

Mike Romportl

From: "Bob Mott" <bobmott329@msn.com>
To: "Mike Romportl" <mromportl@co.oneida.wi.us>
Sent: Monday, February 09, 2015 9:50 PM
Subject: FW: Heal Creek - Related Economic Impact Study
Mike,

I received this from an interested party. I don't know if there is anything that you can do with it for tomorrow but it may be appropriate for the board discussion.

Bob

From: beth@trailboundsiberians.com
To: bobmott329@msn.com
Subject: Heal Creek - Related Economic Impact Study
Date: Mon, 9 Feb 2015 18:17:49 -0600

<http://urpl.wisc.edu/people/marcouiller/publications/ER14.1SilentSportsI.pdf>

Hi Bob – We talked last week about the Heal Creek proposals. I heard that you were one of only a couple supervisors at the open house on Saturday. Thank you for taking the time to go see what it is all about.

The above link is to a case study that was done recently in Northern Wisconsin. Please take some time to read it and share with your fellow supervisors. It illustrates the economic benefits of Silent Sports in an area close to ours. Seeing the numbers may help to open some up to the potential economic benefit that stands before us within the Heal Creek Property. I know others are passing this on to their area supervisors as well.

In addition, there was a recent article on the top ten areas to fatbike. Rhinelander had 2 trails in the honorable mentions section. Please view this link to see the article:

<http://www.singletracks.com/blog/mtb-trails/10-of-the-best-fat-biking-trails-in-the-us-in-2015/>

This further illustrates what Rhinelander has to offer!

Thanks!

Beth & Paul Wagner
Enterprise Residents

715-487-4191

Mike Romportl

From: "Tom Blake" <tabcpa@att.net>
To: <mromportl@co.oneida.wi.us>
Sent: Monday, February 09, 2015 4:45 AM
Subject: Heal Creek Property
February 8, 2015

Oneida County Land Records Committee
Attn: Mike Romportl

We visited friends in Oneida County last summer. It is definitely a location that we plan to visit again. We enjoy photography, boating, birding, and hiking which the area provides in abundance. The City of Rhineland and Town of Crescent joint proposal would enhance these opportunities for us and make our return trips to the area even more enjoyable.

This unique opportunity to increase the revenue stream of the golf course year around will provide more visibility and improve the economic value of the facility. But more importantly, to secure a land trust on the Swank and Voss properties is invaluable. The leadership shown by the Swank and Voss families will undoubtedly lead to more families providing land trusts of their properties. The benefits provided by protecting our limited natural resources in land trusts need to be more widely recognized and this is an excellent opportunity to get this message in the public domain.

We believe that it would be in the best interest of your community long term to expand your parks and recreational activities. These opportunities don't come along very often.

Sincerely,

Tom Blake Nancy Blake
Dallas, TX

Mike Romportl

From: "Erica Brewster" <ebrwstr@yahoo.com>
To: <lio@co.oneida.wi.us>; <mromportl@co.oneida.wi.us>; <director@rhinelanderchamber.com>
Cc: "Dave Hintz" <dlhintz@hotmail.com>
Sent: Monday, February 09, 2015 10:48 PM
Subject: Northwoods Trails Proposal for Heal Creek Property

Good evening,

I am writing in support of the Town of Crescent and City of Rhinelander's Northwoods Trails proposal to purchase the Heal Creek property with the intention of expanding an existing trails network as a means of enhancing outdoor recreation near the City of Rhinelander.

I approach this opportunity with a variety of hats: my work in community and economic development, my work and education in public health, and my own personal experience as a native of Oneida County.

Personally, Rhinelander is not an outdoor trails recreation destination for me, my family, or my visiting friends. As avid hikers, bikers, skiers, and snowshoers, we recreate in other parts of the county or region (at home in Three Lakes, in Eagle River and other parts of Vilas County, and the Lakeland area). An organized and well-run trail development with multiple options for year-round use (hiking, biking, skiing, snowshoeing, etc.), would be a convenient draw for us when seeking recreational opportunities outside of Three Lakes - more "on our way" somewhere than Minocqua or even Eagle River.

While a proposal to create managed forest lands is admirable from a conservation and public trust standpoint, many recreational users are more comfortable accessing natural areas via established trail systems as opposed to simply wandering onto unmarked land. Established trails are inviting, can be marketed as part of a planning a whole day or trip, and thus will attract more users.

The fact that there is a group ready and willing to expand and maintain a trail system - at no cost to the county - and adjacent landowners are supportive of developing the trails in partnership with this group seems to be an opportunity too good to pass up.

Oneida County is not immune to our nation's obesity epidemic, and due to the aging population, is subject to well-above-average costs of related chronic disease. Increasing access to year-round outdoor activities is a major tactic for combating the economic and personal impact of our sedentary and (in the Northwoods, winter homebound) lifestyle. The proximity of this future trail network to the city would contribute to restoring the outdoors as "the Northwoods way of life" for current and future generations.

In surveys, anecdotes, and in most of our experience, the outdoors is what we identify with here - why we choose to live or visit here (and we all know it's certainly not for the shiny, air conditioned malls). Now, as a librarian, I count no fewer than 75 books on our small-town library shelf (0.26% of our entire collection) about Wisconsin trails in all seasons - spring, summer, fall, and winter. Trails bring people into the woods, and the woods are what we derive our economic future from - obviously enough people are writing books about them, and obviously people are reading those books. Now we need to build something worth getting written up in a book.

This is an opportunity to build something that is in keeping with our local traditions, but will repay our investment in ways we can't even plan.

Thank you for your consideration,

Erica Brewster

Three Lakes

Erica L. Brewster, MPH

Primary e-mail: ebrwstr@yahoo.com

Mobile: (715) 550-8010

Home: (715) 546-8010

LinkedIn Profile: www.linkedin.com/in/ebwstr

Mike Romportl

From: "Oneida County Land Information Office" <lio@co.oneida.wi.us>
To: <mromportl@co.oneida.wi.us>
Sent: Monday, February 09, 2015 7:53 AM
Subject: Fw: heal creek property

----- Original Message -----

From: "Dustin Bronson" <dustinbronson@gmail.com>
To: <tdrudolph@charter.net>
Cc: <director@rhinelanderchamber.com>; <lio@co.oneida.wi.us>
Sent: Saturday, February 07, 2015 3:39 PM
Subject: heal creek property

Dear Mr. Rudolph,

My name is Dustin Bronson, resident of Newbold township ward 4. I am writing to express my support for the heal creek acquisition by the city of Rhinelander and Crescent township. My spouse and I are avid outdoor enthusiasts and we sincerely appreciate the effort by Rhinelander and Crescent to increase the number of local trail systems, along with creating more outdoor education opportunities in our community. My wife and I had the chance today to snowshoe the property and enjoyed lunch afterwards in the chalet. We reviewed the proposed plans presented by the Crescent township supervisor, which seems to offer a variety of different outdoor activities, all within close proximity to town. We appreciate the work you do for us locally and look forward to following this issue as it progresses.

Best regards,
Dustin & Susan Bronson
3908 Forest Ln.
Rhinelander, WI

January 2, 2015

Oneida County Supervisors,

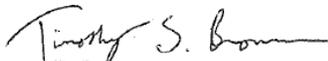
I am writing to express my support for the proposal put forth by the Town of Crescent and the City of Rhinelander regarding the use of the property at Heal Creek for the development of an outdoor recreation destination.

