

March 4, 2025  
5:30PMCity Hall, Council Chambers  
23 N 2<sup>nd</sup> St**AGENDA**

The Council meeting will be held both in person and virtually. If you are not attending in person and would like to access the meeting remotely you can do so by either of the following ways:

**United States Toll Free: 1-888-475-4499**

**Access Code: 903 385 0484**

**Passcode: 54487**

**OR**

On your computer or smart device by visiting [www.zoom.com](http://www.zoom.com) and clicking "JOIN"

**COUNCIL  
MEMBERS**

**STEVEN E TASKAY**  
MAYOR  
TERM EXP. 2026  
PRESIDING OFFICER

**MICKEY LOKA**  
TERM EXP. 2025

**PATRICIA E. HASKIN**  
TERM EXP. 2026

**ED NYSTROM**  
TERM EXP. 2027

**JEFF KAHLE**  
TERM EXP. 2025  
PRESIDENT

**DALE ERNST**  
TERM EXP. 2026

**WILL GARSKE**  
TERM EXP. 2027

**MIKE LOKA**  
TERM EXP. 2027

**TADD WEGENER**  
TERM EXP. 2025

**STEVE "DING" BARTZ**  
TERM EXP. 2026

A. **Call to Order**B. **Roll Call**C. **Pledge of Allegiance**D. **Public Comments** (During this item on the agenda the Council listens to oral comments from members of the public on non-agenda items. When speaking please state your name and limit your time to five minutes.)E. **Minutes of Previous Meetings**

1. February 4, 2025 (page 3)

F. **Approval of Checks and Vouchers**

General Fund account checks 116559 – 116632 and 11 electronic payments in the amount of \$1,215,529.80 payroll checks 53334 – 53340 and direct deposit checks V14341 – V14426 in the amount of \$106,290.95 and Solid Waste Fund checks 1968 in the amount of \$65.44 (page 6)

G. **Reports**

## 1. Committee Reports

- i. Planning and Zoning Commission (Mayor Steve Taskay)
- ii. Board of Public Works (Leads Rosenmeier, Hanna, and Jelinek)
- iii. Health and Safety Committee (Aldersperson Will Garske)
- iv. Finance Committee (Aldersperson Mickey Loka)
- v. Park and Recreations Committee (Aldersperson Jeff Kahle)
- vi. Commission on Aging (Aldersperson Mike Loka)
- vii. Library Board (Director Heidi O'Hare)

## 2. Mayor's Report

## 3. Written Report from Tomahawk Main Street Inc. (page 17)

Any additions to this agenda will be added to the original posted at City Hall. Any person who has a qualifying disability as defined by the Americans with Disabilities Act, that requires the meeting or materials at the meeting to be in an accessible location or format must contact the Clerk-Treasurer at City Hall, 453-4040, at least three days prior to the meeting so any necessary arrangements can be made to accommodate each request.

H. **Licenses and Permits**

1. Operator's Licenses (page 19)

I. **Resolutions**

1. A resolution Authorizing the Sale of City Property, 15 S 8<sup>th</sup> St, 404 S 8<sup>th</sup> St, 416 E Wisconsin Ave, 418 E Wisconsin Ave and the vacated south ½ of Vacated E Wisconsin Ave lying east of 8<sup>th</sup> St (Harley-Davidson Parking Lot)

J. **Other Business**

1. Real Property Purchase Agreement – Harley-Davidson Motor Company, Inc. (Parking Lot) (page 20)

K. **Schedule Next Meeting Date and Time**

1. March 25, 2025 at 5:00 p.m. (Special Meeting)
2. April 15, 2025 at 5:30 p.m.

L. **Adjournment**

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**Common Council**  
**City of Tomahawk, City Council Chambers**  
**23 N 2<sup>nd</sup> St, Tomahawk, WI 54487**  
**February 4, 2025, at 5:30 p.m.**

**Call to Order:** Council President Jeff Kahle called the Common Council to order at 5:30 p.m.

**Roll Call:** Council members present were Mickey Loka, Patricia Haskin, Ed Nystrom, Dale Ernst, Will Garske, Mike Loka. Absent was Tadd Wegener, and Steve “Ding” Bartz.

Also in attendance were Mayor Steven E. Taskay (virtual), Clerk/Treasurer Amanda L. Bartz, Police Chief Al Elvins, Street Leadsperson Nick Rosenmeier, and Library Director Heidi O’Hare. The Public was Chris Mitchell, Ron Zimmerman, Roxanne Consolver, Ann Swenty, Janet Wells, Daphne Halverson and Sara Guild (virtual).

**Pledge of Allegiance:** The Council President led the Council in the Pledge of Allegiance.

**Public comments:** There were no public comments.

**Minutes of Previous Meeting(s):** MIKE LOKA MOVED to approve January 7<sup>th</sup>, 2025, minutes and ERNST seconded. The VOTE was unanimous.

**Approval of Checks:** GARSKE MOVED to approve General Fund account checks 116394 – 116558 and 19 electronic payments in the amount of \$2,299,612, payroll checks 53316 – 53335 and direct deposit checks V14243 – V14340 in the amount of \$127,073.39 and Solid Waste Fund checks 1966 – 1967 in the amount of \$15,934.23. MICKEY LOKA seconded. The VOTE was unanimous.

**Communication and Appearances:**

**Tomahawk School District Representative- February 18<sup>th</sup>, 2025, Referendum:** Tomahawk School Superintendent Wendell Quisenberry was in attendance to talk about the upcoming referendum. He explained that the District’s revenue is capped by the State. He reviewed how the district has cut spending. Quisenberry reviewed the completed capital projects and needed future projects. He stated that the School Complex has 37 roofs, and he reviewed the condition of the roofs.

