

**VILLAGE BOARD AGENDA
REGULAR MEETING
TUESDAY, FEBRUARY 17, 2026 | 6:00 PM**

Meeting to be held in person at 110 Spring Street, Somerset WI 54025

This meeting is available to watch on the [Village YouTube channel](#)

If you have questions related to any of the agenda items and are unable to attend the meeting, please send comments to info@villageofsomerset.us and we will ensure that they are made a part of the public record.

Village President: Donnie Kern

Village Trustees: Chris Dubak, Caleb Garn, Brandon Krohn, Chris Moreno, Jessica Plourde, & Janna Stewart

1. Call Regular Board Meeting to order; Roll Call
2. Pledge of Allegiance
3. Approval of Agenda
4. Public Comment on agenda items (2 minutes/person and 14 minutes/topic)
5. Consent Agenda
 - A. Minutes of the Regular Board meetings on 01/20/2026
 - B. Village, Water, and Sewer Bills
 - C. Finance-Personnel
 1. Library Request to use Library Impact Fees on AV upgrades
 2. Anderson Heating Proposal for furnace at village hall
 - D. Public Works
 1. TID #5 Lift Station Pay App #5
 - E. Fire/Rescue Report
6. New Business
 - A. **Discussion/Possible Approval** – Resolution 2026-01 – Providing for the Issuance, Sale and Delivery of \$2,215,000 General Obligation Promissory Notes, Series 2026A, of the Village of Somerset, Wisconsin; Established the Terms and Conditions Therefor; Directing the Execution and Delivery; Creating a Debt Service Account Therefor; and Awarding the Sale Thereof
 - B. **Discussion/Possible Approval** – Multi-Use Trail Construction Observation & TAP Grant Administration Consultant Selection
7. Unfinished Business
 - A. **Discussion/Possible Approval** – Weld Riley Invoices
 - B. **Discussion/Possible Approval** – Water Tower – Colors & Logo
8. Adjourn

Requests from persons with disabilities who need assistance to participate in this meeting, or hearing, should be made at the Village Hall at 715-247-3395 with as much advance notice as possible.

Regular Meeting of the Village of Somerset Board of Trustees
Village Hall, 110 Spring Street Somerset, WI 54025 | Tuesday, January 20, 2026

President Pro Tem Caleb Garn called the regular meeting to order at 6:00 p.m. Present at the Village Hall were, Chris Dubak, Caleb Garn, Brandon Krohn, Chris Moreno, Jessica Plourde, and Janna Stewart. Donald Kern joined the meeting via zoom. Also in attendance at the village hall were Public Works Director, Bob Gunther; and Village Attorney, Paul Mahler-Bakke Norman.

Approval of Agenda

Motion by Plourde, second by Moreno to approve the agenda as presented and motion carried.

Public Comment

No one from the public spoke.

Consent Agenda

Motion by Kern, second by Plourde to approve the Consent Agenda including the following:

- *Minutes of Regular Board meeting on 12/16/2026*
- *Village, Water, and Sewer Bills*
- *Police Department Squad Car Purchase*
- *Conditional Use Permit Application to allow construction of a new office building in an Industrial Zoning District located at 285 La Grandeur Road, parcel # 181-1045-10-600. Applicant/Landowner: Taylar McCarthy/Al Wittstock, AKW Properties LLC, DBA Wittstock Builders*
- *Conditional Use Permit Application to allow for a veterinary hospital and/or clinic in a Highway Commercial (C2) District located at 105 Depot St, parcel # 181-1021-40-000. Applicant: Elizabeth Mathe, Kindred Soul Veterinary Services. Landowner: Steve Vanasse*
- *Alternate Truck Routes – No Trucks Signage*
- *Correction to Title 6, Chapter 2 of the Code of Ordinances – Public Works, Streets and Sidewalks (Sections 6-2-4 and 6-2-5)*
- *Fire/Rescue Report*

Motion carried unanimously.

New Business

Motion by Krohn, second by Dubak to move Item 6E Welcome Banners to the beginning of New Business and motion carried unanimously.

Welcome Banners

Motion by Plourde, second by Krohn to approve Option #2 and motion carried unanimously. Option #2 includes a curved header and footer. The banners will be custom-sized at 20” x 37”, with a total of 23 banners required. This item will be referred back to the Public Works Committee to review costs, identify the appropriate budget source, and determine whether any cost sharing with the Somerset Champions will occur. Each banner costs approximately \$75, for a total estimated cost

of \$1,700 for 23 banners. The cost to switch and rehang the banners between the “Welcome” and “Hometown Hero” banners is estimated at \$500 per change.

Financing for Main Street Purchase

Motion by Kern, second by Moreno to approve securing a loan with an interest rate of 6.75% with an amount not to exceed \$500,000.00. Motion carried unanimously. The loan will fund the purchase of the Main Street properties approved by the Village Board at its December 16, 2025 meeting.

ICUP Renewal – Somerset Amphitheater

Motion by Plourde, second by Moreno to approve the 2026 ICUP, as presented. Motion carried unanimously. Additional language was added to define Special Circumstances.

Fee Schedule – Ball Field

Motion by Krohn, second by Plourde to approve the Fee Schedule as presented. Motion carried unanimously.

Gunther stated that he had not reviewed the fee structure and requested that the Board determine the appropriate rental rate. Krohn asked for clarification on whether the rental fee would be a flat rate or an hourly rate. Gunther recommended a flat rate.

Amended motion by Krohn, second by Plourde to send this item back to the Public Works Committee to finalize the fee schedule. Motion carried unanimously.

Recreation Concepts

Two athletic complex concepts were presented to the Board. Both concepts include soccer fields, parking lots, playground, paved walking path, storage/maintenance shed, NFHS baseball field, little league baseball fields, batting cage, stormwater, natural tree screening, open green space, shelter with restroom, environmentally sensitive areas, full & half court basketball fields, and four-season shelter with concessions, restroom, press box & meeting room.

Concept #1 also includes a natural playground and pickleball courts, with an estimated cost of \$12,591,000.

Concept #2 includes a pump track and a flag football field, with an estimated cost of \$11,583,000.

Motion by Kern, second by Plourde to have Public Works hold a public meeting within the next 2 months for resident input on the concepts. Motion carried unanimously.

Water Tower – Colors & Logo

Motion by Krohn, second by Garn to move forward with Option #1 and to have the logo and Somerset painted on both sides of the water tower. Motion carried unanimously. The cost to paint one logo on the water tower is \$25,000.

Adjourn

Motion by Krohn, second by Plourde to adjourn and motion carried unanimously. Meeting adjourned at 6:46 p.m.

Jessica Lehman, Village Clerk/Deputy Treasurer
(Minutes are not official until approved at next meeting)

Total Bills \$2,039,737.22

2/12/2026 11:33 AM

In Progress Checks - Quick Report - ALL

Page: 1

ALL Checks by Payee

ACCT

GENERAL CHECKING - FIRST NATL

Dated From: 1/01/2026

From Account:

Thru: 2/18/2026

Thru Account:

Voucher Nbr	Check Date	Payee	Amount
	2/18/2026	AG SOURCE COOP SERVICES WU/SU/LAB TESTING	1,942.23
	2/18/2026	B & J HARDWARE LLC JANUARY CHARGES	391.13
	2/18/2026	BENCK MECHANICAL INC WU/WELL HOUSE HEATER CONTROL BOARD	643.31
	2/18/2026	BOWMAR APPRAISAL INC 2026 ASSESSMENT SERVICES-FIRST QUARTER	7,700.00
	2/18/2026	CHRISMAN, CAROLYN JANUARY MARKETING	1,000.00
	2/18/2026	COUNTRYSIDE PLUMBING & HEATING LIB/EXPANSION TANK/CONDENSATE NEUTRALIZE	2,501.65
Previous Year Expense	2/18/2026	EHLERS & ASSOCIATES ANNUAL TID REPORTS	4,500.00
	2/18/2026	H & L MESABI INC PW/PLOW TRUCK BLADES	3,685.00
	2/18/2026	HAKES WELLNESS SOLUTIONS LLC POL/PEER SUPPORT SERVICES	100.00
	2/18/2026	IDI CT/ANNUAL ONLINE SEARCH FEE	900.00
	2/18/2026	IFLS LIBRARY SYSTEM LIB/ANNUAL DELIVERY SERVICE CHARGE	2,750.00
	2/18/2026	KLM ENGINEERING INC WATER TOWER PROJECT	14,249.99
	2/18/2026	MORTON SALT INC PW/SAFE-T-SALT	4,822.28
Previous Year Expense	2/18/2026	MSA PROFESSIONAL SERVICES INC PROFESSIONAL SERVICES	21,102.05
	2/18/2026	MSA PROFESSIONAL SERVICES INC PROFESSIONAL SERVICES	25,059.27
	2/18/2026	OLSON SANITATION LLC JANUARY REFUSE & RECYCLING	22,501.00
	2/18/2026	OLSON SANITATION LLC JANUARY SERVICES	451.00
	2/18/2026	SOMERSET UTILITIES WATER/SEWER SERVICE	8,401.47
	2/18/2026	ST CROIX COUNTY TREASURER JANUARY COURT	418.80

2/12/2026 11:33 AM

In Progress Checks - Quick Report - ALL
ALL Checks by Payee
GENERAL CHECKING - FIRST NATL

Page: 2
ACCT

Dated From: 1/01/2026 From Account:
Thru: 2/18/2026 Thru Account:

Voucher Nbr	Check Date	Payee	Amount
	2/18/2026	STATE OF WISCONSIN COURT FINES & SURCHARGES JANUARY COURT	789.63
	2/18/2026	TF INSPECTION AGENCY LLC JANUARY BUILDING PERMITS	6,489.00
	2/18/2026	TRI STATE BOBCAT INC PW/TOOL CAT PART	2,600.00
	2/18/2026	ULINE WWTP/LABELS	118.74
	2/18/2026	VERIZON WIRELESS PW/PKS/WU/SU/CELLULAR CHARGES	499.31
	2/18/2026	WISCONSIN DEPT OF REVENUE 2025 MANUFACTURING ASSESSMENT	1,662.18
		Grand Total	135,278.04

2/12/2026 11:34 AM

Reprint Check Register - Quick Report - ALL

Page: 1
ACCT

GENERAL CHECKING - FIRST NATL

Accounting Checks

Posted From: 1/22/2026 From Account:
Thru: 2/17/2026 Thru Account:

Check Nbr	Check Date	Payee	Amount
63959	1/28/2026	APPLE FORD-WHITE BEAR LAKE POL/2023 FORD F-150	34,869.00
63960	1/28/2026	CWS SECURITY VIRTUAL KEYPAD-DOOR LOCK SYSTEM	473.00
63961	2/04/2026	ABT MAILCOM JANUARY UTILITY BILLING	1,156.61
63962	2/04/2026	AMERICAN PEST SOLUTIONS VILLAGE HALL PEST CONTROL	125.35
63963	2/04/2026	BAKKE NORMAN SC	2,690.25
Previous Year Expense		CT/ATTORNEY SERVICES	
63964	2/04/2026	BLOMBERG, DYLAN REIMBUREMENT-MEAL RECEIPT 1/28/26	13.00
63965	2/04/2026	CINTAS VH/FLOOR MATS	147.17
63966	2/04/2026	CLOVERLEAF CRITTERS MOBILE PETTING ZOO LIB/FEBRUARY 13TH PROGRAM	185.00
63967	2/04/2026	DAREL L. HALL ANIMAL CONTROL SERVICES	103.20
63968	2/04/2026	DIGGER'S HOTLINE	47.20
Previous Year Expense		WU/SU/DECEMBER LOCATES	
63969	2/04/2026	DIGGER'S HOTLINE 2026 PRE-PAYMENT-LOCATES	1,308.60
63970	2/04/2026	EO JOHNSON COMPANY COPIER MAINTENANCE AGREEMENT	96.00
63971	2/04/2026	EO JOHNSON COMPANY COPIER LEASE	136.70
63972	2/04/2026	GARDEN EXPRESSIONS INC	1,383.30
Previous Year Expense		PW/GARLAND	
63973	2/04/2026	HAWKINS INC. WU/SU/CHEMICALS	4,381.36
63974	2/04/2026	INGRAM LIBRARY SERVICES LIB/BOOKS	324.39
63975	2/04/2026	LEHMAN, JESSICA LAPTOP CASES FOR TRUSTEES	31.59
63976	2/04/2026	MIDWEST NATURAL GAS INC.	4,423.63
Previous Year Expense		NATURAL GAS SERVICES	
63977	2/04/2026	MORTON SALT INC PW/SAFE-T-SALT	4,759.89

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ACCT

GENERAL CHECKING - FIRST NATL

Accounting Checks

Posted From: 1/22/2026 From Account:
Thru: 2/17/2026 Thru Account:

Check Nbr	Check Date	Payee	Amount
63978	2/04/2026	NORTHWEST COMMUNICATIONS TELEPHONE EXPENSE	1,448.80
63979	2/04/2026	O'ROURKE MEDIA GROUP PHN-PLAN COMMISSION	44.30
63980	2/04/2026	SOMERSET COLLISION AND COATINGS LLC PW/RHINO LINER & GLASS INSTALL-TOOL CAT	425.00
63981	2/04/2026	SOMERSET FIRE/RESCUE 2026 BUDGET PAYMENT	60,581.00
63982	2/04/2026	TRI STATE BOBCAT INC PW/TOOLCAT REPAIRS	267.86
63983	2/04/2026	WEST CENTRAL WISCONSIN BIOSOLIDS FACILITY SU/MONTHLY SERVICES-JANUARY	14,640.58
63984	2/04/2026	WISCONSIN PROFESSIONAL POLICE ASSOC FEBRUARY UNION DUES	141.00
63985	2/04/2026	WISCONSIN STATE LABORATORY OF HYGIENE SU/LAB TESTING	550.00
Previous Year Expense			
63986	2/06/2026	REGISTRATION FEE TRUST FORD LIGHTNING REGISTRATION	314.50
63987	2/10/2026	ANDERSON HEATING NEW FURNACE AT VILLAGE HALL	5,539.00
63988	2/10/2026	TRI STATE BOBCAT INC PW/2026 TOOLCAT	69,308.11
63988	2/10/2026	TRI STATE BOBCAT INC Manual Check VOID-PW/2026 TOOLCAT	-69,308.11
63988	2/10/2026	TRI STATE BOBCAT INC Prev YR Exp/Manual Check PW/2026 TOOLCAT	69,308.11
63989	2/11/2026	NORTHWOOD TECHNICAL COLLEGE FEBRUARY SETTLEMENT	36,780.92
63990	2/11/2026	SOMERSET SCHOOL DISTRICT FEBRUARY TAX SETTLEMENT	1,136,872.44
63991	2/11/2026	ST CROIX COUNTY TREASURER FEBRUARY TAX SETTLEMENT	396,347.68
EFT 010226-1	1/02/2026	DELTA DENTAL OF WISCONSIN Manual Check JANUARY DENTAL INSURANCE	1,965.35
EFT 010226-2	1/02/2026	HSA BANK Manual Check 2026 EMPLOYER CONTRIBUTIONS	50,000.00
EFT 010226-3	1/02/2026	PRINCIPAL LIFE INSURANCE CO Manual Check JANUARY LIFE INSURANCE PREMIUMS	99.87

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ACCT

GENERAL CHECKING - FIRST NATL

Accounting Checks

Posted From: 1/22/2026 From Account:
Thru: 2/17/2026 Thru Account:

Check Nbr	Check Date	Payee	Amount
EFT 010526-1	1/05/2026	HSA BANK	4,000.00
	Manual Check	2026 EMPLOYER CONTRIBUTIONS	
EFT 010626-1	1/06/2026	AFLAC	397.42
	Manual Check	EMPLOYEE PREMIUMS	
EFT 010826-1	1/08/2026	WISCONSIN DEFERRED COMP PROGRAM	2,500.83
	Manual Check	EMPLOYEE CONTRIBUTIONS	
EFT 010926-1	1/09/2026	FEDERAL TAX PYMT	16,287.11
	Manual Check	FEDERAL TAX DEPOSIT	
EFT 010926-2	1/09/2026	HSA BANK	1,531.79
	Manual Check	EMPLOYEE CONTRIBUTIONS	
EFT 010926-3	1/09/2026	WISCONSIN DEPT OF REVENUE	2,511.85
	Prev YR Exp/Manual Check	STATE TAX DEPOSIT	
EFT 011226-1	1/12/2026	HSA BANK	430.00
	Manual Check	EMPLOYEE CONTRIBUTIONS	
EFT 011326-1	1/13/2026	CNA SURETY	675.00
	Manual Check	EMPLOYEE BONDS-2026	
EFT 012326-1	1/23/2026	HSA BANK	1,531.79
	Manual Check	EMPLOYEE CONTRIBUTIONS	
EFT 012326-2	1/23/2026	WISCONSIN DEFERRED COMP PROGRAM	2,417.60
	Manual Check	EMPLOYEE CONTRIBUTIONS	
EFT 012626-1	1/26/2026	CULLIGAN OF STILLWATER	118.90
	Prev YR Exp/Manual Check	WATER SYSTEM RENTAL	
EFT 012626-2	1/26/2026	FEDERAL TAX PYMT	13,007.44
	Manual Check	FEDERAL TAX DEPOSIT	
EFT 012626-3	1/26/2026	WISCONSIN DEPT OF REVENUE	2,847.94
	Manual Check	STATE TAX DEPOSIT	
EFT 012726-1	1/27/2026	HSA BANK	17.50
	Prev YR Exp/Manual Check	EMPLOYEE CONTRIBUTIONS	
EFT 012826-1	1/28/2026	WISCONSIN RETIREMENT SYSTEM	24,059.83
	Prev YR Exp/Manual Check	DECEMBER RETIREMENT	
EFT 012926-1	1/29/2026	PITNEY BOWES	142.53
	Manual Check	POSTAGE MACHINE LEASE	

Grand Total 1,904,459.18

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ACCT

GENERAL CHECKING - FIRST NATL

Accounting Checks

Posted From: 1/22/2026 From Account:
Thru: 2/17/2026 Thru Account:

Amount

Total Expenditure from Fund # 100 - VILLAGE GENERAL FUND	1,769,609.08
Total Expenditure from Fund # 470 - CAPITAL IMPROVEMENTS	110,189.11
Total Expenditure from Fund # 610 - WATER UTILITY FUND	1,522.02
Total Expenditure from Fund # 620 - SEWER UTILITY FUND	23,138.97
Total Expenditure from all Funds	1,904,459.18

Request to Use Library Impact Fees 2026

To: Somerset Village Finance & Personnel Committee

From: Somerset Public Library Board

Date: January 2026

Subject: Request to Use Village-Collected Library Impact Fees for AV Technology Upgrades

The Somerset Public Library Board of Trustees respectfully requests approval to use Impact Fees for audiovisual (AV) upgrades that will modernize meeting rooms, enhance hybrid meeting capabilities, and support flexible programming needs consistent with [chapter 5, Village of Somerset Needs Assessment](#).

Community Input

A community survey conducted in summer 2025 confirmed strong demand for these improvements, with respondents requesting the following enhancements in library meeting spaces:

- Wall mounted monitors and cable hook-ups to enable video calls in the study rooms
- Microphone systems for in-library and off-site presentations and community outreach
- Smart TV for hybrid meetings and presentations in the main meeting room

Project Description

These upgrades directly address the increased demand on public spaces created by population growth and align with the Library's long-term facility and technology goals, fully supporting the intended purpose of Impact Fees.

The library received a comprehensive AV upgrade quote from Audio Architects (DNA AV Integrators LLC) on December 3, 2025. The proposal outlines technology improvements for study rooms, the main meeting room, and a portable audio system to support flexible programming throughout the building and community. The total project cost is \$11,638.21 and is outlined in the attached quote.

Project Number: 5950



DNA AV Integrators LLC
dba Audio Architects
1776 Olson Dr
Chippewa Falls, WI 54729
715-723-4900 Fx 715-723-4584

For :

AV Updates

**** Proposal ** to:**

Somerset Library
208 Hud Street
Somerset, WI 54025

Tel: 715-247-5228

Project Site:

Mfr-Part No.	Qty	Description	Unit Price	Extended
		Small Conference Rooms		
Samsung	2	55-inch Commercial 4K UHD Display, 350 NIT		
Chief	2	Micro-Adjust Tilt Wall Mount, Medium		
Crestron	2	UC Video Conference Smart Soundbar & Camera		
C2G	4	12ft/3.6M Premium High Speed HDMI Cable		
C2G	4	3m USB 3.0 AM-BM CBL BLK		
AAI	1	Shipping & Handling / Misc Install Materials		
		Equipment Subtotal		4,382.08
		Installation & Programming Subtotal		800.00
		Total		5,182.08
LINE	1	Sign_____		
		Meeting Room Display (priced for install with conf rooms above)		
Panasonic	1	75-INCH 4K UHD 400CD/M2 16/7 Display		
Chief	1	Swing Arm Mount for Large Format TVs		
C2G	1	12ft/3.6M Premium High Speed HDMI Cable		
AAI	1	Shipping & Handling / Misc Install Materials		
		Equipment Subtotal		3,137.16
		Installation & Programming Subtotal		200.00
		Total		3,337.16
LINE	1	Sign_____		
		Portable Audio System		
EV	1	Portable column system, US, black		

Mfr-Part No.	Qty	Description	Unit Price	Extended
EV	1	Carrying case for EVOLVE 30M		
Shure	1	Wireless Vocal System with SM58		
Rapco	1	3' Roadhog Mic Cable w/ Neutrik Conn		
AAI	1	Shipping & Handling / Misc Install Materials		
		Total		2,324.34
LINE	1	Sign_____		
		Add handheld wireless mic to conf room		
Shure	1	Wireless Vocal System with SM58		
Rapco	1	1 GANG SS 2 FEMALE XLR		
WestPenn	50	Wire 22ga 2cond shld, Plenum, Black		
AAI	1	Shipping & Handling / Misc Install Materials		
	0.5	DeviceWork		
		Total		794.63
LINE	1	Sign_____		

PO to Accompany Signed Paperwork, Due Net 30 on Completion

This ** Proposal ** is Valid for 14 Days.