This project will have tremendous economic benefits for all of Oneida County. Each year hundreds of thousands of tourists flock to our county, spending millions of dollars. Many of them are interested in silent sports, as seen by the heavy use of the relatively few trails that we do have, as well as the high attendance at businesses like Minocqua Winter Park. Creating new options and destinations, particularly in the Rhinelander area, will likely attract higher numbers of tourists and persuade them to stay longer.

Furthermore, it should be noted that most destinations that currently exist are situated some distance away from the city of Rhinelander. Developing this property as proposed would create an outdoor amenity that could be enjoyed by the many residents of Oneida County who do not currently have easy access to such amenities. A majority of the year-round working class population of the county lives within a fifteen minute drive of Rhinelander, and this development would provide them with a valuable opportunity for exercise and recreation. Times have been hard for the working class families of our community, and this recreation area would give them a chance to exercise, stay healthy, and have fun without having to break the bank.

This project would create innumerable benefits; social as well as economic; tangible as well as intangible. I urge you to approve it.

Sincerely,



Timothy S Brown
Community Resource Development Agent
University of Wisconsin – Extension, Oneida County

OC LIO

From: "Debra Durchslag" <debradurchslag@gmail.com>
To: "Michael Ives" <mjivmi@newnorth.net>
Cc: "Mike Romportl" <lio@co.oneida.wi.us>
Sent: Monday, February 09, 2015 1:33 PM
Subject: Asking for your support for the Rhinelander/Town of Crescent Heal Creek Proposal
Mitchell Ives

Oneida County Board of Supervisors District 12

Dear Mr. Ives:

As a Woodboro town resident, I am writing to you to let you know that I support the joint Rhinelander/Town of Crescent proposal to create year round hiking and ski trails on the Heal Creek property. I've studied the two competing proposals for the property. The Rhinelander/Town of Crescent proposal seems like a very sound and intelligent investment for our future because it will yield economic benefits to the county and regional economy for years to come. However, the plan by the gun club to acquire the property for 50 cents on the dollar would simply lock in a loss for taxpayers.

When my children were young we would drive from Rhinelander to Minocqua Winter Park for them to take skiing lessons, to participate in fun family skiing events, purchase skis and enjoy their incredible series of ski trails. Now we have an opportunity like Winter Park here in Rhinelander.

Having a premier recreational hiking/skiing/biking trail near Rhinelander and the Highway 8 transportation corridor will generate significant revenue as a year-round tourist draw for outdoor enthusiasts much the way Minocqua Winter Park draws tourists to the north end of the county. The current ski trail system on the Northwood Golf course is only available during winter months because it runs across the golf course. The Rhinelander/Town of Crescent plan for Heal Creek opens up a year-round public tourist attraction that will provide a shot in the arm for the Oneida County economy.

Let's be forward thinking about the Heal Creek property and the surrounding land owners who will greatly increase the available land. This property must be seen as an investment for Oneida County's communities. The planned Rhinelander/Crescent development plan will draw community residents to it, it will provide a much needed and safe location for residents to be more physically active and hence healthier. Remember the Northwoods LEAN Coalition and all the wonderful work they are accomplishing to decrease chronic diseases in Oneida and Vilas counties.

Thank you for your consideration of my letter.

Sincerely,

Debra Durchslag

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Debra Durchslag
2871 Crestwood Drive
Rhinelander, WI 54501
715-282-6554
debradurchslag@gmail.com

Mike Romportl

From: "Oneida County Land Information Office" <lio@co.oneida.wi.us>
To: <mromportl@co.oneida.wi.us>
Sent: Tuesday, February 10, 2015 7:28 AM
Subject: Fw: Centers for Disease Control and Prevention (CDC) Daily Digest Bulletin

----- Original Message -----

From: [Debra Durchslag](#)
To: [Ives Michael](#)
Cc: [Romportl Mike](#)
Sent: Monday, February 09, 2015 3:44 PM
Subject: Fwd: Centers for Disease Control and Prevention (CDC) Daily Digest Bulletin

Mr. Ives,

Earlier this afternoon I sent you an email about supporting the Rhinelander/Town of Crescent Proposal for Heal Creek. One of my arguments for supporting their plan is that it would increase the the outdoor physical activity opportunities in Oneida County. I spoke about the importance physical activity has in reducing of chronic diseases.

Below you will find the Feb. 7 Bulletin on "Inadequate Physical Activity Increase Health Care Costs in the United States. Having our elected officials knowledgeable and able to factor in the health care cost to our community of chronic diseases when deciding the outcome of this property will serve us all, far more than the cash the county would receive by selling the land to the Hodag Sports Club.

Thank you again for your service!

Sincerely

Debra Durchslag

Begin forwarded message:

From: "Centers for Disease Control and Prevention (CDC)"
 <cdc@service.govdelivery.com>
Date: February 7, 2015 at 6:18:48 AM CST
To: debdurchslag@gmail.com
Subject: Centers for Disease Control and Prevention (CDC) Daily Digest Bulletin



Health Care Costs in the United States

02/06/2015



Having Trouble Viewing The Images? [View Online](#)



February 6, 2015

Inadequate Physical Activity Increase Health Care

Costs in the United States

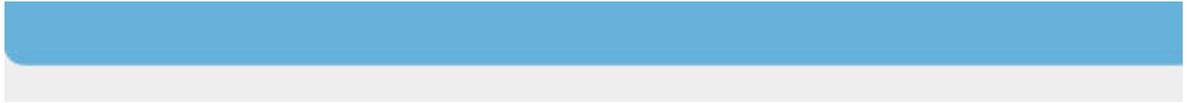
Despite the known health benefits of being physically active, only about half of US adults meet the minimum guidelines for aerobic physical activity. In a recently published study in [Progress in Cardiovascular Diseases](#), CDC and Emory University researchers reported that physically active adults had lower annual direct health care expenditures than adults participating in inadequate levels of physical activity. The study estimated that 11.1% of total health care expenditures were associated with inadequate levels of physical activity. This equates to about \$117 billion per year of direct health care expenditures being associated with inadequate levels of physical activity.



In this same [study](#), when adults with any reported difficulty walking from health problem were excluded, 8.7% of health care expenditures were associated with inadequate levels of physical activity. This equates to about \$79 billion per year of direct health care expenditures associated with inadequate levels of physical activity.

The considerable financial burden associated with inadequate levels of physical activity in the United States could potentially be reduced by increasing adults' physical activity to levels consistent with current guidelines and Healthy People 2020 objectives.

Being physically active is one of the most important steps that Americans can take to improve their health. People who are regularly physically active generally live longer and have a lower risk for heart disease, stroke, type 2 diabetes, depression, and some cancers. The [2008 Physical Activity Guidelines for Americans](#) recommends that adults participate in at least 2 hours and 30 minutes (150 minutes) a week of moderate-intensity equivalent aerobic physical activity and at least two or more times a week of muscle-strengthening activities for health benefits.



