

SUBJECT: LAND ACQUISITION, DONATION AND BOUNDARY MODIFICATION - MC MILLAN WILDLIFE AREA - MARATHON COUNTY

FOR: AUGUST 2010 BOARD MEETING

TO BE PRESENTED BY: Richard Steffes

SUMMARY: Joan Bauman has offered to donate 36.57 acres of land for the McMillan Wildlife Area in Marathon County to the Department. Ms. Bauman has secured a purchase agreement with Gary Pesicka and Margaret Pesicka Revocable Trust and has committed her funds to buy the property and title it the name of the Department. The subject parcel is located outside of the project boundary, however, its inclusion in the boundary will provide important blocking since the Department owns land on three sides of the property. The southern edge of the 35.67-acre parcel lies along a Mann Road, a town road. The parcel is primarily grassland, which will provide habitat for species such as the eastern meadowlark, bob-o-link, and prairie chicken. Acceptance of the donation will help protect grassland habitat, allow wildlife management, and provide additional opportunities for public recreation.

The McMillan Wildlife Area is near the headwaters of the Little Eau Pleine River, and possesses a diverse landscape of wetlands, woodlands, and grasslands. The area is approximately 4,200 acres in size and is located in the southwest corner of Marathon County, on the northern edge of the City of Marshfield. The area is managed by department personnel stationed at the George W. Mead Wildlife Area headquarters and except for designated refuge area, the property is open to hunting and trapping during the regular seasons. A seasonal 5½-mile bicycle trail is open from May 1 through August 31. Other recreational activities include hiking and wildlife viewing.

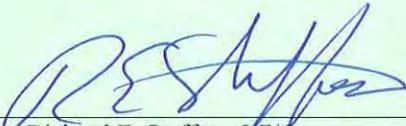
Ms. Bauman is making her contribution on behalf of her late husband, Paul J. Bauman, who had enjoyed hunting in the McMillan Marsh. The threatened greater prairie chicken and other grassland bird species are found in this area. This parcel is valuable because it is mostly grassland and blocks well with current state ownership.

RECOMMENDATION: That the Board accept the donation of 36.57 acres of land for the McMillan Wildlife Area, that the parcel be added to the boundary of the project, and that a certificate of appreciation be sent to the donor and that an expression of appreciation be made a part of the official records of the Natural Resources Board.

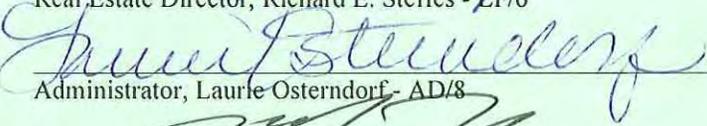
LIST OF ATTACHED MATERIALS:

- | | | | |
|--|---|---|----------|
| No <input checked="" type="checkbox"/> | Fiscal Estimate Required | Yes <input type="checkbox"/> | Attached |
| No <input checked="" type="checkbox"/> | Environmental Assessment of Impact Statement Required | Yes <input type="checkbox"/> | Attached |
| No <input type="checkbox"/> | Background Memo | Yes <input checked="" type="checkbox"/> | Attached |

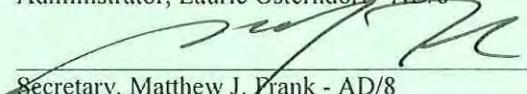
APPROVED:



 Real Estate Director, Richard E. Steffes - LF/6



 Administrator, Laurie Osterndorf - AD/8



 Secretary, Matthew J. Frank - AD/8

7-12-10

 Date

7/15/10

 Date

7-18-10

 Date

- cc: S. Miller – LF/6
 R. Steffes – LF/6
 L. Ross – AD/8
 T. Hauge - WM/6
 S. Humrickhouse – WCR/Eau Claire

CORRESPONDENCE/MEMORANDUM

DATE: July 12, 2010 FILE REF: WM 60098
 TO: Natural Resources Board
 FROM: Matthew J. Frank
 SUBJECT: Proposed Land Donation, Pesicka Revocable Trust Tract, File WM 60098

1. PARCEL DESCRIPTION:

McMillan Wildlife Area
 Marathon County

Grantor:

Pesicka Revocable Trust
 c/o Rich Chronquist
 First Weber Realty
 P.O. Box 928
 Marshfield, WI 54449

Acres: 36.57

Price: N/A – (Cash gift from Mrs. Joan Bauman to be used for land purchase from Pesicka Trust.)

