



17-0773

CONSENT

Standing Committee: Plan Commission

Document Name: Annual review of Manitowoc County tax foreclosure properties to determine if the city has any interest.

Consent

Non-Consent

Recommendation: Place the foreclosure list on file with no further action taken, pending consultation with Engineering Department.

except the Summit St. point at 6008 County Hwy Ls and refer it to Public Infrastructure Committee to see if they are interested in pursuing this property

Attest:

Absent  
Aldersperson Jim Brey

Absent  
Peter Dörner, Member

Absent  
David Diedrich, Member

Daniel Hornung, Member

Dennis Steinbrenner, Member

Dan Koski, Director of Public Infrastructure

Jim Muenzenmeyer, Transit/B&G Div Mgr

Rick Schwarz, Building Inspector (Alternate)

Approved:

Justin M. Nickels  
Mayor

Date



**CITY OF MANITOWOC**  
WISCONSIN, USA  
[www.manitowoc.org](http://www.manitowoc.org)



July 31, 2017

**To:** Mayor and Common Council  
**From:** Manitowoc City Plan Commission  
**Subject:** **PC 21-2017 Review of Manitowoc County Tax Foreclosure Properties**

Dear Mayor and Common Council:

At the July 26, 2017 meeting of the Manitowoc City Plan Commission, the Commission considered all items on its agenda, including the item identified above, and wishes to report and recommend to the Common Council the following actions: To refer the Summit Street storm water pond property to the Public Infrastructure Committee and place the remaining properties on the foreclosure list on file.

Respectfully Submitted,  
Paul Braun  
Plan Commission Secretary

Attachment: Foreclosure Property Maps  
Granicus # 17-0773

*Plan*



## Public Works Department

Gerard J. Neuser, Director  
gerryneuser@co.manitowoc.wi.us

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1028 S. 9<sup>th</sup> Street • Manitowoc WI 54220  
Phone: 920.683.4054 • Fax: 920.683.4475 • TTY: 920.683.5168

### MEMO

TO: City of Manitowoc – Debra Neuser  
FROM: Gerry Neuser  
DATE: July 19, 2017  
RE: Tax Deed Property – Initial Sales Attempt

Enclosed please find the legal publication that will be printed in the July 23, July 30, and August 6, 2017 editions of the HERALD-TIMES-REPORTER.

As required in Manitowoc County Code Chapter 4, you are being notified at least three weeks prior to the time of sale (sealed bids will be opened August 7, 2017) of a tax deed property located in your municipality that will be offered for sale.

If you have any questions, please contact my office.

Enclosure

GN/jz

RECEIVED

JUL 21 2017

CITY CLERKS OFFICE

**FOR SALE BY MANITOWOC COUNTY**  
**Class Three Notice**  
**TAX FORECLOSED REAL ESTATE**

Pursuant to section 75.69 of Wisconsin Statutes, the following described tax deeded lands are offered for sale by the Manitowoc County Public Works Department, at a price not less than the appraised value:

City of Manitowoc Parcel IR2014-21	052-000-255-020.00 902 South 24 <sup>th</sup> Street	Appraised Value \$7,600
City of Manitowoc Parcel IR2016-27	052-490-001-170.00 919 Wilson Street	Appraised Value \$50,500

For further information contact the Manitowoc County Public Works Department at (920) 683-4054 or 1028 S 9<sup>th</sup> Street, Manitowoc WI 54220.

Bid forms may be picked up at the Manitowoc County Public Works office, 1028 S 9<sup>th</sup> Street, or Manitowoc County Treasurers Office at 1010 S 8<sup>th</sup> Street in Manitowoc or downloaded from our website. Each parcel number must be submitted on its own bid form. **ANY BIDS THAT CONTAINS MORE THAN ONE PARCEL WILL BE REJECTED.** A 10% good faith deposit in the form of a certified check, cashier's check, or money order payable to "Manitowoc County" must accompany the bid. The balance is payable within 14 days from the date of notification of approval of the bid or down payment is forfeited. Deposits of successful bidders will be applied to the purchase price. All others will be returned.

Sealed bids will be received at the Manitowoc County Clerk's office at 1010 S 8<sup>th</sup> Street, Manitowoc until 2pm on Monday, August 7, 2017. The described parcels will be sold to the person offering the highest bid in excess of the asking price, or the bid most advantageous to Manitowoc County. Bids for less than the appraised value will be rejected. Bids unaccompanied by a 10% good faith deposit in the form of a certified check, cashier's check, or money order payable to "Manitowoc County" will be rejected. Manitowoc County reserves the right to reject any or all bids.

Conveyances are subject to easements, restrictions, reservations, and agreements of record, if any.

Please mark the outside of your bid 'Sealed Bid on Tax Foreclosed Land. DO NOT OPEN.'

Bids will be accepted in response to this class three notice being published July 23, July 30, and August 6, 2017.

The County also has other parcels for sale that can be purchased at any time. For a list of these please go to our webpage at <http://www.co.manitowoc.wi.us/foreclosedproperty>.

Respectfully submitted by:  
Gerard Neuser  
(920) 683-4054  
[gerryneuser@co.manitowoc.wi.us](mailto:gerryneuser@co.manitowoc.wi.us)



## Public Works Department

Gerard J. Neuser, Director

[gerryneuser@co.manitowoc.wi.us](mailto:gerryneuser@co.manitowoc.wi.us)

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1028 S. 9<sup>th</sup> Street • Manitowoc WI 54220  
Phone: 920.683.4054 • Fax: 920.683.4475 • TTY: 920.683.5168

### MEMO

TO: Neighbor to 902 South 24<sup>th</sup> Street, Manitowoc  
Tax ID No. 052-000-255-020.00

FROM: Gerry Neuser

DATE: July 19, 2017

RE: Tax Deed Property – Initial Sales Attempt

We are informing you that the County owned property listed below will be offered for sale by sealed bid. Legal publication will be listed in the Herald Times Reporter Sundays 7/23, 7/30 and 8/06/17. On or about 7/19/17 Information regarding this sale can also be found on the County's website at <http://www.co.manitowoc.wi.us/foreclosedproperty>. Or you can contact the Public Works office at 920-683-4054.

The following tax-deeded land is offered for sale by Manitowoc County pursuant to Wis. Stat. 75.69:

City of Manitowoc – Tax ID No. 052-000-255-020.00; In REM 2014 Parcel No. 21;  
902 South 24th Street, Manitowoc; Appraised value: \$7,600

If you have any further questions, please contact my office.

GN/jz

RECEIVED  
JUL 21 2017  
CITY CLERKS OFFICE



Office of the County Treasurer

County Courthouse 1010 South 8th Street • Manitowoc WI 54220

Fax-920.683.5180

Nancy Saueressig County Treasurer 920.683.4021 nancysaueressig@co.manitowoc.wi.us

Sue Boeckman Deputy County Treasurer 920.683.4020 sueboeckman@co.manitowoc.wi.us

June 28, 2017

CITY OF MANITOWOC  
DEBRA NEUSER, CLERK  
900 QUAY ST  
MANITOWOC WI 54220

IN REM #: 15, 16, 18-27

PARCEL #: 052-000-011-051.00, 052-000-011-052.00 WILLIAM JONES; 052-000-300-030.00 FTNR STEVEN AND DAVID GRESKOWIAK; 052-000-306-190.00 WILLIAM MUELLER; 052-000-307-080.00 FRANCES G GEERDTS; 052-355-084-011.00 SUMMIT POND LLC; 052-390-001-010.00 FRANCIS & LINDA HOOD; 052-399-004-120.00 MICHAEL W WAMPLER; 052-640-003-060.00 JAMES S WIRTH; 052-745-003-040.00 Adam & Tammy Vertz; 052-824-202-340.00 Nathan M. Gamble; 052-824-203-010.00 Michael R. Johnson

Enclosed is a copy of the public notice of the tax foreclosure action In Rem 2017 which constitutes the commencement of a special proceeding by Manitowoc County against each parcel of real estate with delinquent taxes from 2013 to present. Any person having any right, title or interest in any parcel described in the list may redeem such a parcel by **paying all of the sums mentioned, together with interest and other foreclosure charges.** An explanation of these rights from the Wisconsin State Statutes has been enclosed.

The last day of redemption is **Wednesday, August 30, 2017.** You have thirty days (30) from the last date of redemption in which to object to the foreclosure on one of the following three grounds:

- 1) The land was not liable to taxation.
- 2) The taxes were, in fact, paid on the parcel.
- 3) The tax lien is barred by the statute of limitations.

The court date for foreclosure action is scheduled for **Monday, October 2, 2017 at 10:30 AM in Branch II.** If the total amount of taxes, interest, and foreclosure charges remain unpaid or a signed agreement is not on file at the time of the court action, the property listed above may become the property of Manitowoc County.

The amount of taxes due and payable is enclosed for your reference. If you have any questions, please call the County Treasurer Office at 920/683-4020 or 920/683-4021.

Sincerely,

*Nancy Saueressig*  
Nancy Saueressig  
Manitowoc County Treasurer

Enclosures

RECEIVED

JUN 29 2017

CITY CLERKS OFFICE

6-29-17  
cc: Assessor  
PLAN  
ATTY.