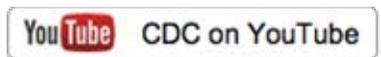
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This email was sent to debdurchslag@gmail.com using GovDelivery, on behalf of: Centers for Disease Control and Prevention • 1600 Clifton Rd • Atlanta, GA 30333 • 1-800-CDC-INFO (800-232-4636)

powered by
govDELIVER
get the word out

Don & Dorothy Fowles
4655 Running Deer Woods NE
Iowa City, IA 52240-7764
8 February 2015

Oneida County Land Records Committee
c/o Mike Romportl: mromportl@co.oneida.wi.us

Rhineland Chamber of Commerce
c/o Dana DeMet: director@rhinelandchamber.com

To Mike Romportl and Dana DeMet

We have recently become aware of the proposal for a Northwoods Trail Center that is currently under consideration. As we understand the proposal, based on agreements that have already been negotiated, the current Rhineland Golf Course ski trails would be vastly expanded by merger with much of the County's Heal Creek property to the east, the Voss property to the north, and the huge Swank property to the south. Further, the land would be developed for multiple sports, other fitness and nature-related activities, and educational pursuits to become a year-round facility. The potential for opening the Golf Course clubhouse for week-end use would provide a major increase in attractiveness in the winter. We are very excited about the prospect of such a dramatic increase in the attractiveness of the Rhineland area for year-round "silent" sports. Consequently, we are writing in support of the proposal.

We live in Eastern Iowa but have found the Rhineland area to be attractive for cross-country skiing and snowshoeing in the winter. Consequently, for many years we have been coming up immediately after Christmas for a week of outdoor winter activities. We stay in a motel (most recently, the Americinn), eat in local establishments, and often shop for winter-related clothes and gear.

Because of their proximity to town, the Golf Course ski trails are a major reason for staying in Rhineland. At present, however, they are somewhat limited compared with other trails in the area, and we have considered passing over Rhineland for towns closer to these more developed trails. The proposed development would make Rhineland the perfect location for winter activities—for us and for many other potential tourists. Additionally, the expansion into year-round activities would make Rhineland an equally attractive destination for our summer vacations.

I believe a local, private gun club has offered \$100,000 to purchase the Heal Creek Property from the County. I appreciate that immediate cash always is attractive, but I urge you to focus on the vastly greater value of developing a huge outdoor recreational and educational area in the heart of the County. The combination of the Golf Course, the Heal Creek property, and the lands to be donated by Voss and Swank represents a breathtakingly large and exciting asset for the county both immediately and for decades into the future. It would be a disastrously short-sighted mistake to pass up this opportunity.

Sincerely,

Don & Dorothy Fowles

1/30/2015

City of Rhinelander
Blaine Osborn, City Administrator

Dear Mr. Osborn:

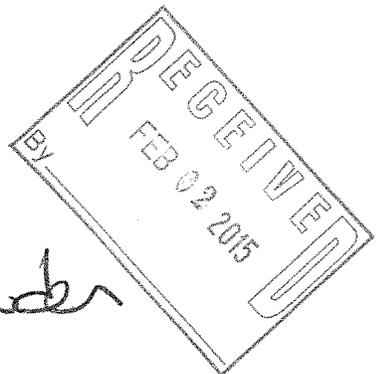
Thank you (and the City of Rhinelander) for supporting the acquisition of the Hot Creek property for public recreation use. My wife and I enjoy the silent sports of crosscountry skiing, mountain biking, and trail running.

We don't know all the details of this proposed acquisition and the effects but we do look forward to learning more. We will not be able to attend the open house unfortunately.

Sincerely,



903 Randall Ave, Rhinelander



Mike Romportl

From: "Dale Houston" <dalehouston@me.com>
To: <mromportl@co.oneida.wi.us>
Sent: Friday, February 06, 2015 5:19 PM
Subject: Nordic Ski trails in Oneida County

Mike Romportl,

I understand that there is a proposal to establish some Nordic Ski trails in the county. My family goes way back to the 40's in visiting the Rhinelander area for a variety of activities summer and winter. I would love to see the establishment of more ski trails for our family to enjoy in our trips up from Wheaton, Illinois. We spend time on Crescent Lake and also cross country ski in the area. We highly endorse the proposal as it would provide more incentive to go up more often in the winter.

Dale Houston
1229 S Gables Blvd
Wheaton, IL 60189
630 235 3928
dalehouston@me.com

John F. & Claudia L. Knutson

3084 Highway 1 NE

Iowa City, IA 52240

February 8, 2015

Mr. Mike Romportl
Oneida County Land Records Committee
Oneida County Court House
PO Box 400
Rhineland, WI 54501

Re: Proposed Heal Creek Natural Area and Trail Complex

Dear Mr. Romportl:

By way of introduction, we have owned property in Oneida County since 1981. One of us has spent time as a tourist in Oneida County since the late 1940s. In short, we have a long history in the county and have considerable familiarity with it as a tourist destination, as well as a community in which we own property, pay taxes, and spend much of our time. It is in that context that we write in strong support of the proposed Rhineland-Town of Crescent- private land partnership to establish the Heal Creek natural area and trail complex. There are many specific reasons we believe this proposal will do a great deal for the Oneida County community, and specific reasons why we believe the alternative proposal would be a tragic error.

At the outset, Oneida County made a mistake when the property in question was purchased. The price paid greatly exceeded the probable financial return that could have been realized at that time, and the property was clearly unsuitable for the purpose of an industrial park. Sometimes, however, a "mistake of the past" can result in a very favorable outcome later, if persons with good foresight and judgment are able to act. That is what we see in the Heal Creek proposal, as this proposal will result in an outstanding community resource for Oneida County. Moreover, it will model how separate governmental bodies and private property owners can come together to advance the state of the entire community. With the proposed Heal Creek natural area and trail complex, the community will obtain a significant resource that will be available for the enjoyment of future generations. If, however, the County sells the property to the Hodag Sports Club, the county will have a net loss of over \$300,000 and have absolutely nothing of benefit for the community to show for it. With the Heal Creek proposal, the entire population of the County gains the benefits for the use of some of the current Oneida County land, Town of Crescent land, City of Rhineland land, and the Voss and Swank properties as part of the trail complex and natural area. In addition, Heal Creek could be returned to its former status as a trout stream.

We believe the proposed Heal Creek natural area will be a significant resource to people who reside in the Northwoods, but equally important, it is likely to be a contributor to economic development and recreational tourism. First, the so-called "silent sports" and natural-area recreation play an important role in attracting tourists to Wisconsin. One needs to only examine the articles in the *Wisconsin Natural Resources* magazine over the last decade to know that the enjoyment of natural areas for many different forms of recreational activity play a central role in the marketing of the State of Wisconsin. Over the last 35 years, we have had many guests come to Oneida County from all parts of the US, and a few from Europe, to visit and enjoy the outdoor recreation of the area. Fishing, hiking, biking, snowshoeing, and cross-country skiing are the favored activities. Overall, Oneida County will likely see considerable benefit for attracting visitors with the Heal Creek complex that is envisioned, since our guests have utilized the lodging, retail shops, restaurants, grocery stores, and gas stations available in the area.

