

TOWN OF RIB MOUNTAIN
Regular Town Board Meeting
August 18, 2015

Chairman Allen Opall called the August 18, 2015 regular meeting of the Rib Mountain Town Board to order at 6:32 p.m. at the Rib Mountain Municipal Center, 3700 North Mountain Road, Wausau, WI. Supervisors present were Jim Legner, Fred Schaefer and Pete Kachel. Supervisor Gerry Klein was excused.

Also present were Administrator Gaylene Rhoden, Attorney Dean Dietrich, Streets/Parks Superintendent Scott Turner, Building/Zoning Administrator Dan Dziadosz, Community Development Director Steve Kunst, Finance Director/Clerk Jessica Trautman Deputy Clerk Michelle Peter, Fire Chief Matt Savage and Deputy Fire Chief Josh Finke.

On August 14, 2015 copies of the meeting notice were made available to the media, Town Board, Town Attorney and posted at the Rib Mountain Municipal Center.

Comments from the Public Related to Town Board Agenda Items – None

Approve Minutes of 8/4/2015 Regular Town Board Meeting – **Motion by Schaefer/Legner to approve the minutes of the 8/4/2015 Regular Town Board. Questioned and carried 4:0.**

Plan Commission Daft Minutes – Reviewed only. Supervisor Schaefer questioned why the Plan Commission was opposed to little libraries/maple syrup stands. The Plan Commission was not interested in purposing this type of structure in the community. Schaefer stated the as a whole, we have become a shared society. **Motion by Legner/Schaefer to request this item be placed on the next Town Board agenda. Questioned and carried 4:0.**

Plan Commission Report & Recommendations – *Donald and Nancy Hall, conditional use request for construction of a detached residential garage greater than 1000 square feet at 4405 South Mountain Road, Pcl# 34.202807.01.03, Dkt# 2015-17.* Steve Kunst stated the Hall family is requesting a 30 x 48 detached structure. It will be cohesive with the surrounding buildings. **Motion by Schaefer/Kachel to approve the Conditional Use request to allow construction of a 1,440 foot detached residential garage at 4405 South Mountain Road. Questioned and carried 4:0.**

Crossfit Themis, conditional use request for an Indoor Commercial Entertainment use at 1205 Starling Lane, Pcl# 34.45.02.02, Dkt# 2015-18. Kunst noted the Plan Commission recommended approval of the request subject to an off-street parking agreement. However; after reviewing the actual site Crossfit Themis will be able to meet the parking requirements. **Motion by Schaefer/Legner to approve the Conditional Use to allow for for an Indoor Entertainment use for the purpose of a health and fitness center at 1205 Starling Lane. Questioned and carried 4:0.**

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HuHot Mongolian Grill, modification for the Precise Implementation Plan at 4530 Rib Mountain Drive, Pcl# 34.152807.01.08, Dkt# 2015-19. Kunst stated the HuHot is seeking to install signage on the back side of their site. The Plan Commission recommended approval for the additional signage up to 148 square feet which was their original allowable amount. **Motion by Legner/Schaefer to approve the Precise Implementation Plan modification request to allow signage to be placed on the rear of the multi-tenant building at 4350 Rib Mountain Drive. Questioned and carried 4:0**

Approval of Agreement with Marathon County for CTH R/CTH NN Shelter – Street Superintendent Turner stated the structure is finally moving forward. The Rib Mountain Lions' Club will be donating the materials and construction of the shelter. The Town is seeking a no hold harmless agreement with Marathon County since the shelter will be in the county's right of way. Supervisor Schaefer suggested the clerk contact the Town's insurance carrier. **Motion by Schaefer/Legner to approve the agreement with Marathon County for the shelter at the intersection of CTH NN and CTH R. Questioned and carried 4:0.**

Change Order #1 – Rib Mountain Drive Phase 1.5 Construction –

Approval of Change Oder #1 – Rib Mountain Drive Phase 1.5 – Attorney Dietrich addressed the Board saying the agreement with Morgan Partners LLC is currently under review and directed the Board to proceed with the approval of the Change Order #1 with the summary break down as it was presented in payment portions. **Motion by Schaefer/Legner to approve the Change Order #1 for Rib Mountain Dr. Phase 1.5 Construction in the amount of \$124,489.23 subject to the Developer's Agreement to be approved by the Town's Attorney and Town Chairman with items outlined; Dick's Sporting Good Developer's cost portion of \$115,489.23 and the remaining balance of \$8,990 to be absorbed by the Town's contingency funds. Questioned and carried 4:0.**

