

TOWN OF RIB MOUNTAIN

Town Board Meeting

April 1, 2019

Chairman Allen Opall called the April 1, 2019 Regular Meeting of the Rib Mountain Town Board to order at 5:09 p.m. at the Rib Mountain Municipal Center, 3700 North Mountain Road, Wausau WI. Supervisors present included Brad Conklin, Allen Opall, Fred Schaefer Jim Legner and Gerry Klein.

Also present were Administrator Gaylene Rhoden, Community Development Director Steve Kunst, Finance Director Nicole Dunbar, Street/Park Superintendent Scott Turner, Clerk Joanne Ruechel, and Attorney Dean Dietrich

On March 29, 2019, copies of the meeting notice were made available to the media, Town Board, Town Attorney, and posted at the Rib Mountain Municipal Center and Town website.

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

Approve Minutes of the March 19, 2019 Regular Town Board Meeting and the March 19, 2019 Open Meeting – Motion by Schaefer/Legner to approve the March 19, 2019 Regular Town Board meeting and the March 19, 2019 Open meeting minutes. Questioned and carried 5:0.

Plan Commission Minutes from the 03/27/19 Meeting for Review: Community Development Director Steve Kunst noted that TDS is requesting a pre-application conference for a conditional use permit. They would like to put up a structure on Town property at the SAFER training facility to house their equipment.

Tim Vreeland, agent, requests Preliminary Plat approval for the creation of a seven-lot subdivision at the property addressed 1701 Oriole Lane. Parcel #34.102807.003.012.00.00 Docket #2019-06 Director Kunst stated that this would be a seven-lot single family subdivision. Lot 1 would be a stormwater management area. The development meets the requirements for single family lots. The Planning Commission recommended approval of this development. Joe from Green Tree Construction was present and stated that the houses would be between 1,400 and 1,600 square feet. The Town Board discussed having road and shoulder improvements along Oriole Lane. **Motion by Schaefer/Conklin to approve the Preliminary Plat subject to action from the Town Board and Marathon County Land Conservation Committee on the Preliminary Plat. The Town engineer would need to approve the stormwater management plan, and the Town would require a developer's agreement if needed. The Town would also require a copy of any subdivision covenants and primary contact person and that all setback lines be identified on all buildable lots. Questioned and carried 5:0.**

REI Engineering, agent, requests conditional use approval for a new Indoor Commercial Entertainment use, In-Vehicle Sales and Service use, commercial parcel less than one acre, and a pylon sign exceeding 10 feet in height at the property addressed 2800 Martin Avenue. Parcel #34.032807.011.021.00.00. Docket #2019-08. Director Kunst said that this is a conditional use permit for the Glass Nickel Pizza. The developer plans to divide the property to create two additional development sites. The parking lot would be a joint parking lot for the whole property. There would be approximately 40 parking stalls. There would be no live music events planning at this location. The Planning Commission recommended approval of the Conditional Use Permit contingent upon an approval of the stormwater management agreement. They would need to complete the proposed

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landscaping for lots 2 and 3 within two years of the date of Town Board Approval. They would also be required to install parking lot curbing in front of lots 2 and 3 within two years of the date of Town Board approval. **Motion by Conklin/Legner to approve the Conditional Use request for the property addressed 2800 Martin Avenue subject to the conditions listed. Questioned and carried 5:0.**

NSG Development LLC, applicant, requests Certified Survey Map approval for a land division at the property addressed 2800 Martin Avenue. Parcel #34.032807.011.021.00.00. Docket #2019-09. Director Kunst stated that the Certified Survey Map approval would create 3 commercial development sites at 2800 Martin Avenue. The closing on the property is scheduled for the middle of April. **Motion by Schaefer/Legner to approve the CSM request for the property addressed 2800 Martin Avenue, as presented. Questioned and carried 5:0.**

Approval of Resolution 19-05 Levy Special Charges for Culverts on Dove Avenue- Street and Park Superintendent Turner discussed ditch improvements on North Dove Avenue. A letter will be sent to the affected property owners notifying them of the special charge and payment due date of November 1, 2019. **Motion by Schaefer/Legner to approve Resolution 19-05 Levy Charges for Culverts on Dove Avenue with a payment due date of November 1, 2019. Questioned and carried 5:0.**

Approval of Amendment to Resolution #19-01 Salary and Wages-Office Assistant- Administrator Rhoden explained that Polly Lentz has been with the Town for one year and this would increase her hourly rate of pay based on her performance evaluation. **Motion by Klein/Conklin to approve amendment to Resolution #19-01 Salary and Wages for Office Assistant/Deputy Clerk with a pay adjustment of \$15.45 to \$15.84/hour based on performance evaluation effective March 12, 2019. Questioned and carried 5:0.**