Although the potential that the Heal Creek natural area would contribute to tourism, it should be emphasized that it will be an outstanding resource for the families of Oneida County. It is a short distance from the Rhinelander and can be accessed by bicycle. The range of activities will nicely complement the resources already available through the public golf course and ski trail complex. In short, the area residents will enjoy the recreational opportunities of Heal Creek in the short term and for generations to come. We also note that the aging demographics of the Oneida County area are troubling. Clearly, the area needs to attract young families who will stay, work, *play*, and contribute to the community. Resources like the proposed Heal Creek project are the sorts of community attractions that can make a difference in recruitment of families to the area. Such projects indicate foresight in the community and a commitment to contemporary outdoor recreational interests.

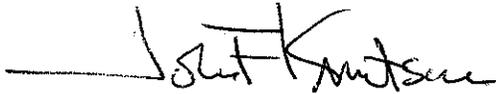
In contrast, the alternative proposal offered by the Hodag Sports Club may seem to have the advantage of the county receiving \$100,000 more than the Heal Creek option and future tax revenues. Although \$100,000 can seem like a significant amount of money, in the context of the total county budget, it really is not significant. Moreover, if the \$100,000 differential between the two proposals is amortized over the next 50 to 100 years in which Oneida County residents will realize the benefits of the trail complex, the actual cost to the county is remarkably small relative to the benefits gained. Additionally, by adopting the Heal Creek proposal, the County will gain the benefit of the philanthropy of adjoining property owners, which will not occur if the Hodag Sports Club option were to be accepted. Thus the return on the \$100,000 differential between the two proposals is even greater and more beneficial to the County than a superficial examination would suggest.

When we read the Sports Club proposal, it was noted that their offer would return the property to the "tax rolls." That assertion is somewhat misleading. One can quickly review the tax history of the Club and recognize that as a 501 c3 organization, and the way it has structured its undeveloped property, the Club has a history of paying almost nothing on the acreage it owns. Indeed, their 25 parcels of undeveloped land in the towns of Pine Lake and Crescent totaling approximately 897 acres with an appraised value of over 1.9 million dollars returned taxes to the County and the Towns of only \$1145. Most of the 40-acre parcels were taxed at \$31.60 each in 2014. Thus, if the County were to accept the offer from the Sports Club, being on the tax rolls would return virtually no tax revenue in the future and the community would not gain any

financial benefit from the Club ownership. Their own description of their intentions to use the land as a buffer would not result in any community benefit or a tourist attraction. Quite simply, the County would have to acknowledge that the original purchase minus the payment yielded absolutely nothing in return for the residents of the county.

We believe the potential return from the Heal Creek trail complex to the Oneida County residents in both tangible and intangible benefits will be substantial. In commenting about the impact of decisions that were being made at the time, Jonas Salk was quoted as asking the question "Are we being good ancestors?" By supporting the Heal Creek proposal, Oneida County board members can be confident that they will be viewed as "good ancestors" by future generations of Oneida County residents and visitors to the area. None of the future generations will question whether the project was worth the \$100,000 differential, but rather they will be appreciative of the recreational areas that were afforded to them.

Sincerely,



John F. Knutson



Claudia L. Knutson

CC: Dana DeMet, Director
Rhineland Chamber of Commerce

Mike Romportl

From: "John Kramer" <johnkramerbass@gmail.com>
To: <mromportl@co.oneida.wi.us>
Sent: Sunday, February 08, 2015 1:45 PM
Subject: Northwoods Trail Proposal

John Kramer and Jan Friedman
1409 E. Davenport St.
Iowa City, IA 52245

Mike Romportl
Oneida County Land Records Committee
February 8, 2015

Dear Mr. Romportl,

We have read the Northwoods Trail Proposal and wished to express our support of this project. Last summer, we visited friends in Rhinelander and took a scenic bike ride along some of the new trails in the area. We were greatly impressed with the beauty and richness of this region.

Jan and I plan to drive up again and look forward to further enjoying northern Wisconsin. It would be ideal to visit the Northwoods Trail rather than places farther away. We hope you can further enhance Oneida County's recreational strengths by making this proposal a reality.

Sincerely,

John Kramer and Jan Friedman

Mike Romportl

From: "Marlette Larsen" <marlette@chorus.net>
To: <mromportl@co.oneida.wi.us>
Sent: Friday, February 06, 2015 2:53 PM
Subject: Heal Creek Property
Oneida County Land Records Committee
c/o Mike Romportl:

I am a part-time Oneida County resident (Town of Newbold) and want to express my support for the "Joint Proposal for the Purchase of the Oneida County Heal Creek Property."

This is such a unique opportunity to develop the Heal Creek area into a year-round recreational site. It will benefit not only all Oneida County residents but also the thousands of tourists who love to come to Oneida County. And tourists spend money - big money! I was a member of the Middleton, Wisconsin, Tourism Commission for 16 years and know the financial impact of tourism on the local economy. The future of Oneida County is in taking advantage of its natural beauty and making it accessible for tourists (and all residents) to enjoy.

There has been a huge growth in the numbers of people participating in "Silent Sports," and these people are seeking places where they can enjoy the outdoors year-round. This is a win-win opportunity for Oneida County to expand its tourism/economic base. I love my Northwoods - and spend a lot of money in Oneida County to do so!

I sincerely hope this proposal passes. All Oneida County residents will benefit economically from this proposed development.

Marlette E. Larsen
1800 Larsen Drive, Rhinelander, and 9 Peregrine Court, Verona, WI.
608-220-7771
marlette@chorus.net

Mike Romportl

From: "Levin, Irwin P" <irwin-levin@uiowa.edu>
To: <mromportl@co.oneida.wi.us>; <director@rhinelanderchamber.com>
Sent: Friday, February 06, 2015 5:22 PM
Subject: land use proposal

Oneida County Lands Record Committee, c/o Mike Romportl
Rhinelander Chamber of Commerce, c/o Dana De Met

Dear Committee and Chamber members:

We are writing to support the joint proposal by the Town of Crescent's authorized representative Joel Knutson and the City of Rhinelander's authorized representative Blaine Oborn to secure shared public land in the area. Their proposal would serve to preserve and expand existing public recreational opportunities, and in the process, promote town and city intergovernmental relations which in the long run would improve the economy and quality of life in the area. These unquestionably worthy goals would be subverted by any counter-proposal that would restrict land use to serve narrow interests.

We live in Iowa but view the Crescent/Rhinelander area as an ideal place to go for peace, beauty, tranquility and widespread recreational opportunities, not to mention some excellent choices of restaurants. We have visited there a number of times in the past and, following retirement, consider it ideal for regular future recreational trips. Plans for a year-around multi-sports facility and clubroom add to the appeal and would make it more likely not only that we would come ourselves but that we would recommend it to friends and family from all over the country.

We feel that the original plan to incorporate an 80-acre parcel for a gun club into an integrated land use opportunity is imminently more sensible than the limited opportunities provided by sole gun club control. We thus strongly support the Knutson-Oborn proposal and hope that it receives the support it deserves from a committee and chamber that strive to provide the best quality of life for their residents and visitors.