Approval for Park Use Agreement for Soccer Fields – Turner stated Faith Christian Academy has requested the use of the Doepke Park soccer fields for the 2015 fall season. The Attorney has reviewed the agreement with a few minor changes. **Motion by Schaefer/Legner to approve the agreement with Faith Christian Academy for use of the Doepke Park Soccer field. Questioned and carried 4:0.**

Approval for Park Use Agreement for Garden – Street/Park Superintendent Turner stated the Town has drafted a hold harmless agreement with the current property for the use of the land for their personal garden use. It is the understanding, upon the selling of the property the agreement will cease. **Motion by Schaefer/Legner to approve the Park Use Agreement for the Garden at 2107 Lily Lane. Questioned and carried 4:0.**

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Approval of Swing Set Purchase for Doepke Park Recreation Area – Turner informed the Board the Park Commission has received several requests for additional swings at Doepke Park. The Park Commission received and reviewed two proposals and recommends the proposal from Lee Recreation in the amount of \$10,662 with funding coming from the Doepke Park fund. **Motion by Legner/Schaefer to approve the purchase of the swing set addition at Doepke Park with Lee Recreation in the amount of \$10,662 utilizing the Doepke Park Fund. Questioned and carried 4:0.**

Approval of Building Inspection Services Contract – Community Development Director Kunst and Administrator Rhoden have been working on a short term solution in fulfilling the building inspector position until an individual is hired.

The Town reached out to three firms and has received one proposal back. General Engineering Company out of Portage has provided a package for the Town. The standard rates include \$125/trip and \$85/hour inspection time. Kunst submitted for the Board some scenarios options and the cost associated with each. The service would allow the Town to keep the permit revenue and would provide phone service without additional costs for basic needs. **Motion by Schaefer/Legner to direct staff to move forward with contractual building inspection services with General Engineering Company, pending Town Attorney review and approval of a contract. Questioned and carried 4:0.**

Approval of New Hire – Building Inspector/Zoning Assistant - Tabled

Approval of Operator License(s) – Attorney Dean Dietrich noted no concerns with the applicants. **Motion by Klein/Legner to approve the operator licenses for Patrick Grundy and Brian Pukah. Questioned and carried 5:0**

Reports Chairman – Chairman Opall welcomed Fire Chief Matt Savage, Deputy Fire Chief Josh Finke and Finance Director/Clerk Jessica Trautman. He thanked Dan Dziadosz for his many years of service as he ventures into retirement. Metro Ride is seeking support of bus service to the area and the associated costs. The Town will conduct a survey of the residents. Chairman Opall has been contacted by Public Access who would to video tape the board meetings. He did note there would be a fee associated with this request.

Town Board – Supervisor Schaefer expressed the need to address the road condition at Morning Glory Lane going west to the Kocourek property. He has directed the Street Superintendent to obtain quotes for Black Knight surfing. Supervisor Legner asked about the dead trees along Rib Mountain Drive by the DMV.

Other Agencies – Chief Matt Savage, of SAFER, provided a run packet for the month of July and noted there were 207 EMS runs, the department had training this past weekend and they continue to work on the budget and charter. Chairman Opall stated the County Board is addressing the impact of state levy limits. All County Board Committee Chairpersons have agreed the departments are as lean as they will get. The County may have to consider a tax increase.

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Town Attorney – No formal report.

Town Administrator – Written report provided. Attend a MPO meeting today, reviewing the Metro Ride request and provided background information on hotel/motel law changes.

Community Development Director – Written report provided. He also attended today's MPO meeting and will be reviewing the Wausau Sewer update.

Street-Parks Superintendent – A detailed written report provided. He noted the PW crew has put in an enormous amount of work this summer.

Deputy Clerk– Interim Finance Director provided a report.

Code Enforcement Officer – Conducted crossing guard training today.

Park Commission –Met last week and reviewed a kiosk design for Doepke Park and approve a swing set design.

Finance Personnel – None

Public Safety Committee – None

Public Works Committee – None

Walkable Community Committee – Meeting scheduled for this Thursday.

General Comments – Plan Commission member, Harlen Habbe asked for clarification on the Town Board's motion pertaining to the HuHot's signage request. Chairman Opall recognized the Scouts in attendance; Derek Kedrowski and Dylan Warnecke.

Adjourn – **Motion by Kachel/Legner to adjourn at 7:42 p.m. Carried 5:0.**

Submitted by
Michelle Peter
Deputy Clerk

Note: These minutes are not to be considered official until acted upon at an upcoming regular meeting, therefore, they are subject to revision.