | Asphaltic Surface Milling (Nominal 2 Inch Depth) | $1.30 | $2,923.70 | $1.33 | $2,991.17 | $3.50 | $7,871.50 |
| D-3 | 283 | TON | 2 Inch HMA Pavement, 4 LT 58-28 S (Surface Layer) | $63.20 | $17,885.60 | $69.33 | $19,620.39 | $82.20 | $23,262.60 |
| D-4 | 25 | TON | 3/4 Inch Base Aggregate Dense (Shoulders) | $48.95 | $1,223.75 | $31.41 | $785.25 | $46.40 | $1,160.00 |
| | | | **SUB-TOTAL D (Items D-1 through D-4, Inclusive)** | | **$23,813.05** | | **$25,503.03** | | **$34,944.10** |
| | | | **TOTAL (Items A through D, Inclusive)** | | **$105,408.95** | | **$113,747.85** | | **$154,981.30** |

**SUPPLEMENTAL BID 1 | SHERRIN STREET**

| Item | Qty | Unit | Description | Unit Price | Total | Unit Price | Total | Unit Price | Total |
|---|---|---|---|---|---|---|---|---|---|
| 1-1 | 1 | L.S. | Mobilization | $1,250.00 | $1,250.00 | $2,106.22 | $2,106.22 | $2,650.00 | $2,650.00 |
| 1-2 | 2,620 | S.Y. | Asphaltic Surface Milling (Nominal 2 Inch Depth) | $1.30 | $3,406.00 | $1.33 | $3,484.60 | $3.50 | $9,170.00 |
| 1-3 | 330 | TON | 2 Inch HMA Pavement, 4 LT 58-28 S (Surface Layer) | $63.20 | $20,856.00 | $69.31 | $22,872.30 | $82.20 | $27,126.00 |
| 1-4 | 25 | TON | 3/4 Inch Base Aggregate Dense (Shoulders) | $48.95 | $1,223.75 | $31.41 | $785.25 | $46.40 | $1,160.00 |
| | | | **SUB-TOTAL (Items 1-1 through 1-4, Inclusive)** | | **$26,735.75** | | **$29,248.37** | | **$40,106.00** |
| | | | **TOTAL BASE BID + SUPPLEMENTAL BID** | | **$132,144.70** | | **$142,996.22** | | **$195,087.30** |
| | | | Bid Security | 5% Bid Bond | | 5% Bid Bond | | 5% Bid Bond | |

Docusign Envelope ID: B4B1A85C-B216-4F2A-B810-921DE0741B66

McMAHON
ENGINEERS \ ARCHITECTS
McMAHON ASSOCIATES, INC.

1445 MCMAHON DRIVE P.O. BOX 1025
NEENAH, WI 54956 NEENAH, WI 54957-1025

TELEPHONE: 920.751.4200
FAX: 920.751.4284

# CHANGE ORDER

NORTHEAST ASPHALT, INC.
W6380 Design Drive
Greenville, WI 54942

| | |
|---|---|
| Contract No. | 2024 – 02 |
| Project File No. | A0018-09-22-00615.06 |
| Change Order No. | Two (2) |
| Issue Date: | April 22, 2025 |
| Project: | Town of Algoma Bellhaven Lane<br>Iron Enhanced Sand Filter |

**You Are Directed To Make The Changes Noted Below In The Subject Contract:**

| | (Item Description) | (Price) |
|---|---|---|
| 2.1 | Remove Existing Tree/Shrubs 1 L.S. @ $1,750.00/L.S. ..... ADD | + $1,750.00 |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | **TOTAL** | **+ $1,750.00** |

**The Changes Result In The Following Adjustments:**

| | CONTRACT PRICE | TIME |
|---|---|---|
| Prior To This Change Order | $412,610.01 | - days |
| Adjustments Per This Change Order | + $1,750.00 | 0 days |
| Current Contract Status | **$414,360.01** | - days |

Recommended:
**McMAHON ASSOCIATES, INC.**
Neenah, Wisconsin

By:
Date: 4/22/25

Accepted:
**NORTHEAST ASPHALT, INC.**
Greenville, Wisconsin

Signed by:
By: Jake Brucker Initial JP
6F2B76C0A7344CA...
Date: 4/22/2025 | 10:19 AM CDT

Authorized:
**TOWN OF ALGOMA**
Winnebago County, Wisconsin

By:
Date: 4-23-25

☐ OWNER Copy
☐ CONTRACTOR Copy
☐ ENGINEER Copy (Contract Copy)
☐ FILE COPY

Four (4) Copies Should Accompany This Change Order
***Execute And Return To ENGINEER For Distribution***

McMAHON
ENGINEERS ARCHITECTS

April 14, 2025

Town of Algoma
Attn: Maggie Mahoney
15 N. Oakwood Road
Oshkosh, WI 54904

Re: Town of Algoma
2024 – 02 | Bellhaven Lane Iron Enhanced Sand Filter
Certificate for Payment #3
McM. No. A0018-09-22-00615

Dear Maggie:

Enclosed herewith is Certificate for Payment #3 for the above referenced project. This Certificate is issued to Northeast Asphalt, Inc. in the amount of $14,544.63 for partial payment for work performed through April 4, 2025.