Respectfully yours,

Patricia G. Levin
Irwin P. Levin

Mike Romportl

From: "Oneida County Land Information Office" <lio@co.oneida.wi.us>
To: <mromportl@co.oneida.wi.us>
Sent: Monday, February 09, 2015 8:18 AM
Subject: Fw: Heal Creek Project

----- Original Message -----

From: [Kathy Muntner](#)
To: [Supervisor Jensen](#)
Cc: [Mike Romportl](#)
Sent: Sunday, February 08, 2015 5:39 PM
Subject: Heal Creek Project

Supervisor Jensen, I am contacting you to convey my support for the Town of Crescent/City of Rhinelander proposal for a Heal Creek Recreation area. I am a long time Town of Crescent resident and would love to have a large multipurpose, 4 season recreation area close to home. The proposed facility has the potential to attract families and individuals to our area and to bring some much needed dollars to our community. The large parcels of private property that would be included would conserve this wetland area.

The Sports Club proposal will provide none of the above.

Please consider the above when casting your vote.

Thank you.

Kathleen Muntner
6972 Lair Drive
Rhinelander WI 54501



February 5, 2015

Oneida County Board
Oneida County Land Information Office

Dear Mr. Romportl and County Board Supervisors:

At our February 3, 2015 meeting, the Board of Directors of the Northwoods Nordic Ski Club reviewed the Heal Creek opportunity. After review, a motion was made and seconded that reads as follows:

The Northwoods Nordic Ski Club Board of Directors has read and discussed the City of Rhinelander and Town of Crescent's Joint Proposal for a Year Round Trail Facility (i.e. the Heal Creek proposal) and heartily supports and endorses this opportunity for the purpose of expanding recreational opportunities at the Northwood Ski Trail Area.

The motion passed unanimously.

Cross-country skiing in our area has always been strong, but the sport is gaining momentum. This year a total of 7 high school students and 18 middle school students have participated on the School District of Rhinelander Nordic Ski teams. The Nordic Ski programs for youth have been revitalized with a program "Sno-dags", bringing 50 kids with their parents out onto the snow. Our club hosted a free candlelight ski with 200 participants in December and a 2-day ski race in early January, registering 300 skiers from all over the state. Our membership is committed to the sport – but more importantly, to the lifestyle it represents.

The Northwoods Nordic Ski Club supports the above-mentioned proposal regarding the Heal Creek property.

Sincerely,

Chris Koepl, President, NNSC

To whom it my concern,

I would just like to send a note of endorsement for the City of Rhinelander and Town of Crescent's joint proposal for a year-round trails facility centered around Northwoods know as the Heal Creek Project.

We feel this project would be a great step forward in " establishing an intergovernmental relationship between the TOWN and CITY to give effect to a shared goal of preserving public spaces and enhancing recreational opportunities available to area residents and visitors, thereby improving the public health, quality of life, and localeconomy in Oneida County. It would also highlight the long-term vitality of the "Work + Live + Play" economy in the Highway 8 - Town of Crescent corridor where manufacturing and industry, timber production, residential areas, and public outdoor recreation comfortably coexist and thrive."

Sincerely,

Stacy Wagler
Business Development Manager
Ponsse N.A. Inc



Ponsse North America, Inc 4400 International Lane Rhinelander, WI 54501

Phone 715-369-4833, Fax 715-369-4838

February 9, 2015

Oneida County Board of Supervisors
% Oneida County Clerk
PO Box 400
Rhineland, WI 54501

CC: Supervisors Dave Hintz (Chair), Jack Sorensen (1st Chair), Carol Pederson (2nd Chair), Ted Cushing, Bill Freudenberg, Billy Fried, Scott Holewinski, Jim Intrepidi, Mitchell Ives, Robb Jensen, Tom Kelly, Lance Krolczyk, Bob Metropulos, Bob Mott, Greg Oettinger, Sonny Paszak, Tom Rudolph, Michael Timmons, Alan Van Raalte, Alex Young, Lisa Zunker, and Land Information Director Michael Romportl.

An Open Letter to the Oneida County Board of Supervisors -

The Rhineland Tourism & Marketing Committee (“RTMC”) hereby publicly endorses the City of Rhineland and Town of Crescent’s joint proposal for acquisition of the Heal Creek property for the purpose of establishing a four-season outdoor recreation center.

The RTMC believes the joint proposal holds an overwhelming value for both the short and long-term futures of the Rhineland area and the county as a whole. Development of the property for year-round recreation would generate significant economic development through increased visitor spending and would be an invaluable asset in marketing the area to prospective travelers, residents and businesses across the Midwestern region.

The RTMC conservatively estimates the annual Economic Impact of a facility like the one in the joint proposal to be upwards of \$1.25 million. These estimates are based upon the number of annual users at other facilities of this type and spending estimates of overnight and day travelers provided by the Wisconsin Department of Tourism.

Although other proposals may include potential use and access to this property for recreation, they do not guarantee that use in perpetuity. The RTMC strongly supports the joint proposal which guarantees access for trail development and use through the generous commitment of neighboring private lands.

The RTMC strongly urges the Board of Supervisors to vote in favor of the joint proposal and to thereby vote in favor of a building a stronger Rhineland and Oneida County economy.

Sincerely,

Members of the Rhineland Tourism & Marketing Committee

A joint committee of City of Rhineland and Town of Pelican Lodgers, the City of Rhineland, Township of Pelican, Downtown Rhineland, Inc, and the Rhineland Area Chamber of Commerce.

Explore
the **Rhineland Area**





Squash Lake Association

February 7, 2015

Michael Romportl
Oneida County Land Information Office
Oneida County Courthouse
PO Box 400
Rhineland, WI 54501

Mr. Romportl:

The Squash Lake Association Board wishes to express our support for the joint Rhineland/Town of Crescent proposal for the county property known collectively as Heal Creek. After reviewing the joint plan, we find it to be extensive and thorough. The joint plan is also forward-thinking relative to native restoration of both the land and the waters within the boundaries of the property. It will benefit local residents and visitors for decades to come through combining environmental stewardship with recreation. It is superior in scope to the two other plans proposed for the property.

The joint city/town plan strongly echoes our association's values. Our association's Mission Statement reads as follows:

"The Squash Lake Association's mission is to preserve and protect Squash Lake and its surrounding ecosystems, and also to enhance the water quality, the fishery, the wild natural habitats, boating safety, and the aesthetic values of Squash Lake, as a public recreational facility for today and for future generations."

It is clear that when a city and town can come together to create a plan that mirrors our values so closely, we must speak up and lend our support. We urge Oneida County to accept the joint Rhineland/Town of Crescent plan for the Heal Creek property.