**Committee Reports:**

**Planning and Zoning Commission** – The Planning and Zoning Commission has not met.

**Board of Public Works** – The Council reviewed the written report from Streets Leadsperson Nick Rosenmeier. He reported that the board approved the sludge hauling to go out to bid. ROSENMEIER stated that they were also informed that Bill Jelinek turned in his notice for retirement in.

**Health and Safety Committee** – GARSKE reported that the Health and Safety Committee met on January 28<sup>th</sup>, 2025, and all the items taken up by the Committee are before the Council tonight.

**Finance Committee** – MICKEY LOKA stated that the Finance Committee met January 28<sup>th</sup>, 2025, and all the items are taken up by the Committee are before the Council tonight.

**Park and Recreation Committee** – The Park and Recreation Committee has not met.

1  
2 Commission on Aging – The Commission on Aging Commission has not met.

3  
4 Library Board – O’HARE reported that they did not meet because they didn’t have a quorum. She  
5 noted that the new air conditioning units have been installed.

6  
7 Mayor’s Report – Mayor TASKAY did not have anything to report.

8  
9 Written Report from Tomahawk Main Street, Inc. – There was no report for Tomahawk Main Street,  
10 Inc.

11  
12 **Licenses and Permits:**

13 Operator License – GARSKE MOVED to approve the operator licenses as presented and MIKE LOKA  
14 seconded. The VOTE was unanimous.

15  
16 Tomahawk Main Street Wine Walk – May 9<sup>th</sup>, 2025 – GARSKE MOVED to approve the application and  
17 waive open intoxicant from 4:00p.m. to 8:00p.m. in the event area. MICKEY LOKA seconded. The  
18 VOTE was unanimous.

19  
20 Main Street Memories Car Show – May 25<sup>th</sup>, 2025 – GARSKE moved to approve the application,  
21 HASKIN seconded. The VOTE was unanimous.

22  
23 Tomahawk Main Street Farmers Market – Tuesday’s June through October – MIKE LOKA moved to  
24 approve the application, GARSKE seconded. The VOTE was unanimous.

25  
26 Arts, Craft and Vendor Fair – July 3<sup>rd</sup>, 2025 – HASKIN MOVED to approve the application, GARSKE  
27 seconded. The VOTE was unanimous.

28  
29 National Night Out – August 5<sup>th</sup>, 2025 – MIKE LOKA MOVED to approve the application, GARSKE  
30 seconded. The VOTE was unanimous.

31  
32 Chambers’ Annual Bonfire & Brat Fry – September 11<sup>th</sup>, 2025 – HASKIN MOVED to approve the  
33 application, GARSKE seconded. The VOTE was unanimous.

34  
35 Tomahawk Chamber’s Annual Venison Feed – Novembers 22<sup>nd</sup>, 2025 – GARSKE MOVED to approve  
36 the application and waive open intoxicant from 11:30a.m.-2:00p.m. in the event area, ERNST  
37 seconded. The VOTE was unanimous.

38  
39 Tomahawk Hometown Christmas- November 29<sup>th</sup>, 2025 and December 12<sup>th</sup>, 2025 – GARSKE  
40 MOVED to approve the application, NYSTROM seconded. The VOTE was unanimous.

41  
42 **Resolutions:**

43 Tax Incremental District (TID) Termination Resolution – TID #1 – MICKEY LOKA MOVED to approve  
44 the proposed resolution to terminate TID #1, GARSKE seconded. The VOTE was unanimous.

45  
46 Tax Incremental District (TID) Termination Resolution – TID #2 – ERNST MOVED to approve the  
47 proposed resolution to terminate TID #2, MICKEY LOKA seconded. The VOTE was unanimous.

1 **Other Business:**

2 Request from Police Department to Carry Over Unused Vacation Hours – MICKEY LOKA asked for  
3 clarification on the request. Clerk BARTZ stated that because of surgeries Police Chief Al Elvins  
4 had in 2023, he wasn't able to use his vacation. HASKIN MOVED to approve the carry-over of  
5 unused vacation of 104.5 hours and that they needed to be used prior to March 31, 2025; ERNST  
6 seconded. The VOTE was unanimous.

7  
8 City of Tomahawk Employee Handbook – MICKEY LOKA MOVED to approve the employee  
9 handbook; ERNST seconded. The VOTE was unanimous.

10

11 **Set Time and Date of Next meeting:** The next regular meeting of the Common Council is  
12 scheduled for March 4<sup>th</sup>, 2025, at City Hall, Council Chambers at 5:30 p.m.

13

14 **Adjournment:** GARSKE MOVED to adjourn the meeting of Common Council and NYSTROM  
15 seconded. The VOTE was unanimous. The meeting was adjourned at 5:49 p.m.