This pricing assumes normal installation hours of Monday - Friday, 7am - 5pm

Signature: _____ Date: _____

Proposal Prepared By:



Alex Wright
1446 7th Street
Houlton, WI 54082
Tel : 715-549-6297
alexw@andersonheating.biz
www.andersonheating.com

Prepared For

Village of Somerset
110 Spring St
Somerset, WI 54025
Tel : 715-247-3395
aotto@villageofsomerset.us



SINGLE STAGE 60MBH 97%

Your Investment

\$5,539

MODELS

Bryant

916SA48060M17

-Legacy Series

-Up to 97% AFUE

-Condensing Gas Furnace

-Single-Stage

- 10 Year Limited Parts Warranty

-Consult Dealer for any Warranty Product Registration for your State

Net Investment

\$5,539

Reliable system, won't let you
down.
Basic heating.

INCLUDED SERVICES:

- Anderson Heating opened its doors in 1976 with the purpose of providing the Twin Cities homeowners with quality heating and cooling services.
- We value our customers and fellow residents in the Twin Cities and Western Wisconsin area and that's why we give back to the community however we can. Every year, our team makes it a point to give back to local charities and organizations that benefit our community.
- We offer a clean home guarantee, our goal is to leave your home as clean or cleaner than we found it.
- All work will meet local and state codes.
- We will remove and haul away your old equipment
- We will register product warranties for your new equipment
- Furnace installation kit: includes all material needed to complete the installation.
- Most of our technicians at Anderson Heating are NATE-certified and specialize in installation, repair, and maintenance for furnaces, boilers, air conditioners, indoor air quality products, radiant heating systems, and geothermal heating systems. We make sure our employees continue their education with Bryant classes and in-house training to stay up-to-date on all advancements and techniques. No matter what your home comfort need is, we can meet it.
- We are a Factory Authorized Bryant Dealer and have been recognized as Medal of Excellence winners as well as Circle of Champion winners by Bryant.
- We offer a post installation visit to educate you on the operation of your new system.
- All work is completed to manufacturers specifications.
- Heating permit, if required
- We will file utility rebate paperwork for eligible equipment

1

Choose Your Payment Option

50 Down Payment

- ☐ Credit Card ☒ Check ☐ Cash

2

Choose Your Equipment Option

- ☐ Single Stage 60MBH 97%

3

Terms and Conditions

TERMS & CONDITIONS OF AGREEMENT

1. Purchaser hereby accepts the equipment and service described above and agrees to pay Anderson Heating the price shown above.
2. All equipment and material are guaranteed by Anderson Heating to be as specified. All work will be completed in a workmanlike manner according to normally accepted practices.
3. Materials and work in addition to that described herein will be furnished only on Purchaser's authorization and will be paid by Purchaser as an extra charge.
4. Upon failure to pay any sums due hereunder, Purchaser agrees to pay Anderson Heating interest at the rate of one and one half percent (1½%) per month (annual rate of 18%) on all outstanding balances.
5. Anderson Heating shall not be liable for any default caused by events beyond its control, including but not limited to, fire, flood, strikes, accidents, or delays affecting this work or other operations in which it is involved, directly or indirectly.
6. Purchaser shall permit Anderson Heating reasonable access to the property on which equipment is to be installed. Title to all provided equipment remains with Anderson Heating until all amounts due thereon are paid in full, whether such equipment is affixed to the realty or not, and shall remain personal property and be deemed severable without injury to the freehold. On any payment default by Purchaser, or if in Anderson Heating's judgment, reasonably exercised, its equity appears to be imperiled, then, Anderson Heating may without further

notice enter the premises and remove or resell the equipment, and Purchaser shall be liable for any deficiency or loss sustained by Anderson Heating in connection therewith.

7. Once equipment is connected at Purchaser's property, Purchaser assumes all risk of loss or damage to such equipment and shall insure same fully to protect all interests of Anderson Heating, cost of insurance to be paid by Purchaser. Anderson Heating carries liability insurance and Worker's Compensation Insurance.

8. Anderson Heating provides a one-year limited labor warranty. Equipment or system failure due to lack of proper maintenance service or abuse is expressly excluded. Normal maintenance check-ups and filter replacements are the responsibility of Purchaser. All other warranties, expressed or implied, are the responsibility of the manufacturer of the equipment, parts, or materials used in connection with the services.

9. There are no warranties, expressed or implied, for existing equipment, ductwork, or other materials not installed by Anderson Heating

10. All warranty work will be performed during Anderson Heating's normal working hours, 8:00AM to 5:00PM, Monday through Friday.

11. Purchaser is responsible for all costs and reasonable attorney fees incurred by Anderson Heating in connection with any action or proceeding (including arbitration and appeals) arising out of this agreement, including collection of any outstanding amounts due, whether or not suit is filed.

12. Except as provided herein Anderson Heating makes no other representations or warranties, either express or implied, including, but not limited to, any implied warranties of merchantability or fitness for a particular purpose Anderson Heating expressly disclaims all other warranties. Anderson Heating's maximum liability hereunder shall consist of refunding all moneys paid to it by Purchaser hereunder subject to removal and return to Anderson Heating of all equipment provided hereunder. Under no circumstances will Anderson Heating be liable to Purchaser or any other person for any damages, including, without limitation, any indirect, incidental, special, or consequential damages, expenses, cost, profits, lost savings or earnings, lost or corrupted data, or other liability arising out of or related to this agreement, or the services or equipment provided hereunder.

13. This agreement shall be governed and construed solely according to the internal laws of the State of Wisconsin, without reference to any conflicts of laws.

14. This agreement is the complete and exclusive statement of the agreement between Purchaser and Anderson Heating and it supersedes all prior oral and written proposals and any prior or subsequent communications pertaining to the subject matter hereof.

Propose hereby to furnish material and labor – complete in accordance with above specifications, Per the sum of choice:

Any alteration from above specifications involving extra costs will be executed only upon written orders and will be an extra charge over the estimate. Prices valid for 30 days from the date of the quote.

Condensing 60,000 BTU Furnace • Date Created: 01-21-2026

4

Approve Your Proposal

Print your name

Andrea Otto

Draw your signature.

Andrea Otto

Clear

I accept the terms of this agreement.



LETTER OF TRANSMITTAL

TO: Village of Somerset
110 Spring Street
Somerset, WI 54025

DATE: February 5, 2026	JOB NO. #08783111
ATTENTION: Robert Gunther, DPW	
RE: TID #5 Lift Station Pay Application #5	

WE ARE SENDING YOU:

☒ Attached	☐ Copy	☐ Change Order	☐ Contract	☐ Pay Application
☐ Shop Drawings	☐ Prints/Plans	☐ Specifications	☐ Estimates	☐ Other (See Below)

COPIES	DATE	DESCRIPTION
• 1		Contractor's Application for Payment #5
•		
•		

THESE ARE TRANSMITTED AS CHECKED BELOW:

☒ For Approval	☐ Approved as Submitted
☒ For Your Use	☐ Approved as Noted
☐ As Requested	☐ Returned for Corrections
☐ For Review and Comment	☐ For Review and Signature
☐ For Bids Due _____	☐ _____

SHOP DRAWINGS	
☐	Reviewed with No Comments
☐	Reviewed with Comments as Noted
☐	Amend And Resubmit
☐	Rejected (See Attached Comments)

REMARKS:

Attached is the Contractor's Pay Application #5 for \$16,652.87. This is for work completed from October 1, 2025 through February 2, 2026. During this period, the Contractor completed the lift station. MSA has reviewed the Pay Application and recommends payment to the contractor. The retainage to be paid upon completing the punchlist.

Upon approval, please email an executed copy to us and a copy to Haas Sons, Inc. with payment. If you have any questions, please feel free to call me at 612-548-3141. Thank you.


Charles D. Schwartz, PE

COPY TO:

60 PLATO BLVD. EAST, SUITE 420, ST. PAUL, MN 55107-1835
P (612) 548-3231 • TF (866) 452-9454
WWW.MSA-PS.COM

Contractor's Application For Payment No.5

To (Owner): Village of Somerset	Application Period: 10-1/2025 - 2/2/26	Application Date: 2/2/26
Project: Somerset TID #5 Lift Station	From (Contractor): Haas Sons, Inc.	Notice to Proceed Date:
	Contract:	Via (Engineer): MSA Professional Services, Inc.
Owner's Contract No.:	Contractor's Project No.:	Engineer's Project No.: 08783111

Application for Payment

Change Order Summary

Approved Change Orders		
Number	Additions	Deductions
1	\$17,772.00	
2	\$1,979.25	
3	5199.5	
4	0	
TOTALS	\$24,950.75	\$0.00
NET CHANGE BY CHANGE ORDERS	\$24,950.75	

1. ORIGINAL CONTRACT PRICE	\$ 869,605.50
2. Net change by Change Orders	\$ 24,950.75
3. CURRENT CONTRACT PRICE (Line 1 ± 2)	\$ 894,556.25
4. TOTAL COMPLETED AND STORED TO DATE (Column G on Progress Estimate)	\$ 884,302.06
5. RETAINAGE:	
a. 5 % x \$ Work Completed	\$ 44,215.10
b. 0 % x \$ Stored Material	\$ 0.00
c. Total Retainage (Line 5a + Line 5b)	\$ 44,215.10
6. AMOUNT ELIGIBLE TO DATE (Line 4 - Line 5c)	\$ 840,086.96
7. LESS PREVIOUS PAYMENTS (Line 6 from prior Application)	\$ 823,434.09
8. AMOUNT DUE THIS APPLICATION	\$ 16,652.87

Contractor's Certification

The undersigned Contractor certifies that: (1) all previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with Work covered by prior Applications for Payment; (2) title of all Work, materials and equipment incorporated in said Work or otherwise listed in or covered by this Application for Payment will pass to Owner at time of payment free and clear of all Liens, security interests and encumbrances (except such as are covered by a Bond acceptable to Owner indemnifying Owner against any such Liens, security interest or encumbrances); and (3) all Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

By: Brandon Haas Date: 2/4/26

Payment of: \$16,652.87
(Line 8 or other - attach explanation of other amount)

is recommended by: Charles D. Schwartz, PE 2/5/2026
(Engineer) (Date)

Payment of: \$16,652.87
(Line 8 or other - attach explanation of other amount)

is approved by: _____
(Owner) (Date)

Approved by: _____
Funding Agency (if applicable) (Date)

EJCDC No. C-620 (2007 Edition)

Prepared by the Engineers' Joint Contract Documents Committee and endorsed by the Associated General Contractors of America and the Construction Specifications Institute.