Please process the enclosed, and forward payment to Northeast Asphalt, Inc. Should you have any questions, please contact our office at your convenience.

Respectfully,

McMahon Associates, Inc.

Phil T. Kleman, CPESC
Associate / Municipal & Water Resources Engineer

PTK:car

cc: Northeast Asphalt, Inc.

Enclosure: Certificate for Payment #3

McMAHON
ENGINEERS \ ARCHITECTS
McMAHON ASSOCIATES, INC.
1445 MCMAHON DRIVE PO BOX 1025
NEENAH, WI 54956 NEENAH, WI 54957-1025
TELEPHONE: 920.751.4200
FAX: 920.751.4284

# CERTIFICATE FOR PAYMENT

TOWN OF ALGOMA
15 N. Oakwood Road
Oshkosh, WI 54904

| | |
|---|---|
| Contract No. | 2024 - 02 |
| Project File No. | A0018-09-22-00615.06 |
| Certificate No. | Three (3) |
| Issue Date: | April 14, 2025 |
| Project: | Bellhaven Lane Iron Enhanced Sand Filter |

This Is To Certify That, In Accordance With The Contract Documents Dated: April 30, 2024

NORTHEAST ASPHALT
W6380 Design Drive
Greenville, WI 54942

Is Entitled To Partial Payment For Work Performed Through: April 4, 2025

☒ Contractor's Application for Payment Attached
☒ Itemized Cost Breakdown Attached

| | | | |
|---|---|---|---|
| Original Contract | $410,675.01 | Completed To Date | $404,079.01 |
| Net Change Orders | + $1,935.00 | Retainage 5%* | $10,315.25 |
| Current Contract Amount | **$412,610.01** | Subtotal | **$393,763.76** |
| | | Previously Certified | $379,219.13 |

*5% of 50% of Current Contract Amount

**Amount Due This Payment: $14,544.63**

Please process and forward payment to NORTHEAST ASPHALT, INC.

