

# TOWN OF RIB MOUNTAIN

## *Regular Town Board Meeting*

*December 7, 2010*

Chairman Allen Opall called the meeting of the Rib Mountain Town Board to order at 6:30 p.m. at the Rib Mountain Municipal Center, 3700 North Mountain Road. Present were Supervisors Pete Kachel and Jim Legner, a quorum. Excused: Fred Schaefer and John Sybeldon.

Also present were Town Attorney Christopher Toner, Town Administrator Gaylene Rhoden, Fire Chief Paul Wirth, Building Inspector Dan Dziadosz, Streets/Parks Superintendent Scott Schatschneider, and Clerk/Treasurer Patricia Jahns. There were 39 people in attendance.

On December 3, 2010 copies of the meeting notice were made available to the media, Town Board, Town Attorney and posted at the Rib Mountain Municipal Center.

**Minutes: Motion by Legner/Kachel to approve the minutes of the 11/23/10 rescheduled regular Town Board meeting. Questioned and carried 3:0.**

Plan Commission Report & Recommendations – Docket #10-25: RBMT, LLC and Goodwill Industries of Northeast Wisconsin, LLC requesting certified survey map approval for a parcel of land immediately behind and east of Aldi's Foods, 4401 Rib Mountain Drive and Docket #10-26: Goodwill Industries of North Central Wisconsin, c/o George Burns, requesting a conditional use permit for an indoor sales facility with a drive-up facility in accordance with RMMC 17.056(4)(g) in a Suburban Commercial District east of 4401 Rib Mountain Drive.

Dan Dziadosz reported the Plan Commission discussed both the certified survey map and conditional use together, not as a single item, and made a recommendation on both requests. The majority of Plan Commission members recommended approval subject to the conditions recommended by Staff except for the Traffic Impact Analysis. The applicant agreed to install an internal street between Morninglory/Lilac through to Cloverland. The applicant will also modify the stormwater pond as needed and the survey will reference all necessary stormwater easements, access and maintenance of the private internal roads.

Chairman Opall read aloud concerns by Supervisor Schaefer. They included:

- 1) Traffic enters the site on a curve (Morning Glory). This is dangerous and should be engineered to make it safe;
- 2) The road through the property should be built to town specifications, Morning Glory to Cloverland;

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- 3) The storm water issues at the entire site should be address to handle development of the entire site and not just piece meal development. This will make the entire site shovel ready to be developed and we will not have to go through this every time someone wants to build;
- 4) Do we need bimodal facilities to the site? An extension of the existing crosswalk via a sidewalk to the site would enhance its accessibility;
- 5) We have required all businesses on Rib Mountain Drive, from Wal-mart and Sam's Club all the way to Barnes & Noble, to pay their way and address the concerns of Staff, Planning Commission and the Board. Goodwill should be no different because they are a non-profit. To solve the Morning Glory issue and sidewalk issue the Town could do as it did with Mr. Nifong and have Goodwill place money in a fund for a future redo of the intersection and sidewalk.

If the above concerns can be addressed then we could welcome Goodwill and the good work they do for the community.

Goodwill's architect and board chair described the project and community services.

It was the consensus of the Town Board to require a Traffic Impact Analysis.

**Motion by Kachel/Legner to approve the certified survey map and conditional use on the condition that Goodwill provide a Traffic Impact Analysis as well as the balance of the items in Staff memos and the plans and specifications as submitted. Questioned and carried 3:0.** Town Attorney Town pointed out that the Plan Commission recommendation included a variety of conditions. Supervisors Kachel and Legner concurred with Attorney Toner.

**Motion by Kachel/Legner to amend the previous motion for inclusion of conditions approved by the Plan Commission. Questioned and carried 3:0.**

Ordinance 10-03: Ambulance Fees – **Motion by Legner/Kachel to approve Ordinance 10-03 to increase ambulance rates effective 1/1/11 as recommended by the Town Board during the budget process by the Town Board. Questioned and carried 3:0.**

Resolution 10-10: 2011 Fee Schedule – **Motion by Kachel/Legner to approve Resolution 10-10, with changes noted by Administrator Rhoden, to update licenses, permits and service fees for 2011. Questioned and carried 3:0.**

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Operator License Applications - Attorney Toner commented that an operator license for Fritz P. Reiche could be denied as his application conflicted with the background check. **Motion by Kachel/Legner to approve operator licenses for Krystal L. Carazall, Kayce L. Gessler, Carrie A. Hirn, Jean C. Kohn, Karicka N. Kortendick except for Fritz P. Reiche. Questioned and carried 3:0.**

Authorization to Proceed with Expenditures from Fire Department Donation Account - Chief Wirth requested authorization to spend \$14,915 from the Fire Department donation account, 2010 donation money and the rebate check from the Wisconsin Emergency Medical Services Association. The Fire Department will purchase equipment that was requested, but not funded, for 2011 with an along with additional equipment for simulation training at the Public Safety Building. **Motion by Kachel/Legner to approve the purchases outlined in his cover sheet proved funds are available. Questioned and carried 3:0.**

Board Reports - Supervisor Legner reported he spoke with the state contracted landscaper. The trees are guaranteed and will be maintained for two years.

Staff Reports - Administrator Gaylene Rhoden reviewed her written report. She noted that she and Chairman Opall will meet with the Marathon County Chief Deputy regarding the Town's code enforcement officer duties and hours. Two engineering firms have indicated they are interested in doing business with the Town.

Fire Chief Paul Wirth submitted a written report. He noted this year's run volume has already exceeded that of last year.

Building Inspector Dan Dziadosz submitted a written report.

Streets/Parks Superintendent Scott Schatschneider apprised the Board of crew activities and public works projects. WisDOT will receive bids for the Rib Mountain Drive project on December 14.

Clerk-Treasurer Patricia Jahns submitted a written report. Nomination papers are available in the Clerk's Office for Town Chairman, Town Supervisor and Sanitary District Commissioner.

Code Enforcement Officer Paul Hursh submitted a report on November complaints and calls.

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### Committee / Commission Reports

Walkable Community Committee - Dave Mack from Marathon County Planning and Dave Meurette from WisDOT will attend the meeting December 9.

Finance & Personnel Committee - A meeting is requested prior to December 30.

Public Comment Period - Sean Fisher, 7201 Goldenrod Circle, of Troop 457 was in attendance working on his Citizenship in the Community badge.

Adjourn - **Motion by Kachel/Legner to adjourn at 7:32 p.m. Questioned and carried 3:0.**

Patricia J. Jahns, MMC/WCPC/CMTW  
Clerk/Treasurer