Progress Estimate

Contractor's Application

Project: Somerset TID #5 lift Station						Application Number: 5						
						Application Date: 2/2/2026						
A		B1			B2	C	D	E	F	G	H	I
Item		Bid	Unit	Unit	Bid	Work Completed			Materials Pres.	Tot. Completed & Stored to Date		Balance to Finish
Bid Item #	Description	Qty		Price	Value	From Prev. Application	Qty this Period	Value this Application	Stored not in C or I	\$ (C*B1 + E + F)	% (G / B)	(B - G)
	SITE											
1	Mobilization	1.00	LS	\$20,760.00	\$20,760.00	1.00		\$0.00		\$20,760.00	100%	\$0.00
2	Clearing & Grubbing	0.30	AC	\$9,000.00	\$2,700.00	0.30		\$0.00		\$2,700.00	100%	\$0.00
3	Salvage & Reinstall Rip-Rap	100.00	SY	\$34.00	\$3,400.00	100.00		\$0.00		\$3,400.00	100%	\$0.00
4	Unclassified Excavation	7,000.00	CY	\$2.25	\$15,750.00	7,000.00		\$0.00		\$15,750.00	100%	\$0.00
5	Base Aggregate Dense 1 1/4-Inch	300.00	TON	\$18.50	\$5,550.00	393.66		\$0.00		\$7,282.71	131%	-\$1,732.71
6	Erosion and Sediment Control	1.00	LS	\$1.00	\$1.00	1.00		\$0.00		\$1.00	100%	\$0.00
7	Silt Fence	1,800.00	LF	\$2.20	\$3,960.00	1,800.00		\$0.00		\$3,960.00	100%	\$0.00
8	Sediment Bale Barrier	200.00	LF	\$12.00	\$2,400.00	0.00		\$0.00		\$0.00	0%	\$2,400.00
9	Topsoil Placement & Grading	15,000.00	SY	\$1.00	\$15,000.00	17,322.00		\$0.00		\$17,322.00	115%	-\$2,322.00
10	Erosion Mat, Class I, Type B, Urban	5,000.00	SY	\$1.95	\$9,750.00	6,672.00		\$0.00		\$13,010.40	133%	-\$3,260.40
11	Seed & Fertilizer (WisDOT Mix 20)	15,000.00	SY	\$0.85	\$12,750.00	17,322.00		\$0.00		\$14,723.70	115%	-\$1,973.70
12	Seed, Fertilize & Mulch (WisDOT Seed Mix 40)	550.00	SY	\$3.95	\$2,172.50	550.00		\$0.00		\$2,172.50	100%	\$0.00
13	Dewatering	1.00	LS	\$1.00	\$1.00	1.00		\$0.00		\$1.00	100%	\$0.00
14	Utility Line Opening (ULO)	4.00	EA	\$500.00	\$2,000.00	4.00		\$0.00		\$2,000.00	100%	\$0.00
	SITE TOTAL				\$96,194.50	0.00		\$0.00		\$103,083.31	107%	
	SANITARY SEWER											
15	Forcemain, DIP CL52, 8-Inch	100.00	LF	\$155.00	\$15,500.00	104.00		\$0.00		\$16,120.00	104%	-\$620.00
16	Sanitary Sewer, PVC SDR-26, 10-Inch	90.00	LF	\$77.00	\$6,930.00	150.00		\$0.00		\$11,550.00	167%	-\$4,620.00
17	Sanitary Sewer, HDPE DR17, 10-Inch	320.00	LF	\$90.00	\$28,800.00	325.00		\$0.00		\$29,250.00	102%	-\$450.00
18	Sanitary Sewer, PVC C900, 12-Inch	25.00	LF	\$102.00	\$2,550.00	23.00		\$0.00		\$2,346.00	92%	\$204.00
19	Sanitary Sewer Manhole, 48-Inch, Complete	3.00	EA	\$7,100.00	\$21,300.00	3.00		\$0.00		\$21,300.00	100%	\$0.00
20	Structure Marker	6.00	EA	\$200.00	\$1,200.00	4.00		\$0.00		\$800.00	67%	\$400.00
21	Lift Station	1.00	LS	\$584,311.00	\$584,311.00	0.97	0.03	\$17,529.33		\$584,311.00	100%	\$0.00
	SANITARY SEWER TOTAL				\$660,591.00			\$17,529.33		\$665,677.00	101%	
22	Utility Allowance	1.00	LS	\$20,000.00	\$20,000.00	0.00		\$0.00		\$0.00	0%	\$20,000.00
	WATERMAIN											
22	Hydrant	2.00	EA	\$5,750.00	\$11,500.00	1.00		\$0.00		\$5,750.00	50%	\$5,750.00
23	Gate Valve & Box, 6-Inch	2.00	EA	\$2,500.00	\$5,000.00	1.00		\$0.00		\$2,500.00	50%	\$2,500.00
24	Gate Valve & Box, 12-Inch	2.00	EA	\$5,300.00	\$10,600.00	2.00		\$0.00		\$10,600.00	100%	\$0.00
25	Watermain, PVC C900, 6-Inch	20.00	LF	\$67.00	\$1,340.00	7.00		\$0.00		\$469.00	35%	\$871.00
26	Watermain, PVC C900, 12-Inch	140.00	LF	\$117.00	\$16,380.00	216.00		\$0.00		\$25,272.00	154%	-\$8,892.00
27	Watermain, HDPE DR11, 12-Inch	300.00	LF	\$100.00	\$30,000.00	280.00		\$0.00		\$28,000.00	93%	\$2,000.00
28	Watermain Fittings	1,125.00	LBS	\$16.00	\$18,000.00	1,125.00		\$0.00		\$18,000.00	100%	\$0.00
	WATERMAIN TOTAL				\$112,820.00			\$0.00		\$90,591.00	80%	

Item		Bid	Unit	Unit	Bid	Work Completed			Materials Pres. Stored	Tot. Completed & Stored to Date		Balance to Finish
Bid Item #	Description	Qty		Price	Value	From Prev. Application	Qty this Period	Value this Application	not in C or I	\$ (C*B1 + E + F)	% (G / B)	(B - G)
	CHANGE ORDERS/ EXTRAS											
CO#1	Rail System & Discharge Piping Future Pump	1	LS	\$17,772.00	\$17,772.00	1.00		\$0.00		\$17,772.00	100%	\$0.00
CO#2	Transfer Switch	1	LS	\$1,979.25	\$1,979.25	1.00		\$0.00		\$1,979.25	100%	\$0.00
CO#3	Casing Pipe Verification	1	LS	\$5,199.50	\$5,199.50	1.00		\$0.00		\$5,199.50	100%	\$0.00
CO#4	Time extension	1	LS	\$0.00								
	Change Order TOTAL				\$24,950.75			\$0.00		\$24,950.75		
	<u>TOTAL</u>				\$914,556.25			\$17,529.33		\$884,302.06		\$10,254.19

Somerset Fire/Rescue

from the office of Chief Belisle

Feb 2nd, 2026

Dear Board Members –

This is the first update for 2026. This month we responded to 47 calls for service. The breakdown is as follows: 26 calls in the Village consisting of 20 medicals and 6 Fire/Rescue calls; 13 in the Township consisting of 10 medicals and 3 fire/rescue calls; and 8 auto aid calls, 6 in St. Joe, 1 in Hudson and 1 in Star Prairie. This brings us to a total of 47 runs for the year compared to 48 for the same time in 2025.

The month of January was fairly busy but as you can see no busier than in 2025. We had no calls of significance in January in our district, but did respond to two large structure fires in Star Prairie and the Town of Hudson.

We are getting closer to having our strategic plan complete. Bruce is hoping to have an initial rough draft sent to us in the upcoming week or so. Once we look it over and discuss, he will produce his final draft for the boards.

Last month I mentioned we were down a tender. We are now after around 2 months down, back up to both tenders operational.

We are currently operating with 29 personnel, 18 full members, 7 probationary members, 1 honorary member, 2 High School Cadets and our secretary. As always you are more than welcome to stop in and say hi at the station when you see someone there. We welcome visitors and are more than willing to give you a tour and show you our trucks and equipment!

Sincerely,

Travis Belisle

Travis Belisle - Chief
Somerset Fire/Rescue

748 Hwy 35
Somerset, WI 54025
Station (715)247-5364 Fax (715)247-3194

RESOLUTION NO. 2026-01

RESOLUTION PROVIDING FOR THE ISSUANCE, SALE AND DELIVERY OF \$2,215,000 GENERAL OBLIGATION PROMISSORY NOTES, SERIES 2026A, OF THE VILLAGE OF SOMERSET, WISCONSIN; ESTABLISHING THE TERMS AND CONDITIONS THEREFOR; DIRECTING THEIR EXECUTION AND DELIVERY; CREATING A DEBT SERVICE ACCOUNT THEREFOR; AND AWARDING THE SALE THEREOF

BE IT RESOLVED, by the Board of Trustees of the Village of Somerset, St. Croix County, Wisconsin (the "Village"), as follows:

Section 1. Note Purpose, Authorization, and Award.

1.01 Under and pursuant to the provisions of Wisconsin Statutes, Chapter 67 and Section 67.04 (the "Act"), the Village is authorized to issue and sell its general obligation promissory notes for any public purpose.

1.02 The Board of Trustees has determined that it is necessary and desirable that the Village issue its \$2,215,000 General Obligation Promissory Notes, Series 2026A (the "Notes"), for the purpose of financing (i) installation of public improvements consisting of sanitary sewer and water main improvements in connection with Tax Incremental District No. 5 (the "Project"); (ii) the refunding of the Village's State Trust Fund Loan No. 02026053.01 dated _____, 2026 in the principal amount of \$993,486 which financed the TID No. 5 Lift Station (the "STFL"); (iii) such additional amounts as are necessary to pay for costs of issuance and underwriter's discount.

1.03 Proceeds of the Notes in the amount of:

- A. \$_____ will be allocated to financing the Project; and
- B. \$_____ will be allocated to refunding the STFL (the "Refunding").

The principal amounts and maturities of the Note shall be allocated to the Project and the Refunding as set forth on Exhibit A attached hereto.

1.04 It is necessary, desirable and in the best interest of the Village to refinance the STFL for the purpose of debt service costs and adjusting maturities of the STFL.

1.05 The Village has duly received proposals for the Notes, including the proposals of _____ of _____, _____ (the "Purchaser"), to purchase the Notes at a cash price of \$_____, plus accrued interest on the total principal amount from March 10, 2026, to the date of delivery of the Notes and upon condition that the Notes mature and bear interest at the times and annual rates set forth in Section 2. The Village, after due

consideration, finds such bid reasonable and proper and the best bid, and the bid of the Purchaser is hereby accepted. The Village President and the Village Clerk are authorized and directed to execute on the part of the Village a contract for the sale of the Notes in accordance with the Purchaser's bid. All actions of the Village President, the Village Clerk, and Ehlers & Associates, Inc., independent municipal advisor to the Village, taken with regard to the sale of the Notes are hereby ratified and approved.

Section 2. Terms and Form of the Notes.