Certified By:
**McMAHON ASSOCIATES, INC.**
**Neenah, Wisconsin**



Phil T. Kleman, CPESC
Associate / Municipal & Water Resources Engineer

# CERTIFICATE FOR PAYMENT #3 (FINAL)

**TOWN OF ALGOMA**
**Bellhaven Lane Iron Enhanced Sand Filter**
Contract No. 2024-02
McM No. A0018-09-22-00615

**Contractor:** NORTHEAST ASPHALT, INC.
W6380 DESIGN DRIVE
GREENVILLE, WI 54942

**Engineer:** McMAHON ASSOCIATES, INC.
1445 McMahon Drive
PO Box 1025
Neenah, WI 54956 / 54957-1025

| Item | Qty | Unit | Description | Bid Prices | | Previous Requests | | This Request | | Completed to Date | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | Unit Price | Total | Qty | Total | Qty | Total | Qty | Total |
| 1. | 1 | L.S. | Traffic Control | $3,624.36 | $3,624.36 | 1.0 | $3,624.36 | | $0.00 | 1.0 | $3,624.36 |
| 2. | 1 | L.S. | Tracking Pad (If Needed) | $1,401.58 | $1,401.58 | 1 | $1,401.58 | | $0.00 | 1 | $1,401.58 |
| 3. | 1 | L.S. | Turbidity Barrier | $650.00 | $650.00 | 1 | $650.00 | | $0.00 | 1 | $650.00 |
| 4. | 20 | L.F. | Silt Fence | $12.00 | $240.00 | 20 | $240.00 | | $0.00 | 20 | $240.00 |
| 5. | 5 | Ea. | Inlet Protection | $145.00 | $725.00 | 5 | $725.00 | | $0.00 | 5 | $725.00 |
| 6. | 4 | Ea. | Temporary Ditch Checks | $115.00 | $460.00 | 4 | $460.00 | | $0.00 | 4 | $460.00 |
| 7. | 1 | L.S. | Dewatering | $1,551.53 | $1,551.53 | 1 | $1,551.53 | | $0.00 | 1 | $1,551.53 |
| 8. | 1 | L.S. | Clearing & Grubbing | $6,000.00 | $6,000.00 | 1 | $6,000.00 | | $0.00 | 1 | $6,000.00 |
| 9. | 515 | L.F. | Sawcut Asphalt | $2.29 | $1,179.35 | 515 | $1,179.35 | | $0.00 | 515 | $1,179.35 |
| 10. | 1 | L.S. | Remove Existing Culverts, Storm Sewer or Storm Structures | $1,300.00 | $1,300.00 | 1 | $1,300.00 | | $0.00 | 1 | $1,300.00 |
| 11. | 1 | L.S. | Abandon / Bulkhead Existing Storm Sewer or Culverts | $3,550.00 | $3,550.00 | 1 | $3,550.00 | | $0.00 | 1 | $3,550.00 |
| 12. | 4 | Ea. | Pothole Water Main & Water Service Crossings | $500.00 | $2,000.00 | 4 | $2,000.00 | | $0.00 | 4 | $2,000.00 |
| 13. | 1 | L.S. | Common Excavation / Site Grading (Estimated at 660 C.Y.) | $62,606.78 | $62,606.78 | 1.00 | $62,606.78 | | $0.00 | 1.00 | $62,606.78 |
| 14. | 350 | S.Y. | Remove Unsuitable Soil & Replace with 2 Foot Clay Liner, If Needed | $0.01 | $3.50 | 0 | $0.00 | | $0.00 | 0 | $0.00 |
| 15. | 1 | L.S. | Geotechnical Engineer / Clay Liner Letter of Opinion | $2,000.00 | $2,000.00 | 1 | $2,000.00 | | $0.00 | 1 | $2,000.00 |
| 16. | 347 | C.Y. | Sand (Filter Bed) | $51.79 | $17,971.13 | 347 | $17,971.13 | | $0.00 | 347 | $17,971.13 |
| 17. | 52,000 | Lbs. | Iron Fillings | $0.64 | $33,280.00 | 52,000 | $33,280.00 | | $0.00 | 52,000 | $33,280.00 |
| 18. | 78 | C.Y. | Pea Gravel | $57.04 | $4,449.12 | 78 | $4,449.12 | | $0.00 | 78 | $4,449.12 |
| 19. | 235 | C.Y. | Gravel Storage Layer | $40.03 | $9,407.05 | 235 | $9,407.05 | | $0.00 | 235 | $9,407.05 |
| 20. | 1 | Ea. | Stone Weeper | $4,026.05 | $4,026.05 | 1 | $4,026.05 | | $0.00 | 1 | $4,026.05 |
| 21. | 64 | L.F. | 24 Inch x 38 Inch HE RCP CL III Storm Sewer | $170.00 | $10,880.00 | 64 | $10,880.00 | | $0.00 | 64 | $10,880.00 |
| 22. | 93 | L.F. | 12 Inch RCP CL IV Storm Sewer | $89.00 | $8,277.00 | 92 | $8,188.00 | | $0.00 | 92 | $8,188.00 |
| 23. | 569 | L.F. | 30 Inch Storm Sewer | $155.00 | $88,195.00 | 567 | $87,885.00 | | $0.00 | 567 | $87,885.00 |
| 24. | 47 | L.F. | 15 Inch Storm Sewer | $85.00 | $3,995.00 | 47 | $3,995.00 | | $0.00 | 47 | $3,995.00 |
| 25. | 8 | L.F. | 12 Inch Storm Sewer | $89.00 | $712.00 | 8 | $712.00 | | $0.00 | 8 | $712.00 |
| 26. | 25 | L.F. | 13 Inch x 17 Inch CMP - Arch Culvert | $70.00 | $1,750.00 | 24 | $1,680.00 | | $0.00 | 24 | $1,680.00 |