Associated - General Fund

ALL Checks

Posted From: 1/21/2025 From Account:  
Thru: 2/20/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
EFTPS	1/31/2025	EFTPS - Federal Taxes	16,234.66
116559	1/23/2025	City Of Tomahawk	40,000.00
116560	1/24/2025	Auto Owner's Life Insurance	45.62
116561	1/24/2025	Baker & Taylor Books	324.93
116562	1/24/2025	Center Point Large Print	46.74
116563	1/24/2025	Charter Communications	574.27
116564	1/24/2025	City of Merrill	1,819.00
116565	1/24/2025	Clifton Larson Allen LLP	6,875.00
116566	1/24/2025	Clifton Larson Allen LLP	3,700.00
116567	1/24/2025	Diversified Benefit Services, Inc.	263.35
116568	1/24/2025	Frontier	406.47
116569	1/24/2025	Hilgy's LP Gas	579.95
116570	1/24/2025	Mischief & Magic	600.00
116571	1/24/2025	MSA Professional Services, Inc	1,002.50
116572	1/24/2025	Napa Auto Parts	114.00
116573	1/24/2025	Playaway Products	53.00
116574	1/24/2025	SCHOOL DISTRICT OF TOMAHAWK	1,940.85
116575	1/24/2025	Technology Management	8,221.81
116576	1/24/2025	Technology Management	462.00
116577	1/24/2025	Tomahawk Municipal Utilities	70.29
116578	1/24/2025	Trig's	214.18
116579	1/24/2025	Tweet/Garot Mechanical, Inc	2,850.00
116580	1/24/2025	TWS PLUMBING & HEATING	7,870.86
116581	1/24/2025	Victory Janitorial Inc	1,157.10
116582	1/24/2025	Ziebell Door Company	6,785.00
116583	1/27/2025	Kummerow, Glenda	41.76
116584	1/28/2025	City of Tomahawk Petty Cash	146.00
116585	1/30/2025	VFIS/Glatfeltr Specialty Benefits	13,166.24
116586	1/30/2025	City Of Tomahawk	5,661.99
116587	1/30/2025	TOWN OF WILSON - TREASURER	4,956.09
116588	1/31/2025	Amazon Capital Services	251.94
116589	1/31/2025	Aspirus INC	33.00
116590	1/31/2025	Buck, Karen	1,668.38

## Associated - General Fund

## ALL Checks

Posted From: 1/21/2025 From Account:  
 Thru: 2/20/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
116591	1/31/2025	Cardmember Service	623.94
116591	1/31/2025	Cardmember Service	-623.94
116592	1/31/2025	City of Merrill	5,310.00
116593	1/31/2025	Elvins, Al	160.00
116594	1/31/2025	ETCO Electric Supply Inc	514.67
116595	1/31/2025	Frontier	367.02
116596	1/31/2025	Lincoln County Highway Department	5,422.94
116597	1/31/2025	Napa Auto Parts	140.61
116598	1/31/2025	NBS/WahlTek - Payment Processing Center	1,995.00
116599	1/31/2025	Northern Janitorial LLC	237.00
116600	1/31/2025	Northwoods Lube & Tire	48.49
116601	1/31/2025	Picl, Ryan	80.00
116602	1/31/2025	Quill Corporation	108.96
116603	1/31/2025	Schierl Tire and Service	847.55
116604	1/31/2025	Technology Management	4,787.48
116605	1/31/2025	Tomahawk Builders Supply	143.25
116606	1/31/2025	WISCONSIN DEPT OF JUSTICE	1,179.00
116607	2/07/2025	Airgas, USA, LLC	107.58
116608	2/07/2025	Amazon Capital Services	95.82
116609	2/07/2025	Baker & Taylor Books	898.82
116610	2/07/2025	Bumper to Bumper	440.18
116611	2/07/2025	Cengage Learning Inc/Gale	74.22
116612	2/07/2025	Charter Communications	390.71
116613	2/07/2025	Cottrell's Auto Repair LLC	180.00
116614	2/07/2025	Foley's Tree Service, LLC	113.00
116615	2/07/2025	Frances L. Simek Memorial Library	5.00
116616	2/07/2025	Hero Industries, Inc.	1,100.00
116617	2/07/2025	Hilgy's LP Gas	485.85
116618	2/07/2025	Jelinek, William	150.00
116619	2/07/2025	Micromarketing LLC	140.97
116620	2/07/2025	Miller, Annette	13.26
116621	2/07/2025	Napa Auto Parts	255.15
116622	2/07/2025	Portable Welding & Repair LLC	1,922.88

Associated - General Fund

ALL Checks

Posted From: 1/21/2025 From Account:  
Thru: 2/20/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
116623	2/07/2025	Qualheim's True Value 22645	4.29
116624	2/07/2025	Rhyme Business Products	673.06
116625	2/07/2025	Rock Falls Woodworking	1,300.00
116626	2/07/2025	Tomahawk Builders Supply	111.51
116627	2/07/2025	Tweet/Garot Mechanical, Inc	47,890.00
116628	2/07/2025	Victory Janitorial Inc	319.74
116629	2/07/2025	WI Professional Police Association, Inc.	319.90
116630	2/11/2025	Lincoln County Treasurer	396,991.87
116631	2/11/2025	Nicolet Technical College	12,910.81
116632	2/11/2025	SCHOOL DISTRICT OF TOMAHAWK	536,770.19
Empower	1/27/2025	Empower	1,973.71
Empower	2/07/2025	Empower	2,014.83
Aflac DV	1/30/2025	Aflac Dental and Vision	212.94
Statement	1/31/2025	Wisconsin Public Service	24,640.70
Statement	1/31/2025	Cardmember Service	623.94
Statement	1/31/2025	Cardmember Service	4,510.41
Statement	1/31/2025	Wisconsin Public Service	-37.55
Retirement	2/07/2025	Wisconsin Dept of Employee Trust Funds	25,653.19
Statew/held	1/31/2025	State Withholding	2,793.87
Grand Total			1,215,529.80

Associated - General Fund

ALL Checks

Posted From: 1/21/2025 From Account:  
Thru: 2/20/2025 Thru Account:

	Amount
Total Expenditure from Fund # 100 - General Fund	1,122,275.69
Total Expenditure from Fund # 210 - Library Fund	60,797.47
Total Expenditure from Fund # 219 - ARPA Fund	13,471.29
Total Expenditure from Fund # 240 - CAPITAL PROJECTS FUND	8,873.36
Total Expenditure from Fund # 260 - TIF #1 FUND	100.00
Total Expenditure from Fund # 270 - TIF #2 FUND	100.00
Total Expenditure from Fund # 280 - ER-TIF#1 FUND	3,700.00
Total Expenditure from Fund # 290 - TID #3 FORMER HOSPITAL SITE	100.00
Total Expenditure from Fund # 295 - TID #4	5,761.99
Total Expenditure from Fund # 296 - TID #5	100.00
Total Expenditure from Fund # 297 - TID #6	100.00
Total Expenditure from Fund # 620 - SEWER FUND	150.00
Total Expenditure from all Funds	1,215,529.80

2/21/2025

12:12 PM

Reprint Check Register - Quick Report - ALL

Page: 1  
ACCT

Crossbridge - General Fund Checking

ALL Checks

Posted From: 1/21/2025 From Account:  
Thru: 2/20/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
Utilities	2/20/2025	Wisconsin Public Service	14,846.98
Grand Total			14,846.98

2/21/2025

12:12 PM

Reprint Check Register - Quick Report - ALL

Page: 2  
ACCT

Crossbridge - General Fund Checking

ALL Checks

Posted From: 1/21/2025 From Account:  
Thru: 2/20/2025 Thru Account:

Amount

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Total Expenditure from Fund # 100 - General Fund	13,995.55
Total Expenditure from Fund # 210 - Library Fund	851.43
Total Expenditure from all Funds	14,846.98

Crossbridge - Payroll

ALL Checks

Posted From: 1/21/2025 From Account:  
Thru: 2/20/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
53334	1/24/2025	Borem, Steven	1,668.85
53335	1/24/2025	ERNST, ROBERT	1,612.46
53336	1/24/2025	LINTEREUR, ZEPHYR Z	43.73
53337	2/07/2025	Borem, Steven	1,642.72
53338	2/07/2025	DUPLAYEE, JOHN J	532.67
53339	2/07/2025	ERNST, ROBERT	1,612.46
53340	2/07/2025	LINTEREUR, ZEPHYR Z	43.73
V14341	1/24/2025	BARTZ, AMANDA	1,729.57
V14342	1/24/2025	BECKER, BETTY	177.32
V14343	1/24/2025	Brandt, Victoria	450.06
V14344	1/24/2025	BUCKWALTER, STEVE	2,121.01
V14345	1/24/2025	DOTTER, DEREK J	1,492.84
V14346	1/24/2025	ELVINS, ALFRED	2,221.52
V14347	1/24/2025	Frostman, Matthew	1,604.22
V14348	1/24/2025	GORELL, MATTHEW	2,074.28
V14349	1/24/2025	Haenel, Jessica	859.81
V14350	1/24/2025	Hanna, Glenn	1,641.65
V14351	1/24/2025	Haring, Andrew	606.36
V14352	1/24/2025	JELINEK, WILLIAM J.	1,749.88
V14353	1/24/2025	Johnson, Brianna	243.80
V14354	1/24/2025	Krich, Michael D	1,917.38
V14355	1/24/2025	KROSSCHELL, CHYANNYE	652.46
V14356	1/24/2025	LANE, RUSSELL	1,772.40
V14357	1/24/2025	Losey, Chad	448.82
V14358	1/24/2025	MILLER, ANNETTE M	1,204.15
V14359	1/24/2025	O'HARE, HEIDI	1,510.65
V14360	1/24/2025	O'Neill, Megan	210.55
V14361	1/24/2025	PAGENKOPF, PEGGY	243.80
V14362	1/24/2025	PANKOW, CHARLES	1,552.84
V14363	1/24/2025	PICL, RYAN A	1,730.94
V14364	1/24/2025	PLEAU, RAEN	1,031.56
V14365	1/24/2025	PUESTOW, ALLISON	1,235.14
V14366	1/24/2025	Richson, Roxanne	64.05

Crossbridge - Payroll

ALL Checks

Posted From: 1/21/2025 From Account:  
Thru: 2/20/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
V14367	1/24/2025	Rosenmeier, Nicholas	1,658.98
V14368	1/24/2025	Scherer, Roni Kay	0.00
V14369	1/24/2025	SHERMAN, ABBEY	1,713.63
V14370	1/24/2025	SHERMAN, ZACHARY R	1,542.54
V14371	1/24/2025	SHORE, DIANA	442.33
V14372	1/24/2025	SUSA, BRETT	1,999.07
V14373	1/24/2025	Sutton, Bonnie	628.25
V14374	1/24/2025	Swenty, Miranda Jean	1,376.76
V14375	1/24/2025	Taskey, Steven	213.11
V14376	1/24/2025	Thiemer, Richard	1,826.44
V14377	1/24/2025	VACHO, TRAVIS	1,562.81
V14378	1/24/2025	VanStrydonk, Lexie	900.16
V14379	1/24/2025	WATRUBA, ALYSIA	1,642.92
V14380	1/24/2025	WEBSTER, MASON	1,679.92
V14381	1/24/2025	White, John	1,849.74
V14382	1/24/2025	Loka, Kathryn	33.25
V14383	2/07/2025	BARTZ, AMANDA	1,719.69
V14384	2/07/2025	BECKER, BETTY	110.82
V14385	2/07/2025	Brandt, Victoria	679.59
V14386	2/07/2025	BUCKWALTER, STEVE	1,421.88
V14387	2/07/2025	DOTTER, DEREK J	1,601.34
V14388	2/07/2025	ELVINS, ALFRED	2,077.92
V14389	2/07/2025	Frostman, Matthew	1,874.14
V14390	2/07/2025	GORELL, MATTHEW	2,022.50
V14391	2/07/2025	Haenel, Jessica	698.02
V14392	2/07/2025	Hanna, Glenn	1,602.68
V14393	2/07/2025	Haring, Andrew	573.01
V14394	2/07/2025	JELINEK, WILLIAM J.	1,591.04
V14395	2/07/2025	Johnson, Brianna	182.85
V14396	2/07/2025	Krich, Michael D	2,367.51
V14397	2/07/2025	KROSSCHELL, CHYANNYE	799.51
V14398	2/07/2025	LANE, RUSSELL	1,622.27
V14399	2/07/2025	Loka, Kathryn	110.82