2.01 A. The Notes to be issued hereunder shall be dated March 10, 2026, as the date of original issue, shall be issued in the denomination of \$5,000, or any integral multiple thereof, in fully registered form and lettered and numbered R-1 and upward. The Notes shall bear interest at the annual rates indicated below and shall mature on the following years and in the following amounts:

Year	Amount	Interest Rate
9-1-2030		
9-1-2031		
9-1-2032		
9-1-2033		
9-1-2034		
9-1-2035		
9-1-2036		
9-1-2037		
9-1-2038		
9-1-2039		
9-1-2040		
9-1-2041		
9-1-2042		
9-1-2043		
9-1-2044		
9-1-2045		
3-1-2046		

B. The Notes maturing on September 1, 20__, September 1, 20__ and March 1, 2046, shall be subject to mandatory redemption prior to maturity pursuant to the requirements of this Section 2.01B at a redemption price equal to the stated principal amount thereof plus interest accrued thereon to the redemption date, without premium. The Fiscal Agent, as designated below, shall select for redemption, by lot or other manner deemed fair, on September 1 or on March 1 in each of the following years in the following stated principal amounts:

For Notes maturing on September 1, 20____ (the “20____ Term Notes”):

PAYMENT DATE	AMOUNT
9/1/20	\$
9/1/20 *	\$

* Final Maturity

For Notes maturing on September 1, 20____ (the “20____ Term Notes”):

PAYMENT DATE	AMOUNT
9/1/20	\$
9/1/20 *	\$

* Final Maturity

For Notes maturing on March 1, 2045 (the “20____ Term Notes”):

PAYMENT DATE	AMOUNT
9/1/20	\$
9/1/20 *	\$

* Final Maturity

2.02 The Notes maturing, or subject to mandatory redemption, in the years 2027 through 2036 shall not be subject to optional redemption and prepayment before maturity, but those maturing, or subject to mandatory redemption, in the year 2037 and in subsequent years shall be subject to redemption and prepayment at the option of the Village on September 1, 2036, and on any day thereafter, in whole or in part, and if in part, at the option of the Village and in such manner as the Village shall determine. If less than all the Notes of a maturity are called for redemption, the Village, through the Fiscal Agent, will notify The Depository Trust Company, Jersey City, New Jersey (“DTC”) of the particular amount of such maturity to be prepaid. DTC will determine by lot the amount of each participant’s interest in such maturity to be redeemed and each participant will then select by lot the beneficial ownership interest in such maturity to be redeemed. All prepayments shall be at a price equal to the principal amount thereof plus accrued interest. No more than 60 days and no fewer than 30 days prior to the date fixed for redemption and prepayment of any Village, notice of redemption shall be mailed to each registered owner of a Note to be redeemed, at the address shown on the registration books of the Village.

2.03 The Notes shall bear interest at the annual rates stated therefor in Section 2.01. The interest shall be payable semiannually on March 1 and September 1 in each year (each herein referred to as an “Interest Payment Date”) commencing on March 1, 2027. Interest will be computed upon the basis of a 360-day year of twelve 30-day months and will be rounded pursuant to the rules of the Municipal Securities Rulemaking Board. The Fiscal Agent appointed below shall make all interest payments with respect to the Notes by check or draft mailed to the

registered owners of the Notes shown on the Note registration records maintained by the Fiscal Agent at the close of business on the 15th day (whether or not on a business day) of the month next preceding the Interest Payment Date at such owners' addresses shown on such Note registration records.

2.04 A. The Notes shall be prepared for execution in accordance with the approved form and shall be signed by the manual or facsimile signature of the Village President and attested by the manual or facsimile signature of the Village Clerk. In case any officer whose signature shall appear on the Notes shall cease to be an officer before delivery of the Notes, such signature shall nevertheless be valid and sufficient for all purposes, as if he or she had remained in office until delivery.

B. The Village Clerk is authorized and directed to obtain a copy of the proposed approving legal opinion of Fryberger, Buchanan, Smith & Frederick, P.A., Duluth, Minnesota, which is to be complete, and cause the opinion to be attached to each Note.

2.05 Book-Entry System.

A. In order to make the Notes eligible for the services provided by DTC, the Village has previously agreed to the applicable provisions set forth in the Blanket Issuer Letter of Representations which has been executed by the Village and DTC (the "Representation Letter").

B. Notwithstanding any provision herein to the contrary, so long as the Notes shall be in Book-Entry Form, the provisions of this Section 2.05 shall govern.

C. All of the Notes shall be registered in the name of Cede & Co., as nominee for DTC. Payment of interest on and principal of any Note registered in the name of Cede & Co. shall be made by wire transfer or New York Clearing House or equivalent same day funds by 10:00 a.m. CT or as soon as possible thereafter following the Fiscal Agent's receipt of funds from the Village on each Interest Payment Date to the account of Cede & Co. on each Interest Payment Date at the address indicated in or pursuant to the Representation Letter.

D. DTC (or its nominees) shall be and remain recorded on the Note Register as the holder of all Notes which are in Book-Entry Form. No transfer of any Note in Book-Entry Form shall be made, except from DTC to another depository (or its nominee) or except to terminate the Book-Entry Form. All Notes of such stated maturity of any Notes in Book-Entry Form shall be issued and remain in a single Note certificate registered in the name of DTC (or its nominee); provided, however, that upon termination of the Book-Entry Form pursuant to the Representation Letter, the Village shall, upon delivery of all Notes of such series from DTC, promptly execute, and the Fiscal Agent shall thereupon authenticate and delivery, Notes of such series to all persons who were beneficial owners thereof immediately prior to such termination; and the Fiscal Agent shall register such beneficial owners as holders of the applicable Notes.

The Fiscal Agent shall maintain accurate books and records of the principal balance, if any, of each such outstanding Note in Book-Entry Form, which shall be conclusive for all purposes whatsoever. Upon the authentication of any new Note in Book-Entry Form in

exchange for a previous Note, the Fiscal Agent shall designate thereon the principal balance remaining on such Note according to the Fiscal Agent's books and records.

No beneficial owner (other than DTC) shall be registered as the holder on the Note Register for any Note in Book-Entry Form or entitled to receive any bond certificate. The beneficial ownership interest in any Note in Book-Entry Form shall be recorded, evidenced and transferred solely in accordance with the Book-Entry System.

Except as expressly provided to the contrary herein, the Village and the Fiscal Agent may treat and deem DTC to be the absolute owner of all Notes of each series which are in Book-Entry Form (i) for the purpose of payment of the principal of and interest on such Note, (ii) for the purpose of giving notices hereunder, and (iii) for all other purposes whatsoever.

E. The Village and the Fiscal Agent shall each give notices to DTC of such matters and at such times as are required by the Representation Letter, including the following:

- (i) with respect to notices of redemption if permitted; and
- (ii) with respect to any other notice required or permitted under this Note Resolution to be given to any holder of a Note.

All notices of any nature required or permitted hereunder to be delivered to a holder of a Note in Book-Entry Form shall be transmitted to beneficial owners of such Notes at such times and in such manners as shall be determined by DTC, the participants and indirect participants in accordance with the Book-Entry System and the Representation Letter.

F. All payments of principal, redemption price of and interest on any Notes in Book-Entry Form shall be paid to DTC (or Cede & Co.) in accordance with the Book-Entry System and the Representation Letter in same day funds by wire transfer.

2.06 The Village will enter into a contract with Bond Trust Services Corporation, of Minneapolis, Minnesota, to serve as its fiscal agent (the "Fiscal Agent") with respect to the Notes pursuant to Wisconsin Statutes, Section 67.10(2), which contract shall be in substantially the form on file with the Village Clerk (the "Fiscal Agency Agreement"). The Village President and Village Clerk are hereby authorized and directed to enter into the Fiscal Agency Agreement on the Village's behalf. Such contract may provide, among other things, for the performance by the Fiscal Agent of the functions listed in Wisconsin Statutes, Section 67.10(2)(a) to (j), where applicable, with respect to the Notes. No Note shall be valid or obligatory for any purpose unless or until the Fiscal Agent's Authentication Certificate on such Note, substantially as set forth in Section 3 hereof, shall have been duly executed by an authorized representative of the Fiscal Agent. Authentication Certificates on different Notes need not be signed by the same representative. The executed Authentication Certificate on a Note shall be conclusive evidence that it has been delivered under this Resolution.

2.07 Each Note delivered upon transfer of or in exchange for or in lieu of any other Note shall carry all of the rights to interest, accrued and unpaid and to accrue, which are carried

by such other Note. Each Note shall be dated by the Fiscal Agent as of the date of its execution. The Village and the Fiscal Agent shall not be required to make any transfer or exchange of any Notes called for redemption or to make any such exchange or transfer of the Notes during the 15 days next preceding the date of the first publication or the mailing (if there is no publication) of notice of redemption in the case of a proposed redemption of the Notes.

2.08 The Village and the Fiscal Agent may treat the person in whose name any Note is registered as the owner of such Note for the purpose of receiving payment of principal of and interest on such Note and for all other purposes whatsoever, whether or not such Note be overdue, and neither the Village nor the Fiscal Agent shall be affected by notice to the contrary. All such payments shall be valid and effectual to satisfy and discharge the liability upon such Note to the extent of the sum or sums so paid.

2.09 The principal of and interest on the Notes shall be payable by the Fiscal Agent in such funds as are legal tender for the payment of debts due the United States of America. The Village shall pay the reasonable and customary charges of the Fiscal Agent for the disbursement of principal and interest.

2.10 Delivery of the Notes and payment of the purchase price shall be made at a place mutually satisfactory to the Village and the Purchaser. Executed Notes shall be furnished by the Village without cost to the Purchaser. The Notes, when prepared in accordance with this Resolution and executed, shall be delivered by or under the direction of the Village Treasurer to the Purchaser thereof upon receipt of the purchase price plus accrued interest.

Section 3. Form of the Notes.

3.01 The Notes shall be typewritten or printed in substantially the following form:

UNITED STATES OF AMERICA
STATE OF WISCONSIN
COUNTY OF ST. CROIX

VILLAGE OF SOMERSET

R-_____ \$ _____

GENERAL OBLIGATION PROMISSORY NOTE, SERIES 2026A

<u>Rate</u>	<u>Maturity Date</u>	<u>Date of Original Issue</u>	<u>CUSIP</u>
____%	September 1, 20__	March __, 2026	

REGISTERED OWNER: CEDE & CO.

PRINCIPAL AMOUNT: DOLLARS

The Village of Somerset, St. Croix County, Wisconsin (the "Village"), for value received, promises to pay to the registered owner specified above, or registered assigns, the principal amount specified above, on the maturity date specified above, and to pay interest on said principal amount to the registered owner hereof from the date of original issue set forth above, or from the most recent Interest Payment Date to which interest has been paid or duly provided for, until the principal amount is paid, said interest being at the rate per annum specified above. Interest is payable semiannually on March 1 and September 1 of each year (each referred to herein as an "Interest Payment Date") commencing on March 1, 2027. Both principal hereof and interest hereon are payable in lawful money of the United States of America by check or draft at the main office of Bond Trust Services Corporation of Minneapolis, Minnesota, as fiscal agent (the "Fiscal Agent"), or at the office of such successor fiscal agent as may be designated by the Board of Trustees. The Fiscal Agent shall make all interest payments with respect to this Note directly to the registered owner hereof shown on the Note registration records maintained on behalf of the Village by the Fiscal Agent at the close of business on the 15th day of the month next preceding the Interest Payment Date (whether or not a business day) at such owner's address shown on said Note registration records, without, except for payment of principal on the Note, the presentation or surrender of this Note, and all such payments shall discharge the obligation of the Village to the extent of the payments so made. Payment of principal shall be made when due upon presentation and surrender of this Note to the Fiscal Agent. For the prompt and full payment of such principal and interest as they become due, the full faith and credit and resources of the Village are irrevocably pledged.