| 27. | 44 | L.F. | 20 Inch x 28 Inch CMP-Arch Culvert | $92.00 | $4,048.00 | 44 | $4,048.00 | | $0.00 | 44 | $4,048.00 |
| 28. | 441 | L.F. | 6 Inch Sch 40 PVC Perforated Underdrain | $14.99 | $6,610.59 | 415 | $6,220.85 | | $0.00 | 415 | $6,220.85 |
| 29. | 59 | L.F. | 8 Inch Sch 40 PVC Perforated Underdrain | $24.89 | $1,468.51 | 50 | $1,244.50 | | $0.00 | 50 | $1,244.50 |
| 30. | 40 | L.F. | 4 Inch Sch 40 PVC Storm Lateral | $66.00 | $2,640.00 | 40 | $2,640.00 | | $0.00 | 40 | $2,640.00 |
| 31. | 11.19 | V.F. | Storm Manhole or Inlet Manhole (6 Foot Diameter) | $1,055.00 | $11,805.45 | 12 | $12,617.80 | | $0.00 | 12 | $12,617.80 |
| 32. | 32.87 | V.F. | Storm Manhole or Inlet Manhole (5 Foot Diameter) | $1,078.00 | $35,433.86 | 34 | $36,134.56 | | $0.00 | 34 | $36,134.56 |
| 33. | 1 | Ea. | Storm Yard Drain (30 Inch Diameter) | $2,850.00 | $2,850.00 | 1 | $2,850.00 | | $0.00 | 1 | $2,850.00 |
| 34. | 1 | Ea. | Outlet Structure (2 Foot x 3 Foot Box) | $6,520.00 | $6,520.00 | 1 | $6,520.00 | | $0.00 | 1 | $6,520.00 |
| 35. | 1 | Ea. | 24 Inch x 38 Inch HE RCP Apron Endwall with Trash Guard | $3,935.00 | $3,935.00 | 1 | $3,935.00 | | $0.00 | 1 | $3,935.00 |
| 36. | 2 | Ea. | 12 Inch RCP Apron Endwall | $1,162.00 | $2,324.00 | 2 | $2,324.00 | | $0.00 | 2 | $2,324.00 |
| 37. | 2 | Ea. | 13 Inch x 17 Inch CMP-Arch Flared End Section | $291.00 | $582.00 | 2 | $582.00 | | $0.00 | 2 | $582.00 |
| 38. | 2 | Ea. | 20 Inch x 28 Inch CMP-Arch Flared End Section | $382.00 | $764.00 | 2 | $764.00 | | $0.00 | 2 | $764.00 |
| 39. | 1 | Ea. | 8 Inch PVC Cleanout (10 Inch Frost Sleeve) | $1,122.26 | $1,122.26 | 1 | $1,122.26 | | $0.00 | 1 | $1,122.26 |
| 40. | 4 | Ea. | 6 Inch PVC Cleanout (8 Inch Frost Sleeve) | $490.36 | $1,961.44 | 4 | $1,961.44 | | $0.00 | 4 | $1,961.44 |
| 41. | 3 | Ea. | 4 Inch PVC Cleanout (6 Inch Frost Sleeve) | $525.00 | $1,575.00 | 3 | $1,575.00 | | $0.00 | 3 | $1,575.00 |
| 42. | 2 | Ea. | Connect Existing Storm Sewer to New Storm Manhole / Structure | $1,275.00 | $2,550.00 | 2 | $2,550.00 | | $0.00 | 2 | $2,550.00 |
| 43. | 1 | Ea. | Lower 8 Inch Water Main, If Needed | $6,500.00 | $6,500.00 | 1 | $6,500.00 | | $0.00 | 1 | $6,500.00 |
| 44. | 1 | Ea. | Lower 6 Inch Water Main, If Needed | $5,700.00 | $5,700.00 | 1 | $5,700.00 | | $0.00 | 1 | $5,700.00 |
| 45. | 1 | Ea. | Lower 1-1/2 Inch Water Service, If Needed | $2,300.00 | $2,300.00 | 0 | $0.00 | | $0.00 | 0 | $0.00 |
| 46. | 35 | C.Y. | Extra Light Rip-Rap | $46.51 | $1,627.85 | 35 | $1,627.85 | | $0.00 | 35 | $1,627.85 |
| 47. | 490 | S.Y. | HMA Pavement Restoration, 3-1/2 Inch | $36.40 | $17,836.00 | 477 | $17,362.80 | | $0.00 | 477 | $17,362.80 |
| 48. | 26 | S.Y. | HMA Driveway Restoration, 3 Inch | $36.10 | $938.60 | 40 | $1,444.00 | | $0.00 | 40 | $1,444.00 |
| 49. | 1 | L.S. | Temporary Stabilization for Prairie Areas (Temp. Seed & Mulch - Estimated at 480 S.Y. | $360.00 | $360.00 | 0 | $0.00 | 1 | $360.00 | 1 | $360.00 |
| 50. | 1 | L.S. | Turf Grass Restoration (Topsoil, Seed, Fertilizer & Mulch - Estimated at 1,580 S.Y. | $11,613.00 | $11,613.00 | 0 | $0.00 | 1 | $11,613.00 | 1 | $11,613.00 |
| 51. | 1 | Ea. | Burr Oak Tree (1-1/2 Inch to 2 Inch Caliper, B&B) | $685.00 | $685.00 | 0 | $0.00 | 1 | $685.00 | 1 | $685.00 |
| 52. | 5 | Event | Site Preparation - Herbiciding Prairie Areas (0.28 acres) | $540.00 | $2,700.00 | 0 | $0.00 | | $0.00 | 0 | $0.00 |
| 53. | 0.28 | Acre | Prairie Planting (Seed & WisDOT Class I, Type A Erosion Mat) | $14,250.00 | $3,990.00 | 0 | $0.00 | | $0.00 | 0.00 | $0.00 |
| | | | **TOTAL (Items 1. through 53., Inclusive)** | | **$410,675.01** | | **$389,486.01** | | **$12,658.00** | | **$402,144.01** |