## Crossbridge - Payroll

## ALL Checks

Posted From: 1/21/2025 From Account:  
 Thru: 2/20/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
V14400	2/07/2025	Losey, Chad	398.96
V14401	2/07/2025	MILLER, ANNETTE M	1,171.06
V14402	2/07/2025	O'HARE, HEIDI	1,499.43
V14403	2/07/2025	O'Neill, Megan	238.25
V14404	2/07/2025	PAGENKOPF, PEGGY	288.14
V14405	2/07/2025	PANKOW, CHARLES	1,674.57
V14406	2/07/2025	PICL, RYAN A	1,776.32
V14407	2/07/2025	PLEAU, RAEN	730.53
V14408	2/07/2025	PUESTOW, ALLISON	1,235.14
V14409	2/07/2025	Richson, Roxanne	570.04
V14410	2/07/2025	Rosenmeier, Nicholas	1,596.80
V14411	2/07/2025	Scherer, Roni Kay	0.00
V14412	2/07/2025	SHERMAN, ABBEY	1,704.41
V14413	2/07/2025	SHERMAN, ZACHARY R	1,688.00
V14414	2/07/2025	SHORE, DIANA	497.75
V14415	2/07/2025	SUSA, BRETT	1,926.82
V14416	2/07/2025	Sutton, Bonnie	699.38
V14417	2/07/2025	Swenty, Miranda Jean	1,368.96
V14418	2/07/2025	Taskey, Steven	213.11
V14420	2/07/2025	Thiemer, Richard	1,627.84
V14421	2/07/2025	VACHO, TRAVIS	1,685.04
V14422	2/07/2025	VanStrydonk, Lexie	892.76
V14423	2/07/2025	WATRUBA, ALYSIA	1,634.54
V14424	2/07/2025	WEBSTER, MASON	1,535.77
V14426	2/07/2025	White, John	1,808.15
Grand Total			106,290.95

Crossbridge - Payroll

ALL Checks

Posted From: 1/21/2025 From Account:  
Thru: 2/20/2025 Thru Account:

	Amount
Total Expenditure from Fund # 100 - General Fund	58,855.81
Total Expenditure from Fund # 210 - Library Fund	18,446.21
Total Expenditure from Fund # 610 - WATER FUND	13,972.69
Total Expenditure from Fund # 620 - SEWER FUND	13,856.06
Total Expenditure from Fund # 630 - SOLID WASTE FUND	1,160.18
Total Expenditure from all Funds	106,290.95

2/21/2025

12:11 PM

Reprint Check Register - Full Report - ALL

Page: 1  
ACCT

Associated - Solid Waste Fund

ALL Checks

Posted From: 1/21/2025 From Account:  
Thru: 2/20/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
1968	1/24/2025	Verizon Wireless	
Phone Utilities			
630-00-53634-000-000		ADMINISTRATION	65.44
715-966-5144		6102876742	
			Total
			65.44
Grand Total			65.44



223 W. Wisconsin Avenue  
Tomahawk, WI 54487  
715-453-1090  
director@tomahawkmainstreet.org

**Promotions Meetings:** The first Wednesday of the month at 8:30 a.m. Come join us!

**Board of Directors Meetings:** The third Wednesday of the month at 8:30 a.m. You are always welcome!

**Board of Directors:** Donna Ahlgrim, Char Andreachi, Tim Calhoun, Al Elvins, Dawn Genelin, Karrie Hess, Andrea Krueger, Jenna Pultz, Jessica Witte, and Jennifer Turkiewicz (Executive Director)

## **HOP TO IT!**

We are off and running already in 2025, and we are “Marching” right into event season!



### **DESIGN (getting the downtown into physical shape):**

- There are nine 2025 Honor Banners available; please let Jen know if you are interested.
- The new Beautification Committee has been formed to work on streetscape design and implementation. We had our first meeting, and we had a great planning session.

### **ECONOMIC VITALITY (strengthening the downtown economy):**

- For Sale
  - Corner Pub - \$260,000.00 via Chris Duckett at Century 21 Best Way Realty
- For Rent
  - The Annex – 2,500 sq. ft. for \$1,950.00/month with the first month free
- Welcome to the new storefront owners, Dan and Jodie Aguilar!

### **ORGANIZATION (getting everyone working towards the same goal):**

- We were excited to roll out our new rebranding efforts at the State of the Street Annual Meeting.
- With BID members voting at the Annual Meeting, Al Elvins, Jenna Pultz, and Jessica Witte will serve another three-year term as Directors on our Board.
- After the Annual Meeting, Executive Director positions (two-year term) were up for nomination, acceptance, and voting; here are the results.
  - Al Elvins stepped down as President, and Tim Calhoun is our new President.
  - The Vice President position was up for reelection (previously Tim Calhoun), and Jenna Pultz is our new Vice President.
  - Secretary Dawn Genelin was termed out in her position (she will take a one-year break from the Executive team per our bylaws), and Jessica Witte will be our new Secretary.

