

NEWSLETTER

TOWN OF SAUKVILLE

Chairman's Message . . .

Terry Hoffman, Chairman

December 2002 Issue

Seasons Greetings to All!

As 2002 comes to a close I'd like to take this time to recap some of the accomplishments that have taken place here at the town:

Bonestroo & Associates, an engineering firm out of Mequon has provided us with digital mapping services for our Zoning, School District, Voting Ward and Section maps that provide us with much needed information and that will be updated annually. Smaller versions of some of these maps are available by request for a nominal fee.

The Town is in the final approval stages of the Tendick Nature Park, which is a County operated Park located in the town on Hwy O. This 140+ acre property was so generously donated to Ozaukee County for use as a county park and nature preserve by the late Donald W. Tendick Sr. and his wife Rosemary. Much of the park's planned use will include an archery range, canoe launch, and a pond, which will be used for nature study during the summer months and ice-skating during the winter months. Plans also include trails through the wetlands, an 18-hole Frisbee Golf course and a boardwalk through the bog area. At the completion this will be a county-staffed site with a service building for maintenance. Park hours will be from dawn until dusk. We believe this development will serve as a wonderful reminder of the generous spirit of the Tendicks.

Additional lighting has been put in place outside the Town Hall in order to provide better security and safety for all patrons and a new light proudly lights our flag out front. In addition, air conditioning has been installed in both the town hall office and the meeting room in an effort to keep both people and equipment "cool" during the hot summer months of business and meetings.

We have a new logo for the town, which was finally approved this past summer. As many of you may recall, we have been requesting submissions from area school art students and have given approval to a design by an MATC art student. Keep your eye out for the new logo to appear on our future newsletters, letterhead, envelopes, etc. We think you'll be pleasantly surprised. Thanks to all who submitted artwork in the past.

We regretfully said goodbye to Dave Phillipps, our Building Inspector/Zoning Administrator in June of this year. He moved back home to his hometown of River Falls to help with family. The board and staff at the town hall will miss him and we wish him and his the best.

On that note, we would like to welcome our new Building Inspector/Zoning Administrator, Roger Kison. Roger formerly handled the City of Cedarburg and came highly recommended by Dave as his replacement. In addition to the duties of the Town of Saukville, Roger now also handles the Town of Cedarburg, and at times still assists with the City of Cedarburg. He also has a home inspection business. Roger is married and lives in Grafton with his family. Welcome aboard Roger!

I would also like to take this opportunity to thank all members of the town board, staff, plan commission and other committees that have worked diligently all year long to address town issues and the concerns of the residents.



We invite you to attend the meetings, which are open to the public. The Plan Commission meeting is held the second Tuesday of the month, Town Board the third Tuesday of the month. The time is 7:30p.m. unless otherwise noted. Notices are posted at the Town hall, McCarthy's Tavern and the Oscar Grady Library.

Happy Holiday Season to all of you from all of us at the Town Hall

NEWS RELEASE CARBON MONOXIDE

Each year, unintentional carbon monoxide poisoning claims hundreds of victims nationwide. Carbon monoxide, or CO is formed by the incomplete combustion of gasoline, kerosene, wood, coal oil, natural gas, charcoal or any other carbon based fuel. Carbon monoxide continues to be a common cause of fatal poisoning in Wisconsin. Most victims die in their sleep without experiencing early warning symptoms, such as headache or nausea. Recent cases that have occurred in Wisconsin homes were traced to faulty or improperly installed furnaces, kitchen stoves, gas fireplaces, water heaters, and cars that were accidentally left running in attached garages.

As the heating season begins, the risk of carbon monoxide poisoning increases. Combustible fuel appliances require proper maintenance. Furnaces, fireplaces, and stoves, water heaters and dryers should be regularly inspected and serviced by qualified professionals. In an effort to prevent residential poisonings, the Ozaukee County Public Health Department recommends that carbon monoxide detectors be installed in homes, apartments, or garages. Ideally, one detector should be installed on the ceiling of each floor of the home with at least one of these located near the bedrooms. There are electrical or battery-operated carbon monoxide detectors available at most hardware stores.

Several of the carbon monoxide deaths that have occurred over the past two years in Wisconsin have involved people who were involved in outdoor activities. Hunters, campers, and boaters can be at risk of carbon monoxide poisoning if they use fuel-powered portable heaters in enclosed spaces like cabins, campers, and tents. To prevent recreational exposures to carbon monoxide, public health officials recommend the use of battery-powered detectors that can be placed in the sleeping area of a cabin or tent. Battery-powered detectors can also be used to monitor carbon monoxide levels in cars, trucks, RVs, and boats. If you have any questions or concerns regarding carbon monoxide detectors please call Environmental Health Specialist Dan Ziegler at 262-284-8187 or at 262-238-8187 (Metro).