Appraised Value: N/A

Interest: Fee Title Acquisition

Improvements: None

Location: The tract is located in Marathon County about one mile northwest of the City of Marshfield.

Land Description: The subject land is level.

<u>Covertypes Breakdown:</u>	<u>Type:</u>	<u>Acreage:</u>
	Upland Woodland	3.00
	Grassland	<u>33.57</u>
	TOTAL:	36.57

Zoning: Agriculture

Present Use: Vacant

Proposed Use: Wildlife Management and Public Recreation

Tenure: 7 years

Letter of intent date: June 25, 2010

Stewardship Land Access: This property will be open to the public for all nature-ed outdoor recreational activities to include hunting, fishing, trapping, hiking, and cross-country skiing.

2. JUSTIFICATION:

Joan Bauman has offered to donate 36.57 acres of land for the McMillan Wildlife Area in Marathon County to the Department. Ms. Bauman has secured a purchase agreement with Gary Pesicka and Margaret Pesicka Revocable Trust and has commitment her funds to buy the property and title it to the Department. The parcel is located outside of the project boundary. However, its inclusion in the boundary will provide important blocking since the Department owns land on three sides of the subject. The

southern edge of the parcel lies along a town road, Mann Road. The parcel is primarily grassland, which will provide habitat for species such as the eastern Meadowlark, bob-o-link, and prairie chicken will definitely benefit from this gift to the Department. Acceptance of the donation is recommended to protect grassland habitat, allow wildlife management, and provide additional opportunities for public recreation.

The McMillan Wildlife Area is near the headwaters of the Little Eau Pleine River, and possesses a diverse landscape of wetlands, woodlands, and grasslands. The area is approximately 6,500 acres in size and is located in the southwest corner of Marathon County, on the northern edge of the City of Marshfield. The area is managed by department personnel stationed at the George W. Mead Wildlife area headquarters and except for designated refuge area, the property is open to hunting and trapping during the regular seasons. A seasonal 5½-mile bicycle trail is open from May 1 through August 31. Other recreational activities include hiking and wildlife viewing. Pheasants have been stocked in the project with some natural reproduction.

Ms. Bauman is making her contribution on behalf of her late husband, Paul Bauman, who had enjoyed hunting in the McMillan Marsh. The property is bordered on three sides by department lands and acceptance of the donation and inclusion into the McMillan Wildlife Area acquisition boundary and is recommended for approval for the many reasons. First, the McMillan Wildlife project is accessed by the public along Meadow Avenue, which services as parking area on the east side of the parcel. When this project's master plan was prepared in 1958, the 35.67-acre parcel was excluded from the boundary because it was a farmstead that was predominantly open cropland. The initial management emphasis for McMillan Marsh was for waterfowl habitat only. Today, management of the project involves a more holistic approach that takes landscape management and species of greatest concern into account. The threatened greater prairie chicken and other grassland bird species, which are found within this area, are now a priority. This gift parcel has 33.57 of its total 36.57 acres, or 91% in the grassland cover type, which makes it a valuable addition to the project.

Secondly, there is a 3.25-acre private parcel with a home and buildings are excluded from the larger 40-acre Pesicka tract. This parcel was purchased in 1994 as a building site and a home is now located on the corner of Mann Street and Meadow Avenue. This excepted residence will not interfere with project management and is expected to remain a private rural residential site. Lastly, acceptance is recommended due to the parcel's close proximity (one mile) of the northern limits of the City of Marshfield.

Acceptance of this gift will keep this parcel in open grassland and prevent another rural residence, use or management incompatible with the project. Additionally, this gift is highly recommended to add grassland habitat to the McMillan Wildlife Area project. If approved, this parcel will be added to the project boundary.

3. FINANCING:

No funding is required for this transaction.

4. ACQUISITION STATUS OF THE MC MILLAN WILDLIFE AREA:

Established: 1958

Acres Purchased to Date: 4,172.42

Acquisition Goal: 4,486.73 Acres

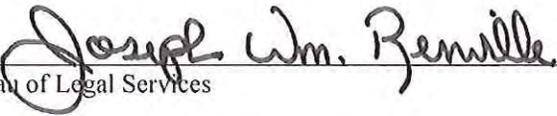
Percent Complete: 92.99%

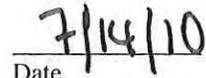
Cost to Date: \$181,304.50

RECOMMENDED:


Richard E. Steffes


Date


Bureau of Legal Services


Date


Laurie Osterdorf


Date

RES:ch

Acknowledgment Of Gift

This is to certify that at its August 2010 meeting, the Natural Resources Board gratefully accepted a gift of 36.57 acres of land in Marathon County for the McMillan Wildlife Area from

**JOAN H. BAUMAN,
IN MEMORY OF HER HUSBAND,
PAUL J. BAUMAN**

It is significant that people such as you are interested in helping protect Wisconsin's natural heritage and contribute materially toward this end.

An expression of our appreciation is a part of the official records of the Natural Resources Board. We present this certificate of sincere appreciation on behalf of present and future generations to thank you for your thoughtfulness and generosity.

Natural Resources Board

Jonathan P. Ela, CHAIR

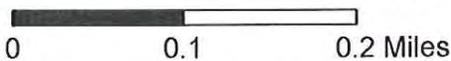
Margaret and Gary Pesicka Parcel

T26N R3E Section 30, Town of McMillan, Marathon County, WI (36.57 Acres)



Legend

- - - PLSS Section Line
- PLSS Quarter-Quarter
- DNR Project Boundary
- County Boundary
- DNR Eased
- DNR Owned



Subject Property

WM 60098

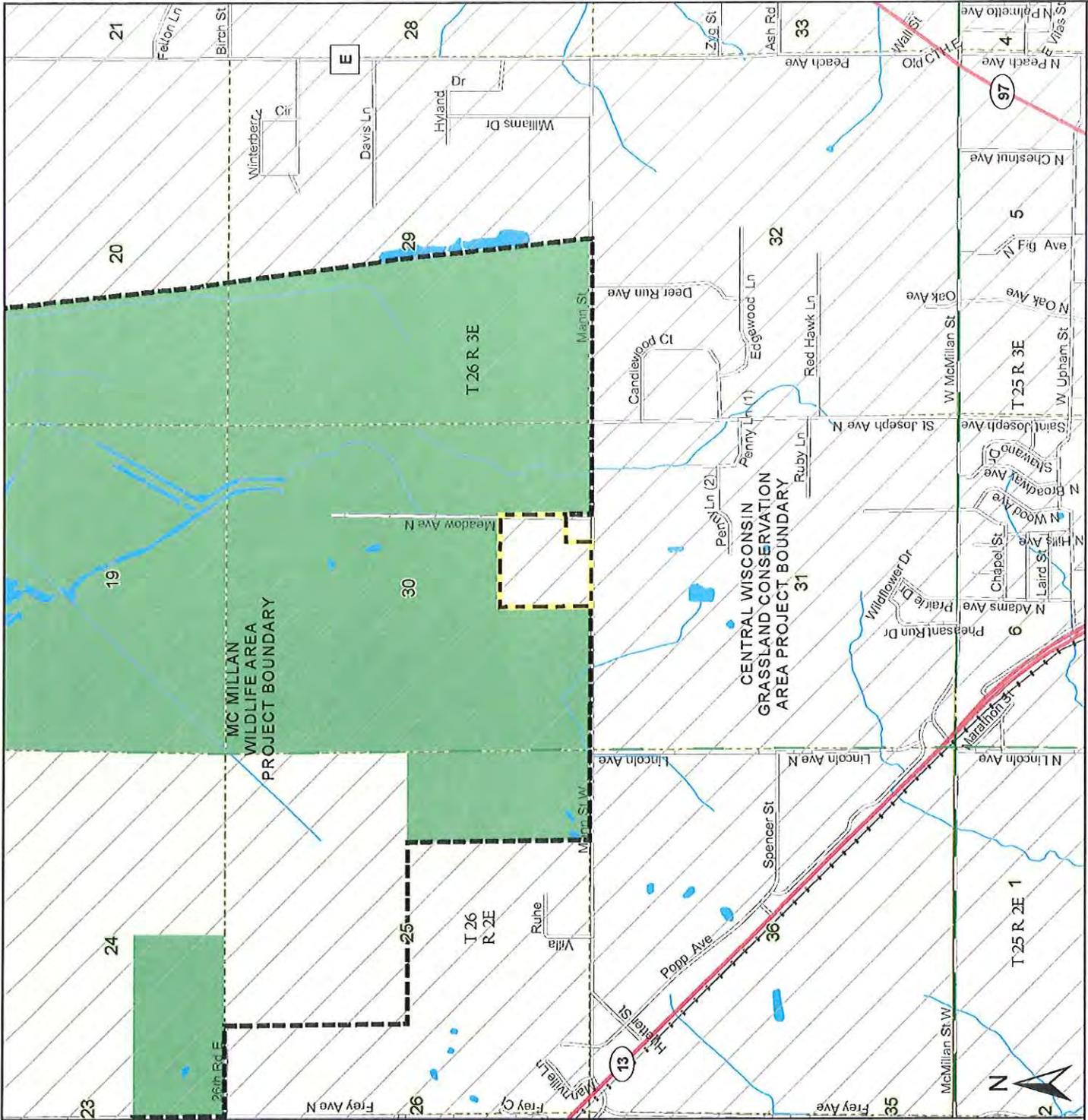
McMillan Wildlife Area

- Fee Simple
- Easement
- Ingress/Egress

State of Wisconsin

July 2, 2010
Real Estate Section
Bureau of Facilities and Lands

Use At-Glance: Neither the Wisconsin Department of Natural Resources (DNR) nor any of its employees shall be held liable for any improper or incorrect use of the information and/or contained herein and assumes no responsibility for use of the information. Furthermore, no warranty, expressed or implied, is made regarding accuracy, adequacy, completeness, legality, or reliability of any information. The DNR provides mapped information on an "as is" basis. The DNR has made reasonable efforts to provide accurate information, but cannot exclude the possibility of errors or omissions in source information. There is no guarantee the parcel boundaries are defined by a survey. The map user is expected to exercise reasonable use of the map information.



Margaret and Gary Pesicka Parcel
WM 60098

McMillan Wildlife Area
T26N R3E Section 30
Town of McMillan
Marathon County, WI
(36.57 Acres)

- Subject Property**
- Fee Simple (Gift)
 - Easement
 - Ingress/Egress

Legend

- DNR Project Boundary
- State Natural Area
- PLSS Section Line
- County Boundary
- DNR Owned
- DNR Easement



The DNR Managed Lands represent the boundaries of lands managed by the Wisconsin Department of Natural Resources. The Wisconsin DNR manages these lands through ownership, easement or lease rights. This data is a spatial representation of the Central Wisconsin Grassland Conservation Area Project Boundary, as of July 2, 2010, and may include errors and omissions. The data should not be interpreted as a legal representation of legal ownership boundaries. This data set does not differentiate between lands that are open or closed to the public for hunting and/or general public access. Some lands represented in this data set may not be open to the general public, or may have specific limitations of restrictions on public use. This dataset is not intended for use as a land management tool; it is a listing of all DNR real estate transactions that have occurred on these lands over time. For information about the actual management, including public use and public access of the lands, contact the nearest DNR Regional Office. Contact information for DNR Regional Offices and Service Centers is provided on the following internet site: <http://www.dnr.state.wi.us/org/dnr/office/office/office.htm>. Updates to this data set are ongoing, and will be incorporated into future versions when available.