



Planning Commission

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Village of Oliver

2125 E State St.

Superior, WI 54880

APPLICATION FORM ***Request to Purchase Land***

Fill out and submit to the mailing or email address above. The procedure for sale of land is attached. A deposit of \$100 is due at the time the application is submitted. Property is advertised by publication of a Class 2 Notice.

NAME _____ PHONE _____ EMAIL _____

ADDRESS _____

PARCEL NO. _____ ZONING _____

LEGAL DESCRIPTION: _____

PROPERTY ADDRESS _____

INTENDED USE _____

MIN. BID AMOUNT IS \$500.00 PER LOT.

BID AMOUNT \$ _____

Plus \$300 administrative and \$30.00 recording fee due with full payment.

SIGNATURE _____ DATE _____

PROCEDURE FOR LAND SALES

The following procedure applies to land sales:

A request for a bid application is made to the Village Clerk's Office.

1. The Plan Commission receives a copy of the bid application with their meeting agenda. The commission will decide whether to approve the property for sale or to hold the property from sale.
2. After the commission approves the land for sale, the Village Clerk sends a bid application to adjacent property owners. Applications are available for others in the Village Clerk's Office.
3. The property is advertised by publication of a Class 2 Notice; sealed bids are accepted and opened at the next Village Board meeting following the Class 2 Notice.
4. The board reviews the bids, rejects any bids that are less than the set value of the property, and may accept the bid most advantageous to the village or reject any or all bids, based on the following criteria:
 - Dollar value.
 - Prospective use of property.
 - Prior ownership.
 - Adjacent property ownership.
 - Taxability of property upon transfer.
 - Build ability under present zoning codes.
 - Access
5. Conveyance of title shall be by QUIT CLAIM DEED upon full payment of outstanding balance plus an administrative fee of **\$300.00** plus the deed recording fee **\$30.00**.
6. The Village Attorney draws up the deed, land transfer and records the deed with Douglas County.

CONDITIONS OF BID/SALE

The following applies to all Village of Oliver land bids and sales:

1. Bids must be made on a bid application, which can be obtained at the Village Clerk's Office.
2. No bid will be accepted for less than the minimum bid amount of the parcel and full amount of bid must accompany each bid in the form of a personal check, certified cashier's check or money order made payable to Village of Oliver. The Village of Oliver reserves the right to reject all bids or to award the bid most advantageous to the Village.
3. The Village of Oliver reserves all mineral rights.

It is the responsibility of the bidder to:

4. Determine whether the proposed use of the property follows all zoning ordinances and wetland laws and all other municipal ordinances pertaining to property management and use. The Village of Oliver does not guarantee that the proposed use will be allowable.
5. All bids are final. Any request to withdraw a bid must be made to the Plan Commission, with sufficient reason. A withdrawal penalty of 10% of the bid amount will be retained by the village.
6. The Village of Oliver will transfer title by Quit Claim Deed, which is intended to pass any title, interest, or claim which Oliver may have in the property, but does not warrant clear title.
7. All sales are final.