This Note is one of a series issued by the Village in the aggregate amount of \$2,215,000, all of like date and tenor, except as to number, maturity date, denomination, redemption privilege and interest rate, pursuant to the authority contained in Wisconsin Statutes, Chapter 67, Section 67.04, and all other laws thereunto enabling, and pursuant to an authorizing resolution adopted by the governing body of the Village on February 17, 2026 (the "Resolution"), for the purpose of providing funds for the (i) installation of public improvements consisting of sanitary sewer and water main improvements in connection with Tax Incremental District No. 5; (ii) the refunding of the Village's State Trust Fund Loan No. 02026053.01 dated _____, 2026 in the principal amount of \$993,486 which financed the TID No. 5 Lift Station described in the Resolution and called for prepayment and redemption on March __, 2026; and (iii) such additional amounts as are necessary to pay for costs of issuance and underwriter's discount. The Notes are payable from the 2026A Promissory Notes Debt Service Account in the Village's Debt Service Fund and a direct annual ad valorem tax has been levied upon all of the taxable property within the Village, as set forth in the Resolution to which reference is made for a full statement of rights and powers thereby conferred.

The Notes have been designated by the Village as a "qualified tax-exempt obligation" for purposes of Section 265(b)(3) of the Internal Revenue Code of 1986, as amended.

The Notes maturing on September 1, 20____, September __, 20__ and March 1, 2046, shall be subject to mandatory redemption and redeemed in installments as provided in the Resolution, at par plus accrued interest to the date of redemption.

The Notes maturing in the years 2030 through 2036 shall not be subject to redemption and prepayment before maturity, but those maturing, or subject to mandatory redemption, in the year 2037 and in subsequent years shall be subject to redemption and prepayment at the option of the Village on September 1, 2036, and on any day thereafter, in whole or in part, and if in part at the option of the Village and in such manner as the Village shall determine and by lot as to Notes maturing in the same year, at a price of par plus accrued interest to the redemption date.

Not more than 60 days and no fewer than 30 days prior to the date fixed for redemption and prepayment of any Notes, notice of redemption shall be mailed to each registered owner of a Note to be redeemed. If any Notes is redeemed in part, upon surrender of the Note being redeemed, the Village shall deliver or cause to be delivered to the registered owner of such Note a Note in like form in the principal amount equal to that portion of the Note so surrendered not being redeemed.

The Notes of this series are issued as fully registered Notes without coupons, in the denomination of \$5,000 or any integral multiple thereof. Subject to limitations set forth in the Resolution, the Village will, at the request of the registered owner, issue one or more new fully registered Notes in the name of the registered owner in the aggregate principal amount equal to the unpaid principal balance of this Note, all of like tenor except as to number and principal amount. Subject to limitations set forth in the Resolution, this Note is transferable by the registered owner hereof upon surrender of this Note for transfer at the principal corporate office of the Fiscal Agent, duly endorsed or accompanied by a written instrument of transfer in form satisfactory to the Fiscal Agent and executed by the registered owner hereof or the owner's attorney duly authorized in writing. Thereupon the Village shall execute and the Fiscal Agent shall authenticate and deliver, in exchange for this Note, one or more new fully registered Notes in the name of the transferee of an authorized denomination, in an aggregate principal amount equal to the unpaid principal amount of this Note, of the same maturity, and bearing interest at the same rate.

IT IS CERTIFIED AND RECITED that all acts and conditions required by the Constitution and laws of the State of Wisconsin to be done and to exist precedent to and in the issuance of this Note, in order to make it a valid and binding general obligation of the Village in accordance with its terms, have been done and do exist in form, time and manner as so required; that all taxable property within the limits of the Village is subject to the levy of ad valorem taxes to the extent needed to pay the principal hereof and the interest hereon when due, without limitation as to rate or amount and that the issuance of this Note does not cause the indebtedness of the Village to exceed any constitutional or statutory limitation.

This Note shall not be valid or become obligatory for any purpose or be entitled to any security or benefit under the above described Resolution until the Fiscal Agent's Authentication Certificate hereon shall have been executed by the Fiscal Agent by one of its authorized representatives.

IN WITNESS WHEREOF, the Village of Somerset, St. Croix County, Wisconsin, by its governing body, has caused this Note to be executed in its name by the signatures of the Village

President and the Village Clerk and its corporate seal or a true facsimile thereof to be impressed or imprinted hereon, all as of the date of original issue specified above.

Date of Authentication: _____

ATTEST:

[Form – no signature required] [Form – no signature required]
Village Clerk Village President

(SEAL)

FISCAL AGENT'S AUTHENTICATION CERTIFICATE

The Fiscal Agent confirms that the books reflect the ownership of this Note registered in the name of the owner named above in the principal amount and maturing on the date stated above and this Note is one of the Notes of the series issued pursuant to the Resolution hereinabove described.

BOND TRUST SERVICES CORPORATION

Minneapolis, Minnesota

Fiscal Agent

By _____
Authorized Representative

BOND COUNSEL OPINION

I certify that the attached is a full, true and correct copy of the legal opinion rendered by Bond Counsel on the issuance of the Notes, dated as of the date of original delivery of and payment for the Notes.

[Form – no signature required]
Village Clerk

REGISTRATION CERTIFICATE

This Note must be registered as to both principal and interest in the name of the owner on the books to be kept by Bond Trust Services Corporation of Minneapolis, Minnesota. No transfer of this Note shall be valid unless made on said books by the registered owner or the owner's attorney thereunto duly authorized and similarly noted on the registration books. The ownership of the unpaid principal balance of this Note and the interest accruing thereon is

registered on the books of Bond Trust Services Corporation in the name of the registered owner last noted below.

Date	Registered Owner	Signature of Fiscal Agent
03/__/26	Cede & Co. c/o The Depository Trust Company 570 Washington Blvd. Jersey City, New Jersey 07310 Federal Taxpayer I.D. No.: 13-2555119	

ASSIGNMENT

FOR VALUE RECEIVED, the undersigned sells, assigns, and transfers unto _____

(Name and Address of Assignee)

Social Security or other
Identifying Number of
Assignee

the within Note and all rights thereunder and does hereby irrevocably constitute and appoint _____ attorney to transfer the said Note on the books kept for registration thereof with full power of substitution in the premises.

Dated: _____

NOTICE: The signature of this assignment must correspond with the name of the registered owner as it appears upon the face of the within Note in every particular, without alteration or enlargement or any change whatsoever.

Signature Guaranteed:

(Bank, Trust Company, member of
National Securities Exchange)

Unless this Note is presented by an authorized representative of The Depository Trust Company, a New York corporation ("DTC"), to the Village or its agent for registration of transfer, exchange, or payment, and any Note issued is registered in the name of Cede & Co. or in such other name as is requested by an authorized representative of DTC (and any payment is made to Cede & Co. or to such other entity as is requested by an authorized representative of DTC), ANY TRANSFER, PLEDGE, OR OTHER USE HEREOF FOR VALUE OR OTHERWISE BY OR TO ANY PERSON IS WRONGFUL, inasmuch as the registered owner hereof, Cede & Co., has an interest herein.

Section 4. Covenants, Funds, Accounts and Tax Levies.

4.01 Prepayment and Redemption of the State Trust Fund Loan.

A. Proceeds of the Notes in the amount of \$ _____ are hereby irrevocably appropriated to the State Trust Fund Loan Debt Service Account within the Village's Debt Service Fund (the "State Trust Fund Loan Debt Service Account").

B. It is hereby found and determined that the proceeds of the Notes in the amount of \$ _____ will be sufficient to prepay and redeem the STFL maturing on and after _____, 2026 (\$ _____), and called for prepayment and redemption and the interest thereon (\$ _____) on March 11, 2026, the redemption date for the STFL (the "Redemption Date").

4.02 Borrowed Money Fund. There is hereby created a separate and special fund designated as the 2026A Borrowed Money Fund (the "Borrowed Money Fund"), which shall be used solely for the purpose of financing the Project. There is hereby credited to the Borrowed Money Fund \$ _____ of the proceeds of the Notes. The monies in said fund may from time to time be invested as provided in Section 66.0603(1m), Wisconsin Statutes. Upon completion of the Project to be financed and after payment in full of all costs thereof, any balance on hand in the Borrowed Money Fund shall be credited to the Debt Service Fund.

4.03 Debt Service Fund. There is hereby established in the treasury of the Village, if it has not already been created, a debt service fund separate and distinct from every other fund (the "Debt Service Fund"), which shall be maintained in accordance with generally accepted accounting principles. Sinking funds established for obligations previously issued by the Village may be considered as separate and distinct accounts within the Debt Service Fund. There shall be maintained in the Debt Service Fund a separate account, to be designated the 2026A Promissory Notes Debt Service Account.

4.04 2026A Promissory Notes Debt Service Account. To the 2026A Promissory Notes Debt Service Account ("Debt Service Account") there is hereby pledged and irrevocably appropriated and there shall be credited: (1) any collections of all taxes levied herein for the payment of the Notes and interest thereon; (2) all investment earnings on funds in the Debt Service Account; (3) accrued interest, if any, received upon delivery of the Notes; (4) any unused premium received by the Village above the par value of the Notes and any accrued interest thereon; (5) the rounding amount of the Notes, if any; and (6) any and all other monies which,

including tax increment revenues of Tax Increment District No. 5 are properly available and are appropriated by the Village to the Debt Service Account including further deposits as may be required by Section 67.11 of Wisconsin Statutes. The amount of any surplus remaining in the Debt Service Account when the Notes and interest thereon are paid shall be used to reduce the amount of taxes levied herein. No money shall be withdrawn from the Debt Service Account and appropriated for any purpose other than the payment of principal of and interest on the Notes until all such principal and interest has been paid in full and canceled; provided (i) the funds to provide for each payment of principal of and interest on the Notes prior to the scheduled receipt of taxes from the next succeeding tax collection may be invested in direct obligations of the United States of America maturing in time to make such payments when they are due; and (ii) any funds over and above the amount of such principal and interest payments on the Notes may be used to reduce the next succeeding tax levy, or may, at the option of the Village, be invested by purchasing the Notes as permitted by and subject to Section 67.11(2)(a), Wisconsin Statutes, in interest bearing obligations of the United States of America, or in other obligations of the Village, which investments shall continue to be a part of the Debt Service Account. When all of the Notes have been paid in full and cancelled, and all permitted investments disposed of, any money remaining in the Debt Service Account shall be deposited in the general fund of the Village, unless the Board of Trustees directs otherwise.

4.05 Tax Levy. For the purpose of paying the principal of and interest on the Notes as the same become due, the full faith, credit and resources of the Village are hereby irrevocably pledged and there hereby is levied on all the taxable property in the Village a direct, annual, irrepealable tax in such years and in such amounts as are sufficient to meet such principal and interest payments when due; said tax is hereby levied in the years and in the minimum amounts shown on Exhibit B hereto, which is incorporated by reference as though fully set forth herein. The Village shall be and continue to be without power to repeal such levy or obstruct the collection of said tax until all such payments have been made or provided for. After the issuance of the Notes, said tax shall be, from year to year, carried into the tax rolls of the Village and collected as other taxes are collected, provided that the amount of tax carried into said tax rolls may be reduced in any year by the amount of any surplus money in the Debt Service Account created in Section 4.03 hereof.

4.06 The Village authorizes the Purchaser to forward \$_____ for the payment of issuance expenses of the Notes to Wells Fargo Bank, National Association, Minneapolis, Minnesota, on the date of closing and delivery of the Notes (the "Closing Date") for further distribution as directed by the Village's municipal advisor, Ehlers & Associates, Inc., and as set forth in the officers' certificate provided to the Purchaser on the Closing Date.

Section 5. Certificate of Proceedings.