Sincerely,

E. Daniel Butkus
President – Squash Lake Association

Cc: Blaine Osborn – Rhineland City Administrator
Joel F. Knutson – Town of Crescent Supervisor
Squash Lake Association Board

Mike Romportl

From: "Ron Teclaw" <rontec@charter.net>
To: <rwjensen@wctc.net>
Cc: <mromportl@co.oneida.wi.us>
Sent: Monday, February 09, 2015 1:48 PM
Subject: Heal Creek Land Acquisition Proposal

Dear Mr. Jensen,

As promised, here is my email in regard to our conversation with Lee Swank about the Heal Creek Proposal on Feb. 5:

I need to stress any agreement that does not put the Heal Creek tract in parkland preservation so the lands will be open to silent sport trail development and maintenance for perpetuity would not garner my approval. I urge you not to support a proposal that does not provide for parkland preservation of the site. The reason this is so important to me is because this ensures the site would qualify for state funded grants for trail construction, wetland conservation/restoration, and educational programs. Without access to these programs the value and potential of the property is lost. Our ski club has already invested thousands of dollars and endless hours of labor creating and maintaining the current ski trail system on adjacent city and private lands. We are anxious to expand that trail network on lands we are confident will support our efforts for perpetuity. Merely putting that land in MFL does not qualify it for state grants or public access for perpetuity and the above-mentioned opportunities would be lost. The most obvious avenue for securing these grants is for the land to be put in parkland preservation. Furthermore, I am confident the expansion of the existing trails for not only skiing but for snowshoe, biking and hiking will create an atmosphere that will foster healthy lifestyles for our community and bring outdoor enthusiasts from outside our immediate area which will enhance the economy of Rhinelander and the county in general.

Sincerely,
Ron Teclaw
Town of Crescent resident
and
Northwoods Nordic Ski Club Board of Directors



Department of Athletics
2420 Nicolet Drive
Green Bay, WI 54311
teclaws@uwgb.edu
p:920.327.3553
www.greenbayphoenix.com

February 8, 2015

To whom it may concern,

My name is Steve Teclaw the Head Coach of Men's and Women's Nordic Skiing at the University of Wisconsin Green Bay. The objective of this letter is to express my support for the further development of recreational trails at the Northwood Golf Course location through the acquisition of the Heal Creek property. However, before I get into the details I would like to explain how I got to where I am today.

Simply put, the skiing and mountain bike trails in the Rhinelander area are what started it all. The clubs and coaches were an essential part of my development, but the trails are what provided the necessary environment to train and compete in the sport of cross country skiing. As I grew up, the trail systems grew with me. Over the years more advanced trails were added, grooming equipment improved, and by the end of my high school career the Rhinelander club was hosting the Wisconsin State Championships.

Today I coach at the NCAA Division 1 level and after thinking about what it takes to train and coach quality athletes it still comes back to the trails. Systems with a diverse set of topography, distances and trail head facilities are the foundation for any successful silent sport community. The basic benefits include a healthier population and sustainable land management. However, there are economic benefits a well-developed trail system can bring.

Within the Central Collegiate Ski Association (CCSA) there are 8 colleges and universities that surround the Rhinelander area. That point alone has brought to question Rhinelander's ability to host a college race. Add the historical favorable snow totals, a dedicated club passionate about skiing and an expanded trail system with facilities and we are almost full circle on the requirements the conference has for racing.

The athlete numbers for a typical central region race total around 100 athletes with each team having 2 to 5 coaches and staff members all of which require support of lodging and dining in area of the race. To add, the University of Alaska Fairbanks often flies back and forth from Alaska to the Midwest over the course of the race season. A Rhinelander race could mean the use of the Oneida county airport by that team. To that end the economic benefit to the supporting community could be significant.

The Heal Creek acquisition has many benefits. My intent was to inform the Oneida County Board of the potential an improved trail system has beyond the immediate community. As a lifelong member of the state's skiing community, I intend to continue to promote skiing in my conversations with others. My hope is that I can also continue to tell the people that the Rhinelander area has some of the best trails in the Midwest. An expansion on the successful systems in place today would solidify that statement and could be part of bringing collegiate racing to Oneida County.

Sincerely,

Steve Teclaw

Mike Romportl

From: "Laura MacFarland" <lauramacfarland@gmail.com>
To: <director@rhinelanderchamber.org>; <mromportl@co.oneida.wi.us>
Sent: Wednesday, February 04, 2015 9:44 AM
Attach: Letter of Endorsement_Heal Creek.pdf
Subject: Trout Unlimited Endorsement re: Heal Creek Proposals
To Whom It May Concern:

The Northwoods Chapter of Trout Unlimited endorses the Town of Crescent and the City of Rhinelander's joint proposal to acquire the Heal Creek property to expand the scope and variety of non-motorized "nature-based outdoor activities" and educational opportunities available to the public.

Heal Creek which flows through the property historically supported a viable trout fishery within the city. Today little is known about this fishery; however, it is believed that given the clean, spring fed water that remains open year-round on the property it is likely to still support Brook Trout. If the Town of Crescent and the City of Rhinelander are successful in acquiring the property, our chapter would be happy to explore the potential to revitalize this fishery.

Laura MacFarland, President

Northwoods Trout Unlimited

Mike Romportl

From: "Bob Mott" <bobmott329@msn.com>
To: "Mike Romportl" <mromportl@co.oneida.wi.us>
Sent: Monday, February 09, 2015 9:50 PM
Subject: FW: Heal Creek - Related Economic Impact Study
Mike,

I received this from an interested party. I don't know if there is anything that you can do with it for tomorrow but it may be appropriate for the board discussion.

Bob

From: beth@trailboundsiberians.com
To: bobmott329@msn.com
Subject: Heal Creek - Related Economic Impact Study
Date: Mon, 9 Feb 2015 18:17:49 -0600

<http://urpl.wisc.edu/people/marcouiller/publications/ER14.1SilentSportsI.pdf>

Hi Bob – We talked last week about the Heal Creek proposals. I heard that you were one of only a couple supervisors at the open house on Saturday. Thank you for taking the time to go see what it is all about.

The above link is to a case study that was done recently in Northern Wisconsin. Please take some time to read it and share with your fellow supervisors. It illustrates the economic benefits of Silent Sports in an area close to ours. Seeing the numbers may help to open some up to the potential economic benefit that stands before us within the Heal Creek Property. I know others are passing this on to their area supervisors as well.

In addition, there was a recent article on the top ten areas to fatbike. Rhinelander had 2 trails in the honorable mentions section. Please view this link to see the article:

<http://www.singletracks.com/blog/mtb-trails/10-of-the-best-fat-biking-trails-in-the-us-in-2015/>

This further illustrates what Rhinelander has to offer!

Thanks!

Beth & Paul Wagner
Enterprise Residents

715-487-4191

Mike Romportl

From: "Oneida County Land Information Office" <lio@co.oneida.wi.us>
To: <mromportl@co.oneida.wi.us>
Sent: Monday, February 09, 2015 8:18 AM
Subject: Fw: Economic impact of tourism/Heal Creek/county sales tax revenue

----- Original Message -----

From: [Alex Young](#)
To: trep@charter.net ; [Land Information Information](#)
Sent: Sunday, February 08, 2015 1:09 PM
Subject: Fwd: Economic impact of tourism/Heal Creek/county sales tax revenue

One additional item I'd like read into the record at the Land Records meeting - not only does a sale to HSC not produce property taxes to speak of if they do put it in MFL, it forgoes the potential sales tax revenue to the county, which for cross country skiing alone per the study I reference below and with the assumptions I use below, could total close to \$50K per year. That's skiing alone - biking, hiking, etc would add to the sales tax revenue. Please present this data to the committee.