### **PROMOTIONS (selling the image and promise of downtown):**

- Current and Upcoming Events
  - **Easter Scavenger Hunt: Saturday, March 22 – April 19** – Hop down the bunny trail as you search for the Easter Bunny's “hidden” eggs. Visit participating stores, see what's inside, and get your stamp to fill the map and mark your way to a goodie bag and possible grand prize. Fun for all! **PLEASE NOTE THE NEW START DATE:** we pushed the start date back a week to coincide with Spring Break here in Tomahawk.
  - **Easter Fun Day: Saturday, April 19** – Your final day to complete the scavenger hunt and games and fun along the way! Participating businesses will host events to get you ready for Easter.
  - **Spring Fest Wine Walk: Friday, May 9** – Sample a variety of fine wines and snack on pairings along with way as you visit participating businesses. A Mother's Day weekend tradition, we are celebrating ten years – keep watching for a special surprise!
  - **Main Street Memories Car Show: Sunday, May 25** – The return of days gone by with a few new rides too! Our family area, craft and food vendors, and cars galore – what more do you need?

## **PROMOTIONS (selling the image and promise of downtown): CONTINUED**

- Updates on Past Events
  - **Breakfast Bites: Thursday, January 16 from 8:30 – 9:30** – Facebook vs. Instagram – A fantastic interactive discussion on best practices was had with Adriana Humbert from the Wisconsin Economic Development Corporation.
  - **State of the Street (Annual Meeting): Thursday, February 13** – A small crowd this year (we were unaware of the School Showcase taking place); however, great conversations and brainstorming! Pine Tree's backroom was turned into an "Under the Sea" experience, and good food, friends, and future plans made this a year's meeting a blast! Thank you to Pine Tree, What's Brewin', Northwoods Café and Coffeehouse, and Mary Smith for all the goodies!



Remember to check out our website and follow Tomahawk Main Street on Facebook and Instagram; all the latest and greatest information is available!



# Health and Safety Committee

## Approval of Operator's (Bartender's) Licenses

Back- Ground Check	One Year	Two Year	Pro- visional	Temp- orary	License #	LastName	FirstName	Effective Date	Expiration Date	Fee
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	888	Dingsdale-Wo	Rya	2/14/2025	6/30/2026	\$45.00
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	887	Reigel	Ethan	2/12/2025	6/30/2026	\$45.00
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	886	Sweat	Candice	2/10/2025	6/30/2026	\$45.00
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	885	Watland-Copis	Mallorie	2/10/2025	6/30/2026	\$45.00
										\$180.00

## REAL PROPERTY PURCHASE AGREEMENT

This Real Property Purchase Agreement (the “**Agreement**”) is entered into as of February \_\_\_\_\_, 2025 (the “**Effective Date**”) by and between the **CITY OF TOMAHAWK, WISCONSIN**, a Wisconsin municipal corporation (“**Seller**”), and **HARLEY-DAVIDSON MOTOR COMPANY, INC.**, a Wisconsin corporation (“**Buyer**”).

### WITNESSETH THAT:

**WHEREAS**, Buyer desires to purchase from Seller and Seller desires to sell to Buyer, upon the terms and conditions hereinafter set forth, those certain parcel of real property located in the City of Tomahawk, Wisconsin, commonly known as Tax Parcel No. 286-3506-344-0011 and 286-3506-344-0012 and 286-3506-344-0013 and 286-3506-344-0014 and 286-3506-344-0123, containing approximately 1.22498 acres, and described on **Exhibit “A”** attached hereto, together with all access rights, privileges, easements and appurtenances pertaining thereto and all improvements, trees, bushes, landscaping and foliage thereon (the “**Property**”).

**NOW, THEREFORE**, in consideration of the mutual promises and covenants contained herein and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the parties, the parties agree as follows:

1. **Agreement to Sell; Purchase Price.** Seller shall sell and transfer the Property to Buyer, and Buyer shall purchase the Property from Seller on the terms and conditions set forth in this Agreement. The purchase price (“**Purchase Price**”) to be paid by Buyer to Seller for the Property shall be One and 00/100 Dollar (\$1.00).

2. **Access and Cooperation.** Buyer, its agents, employees, contractors and designees, at any time after the Effective Date, and continuing through the “**Closing Date**” (as defined in Section 5 below), shall have the right to enter upon the Property for the purpose of conducting any and all inspections, studies and investigations of the Property desired by Buyer. Buyer shall indemnify and hold Seller harmless from and against any and all cost, expense, liability or damage arising out of the following (except in each case to the extent the following arises out of the gross negligence or willful misconduct of Seller): (i) any injury to any person or the Property attributable to Buyer's exercise of any of its rights hereunder (including, but not limited to, the entry upon the Property by Buyer or any of its agents or contractors); and (ii) any mechanics liens filed against the Property or claims or demands made against Seller for work performed by or on the behalf of Buyer. The terms of this Section 2 shall survive Closing.

3. **Warranties and Representations.** Seller hereby warrants and represents to Buyer, which warranties and representations shall survive the Closing, that, as of the Effective Date and as of the Closing Date:

(a) Seller has authority to execute this Agreement and to convey to Buyer good and indefeasible fee simple title to the Property, free and clear of all liens, encumbrances and other exceptions to title except those matters shown on the Commitment for Title Insurance prepared by First American Title Insurance Company (“**Title Company**”) dated October 7, 2024, as Commitment No. NCS-1236007-MKE;

(b) The Property is exempt from real estate taxes for the year 2025;

(c) Seller has received no notice of, and otherwise has no knowledge of, any action, litigation, or proceeding or any proceedings in eminent domain against the Property;

(d) There are no underground storage tanks presently located on the Property and, to Seller's actual knowledge, no underground storage tanks have been removed from the Property;

(e) During Seller's ownership of the Property, no portion of the Property has been excavated, no landfill was deposited on or taken from the Property, no construction debris or other debris was buried upon any portion of the Property; and

(f) No portion of the Property (1) is designated as water of the United States pursuant to Section 404 of the Clean Water Act or is defined as a "wetland" or "waterway" by state, county or local municipality, or (2) is located in a floodway or designated as "flooded" on any Flood Insurance Rate Map as defined by the Federal Emergency Management Agency.

4. **Operation and Maintenance of the Property.** Seller covenants and agrees that it will, prior to Closing, (a) continue to operate and maintain the Property in the same manner as currently being operated and maintained; and (b) refrain from entering into any new lease, easement, agreement or contract that would affect the Property after Closing.

5. **Closing.** This transaction is to be closed (the "**Closing**") at the office of the Title Company on or before February 28, 2025 ("**Closing Date**"). For purposes of determining all prorations, the Closing Date shall be inclusive of said date.

(a) **Seller's Closing Deliveries.** On the Closing Date, Seller shall deliver to Buyer the following:

(i) **Closing Statement.** Seller's counterpart signature on a Closing Statement in form and substance reasonably acceptable to both Seller and Buyer (the "**Closing Statement**").

(ii) **Deed.** A Special Warranty Deed (the "**Deed**") conveying the Property to Buyer in form and substance reasonably acceptable to Seller and Buyer.

(iii) **Title Documents.** Such certificates of Seller in favor of the Title Company in order to record the Deed and issue the Title Insurance Policy.

(iv) **Real Estate Transfer Return.** All Seller-related inputs necessary for the filing of any required Real Estate Transfer Return by the Title Company.

(v) **Miscellaneous.** Other documents reasonably required to consummate the transaction this Agreement contemplates.

(b) **Buyer's Closing Documents.** On the Closing Date, Buyer shall deliver to Seller the following:

(i) **Closing Statement.** Buyer's counterpart signature on the Closing Statement.

(ii) **Purchase Price.** The Purchase Price, plus or minus prorations or other adjustments, if any, by wire transfer of immediately available funds.

(iii) **Title Documents.** Such affidavits of Buyer or other documents as may be reasonably required by Title Company in order to record the Deed and issue the Title Insurance Policy.

(iv) **Real Estate Transfer Return.** All Buyer-related inputs necessary for the filing of any required Real Estate Transfer Return by the Title Company.

(v) **Miscellaneous.** Other documents reasonably required to consummate the transaction this Agreement contemplates.

(c) **Closing Costs.** Buyer shall pay the premium for an ALTA Owner's Policy of Title Insurance (the "**Title Policy**"), the cost of any endorsements requested by Buyer, recording fees for the Deed, and any escrow fees and closing fees charged by the Title Company.

6. **Broker.** Seller represents and warrants to Buyer that no agent or broker has acted on Seller's behalf in connection with this transaction, and Buyer represents and warrants to Seller that no agent or broker has acted on Buyer's behalf in connection with this transaction. Seller hereby indemnifies, defends and holds Buyer harmless from and against any and all loss, cost or expense incurred by Buyer arising from any claim for commissions or brokerage fees by anyone claiming to have acted on Seller's behalf with regard to this transaction. Buyer hereby indemnifies, defends and holds Seller harmless from and against any and all loss, cost or expense incurred by Seller arising from any claim for commissions or brokerage fees by anyone claiming to have acted on Buyer's behalf with regard to this transaction.

7. **Applicable Law.** This Agreement shall be governed by and construed and enforced in accordance with the laws of the State of Wisconsin.

8. **Entire Agreement; Waiver; Severability.** This Agreement contains the entire agreement between the parties relating to the transactions contemplated hereby and all prior or contemporaneous agreements, whether oral or written, are superseded hereby. Neither this Agreement nor any provision hereof may be changed, amended, modified, waived, or discharged either orally or by any course of dealing, but only by an instrument in writing signed by the party against whom enforcement of the change, amendment, modification, waiver or discharge is sought. The invalidity or unenforceability of a particular provision of this Agreement shall not affect the other provisions, and this Agreement shall be construed in all respects as if such invalid or unenforceable provision were omitted.

9. **Waiver of Jury Trial.** Seller and Buyer, by this Section, waive trial by jury in any action, proceeding, or counterclaim brought by either of the parties to this Agreement against the other on any matters whatsoever arising out of or in any way connected with this Agreement, the relationship of Seller and Buyer, Buyer's use or occupancy of the Property, or any other claims (except for personal injury actions brought by a third party).

10. **Time of Essence.** Buyer and Seller hereby agree that time is of the essence with regard to the terms and conditions of this Agreement.

11. **Business Days.** In the event that any date described in this Agreement for the performance of an action required hereunder by Seller, Buyer and/or the Title Company falls on a Saturday, Sunday or federal legal holiday, such date shall be deemed postponed until the next business day thereafter.

12. **Notices.** Any notice hereunder must be in writing, and shall be effective (i) when deposited in the United States Mail, Certified Return Receipt Requested, (ii) when deposited with a reputable overnight carrier service that provides delivery confirmation, (iii) in the case of an email notice (which shall be effective

for all purposes hereunder), when sent to the e-mail address(es) provided below; provided that any e-mail notice must be followed by another form of notice under this Section within one (1) business day; or (iv) if by hand delivery, when received by the party to be notified. For purposes of notice, the addresses and email addresses of the parties shall be as set forth below or as may be designated from time to time.

If to Seller:  
**CITY OF TOMAHAWK, WISCONSIN**

Attn.: \_\_\_\_\_  
\_\_\_\_\_

Email: \_\_\_\_\_

If to Buyer:  
**HARLEY-DAVIDSON MOTOR COMPANY, INC.**

Attn.: \_\_\_\_\_  
\_\_\_\_\_

Email: \_\_\_\_\_

The refusal to accept delivery by any party or the inability to deliver any communication because of a changed address of which no notice has been given in accordance with this Section shall constitute delivery. Any party delivering a notice to Title Company must deliver a copy of such notice to the other party complying with the terms of this Section.

13. **Counterparts, Separate Signature Pages.** This Agreement may be executed in several counterparts, by separate signature pages, and/or by electronic mail signatures, each of which may be deemed an original, and all such counterparts, separate signature pages, and electronic mail signatures together shall constitute one and the same Agreement.

**(SIGNATURE PAGE FOLLOWS)**

**IN WITNESS WHEREOF**, the parties have executed this Agreement as of the Effective Date.

**BUYER:**

**HARLEY-DAVIDSON MOTOR COMPANY, INC.**,  
a Wisconsin corporation

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_

**SELLER:**

**CITY OF TOMAHAWK, WISCONSIN**,  
a Wisconsin municipal corporation

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_

## EXHIBIT A

### The Property

#### **Parcel 1:**

Lot 14 of W. B. SCHMIDT'S FIRST ADDITION to the City of Tomahawk, Lincoln County, Wisconsin, except the North 90 feet thereof, and Lot 15 of W. B. SCHMIDT'S FIRST ADDITION to the City of Tomahawk, Lincoln County, Wisconsin, except the North 90 feet thereof, also except that parcel previously deeded to the City of Tomahawk for street purposes, as recorded January 19, 1949 in Volume 158, Page 289 as Document No. 154658, Lincoln County Register of Deeds.

Property address: 15 South 8th Street, Tomahawk, WI 54487

Tax Parcel No.: 286-3506-344-0011

#### **Parcel 2:**

The North 90 feet of Lot 15 and the North 90 feet of the East 40 feet 2 inches of Lot 14 of W. B. SCHMIDT'S FIRST ADDITION to the City of Tomahawk, Lincoln County, Wisconsin.

Property address: 404 South 8th Street, Tomahawk, WI 54487

Tax Parcel No.: 286-3506-344-0012

#### **Parcel 3:**

Lots 16 and 17 of W. B. SCHMIDT'S FIRST ADDITION to the City of Tomahawk, Lincoln County, Wisconsin.

Property address: 416 East Wisconsin Avenue, Tomahawk, WI 54487

Tax Parcel No.: 286-3506-344-0013

#### **Parcel 4:**

Lot 18 of W. B. SCHMIDT'S FIRST ADDITION to the City of Tomahawk, Lincoln County, Wisconsin, AND All that part of the West 1/2 Southeast 1/4 of Section 34, Township 35 North, Range 6 East, City of Tomahawk described as follows: Commencing at the point of intersection of the South line of Somo Avenue and the East line of Eighth Street, extended thence South 127'6" to an iron stake, thence Southeast 145' to an iron stake, thence Southeasterly 102' to an iron stake, thence South parallel to the East line of Seventh Street, 306' to the right of way of the MT&W RR, the point of beginning; thence North to a point on the South boundary line of Wisconsin Avenue, extended, thence East along said South boundary line to the right of way of the MT&W RR, thence Southwesterly along said right of way to the place of beginning, City of Tomahawk, Lincoln County, Wisconsin.

#### ALSO KNOWN AS:

Lot 18 of W. B. SCHMIDT'S FIRST ADDITION to the City of Tomahawk, Lincoln County, Wisconsin, AND All that part of the West 1/2 Southeast 1/4 of Section 34, Township 35 North, Range 6 East, City of Tomahawk described as follows: Commencing at the Southeast Corner of Section 34, Township 35 North, Range 6 East, Thence North 89°53'47" West along the South line of the Southeast 1/4 of said Section, 2556.80 feet; Thence North 00°22'02" East, 995.89 feet to a point on the Northwesterly line of the former railroad right of way and to the Southwest corner of Lot 14 of W. B. Schmidt's First Addition to the City of Tomahawk; Thence North 53°14'21" East along said railroad right of way and the South line of Lots 14 through 18 of said W. B. Schmidt's First Addition to the City of Tomahawk, 269.47 feet to the southeast corner of said Lot 18 and to the point of beginning of this description; Thence North 00°56'02" East along the east line of said Lot 18, 91.15 feet to the south line of vacated Wisconsin Ave.;

Thence South 89°33'58" East, 119.31 feet; Thence South 53°14'21" West along said railroad right of way, 150.78 feet to the point of beginning of this description.

Property address: 418 West Wisconsin Avenue, Tomahawk, WI 54487

Tax Parcel No.: 286-3506-344-0014

**Parcel 5:**

All that part of the South 1/2 of vacated Wisconsin Avenue, lying Easterly of Eight Street in W. B. SCHMIDT'S FIRST ADDITION to the City of Tomahawk, Lincoln County, Wisconsin, as described in Volume 625 on Page 351 as Document No. 371371.

Property address: Lands along East Wisconsin Avenue, Tomahawk, WI 54487

Tax Parcel No.: 286-3506-344-0123