5.01 The officers of the Village are authorized and directed to prepare and furnish to the Purchaser and to bond counsel certified copies of all proceedings and records of the Village relating to the authorization and issuance of the Notes and other affidavits and certificates as may reasonably be requested to show the facts relating to the legality and marketability of the Notes as such facts appear from the official books and records of the officers' custody or otherwise known to them. All of such certified copies, certificates and affidavits, including any heretofore

furnished, constitute representations of the Village as to the correctness of facts recited therein and the actions stated therein to have been taken.

5.02 The Village President and the Village Clerk are hereby authorized and directed to certify that they have examined the Official Statement prepared and circulated in connection with the issuance and sale of the Notes and that to the best of their knowledge and belief the Official Statement is a complete and accurate representation of the facts and representations made therein as of the date of the Official Statement.

5.03 The Village Clerk shall provide and keep a separate record book and shall record a full and correct statement of every step or proceeding had or taken in the course of authorizing and issuing the Notes.

5.04 In the event of the absence or disability of the Village President or the Village Clerk, such officers of the Village or members of the Board of Trustees as in the opinion of the Village's attorney may act in their behalf shall, without further act or authorization, execute and deliver the Notes, and do all things and execute all instruments and documents required to be done or executed by such absent or disabled officers.

Section 6. Tax Covenants.

6.01 The Village covenants and agrees with the holders of the Notes that the Village will (i) take all action on its part necessary to cause the interest on the Notes to be exempt from federal income taxes including, without limitation, restricting, to the extent necessary, the yield on investments made with the proceeds of the Notes and investment earnings thereon, making required payments to the federal government, if any, and maintaining books and records in a specified manner, where appropriate, and (ii) refrain from taking any action which would cause interest on the Notes to be subject to federal income taxes, including, without limitation, refraining from spending the proceeds of the Notes and investment earnings thereon on certain specified purposes.

6.02 A. No portion of the proceeds of the Notes shall be used directly or indirectly to acquire higher yielding investments or to replace funds which were used directly or indirectly to acquire higher yielding investments, except (i) for a reasonable temporary period until such proceeds are needed for the purpose for which the Notes were issued; and (ii) in addition to the above, an amount not greater than the lesser of five percent of the proceeds of the Notes or \$100,000. To this effect, any proceeds of the Notes and any sums from time to time held in the Debt Service Account (or any other Village account which will be used to pay principal and interest to become due on the Notes) in excess of amounts which under the applicable federal arbitrage regulations may be invested without regard as to yield shall not be invested at a yield in excess of the applicable yield restrictions imposed by the arbitrage regulations on such investments after taking into account any applicable temporary periods or minor portion made available under the federal arbitrage regulations.

B. The proceeds of the Notes and money in the Debt Service Account shall not be invested in obligations or deposits issued by, guaranteed by or insured by the United States or

any agency or instrumentality thereof if and to the extent that such investment would cause the Notes to be federally guaranteed within the meaning of Section 149(b) of the Internal Revenue Code of 1986, as amended (the "Code").

C. The Village hereby covenants not to use the proceeds of the Notes, or to cause or permit them to be used, in such a manner as to cause the Notes to be "private activity bonds" within the meaning of Sections 103 and 141 through 150 of the Code.

6.03. A. The Village covenants and certifies to and for the benefit of the owners of the Notes that no use will be made of the proceeds of the Notes, which will cause the Notes to be arbitrage bonds within the meaning of Section 148(a) of the Code and the Treasury Regulations promulgated thereunder. Pursuant to such covenant, unless the Notes qualify under one or more of the arbitrage rebate exceptions, the Board of Trustees hereby agrees to comply throughout the term of the Notes with the requirements of Section 148 of the Code and any Treasury Regulations promulgated thereunder; to this end, the Village shall:

(1) maintain records identifying all "gross proceeds" (as defined in Section 148(f)(6)(B) of the Code) attributable to the Notes, the yield at which such gross proceeds are invested, any arbitrage profit derived therefrom (earnings in excess of the yield on the Notes) and any earnings derived from the investment of such arbitrage profit;

(2) make, or cause to be made as of the end of each Bond Year, the annual determinations of the amount, if any, of excess arbitrage required to be paid to the United States by the Village (hereinafter, the "Rebate Amount");

(3) pay, or cause to be paid, to the United States at least once every five Bond Years the amount, if any, which is required to be paid to the United States, including the last installment which shall be made no later than 60 days after the day on which the Notes are paid in full;

(4) not invest, or permit to be invested, "gross proceeds" in any acquired non-purpose obligations so as to deflect arbitrage otherwise payable to the United States as a "prohibited payment" to a third party;

(5) retain all records of the annual determinations of the foregoing amounts until six years after the Notes have been fully paid; and

(6) in order to comply with the foregoing paragraph, the Board of Trustees shall determine the Rebate Amount within 30 days after the close of each Bond Year and upon payment in full of the Notes; upon each such determination, the Board of Trustees shall deposit in the Rebate Fund the Rebate Amount so determined; the Board of Trustees shall separately account for the earnings from the investment of the Rebate Amount and such earnings shall become part of the Rebate Amount.

B. For purposes of this Section, "Bond Year" shall mean the 12-month period beginning on the date of issuance of the Notes or such other 12-month period designated by the

Board of Trustees which is permitted by the Code or any Treasury Regulation promulgated thereunder.

C. The Village shall use its best efforts to comply with any federal procedural requirements which may apply in order to effectuate the designation made by this Section.

6.04. In order to qualify the Notes as “qualified tax-exempt obligations” within the meaning of Section 265(b)(3) of the Code, the Village hereby makes the following factual statements and representations:

- (1) the Notes are not “private activity bonds” as defined in Section 141 of the Code;
- (2) the Village hereby designates the Notes as “qualified tax-exempt obligations” for purposes of Section 265(b)(3) of the Code;
- (3) the reasonably anticipated amount of tax-exempt obligations (other than private activity bonds, treating qualified 501(c)(3) bonds as not being private activity bonds) which will be issued by the Village (and all entities whose obligations will be aggregated with those of the Village) during the calendar year in which the Notes were issued will not exceed \$10,000,000; and
- (4) not more than \$10,000,000 of obligations issued by the Village during the calendar year in which the Notes were issued have been designated for the purposes of Section 265(b)(3) of the Code.

Section 7. Continuing Disclosure. The Village acknowledges that the Notes are subject to the continuing disclosure requirements of Rule 15c2-12 promulgated by the Securities and Exchange Commission under the Securities Exchange Act of 1934 (17 C.F.R. § 240.15c2-12) (the “Rule”). The Rule governs the obligations of certain underwriters to require that issuers of municipal bonds enter into agreements for the benefit of the bondholders to provide continuing disclosure with respect to such bonds. To provide for the public availability of certain information relating to the Notes and the security therefor and to permit underwriters of the Notes to comply with the Rule, which will enhance the marketability of the Notes, the Village President and the Village Clerk are hereby authorized and directed to execute a Continuing Disclosure Certificate substantially in the form of the Certificate currently on file in the office of the Village.

Section 8. Post-Issuance Tax Compliance. The Board of Trustees has previously approved a Post-Issuance Debt Compliance Policy and Post-Issuance Debt Compliance Procedures which applies to qualifying obligations to provide for compliance with all applicable federal regulations for tax-exempt obligations or tax-advantaged obligations (collectively, the “Policy and Procedures”). The Board of Trustees hereby approves the Policy and Procedures for the Notes. The Village Clerk continues to be designated to be responsible for post-issuance compliance in accordance with the Policy and Procedures.

Adopted February 17, 2026

Village President

Attest:

Village Clerk

13645\000025\1EK3664.DOC

DRAFT

EXHIBIT A

PORTION OF THE MATURITIES AND MANDATORY
REDEMPTION PAYMENTS ALLOCATED TO
NEW MONEY PORTION OF THE BONDS AND THE STATE TRUST FUND LOAN REFUNDING
PORTION OF THE BONDS

<i>Date</i>	<i>Portion Allocable to the New Money Portion of Bonds</i>	<i>Portion Allocable to the State Trust Fund Loan Refunding Portion of the Bonds</i>	<i>Total</i>
9/1/2030			
9/1/2031			
9/1/2032			
9/1/2033			
9/1/2034			
9/1/2035			
9/1/2036			
9/1/2037			
9/1/2038			
9/1/2039			
9/1/2040			
9/1/2041			
9/1/2042			
9/1/2043			
9/1/2044			
9/1/2045			
3/1/2046			
TOTAL			

EXHIBIT B

GENERAL OBLIGATION PROMISSORY NOTES, SERIES 2026A VILLAGE OF SOMERSET, WISCONSIN

TAX LEVY SCHEDULE

Levy Year/Collect Year	Tax Levy
2026/2027	*
2027/2028	
2028/2029	
2029/2030	
2030/2031	
2031/2032	
2032/2033	
2033/2034	
2034/2035	
2035/2036	
2036/2037	
2037/2038	
2038/2039	
2039/2040	
2040/2041	
2041/2042	
2042/2043	
2043/2044	
2044/2045	

*\$_____ to be paid from funds deposited into the Debt Service Account from the premium on the sale of the Notes.

January 28, 2026

Jessica Lehman
Clerk/Deputy Treasurer
Village of Somerset
PO Box 356
Somerset, WI 54025

RE: Village of Somerset - Special Counsel File Materials

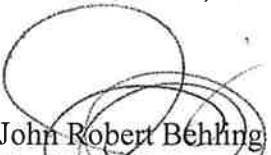
Dear Ms. Lehman:

Per your request, please kindly find enclosed a complete copy of all documents in our possession as it relates to serving as the Village's Special Counsel. Any work which was conducted was done on the Village's behalf and at the request of the Village President. We also believe all work that was done was consistent with the executed retainer agreement between our firm and the Village of Somerset. For your convenience, we have again provided the outstanding invoices for processing.

Thank you kindly in advance and just let us know if you have any additional questions.

Sincerely,

WELD RILEY, S.C.


John Robert Behling
President & Attorney

JRB/krf
Enclosures



Invoice Date 01/28/2026
Client No. 97015.0026
Invoice No. 109727

PREVIOUS BALANCE	FEES	EXPENSES		PAYMENTS	BALANCE DUE
97015-0010 General Municipal 537.00	0.00	0.00	0.00	0.00	\$537.00
97015-0025 Special Counsel Matter 756.00	0.00	0.00	0.00	0.00	\$756.00
97015-0026 260 Main Street Zoning Matter 504.00	0.00	0.00	0.00	0.00	\$504.00
<u>1,797.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>\$1,797.00</u>

Client No. 97015.0026



Weld Riley, S.C.
3624 Oakwood Hills Pkwy.
P.O. Box 1030
Eau Claire, WI 54702-1030
715-839-7786
FAX 715-839-8609
Federal I.D. #39-1686973

Invoice Date 01/28/2026
Client No. 97015.0010
Invoice No. 109725

General Municipal

PREVIOUS BALANCE

\$537.00

TOTAL BALANCE DUE

\$537.00

PAST DUE AMOUNTS

<u>Stmt Date</u>	<u>Stmt #</u>	<u>Billed</u>	<u>Due</u>
06/19/2025	103431	324.00	324.00
07/10/2025	104106	141.00	141.00
10/07/2025	106509	72.00	72.00
			<u>537.00</u>

Weld Riley is now accepting online payments. Learn more at weldriley.com/payments

Payment is due within 30 days. Please detach and return this portion with your remittance.

