



State of Wisconsin  
2023 - 2024 LEGISLATURE

LRBa1208/1  
JK:cdc

**ASSEMBLY AMENDMENT 1,  
TO ASSEMBLY BILL 969**

February 13, 2024 - Offered by Representative BROOKS.

1 At the locations indicated, amend the bill as follows:

2 **1.** Page 4, line 19: delete the material beginning with that line and ending with  
3 page 5, line 12, and substitute:

4 “**SECTION 7m.** 75.35 (3) of the statutes is amended to read:

5 75.35 (3) ~~PREFERENCE TO~~ RIGHT OF FORMER OWNER TO REPURCHASE. The county  
6 board may, ~~at its option,~~ shall by ordinance provide that in prior to the sale of  
7 tax-deeded lands, the former owner who lost his or her title through delinquent tax  
8 collection enforcement procedure, or his or her beneficiaries, as defined in s. 851.03,  
9 or heirs, may be given such preference in as defined in s. 851.09, shall have the right  
10 to purchase such lands as such ordinance shall provide. Such ordinance may provide  
11 that such sale be by paying the county for all costs and expenses incurred as provided  
12 under s. 75.36 (3) (a) plus the amount of property taxes that would have been owed  
13 on the property for the year during which the purchase occurs if the county had not

1 ~~acquired the property. Any sale under such ordinance is exempt from any or all~~  
2 ~~provisions of s. 75.69 if the net proceeds from the sale to the former owner as~~  
3 ~~determined under s. 75.36 (3) will be sufficient to pay all special assessments and~~  
4 ~~special charges to which the property is subject, including interest imposed under s.~~  
5 ~~74.47, or if the county settles in full with the taxing jurisdiction for special~~  
6 ~~assessments, as defined in s. 75.36 (1), to which the property is subject. Such~~  
7 ~~ordinance shall not apply to tax-deeded lands which have been improved for or~~  
8 ~~dedicated to a public use by the county subsequent to its acquisition thereof.”.~~

9 **2.** Page 6, line 21: after that line insert:

10 **“SECTION 14d.** 75.69 (1) of the statutes is amended to read:

11 75.69 (1) Except as provided in sub. (1m), no tax delinquent real estate  
12 acquired by a county may be sold unless the sale and appraised value of such real  
13 estate has first been advertised by publication of a class 3 notice, under ch. 985.  
14 Except as provided in s. 75.35 (2) (ag), a county shall publish the notice no later than  
15 90 days after the date on which the county acquires the tax-deeded land unless the  
16 tax-deeded land is subject to a residential lease and occupied by the tenant in which  
17 case the notice shall be published no later than 180 days after the date on which the  
18 county acquires the tax-deeded land. Any county may accept the bid most  
19 advantageous to it but, at the first attempt to sell the property, every bid less than  
20 the appraised value of the property shall be rejected. Any county is authorized to sell  
21 for any amount any land previously advertised for sale after advertising the sale of  
22 such land by publication of a class 1 notice, under ch. 985; except that no property  
23 may be sold for an amount that is less than the property’s appraised value unless the  
24 county board or a committee designated by the county board has reviewed and

1 approved such a sale and no property may be sold for an amount that is less than the  
2 amount of the highest bid unless the county board or a committee designated by the  
3 county board prepares a written statement, available for public inspection, that  
4 explains the reasons for accepting a bid that is less than the highest bid. In this  
5 subsection, “appraised value” means the value determined, at the discretion of the  
6 county board, by the county board, a committee designated by the county board, or  
7 a certified appraiser, as defined in s. 458.01 (7).

8 **SECTION 14e.** 75.69 (1m) (a) of the statutes is repealed.

9 **SECTION 14f.** 75.69 (1m) (am) of the statutes is created to read:

10 75.69 (1m) (am) Notwithstanding sub. (1), if a property is located in a county  
11 with a population of 750,000 or more, the county shall publish the notice under s.  
12 75.69 (1) no later than 36 months after the day in which the county acquires the  
13 property, if the property meets any of the of the following criteria:

14 1. The property is subject to a redemption or sale-back process authorized by  
15 s. 75.35 (3) and set by local ordinance.

16 2. The property qualifies for a raze order under s. 66.0413.

17 3. The county has estimated a cost of repair that exceeds 50 percent of the  
18 property’s assessed value in the year of the county’s acquisition.

19 4. The delinquent property taxes, fees, interest, penalties, and other costs  
20 under s. 75.36 (3) (a) exceed 75 percent of the property’s assessed value in the year  
21 of the county’s acquisition.

22 5. The county has reason to believe the property is a brownfield pursuant to s.  
23 238.13 (1) (a).

24 6. The property is subject to s. 75.106.”

25 (END)