COMPREHENSIVE REASSESSMENT PLANNED FOR THE TOWN OF SAUKVILLE



As the town has not done a “walk-through” reassessment in nearly ten years, the board has commissioned Peter’s Assessment Service to perform one for 2003.

A reassessment is required whenever the town’s assessment falls to about 80% of the state’s estimate of fair value because of general inflation. Our last reassessment was done in 1999, but it was done on the basis of recent real estate sales data and not physical inspection of properties. To ensure that assessments are consistent and fair, an assessor must periodically “walk-through” all homes in the town to verify and update his property records.

Our assessor, Don Peters, and his assistants will begin immediately visiting each property in the town and requesting your permission to tour the inside of your homes and buildings. Much of this work will be done on Saturdays to increase the likelihood that you

will be home. While it is not required that you allow access, it is generally to your advantage to do so.

If the assessor is not allowed in, he must assume that the condition inside is near the top of his guidelines in terms of value and will assess accordingly. Further, an owner who denies access waives his right to appeal the assessment to the Board of Review for that year.

Please keep in mind that a reassessment does not necessarily mean an increase in your property taxes. If the taxing jurisdictions (schools, county, town) budget to spend the same as last year for example, the total property taxes collected from town residents will be the same. How this is divided among the property owners may go up or down depending on relative changes in value.

For your safety, our assessors will carry picture IDs. Please cooperate with Don and his crew in this necessary effort.

Walter Clarke, Town Clerk

**RENTAL PROPERTY REPAIR
Ozaukee County Rental Rehabilitation Program**

Who is eligible to apply? All residents of Wisconsin that own rental property in Ozaukee County. However, rental properties in the Village of Belgium and the City of Mequon are not eligible to participate.

What the program offers! The purpose of the program is to assist landlords to make needed improvements in their rental properties by providing them with a forgivable grant.

How the grant works? Eligible property owners must pay a \$325 inspection and application processing fee per unit to the Ozaukee County Housing Initiative. The unit's interior and exterior is then inspected by staff of the Ozaukee County Public Health Department using HUD Housing Quality Standards. Repair issues that are identified during the inspection are cost estimated into a scope of work. The grant dollars will pay for 50% of that scope of work up to a maximum grant of \$4,500 per unit. For a duplex, the grant could total \$9,000 for a \$18,000 scope of work. The grant dollars are forgiven at a rate of 20% per year over a five year period.

What repairs are funded? Lead paint abatement
Health and Safety Improvements
Installation of vinyl replacement window
Exterior porch repairs and replacements
Other items approved by the Program Administrator

About OCHI The Ozaukee County Housing Initiative is the Program Administrator for the Rental Rehab Program. Eligible owners must rent units to tenants whose annual household income is 80% or less of the County Median Income (as adjusted by household size). Owners who have received grant dollars must rent their units within the HUD Fair Market rent values. The funding for this program is provided by the HOME Consortium.

2002 tenant income limits @ 80% CMI for Ozaukee County

<u>80% CMI</u>	<u>Household size</u>
\$37,650	1
\$43,000	2
\$48,400	3
\$53,750	4
\$58,050	5
\$62,350	6
\$66,650	7
\$70,950	8

2002 Fair Market Rents for Ozaukee County

Rent & Utilities	Unit Size
\$401	Efficiency
\$524	1 Bedroom
\$658	2 Bedroom
\$826	3 Bedroom
\$923	4 Bedroom

FOR MORE INFORMATION CALL LEE MARTINSON AT 262-644-8255

IMPORTANT YEAREND ITEMS!

Your 2002 Real & Personal Property Taxes are now payable. Mail your **personal check, cashier's check or money order** payable to the Treasurer-Town of Saukville to the address on the face of your bill. Be sure to endorse escrow checks properly if made payable to you. If the escrow check amount exceeds the total tax due, a refund check will be mailed after approval at the next Town Board Meeting. To assure that your payment is timely, be sure that your envelope is postmarked before midnight, January 31st. Postmarks after January 31st will render your entire tax amount delinquent. **If you wish a receipt, send a business sized self-addressed stamped envelope for the return of your tax receipt.**

Port Washington State Bank, Saukville Branch, has generously offered to provide tax collection services for the Town of Saukville. Tax payments will be accepted during all hours that the bank lobby is open for business; payments cannot be accepted at the drive-through window. You **must** bring your tax bill with you to the bank.

If you receive an escrow check from your mortgage holder that exceeds the total tax due, I would encourage you to make your tax payment at the Port Washington State Bank. They will provide an immediate refund to you. Refunds processed at the Town Hall will be mailed after being approved at the next Town Board meeting.

You may pay in person at the Saukville Town Hall **during normal office hours, 9:00a.m. to 12:00 noon Monday through Friday.** To change your address, include a note with your payment and it will be forwarded to the County Administration Center. If you need a change of name on the tax records, contact the Register of Deeds Office at 284-8260. There is a specific procedure to follow.

FARMLAND PRESERVATION: If you did any land divisions or zoning changes, the landowner will need a new certificate to qualify at a cost of five dollars (\$5.00). For more information contact the Town Hall at 675-9217.

HOUSE NUMBERS: The frame and tiles are available for cost of fifteen dollars (\$15.00) at the Town Hall.

DOG LICENSES ARE REQUIRED FOR ALL DOGS MORE THAN FIVE MONTHS OLD ON JAN. 1ST, or five months of age within the license year. A \$5.00 late fee will be charged if you fail to obtain a license prior to April 1ST or within 30 days of acquiring ownership of a licensable dog. State law requires that dogs over five months of age be vaccinated against rabies. Please complete the enclosed form and mail it along with the proper fee and a self-addressed stamped business-sized envelope to Saukville Town Hall. (Only one such envelope is required for tax receipt and dog license.) **If this is a new dog, or if the old certificate has expired,** include a copy of the "Certificate of Rabies Vaccination" from your veterinarian.

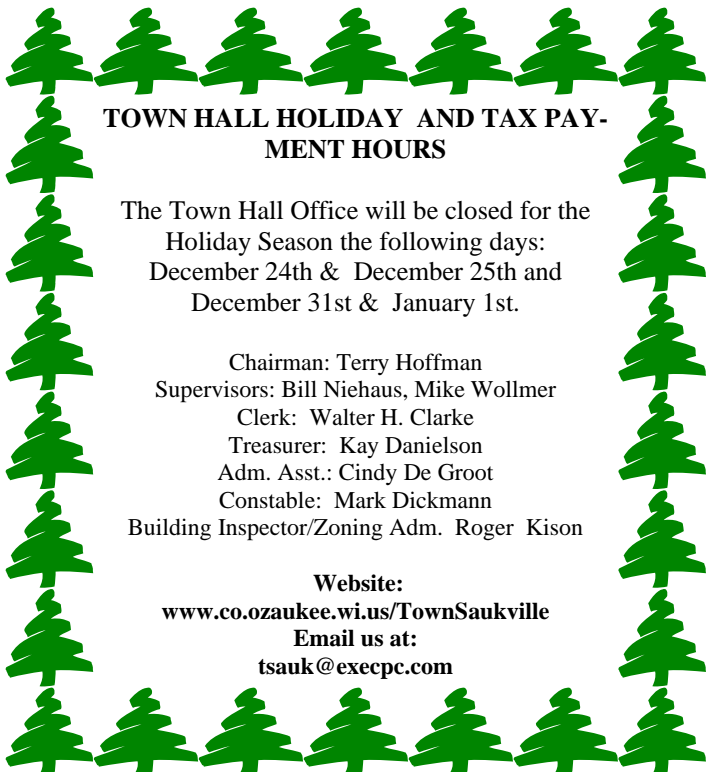
Neutered Males or Spayed Females -- \$3.00

Males or Females -- \$8.00

2003 Town Budget

On November 26, 2002, Clerk Clarke presented the 2003 proposed budget at a public hearing at the town hall. The town's portion of property taxes will remain at \$1.08 per \$1000 of assessed valuation, the same as last year. Key items in the budget include paving East Sauk Rd. and resurfacing Knollwood Rd. from Birchwood Rd. to Blue Goose Rd. A detailed reassessment of all town properties was also included to be accomplished in 2003. (See accompanying article). The \$44,000 East Sauk Rd. fund and the \$26,000 Reassessment fund will be expended in 2003 to accomplish these activities.

Attending electors adopted a tax levy of \$147,000 for town operations in 2003. Electors then voted to increase the salaries of the Chairman and Supervisors by \$1,000 each annually and to raise the salary of Town Constable to \$1,000 from \$300 annually to reflect increasing responsibilities.



TOWN HALL HOLIDAY AND TAX PAYMENT HOURS

The Town Hall Office will be closed for the Holiday Season the following days:
December 24th & December 25th and
December 31st & January 1st.

- Chairman: Terry Hoffman
- Supervisors: Bill Niehaus, Mike Wollmer
- Clerk: Walter H. Clarke
- Treasurer: Kay Danielson
- Adm. Asst.: Cindy De Groot
- Constable: Mark Dickmann
- Building Inspector/Zoning Adm. Roger Kison

Website:
www.co.ozaukee.wi.us/TownSaukville
Email us at:
tsauk@execpc.com