Effective October 1, 2018 MasterCard and Visa transactions will have a 1% service fee. Am. Express transactions a 3.5% service fee.

Card Number

Card Holder Name (please print)

Card Holder Signature

☐ MasterCard
☐ Visa
☐ Am. Express

Exp. Date (required)			

Sec. Code (required)

Amount Remitted

Invoice Date 01/28/2026

Invoice No. 109725

Client No. 97015.0010



Weld Riley, S.C.
3624 Oakwood Hills Pkwy.
P.O. Box 1030
Eau Claire, WI 54702-1030
715-839-7786
FAX 715-839-8609
Federal I.D. #39-1686973

Invoice Date 01/28/2026
Client No. 97015.0025
Invoice No. 109726

Special Counsel Matter

PREVIOUS BALANCE

\$756.00

TOTAL BALANCE DUE

\$756.00

PAST DUE AMOUNTS

Stmt Date
06/19/2025

Stmnt #
103432

Billed
4,524.00

Due
756.00
<u>756.00</u>
756.00

Weld Riley is now accepting online payments. Learn more at weldriley.com/payments

Payment is due within 30 days. Please detach and return this portion with your remittance.

Effective October 1, 2018 MasterCard and Visa transactions will have a 1% service fee. Am. Express transactions a 3.5% service fee.

Card Number

☐ MasterCard
☐ Visa
☐ Am. Express

Card Holder Name (please print)

Exp. Date (required)	
----------------------	--

Card Holder Signature

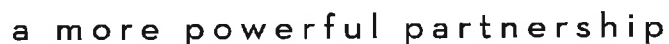
Sec. Code (required)

Amount Remitted

Invoice Date 01/28/2026

Invoice No. 109726

Client No. 97015.0025



Weld Riley, S.C.
3624 Oakwood Hills Pkwy.
P.O. Box 1030
Eau Claire, WI 54702-1030
715-839-7786
FAX 715-839-8609
Federal I.D. #39-1686973

Invoice Date 01/28/2026
Client No. 97015.0026
Invoice No. 109727

\$504.00

\$504.00

<u>Stmt Date</u>	<u>Stmt #</u>	<u>Billed</u>	<u>Due</u>
09/24/2025	106245	504.00	504.00
			<u>504.00</u>

Client No. 97015.0026

OUTSTANDING INVOICES



Invoice Date 06/19/2025
Client No. 97015.0010
Invoice No. 103431

General Municipal

			HOURS	
04/11/2025	JRB	Conferences and emails with Village President regarding pending matters and research regarding same.	0.50	180.00
05/16/2025	JRB	Review of email correspondence on development matters and follow-up communications with Ryan Sicard on same.	0.40	144.00
		FOR CURRENT SERVICES RENDERED	0.90	324.00
TOTAL BALANCE DUE				\$324.00

Weld Riley is now accepting online payments. Learn more at weldriley.com/payments

Payment is due within 30 days. Please detach and return this portion with your remittance.

Effective October 1, 2018 MasterCard and Visa transactions will have a 1% service fee. Am. Express transactions a 3.5% service fee.

Effective October 1, 2018 MasterCard and Visa transactions will have a 1% service fee. Am. Express transactions are \$3.00 service fee.

☐ MasterCard ☐ Visa ☐ Am. Express Amount Remitted _____	Card Number Card Holder Name (please print) Card Holder Signature	Invoice Date 06/19/2025 Invoice No. 103431 Client No. 97015.0010
--	--	--

Exp. Date (required)

Sec. Code (required)

WELD RILEY_{sc}
a more powerful partnership

Jessica Lehman
Village of Somerset
P.O. Box 356
Somerset, WI 54025

Weld Riley, S.C.
3624 Oakwood Hills Pkwy.
P.O. Box 1030
Eau Claire, WI 54702-1030
715-839-7786
FAX 715-839-8609
Federal I.D. #39-1686973

Invoice Date 07/10/2025
Client No. 97015.0010
Invoice No. 104106

General Municipal

			HOURS	
06/02/2025	JRB	Conference with Village President regarding pending matters and update on local development.	0.20	47.00
06/16/2025	JRB	Correspondence with Ryan Sicard regarding pending matters.	0.20	47.00
06/20/2025	JRB	Email correspondence with Village officials regarding pending development matters.	0.20	47.00
		FOR CURRENT SERVICES RENDERED	0.60	141.00
		PREVIOUS BALANCE		\$324.00
		TOTAL BALANCE DUE		<u>\$465.00</u>

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Payment is due within 30 days. Please detach and return this portion with your remittance.

Effective October 1, 2018 MasterCard and Visa transactions will have a 1% service fee. Am. Express transactions a 3.5% service fee.

Effective October 1, 2018 MasterCard and Visa transactions will have a 1% service fee. Am. Express transactions a 0.5% service fee.

	☐ MasterCard ☐ Visa ☐ Am. Express	Amount Remitted _____ Invoice Date 07/10/2025 Invoice No. 104106 Client No. 97015.0010
Card Number		

Card Holder Name (please print)		
_____	Exp. Date (required)	

Card Holder Signature	Sec. Code (required)	



WELD RILEY_{SC}

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Weld Riley, S.C.

3624 Oakwood Hills Pkwy.

P.O. Box 1030

Eau Claire, WI 54702-1030

715-839-7786

FAX 715-839-8609

Federal I.D. #39-1686973

Jessica Lehman

Village of Somerset

P.O. Box 356

Somerset, WI 54025

Invoice Date 10/07/2025

Client No. 97015.0010

Invoice No. 106509

General Municipal

			HOURS	
09/16/2025	SDB	Review and respond to email from Clerk regarding past representation matters.	0.20	72.00
		FOR CURRENT SERVICES RENDERED	0.20	72.00
		PREVIOUS BALANCE		\$465.00
		TOTAL BALANCE DUE		<u>\$537.00</u>

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Card Number

☐ MasterCard☐ Visa☐ Am. Express

Card Holder Name (please print)

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Exp. Date (required)

Card Holder Signature

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Sec. Code (required)

Amount Remitted

Invoice Date 10/07/2025

Invoice No. 106509

Client No. 97015.0010

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Federal I.D. #39-1686973

Jessica Lehman
Village of Somerset
P.O. Box 356
Somerset, WI 54025

Invoice Date 06/19/2025
Client No. 97015.0025
Invoice No. 103432

Special Counsel Matter

			HOURS	
01/02/2025	JRB	Conference with Village Trustee regarding pending matters.	0.20	72.00
01/03/2025	JAC	Review of Kappers history with Somerset and apartment, emails, letters and League opinion; consult with Attorney Behling regarding strategy with investigation; phone call with private investigator.	2.50	900.00
	JRB	Email correspondence with Village Trustees and review of documents related to same.	0.40	144.00
01/06/2025	JAC	Review of Minnesota case regarding removal from state office for residency reasons.	0.50	180.00
01/20/2025	JRB	Review correspondence forwarded by City leadership and research regarding same.	0.30	108.00
01/21/2025	JAC	Review of email chain from Board regarding Kappers perjury on election forms.	0.30	108.00
	JRB	Review of documents from Somerset as part of ongoing strategy on same.	0.30	108.00
01/22/2025	JAC	Phone call with Village President Pro Temp Sicard regarding strategy for investigation; review of Village of Somerset's Ordinances for citation issuance; email sent to Sicard with summary of process; review of Wisconsin Constitution for eligibility to hold office.	1.70	612.00
	JRB	Extended conferences with Village officials and research related to same.	0.70	252.00
01/23/2025	JAC	Phone call with President Pro Temp., regarding special meeting, ordinance update, and strategy for moving forward with citation.	0.60	216.00
	JRB	Conference with Ryan Sicard regarding follow up on pending matters.	0.20	72.00

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Effective October 1, 2018 MasterCard and Visa transactions will have a 1% service fee. Am. Express transactions are \$6.75 service fee.

	☐ MasterCard ☐ Visa ☐ Am. Express	Amount Remitted _____ Invoice Date 06/19/2025 Invoice No. 103432 Client No. 97015.0025
Card Number		

Card Holder Name (please print)		
_____	Exp. Date (required)	

Card Holder Signature	Sec. Code (required)	

Village of Somerset

Special Counsel Matter

			HOURS	
01/24/2025	JAC	Email exchanges with Ryan Sicard regarding confidentiality and meeting.	0.30	108.00
	JRB	Conference with Village President Ryan Sicard on pending matters.	0.20	72.00
01/31/2025	JAC	Email exchange with Ryan Sicard.	0.20	72.00
	JRB	Review of documents and email correspondence with Ryan Sicard regarding pending matters.	0.40	144.00
02/03/2025	JAC	Review of Complaint filed by bank foreclosing on Hideaway Campground, inter-pleading the Village as a party due to subordinate lien on campground; email to Ryan inquiring into affect on current investigation.	0.40	144.00
02/05/2025	JAC	Review of language from Attorney Bach regarding special closed session; phone call with Wayne Turnquist; email to Ryan Sicard updating him on information and provision of language for closed session.	0.40	144.00
	JRB	Review and revise language to be used as part of upcoming closed session matters.	0.20	72.00
	SDB	Draft closed session language.	0.40	144.00
02/12/2025	JAC	Review of amended ordinances for Village sent by Ryan Sicard.	0.80	288.00
	JRB	Correspondence with Village officials regarding pending matters.	0.20	72.00
03/04/2025	JRB	Review of correspondence forwarded by Somerset management team regarding pending employment matters.	0.20	72.00
03/14/2025	JAC	Phone call with Platinum Investigators, Stillwater PI, to get estimate for services.	0.30	60.00
03/19/2025	JRB	Meeting and conferences with Village officials regarding pending matters.	0.30	108.00
04/10/2025	JAC	Meeting with President Sicard regarding election results and being retained as counsel.	0.70	252.00
		FOR CURRENT SERVICES RENDERED	12.70	4,524.00
		PREVIOUS BALANCE		\$432.00
01/27/2025		Thank You For The Payment Received - Check 63016		-432.00
		TOTAL BALANCE DUE		<u>\$4,524.00</u>



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Jessica Lehman
Village of Somerset
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Federal I.D. #39-1686973

Invoice Date 08/25/2025
Client No. 97015.0025
Invoice No. 105474

Special Counsel Matter

PREVIOUS BALANCE	\$4,524.00
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08/22/2025	Thank You For The Payment Received - Check 63555	-3,768.00
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TOTAL BALANCE DUE	\$756.00
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[illegible]

Card Number

Card Holder Name (please print)

Card Holder Signature

☐ MasterCard☐ Am. Express

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Exp. Date (required)				
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Sec. Code (required)

Amount Remitted

Invoice Date 08/25/2025

Invoice No. 105474

Client No. 97015.0025



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Effective October 1, 2015 MasterCard and Visa															☐ MasterCard ☐ Visa ☐ Am. Express		Amount Remitted _____	
Card Number																	Invoice Date 09/24/2025	
Card Holder Name (please print)															Exp. Date (required)		Invoice No. 106245	
Card Holder Signature															Sec. Code (required)		Client No. 97015.0026	

Water Tower images:

