

TOWN OF RIB MOUNTAIN
PLANNING COMMISSION MEETING
May 14, 2008

Chairman Tom Muellner called the meeting of the Plan Commission to order at 7:00 p.m. Members present included, Chairman Muellner, Tom Steele, Laura McGucken, Kevin Mataczynski, Barb Bradley, Lee Benes and Christine Nykiel. Michelle Peter and Daniel Dziadosz were also present.

MINUTES: Motion by Mr. Steele, seconded by Mr. Mataczynski to approve the May 15, 2008 minutes Motion carried

PUBLIC HEARINGS: *Brad Rohde requesting a conditional use approval of an additional driveway entrance on the same street frontage of Blackberry Drive and approval for the construction of a detached accessory building for residential storage purposes; 5901 Blackberry Drive; Dkt# 08-15.* Mr. Rohde appeared requesting the construction of a 40' x 60' storage garage to house his 5th wheel motor home, boat and other personal "toys".

No one spoke in favor or against the request.

Commission members voiced concerns about size and location. Chairman Muellner noted no where in the zoning code does it addresses any particular standards or requirement. It was suggested that the Commission may want to review this area for future requests. Dan Dziadosz stated the neighbor's building was 36' x 56'.

Motion by Mr. Steele seconded by Ms. Nykiel to recommend approval for the conditional use request for the construction of a second driveway and the construction of an accessory building no larger than 2000 square feet. Motion carried on a 5 to 2 vote.

Schierl Sales Corp requesting a rezoning from Suburban Commercial and Suburban Residential to Unified Development District for three parcels being used as a group development at 2409 – 2501 North Mountain Road and 2508 Bluebird Lane; Pcl #'s 34.32807.11.19, 34.102807.11.25 & 34.70.03.04; Dkt# 08-20. Fritz Schierl appeared and stated he was seeking the rezoning to match the current use. Dan stated this request would clean-up this group type development.

Commission members expressed the lack of information on the GDP and PIP requests. Even though Mr. Schierl provided a letter of intent about his request, members felt it lacked information for tracking and history purposes. Commission struggled with the type of requests before them. Dan said there was three requests before the Commission; Rezoning from Suburban Commercial and Suburban Residential to UDD; GDP, which would cover all the existing uses and Cooper Joe's and the third is PIP which would cover the signage request alterations and future development alterations.

Commission members discussed addressing the rezoning request and tabling the remaining items until a development plan was provided.

Motion by Mr. Mataczynski, seconded by Mr. Benes to recommend approval of the rezoning request from Suburban Commercial and Suburban Residential to Unified Development District. Motion carried.

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Motion by Mr. Mataczynski, seconded by Mr. Steele to table the General Development Plan and the Precise Implementation Plan until a detailed written documentation has been provided for record. Motion carried.

American Asphalt of Wisconsin requesting approval of an unclassified use, per RMMC Sec. 17.056(9)(e) for the temporary use of an asphalt batch plant, to be located at 6703 South Mountain Road between June 1st thru September 1, 2008; Pct# 34.192807.02.02; Dkt# 08-21. Mr. Tom Burch appeared stating American Asphalt would like to produce blacktop for the Marathon County Highway O reconstruction project. The project would run from June 5 – July 12, 2008 with the weather cooperating. Hours of operation would Monday – Friday with a possible Saturday from 6 a.m. to 7 p.m.

No one spoke in favor or against the request.

Motion by Mr. Steele, seconded by Mr. Mataczynski to recommend approval of an unclassified use per the RMMC Sec. 17.056(9)(e) for the temporary use of an asphalt batch plant at 6703 South Mountain Road from June 5 thru September 12, 2008. Motion carried.

CERTIFIED SURVEY MAP: None

NEW BUSINESS: None

OLD BUSINESS: None

CORRESPONDENCE and QUESTIONS: Dan stated that Lamar Signage will be doing a presentation at the next Town Board meeting. Andy's Towing is considering relocating to the former Cummins building.

AJOURNMENT: Motion to adjourn by Mr. Mataczynski, seconded by Ms. Bradley. Motion carried.

Meeting concluded at 8:58 p.m.

Michelle Peter
Secretary

PC Meeting 5-28-08