Alex Young

Best regards,



P.O. Box 2, Rhinelander, WI 54501-0002
Telephone: (715) 550.0440 Email: alex.young@alexanderwyong.com

The contents herein and attached hereto are intended for the exclusive use of the intended recipient and are confidential, and protected by law, including the Electronic Communications Privacy Act, 18 USC 2510-2521 ("ECPA"), and other applicable law. If reader is not the intended recipient or the employee or agent responsible to deliver it to the named recipient, take notice hereby that any use, dissemination, disclosure, distribution, or copying is strictly prohibited, may be subject to legal restrictions or sanctions which will be prosecuted to the fullest extent of the law.

----- Forwarded message -----

From: **Alex Young** <Alex.Young@alexanderwyong.com>

Date: Sun, Feb 8, 2015 at 12:47 PM

Subject: Economic impact of tourism/Heal Creek/county sales tax revenue

To: Blaine Oborn <boborn@rhinelandercityhall.org>, Joel Knutson <jfknutson@gmail.com>, Chamber
Exec Director

All:

I am analyzing a recent study on the economic impact of outdoor recreation - here, for anyone interested: <http://atfiles.org/files/pdf/MinnesotaTrailEconomicImpact2009.pdf> In my very rough first pass at this, just XC skiing alone average spending by tourists is \$56.33 per day. If you take the 18K visitors they're estimating at Winter Park this year, if we can match that with Heal, that's \$965,000 in tourism economic impact. At .5% county sales tax, that's \$49,000 per year in sales tax revenue to the county.

Best regards,



P.O. Box 2, Rhinelander, WI 54501-0002

Telephone: (715) 550.0440 Email: alex.young@alexanderwyong.com

The contents herein and attached hereto are intended for the exclusive use of the intended recipient and are confidential, and protected by law, including the Electronic Communications Privacy Act, 18 USC 2510-2521 ("ECPA"), and other applicable law. If reader is not the intended recipient or the employee or agent responsible to deliver it to the named recipient, take notice hereby that any use, dissemination, disclosure, distribution, or copying is strictly prohibited, may be subject to legal restrictions or sanctions which will be prosecuted to the fullest extent of the law.

Honorable Supervisors of the Land Records Committee:

I will be unable to attend your meeting today, as I have another obligation at 1PM, however I would be remiss if I did not address the Heal Creek issue, and as such would ask the Chairman to read my comments here into the record of the meeting.

As you know, the City and the Town of Crescent submitted a joint offer for a portion of the property on the Golf Course side of the creek. The City and Crescent's offer leverages hundreds of acres of adjacent private lands that require access through the Heal Creek property to get there from the golf course. Those landowners have agreed to place legal restrictions on their land such that they will forever be accessible for trails - IF the City and Crescent's offer is successful.

In short, if the Town of Crescent and the City are not successful on acquiring that side of Heal, this opportunity will be lost.

Clearly, the tourism benefits and economic benefits are major. A recent article on WXPB's website showed Winter Park in Minocqua estimating 18,000 people skiing there this winter. Heal is much closer to hotels and amenities than Winter Park is, and so potentially could exceed that. That figure contemplates the winter visitors and does not include summer traffic hiking, on bicycle trails, etc. That will be a major boost to the local economy - if the City and Crescent are able to proceed. If the Sports Club offer for the entire parcel is approved in its current form, that simply will not happen.

The Sports Club's offer contemplates placing those lands into MFL. While MFL does include some public access for hiking, it **DOES NOT** allow the Town of Crescent and the City to build trails and infrastructure on the property. It **DOES NOT** allow bicycling, for example, among a host of other things it does not allow. Thus, while the Sports Club argues their purchase is compatible with the City and Crescent's goals here, without a written obligation requiring the Sports Club to allow trailbuilding and infrastructure on those lands, the town and city will not be able to achieve their goals. If the County thinks tourism and the goals of the City and Crescent's plan are important, then before the County considers the the Sports Club offer, I think the County should counteroffer and include that the Sports Club as a part of the purchase enter into legally binding agreements guaranteeing public access for biking, skiing, and other activities that are NOT guaranteed by MFL, as well as allowing the town and city to build and maintain the trails. That agreement should be made before the land is conveyed.

However, obviously the ideal solution to this issue is to move forward with the town and city's joint offer for the golf course side of the Heal property and let the Sports Club move forward

with their offer for the property on the other side of the creek. That would allow the town and city the freedom to move forward without complicated legal wrangling.

In summary, the City and Crescent's offer leverage hundreds of additional acres of private land in a public-private partnership to create an immense tourism impact and bring dollars to our businesses in the form of tourism traffic. **The Sports Club offer will pay next to ZERO in property taxes to the County as it will be in MFL. You do the math. If you support tourism, and support the tourism economy, support Crescent and the City and the Heal Creek project.**

Thank you for your time,

A handwritten signature in blue ink that reads "Alex".

Alex Young
County Supervisor

Mike Romportl

From: "Oneida County Land Information Office" <lio@co.oneida.wi.us>
To: <mromportl@co.oneida.wi.us>
Sent: Monday, February 09, 2015 11:02 AM
Subject: Fw: Support for Rhinelander/Town of Crescent Heal Creek proposal

----- Original Message -----

From: [Craig Zarley](mailto:Craig.Zarley@co.oneida.wi.us)
To: mjivmi@newnorth.net ; lio@co.oneida.wi.us
Sent: Monday, February 09, 2015 9:52 AM
Subject: Support for Rhinelander/Town of Crescent Heal Creek proposal

Feb. 9, 2015

Mitchell Ives

Oneida County Board of Supervisors District 12

Mitchell,

I support the joint Rhinelander/Town of Crescent proposal to create hiking and ski trails on the Heal Creek property. I've studied the two competing proposals for the property and the plan by the gun club to acquire the property for 50 cents on the dollar would simply lock in a loss for taxpayers. The Rhinelander/Town of Crescent proposal, however, seems like an investment for the future that will yield economic benefits to the county and regional economy for years to come.

Having a premier recreational hiking/skiing/biking trail near Rhinelander and the Highway 8 transportation corridor will generate significant revenue as a year-round tourist draw for outdoor enthusiasts much the way Minocqua Winter Park draws tourists to the north end of the county. The current ski trail system on the Northwood Golf course is only available during winter months because it runs across the golf course. The Rhinelander/Town of Crescent plan for Heal Creek opens up a year-round public tourist attraction that will provide a shot in the arm for the Oneida County economy.

Craig Zarley

2871 Crestwood Dr.

Rhinelander, WI 54501

[715-282-6554](tel:715-282-6554)

cc: Michael Romportl

Mike Romportl

From: "Bob Mott" <bobmott329@msn.com>
To: "Mike Romportl" <mromportl@co.oneida.wi.us>
Sent: Monday, February 09, 2015 9:53 PM
Subject: FW: Heal Creek/Northwoods Trail

I don't know if Dave sent this to you.

Bob

From: dlhintz@hotmail.com
To: bobmott329@msn.com
Subject: FW: Heal Creek/Northwoods Trail
Date: Mon, 9 Feb 2015 20:46:12 -0600

It is my understanding the Ziebells reside in your district. They are members of my Dartball Team.