Approval of Purchase of 2020 Plow Truck- Superintendent Turner stated that he went out for bids, which were included in the packet. He received in five bids. Superintendent Turner is recommending the Peterbilt chassis with plow equipment and dump body supplied by Casper's Truck Equipment. **Motion by Legner/Klein to approve the purchase of the Peterbilt chassis in the amount of \$98,690 with the plow equipment provided by Casper's Truck Equipment, Inc. in the amount of \$98,750 for a total cost of \$197,440. Questioned and carried 5:0.**

Approval of Rehire-Seasonal Yard Waste Site- Superintendent Turner stated that Dale Evert has been working at the yard waste site since 2014 and that he is doing a good job. **Motion by Legner/Klein to approve the re-hire of Dale Evert as Yard Site Attendant at the hourly rate of \$11.86 per hour subject to a background check. Questioned and carried 5:0.**

Appointment of Poll Workers – Clerk Ruechel stated that due to the need for more poll workers for the next election, she is requesting that Kathleen Matthaïdess, Linda Franke and Andrea Zastrow be appointed as poll workers. **Motion by Schaefer/Legner to approve the Town Board's appointments of Kathleen Matthaïdess, Linda Franke and Andrea Zastrow as Election Officials as presented. Questioned and carried 5:0.**

Approval of Operators Licenses- **Motion by Klein/Legner to approve operator's licenses for David Joliff and Luci Trebatoski. Questioned and carried 5:0.**

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Reports/Minutes –

Town Board – Supervisors Klein reported that the dog park is drying out. He also stated that Dale Evert has done a good job at the yard waste site. Supervisor Conklin stated that several people have expressed interested on being on the Park Commission and Plan Commission. Supervisor Legner asked when the spring clean up is going to be held. Administrator Rhoden stated that it would be in a couple of weeks. Supervisor Schaefer mentioned that there is an abandoned car that he would like to be checked into. He would also like someone to watch for the red Honda Pilot that has been driving recklessly.

SAFER –Chairman Opall reported that they will be a meeting on Tuesday, April 9th. They are also looking for grants for some safety items.

Other Agencies – No report

Town Attorney – No report

Town Administrator – A written report was provided. Administer Rhoden stated that she, Chairman Opall, and Supervisor Kline had a meeting with representatives from the Department of Corrections. They discussed what the Town can do to limit a sexual offender use of the parks in the Town. The Strategic meeting for the Town Board will be held on April 9th at 6:00 p.m.

Community Development Director – A written report was included in the packet. Director Kunst said that the State approved plans for Discount Tire, which will be built soon. Wal-Mart will begin remodeling the store soon. They will be putting up a canopy for customer pick-ups and adding more self-checkouts.

Street-Parks Superintendent – A detailed report was provided. Superintendent Turner reported that he has completed bidding documents for the 2019 pavement maintenance projects. Bids will be opened on April 10th and awarded on April 16th. He also discussed street cleaning with the Town Board.

Finance Director – A written report was included in the packet. Finance Director Dunbar stated that she will be attending the GFOA conference in Los Angles on May 19th – May 22nd. She received a scholarship that covers the full registration cost.

Town Clerk – A written report is included in the packet. Town Clerk Ruechel reported that tomorrow is election day and training sessions were held for the poll workers.

Code Enforcement Officer – A written report is included in the packet.

Park Commission – Superintendent Turner stated that there will be a Parks Commission meeting next week.

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Finance & Personnel –No report.

Public Works Committee –There will be a bid opening on April 10th for pavement maintenance projects.

Public Safety Committee – Supervisor Conklin stated that on April 27, the Ghidzori Green and Clean will be held. People who volunteer to clean up need to be aware of needles and drug items when they are they are picking up trash. Supervisor Conklin also asked if the Code Enforcement Officer will be citing people who feed the geese.

Bicycle/Ped Committee – No report.

General Comments – Lyle and Caroline Ament of 1406 South Mountain Road were present to discuss the recent flooding. They stated that the ditches on the north side of the road were plowed and this forced more water onto their property. Due to the flooding, they have to replace their furnace and everything that was in the basement. Chairman Opall stated that the Town Board cannot comment on this issue right now and that Superintendent Turner will look into the situation.

Adjourn - **Motion by Legner/Schaefer to adjourn at 6:01 p.m. Questioned and carried 5:0.**

Submitted by
Joanne Ruechel, Clerk

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