

TOWN OF PLOVER

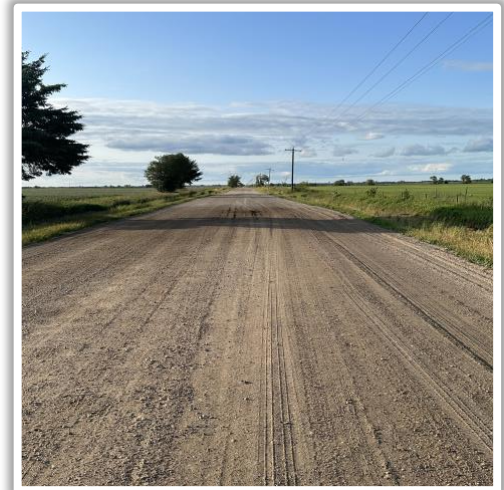
2023 HIGHLIGHTS



2023 Road Projects

2023 was a busy year for Road Projects. The Town spent \$228,000 over the course of the year. 5.22 miles of chip seal was applied to roads this summer in the northeast area of the township. Included are roads in Bluebird Lake Estates, Royal Oak, Deer Lane and Eisenhower Meadows Subdivisions. Porter Road east of Cty R, Woodland Drive and the Airline Rd cul-de-sac were also part of the chip seal project. In addition, two intersections with HWY 54 on the eastern side of the township were repaired - Hoover Ave/HWY 54 and Harding Ave/HWY 54.

1,307 tons of granite was applied to a mile long section of Taft Ave. Our local farming community assisted us in this project by donating drivers and equipment to transport the granite. This enabled the Town to purchase enough granite to complete an entire mile long section. So far, results are favorable as it has reduced the need for constant grading.



Revaluation in 2024

The State of Wisconsin has mandated a revaluation for the Town of Plover in 2024. Due to rapidly changing market conditions and sales activity since our 2018 revaluation, the Town's assessment roll is not in compliance. The Department of Revenue determines a total value for the township - if the assessment roll is less than 90% of their determined value then a revaluation is required. Our ratio is currently 80%. This means that in 2024 the assessor will be viewing and revaluing all properties in the Town. You will receive a notice of change through the assessor's office when that occurs. This change will affect the tax bill you receive in December, 2024.





Solar Farms are coming to Plover

In January, 2021, the Town Board first learned about a Solar Farm coming to the Town of Plover. Since that time the project known as Portage Solar has been permitted by the Wisconsin Public Service Commission. Construction of a 250 megawatt solar farm over 2,500 acres in the Towns of Plover and Grant is expected to begin during the winter of 2025. Location is South of Hwy 54 between Coolidge and Monroe Ave.

A second solar farm, Vista Sands, is now going through the permitting process. This farm will encompass approximately 8,500 acres in the Towns of Plover, Grant and Buena Vista. Planning is for a 1.3 gigawatt facility. They hope to receive their permit from the Public Service Commission sometime in 2024; construction would not likely begin until 2026.

Per Wisconsin Statutes, neither the township nor the County has any zoning or land use control regarding any utility that produces more than 100 megawatts of energy. All permitting goes through the Wisconsin Public Service Commission which is an appointed commission consisting of three members.

During 2023, the Town of Plover developed a Solar Overlay to our Comprehensive Land Use Plan to use as a tool with the Public Service Commission for local input. The Overlay was developed by the Plan Commission, forwarded to the Town Board and subsequently approved by Portage County Planning and Zoning Committee and then by the County Board. This Overlay maps out the areas in the township that are deemed not suitable for solar development. Hopefully, the Public Service Commission will take the Town's input into consideration as part of the permitting process for Vista Sands Solar and any other solar developers.

The Solar Farms will generate Shared Revenue for our Township once they are fully operational. The dollar amounts will be a significant revenue source for the Town when the projects are complete and generating the expected capacity. Utilities are exempt from property taxes, but this shared revenue, provided through the State, more than offsets any loss in revenue due to tax exempt status.

With our Attorney's guidance, the Town has entered into a Joint Development Agreement (JDA) with Portage Solar. This agreement provides the framework for the Town and the developer to work jointly. The JDA included agreement on construction planning, town road protections, project setbacks, vegetative management, fencing, glare reduction, decommissioning assurances, professional fee reimbursement, school district agreement, and shared revenue guarantees. We are in the process of developing a similar agreement with Vista Sands.

Join us at our Annual meeting on April 16, 2024 or at any regularly scheduled Town Board meeting. Check the Town of Plover website at www.townofplover.com for Town of Plover news.

Jim Garbe - Chair

Patricia Weller, Clerk/Treasurer

Roger Bentley, Joe Firkus, Dick Pingel, Rex Rossier - Supervisors