Dave

Date: Mon, 9 Feb 2015 11:22:12 -0600
Subject: Heal Creek/Northwoods Trail
From: lzibell@gmail.com
To: dlhintz@hotmail.com

Hi Dave,

I'm emailing you my concerns about the future of the Heal Creek, Northwoods Trail Center. I am a member of Northern Paddle and Trail, a Rhinelander area outdoor activity group, and the River Touring Section of the Sierra Club here in Wisconsin. I have seen first hand over the years how development of land for silent sport activities has had a major commercial effect on the communities around it. The Wausau whitewater course, Winter Park, the Boulder Junction bike trails are all examples of where the community supported the establishment of these enterprises and area businesses continue to benefit from them. On the other hand, Eagle River, chose not to support bike trails in their area years back and is now playing catch-up, so that they can benefit commercially like their neighbors.

I urge you to look at the long term benefits of using this land for bike trails etc, rather than the short term benefit of selling it for the private use of a gun club

Your constituent,
Lynn Zibell

P.S. Husband feels the same way on this matter.

Mike Romportl

From: "Brian Diel" <brian@dielinsurance.com>
To: "Mike Romportl" <mromportl@co.oneida.wi.us>
Cc: <jfknutson@gmail.com>; <dbruso@oldenburggroup.com>
Sent: Thursday, February 05, 2015 5:27 PM
Subject: Heal Creek Property Sale/Trade to City of Rhinelander and Town of Crescent
Land Records Committee
Atten Jim Intrepidi/Michael Romportl
PO Box 400
Rhinelander WI 54501

Hello Jim and Mike, following please find my thoughts on this property and proposed sale. First, my hope is that there is no imminent rush to make a decision on this based on the fact that the best offer is for about ½ of the purchase price. We all remember the "fun" had involving the sale of the former WPS building.

Second, I'm hoping that the county will explore a third option, with the interest of preserving the 80 acre parcel that lies south of the Oldenburg parcel and possibly combining it with the 80 acres owned by the Oldenburg Group, to create a very viable industrial park area that is 160 acres of mostly very nice highland.

I've talked with Dan Bruso and Joel Knutson on this and they are listening. If access could be obtained along Oldenburg's East property line, there is already a rail spur, road and sewer and water. All could be extended south to access the current 80 acres, running through Oldenburg's 80 acres. Dan said he would consider forwarding on to Wayne Oldenburg, an offer for the purchase, not trade, of their 80 acres. That is really something to think about as that combined 160 acres would be a jewel of an industrial park space. Whether the city or county do that being the discussion.

Then, sell or trade the remaining acreage to the city/town of Crescent and let them develop trails, the trout stream, etc In my opinion, this would be the best of all worlds and would not only promote a great 4 season recreation area for the city, but it would be a great compliment/selling point to any high tech business, etc. that may want to locate here as their employees could utilize the recreation area.

Even if the purchase of the Lakeshore property by the county or city didn't happen, if you were able to get the access, Oldenburg Group would benefit from the road and utility services going through their 80 acres. Their 80 acres would be more valuable. And they could sell or develop their land for industrial purposes, and the city/county would have 80 acres of industrial space to market.

Finally, as a strong supporter of the Hodag Sports Club, their main concern is having enough buffer land to prevent the city or country from someday saying there is too much noise from all the shooting. Buying another 80 acres won't fix that problem for them. Perhaps the county and city could pass resolutions of support/guarantee that they will not consider any zoning or other actions that would threaten the rifle and pistol ranges into the future?

Thank you for considering this letter of support for the Heal Creek sale/trade to the city and sorry that I can't attend the meeting as I'll be in Washington lobbying on behalf of Nicolet College and the State Technical College System next week.

Sincerely,

Brian Diel, President
Diel Insurance Group
715-362-2444
brian@dielinsurance.com.

received
1/15/15



Chairman:
Rick Mazurczak
Supervisors:
George Demet
Catherine Parker

Town of
Lake Tomahawk
World's Capital of Snowshoe Baseball
P.O. Box 396, Lake Tomahawk, Wisconsin 54539
(715) 277-2257 | clerk@laketomahawkwi.org

Treasurer:
Michael B. Lynch
Clerk:
Elaine Carpenter

January 15, 2015

Oneida County Land Records Committee
P O Box 400
1 South Oneida Ave
Rhinelander, WI 54501

Dear Land Records Committee Members:

At its regular meeting on January 14, 2015, the Lake Tomahawk Town Board voted unanimously to recommend that Oneida County place Heal Creek Property up for sale and not to entertain any proposals that would keep the property off the tax rolls.

The property was never developed for the purpose originally intended and the Oneida County Economic Development Corporation has acknowledged that it has no intention to pursue any development of the property.

The Town of Lake Tomahawk respectfully requests that Oneida County sell the Heal Creek property and not retain it for any purpose other than originally intended. Tax dollars from all twenty Towns in the county contributed toward the original purchase of this property; in fairness to those taxpayers, the County should return the property to the tax rolls and begin to recoup the loss.

It is an unfortunate reality that the County will not likely achieve a sale price equal to the purchase price it paid for the property. However, even a sale price would bring some revenue back to the county and begin to generate real estate taxes on the property as well as any improvements new owners might make to the property in the future.

Thank you for doing what is best for the taxpayers of Oneida County.

Sincerely,

Rick Mazurczak, Chairman
Town of Lake Tomahawk

"The Island City"

TOWN OF MINOCQUA

MARK P. HARTZHEIM, Chairman
BRYAN P. JENNINGS, Supervisor
JOHN L. THOMPSON, Supervisor
SUSAN M. HEIL, Supervisor
WILLIAM J. FRIED, Supervisor

415 Menominee Street, Suite A
Minocqua, Wisconsin 54548
Phone: 715.356.5296
Fax: 715.356.1132
www.townofminocqua.org

ROBEN A. HAGGART, Clerk
LAURA R. MENDEZ, Treasurer
MARK A. PERTILE, Dir. of Public Works
DAVID J. JAEGER, Chief of Police
ANDREW J. PETROWSKI, Fire Chief



December 23, 2014

Oneida County Land Records Committee
P.O. Box 400
1 South Oneida Avenue
Rhinelander, Wisconsin 54501

*I also mailed directly
to committee members.*

— M.

SUBJECT: HEAL CREEK PROPERTY

Mike:

Dear Land Records ~~Committee~~ Members:

At its regular meeting on December 16, 2014, the Minocqua Town Board of Supervisors voted unanimously to recommend that Oneida County place the Heal Creek property up for sale and not to entertain any proposals that would keep the property off the tax rolls.

The property was never developed for the purpose originally intended, and the Oneida County Economic Development Corporation has acknowledged that it has no intention to pursue any development of the property.

The Town of Minocqua respectfully requests that Oneida County sell the Heal Creek property and not retain it for any purpose other than originally intended. Tax dollars from all twenty towns in the county contributed toward the original purchase of this property; in fairness to those taxpayers, the County should return the property to the tax rolls and begin to recoup the loss.

It is an unfortunate reality that the County will not likely achieve a sale price equal to the purchase price it paid for the property. However, even a modest sale price would bring some revenue back to the county and begin to generate real estate taxes on the property as well as on any improvements new owners might make to the property in the future.

Thank you for doing what is best for all of the taxpayers of Oneida County.

Sincerely,

A handwritten signature in cursive script, appearing to read "Mark Hartzheim".

Mark Hartzheim, Chairman
Town of Minocqua

cc: Supervisors, Dist. 17/18/19.