**CO #1**

| Item | Qty | Unit | Description | Unit Price | Total | Qty | Total | Qty | Total | Qty | Total |
|---|---|---|---|---|---|---|---|---|---|---|---|
| 1.1 | -1 | Ea. | Burr Oak Tree (1-1/2 Inch to 2 Inch Caliper, B&B) | $685.00 | -$685.00 | 0 | $0.00 | (1) | -$685.00 | (1) | -$685.00 |
| 1.2 | 1 | LS | Ginko Tree, Royal Purple Smoke Tree & Crimson King Maple Tree | $2,620.00 | $2,620.00 | 0 | $0.00 | 1 | $2,620.00 | 1 | $2,620.00 |
| | | | **TOTAL CO #1 (Items 1.1 through 1.2, Inclusive)** | | **$1,935.00** | | **$0.00** | | **$1,935.00** | | **$1,935.00** |

| | |
|---|---|
| **TOTAL CONTRACT AMOUNT (Items 1 through 53 & CO#1, Inclusive)** | **$412,610.01** |

*Retainage is 5% of 50% (or 2.5%) of current contract amount

| | |
|---|---|
| Completed to Date: | $404,079.01 |
| Retainage*: | $10,315.25 |
| Subtotal: | $393,763.76 |
| Previous Application: | $379,219.13 |
| **Amount Due This Application:** | **$14,544.63** |

McMAHON
McMahon Associates, Inc.
ENGINEERS ARCHITECTS
SCIENTISTS LAND SURVEYORS

1445 McMahon Drive
Neenah, WI 54956

P.O. Box 1025
Neenah, WI 54957-1025

Telephone: (920)751-4200
FAX: (920)751-4284

# APPLICATION FOR PAYMENT

(OWNER)
Town of Algoma
15 North Oakwood Drive
Oshkosh, WI 54904

| | |
|---|---|
| PROJECT: | Bellhaven Lane Iron Enhanced Sand Filter |
| CONTRACTOR | Northeast Asphalt, Inc. |
| Contract No. | 2024-02 |
| Project No. | A0018-09-22-00615 |
| Application No. | 003 |
| Application Date | April 10, 2025 |
| Period From | To 04/04/25 |

Application Is Made For Payment In Connection With The Above Contract.
*The following documents are attached:*

- ☐ Schedule Of Values
- ☑ Schedule Of Unit Prices
- ☐ Inventory Of Stored Materials

The Present Status Of The Account For This Contract Is As Follows:

| | | | |
|---|---|---|---|
| Original Contract | $ 410,675.01 | Completed to date | $ 404,079.01 |
| Net Change Orders | $ 1,935.00 | Retainage | $ 10,315.25 |
| Current Contract Amount | $ 412,610.01 | Sub-total | $ 393,763.76 |
| | | Previous Payments | $ 379,219.13 |
| | | **Amount Due This Application:** | **$ 14,544.63** |

The undersigned Contractor hereby swears, under penalty of perjury, that 1) All previous progress payments received from the Owner, on account of work performed under the contract referred to above, have been applied by the undersigned to discharge in full all obligations of the undersigned incurred in connection with work covered by prior Applications For Payment under said contract, being Applications For Payment numbered 1 through 3 inclusive; and 2) All materials and equipment incorporated in said project or otherwise listed in or covered by this Application For Payment are free and clear of all liens, claims, security interests and encumbrances.

Dated April 10, 2025

Northeast Asphalt, Inc. *(contractor)*

BY _____

COUNTY OF Outagamie
STATE OF Wisconsin } ss

Before me on this 10th day of April, personally appeared Jake Brucker known to me, who being duly sworn, did despose and say that he/she is the Agent of the Contractor above mentioned; that he/she executed the above Application For Payment and statement on behalf of said Contractor; and that all of the statements contained therein are true, correct and complete.

My Commission Expires: 02/27/27

Kim Stebane
*(Notary Public)*

KIM STEBANE
Notary Public
State of Wisconsin