

TOWN OF RIB MOUNTAIN  
***Town Board Meeting***  
***September 17, 2019***

Chairman Allen Opall called the September 17, 2019 Regular Meeting of the Rib Mountain Town Board to order at 6:02 p.m. at the Rib Mountain Municipal Center, 3700 North Mountain Road, Wausau WI. Supervisors present included Jim Legner, Brad Conklin, Gerry Klein and Fred Schaefer.

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

On September 13, 2019, copies of the meeting notice were made available to the media, Town Board, Town Attorney, and posted at the Rib Mountain Municipal Center, SAFER Fire Department, Rib Mountain Sanitary District office and Town website.

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

Approve Minutes of the September 3, 2019 Regular Town Board Meeting Minutes– **Motion by Schaefer/Legner to approve the Town Board of September 3, 2019 regular meeting minutes. Questioned and carried 5:0.**

Plan Commission

a. Minutes from the 9/11/19 Meeting- Community Development Director Kunst stated that the Planning Commission approved the site plan for a parking lot addition at the former Ethan Allen building at 2107 Robin Lane. There will be a total of 76 parking stalls in the new parking lot.

b. North Wind Renewable Energy Cooperative, agent, requests conditional use approval for a roof mounted solar array at the property addressed 3402 Osprey Avenue. Parcel #34.794.000.064.00.00. Director Kunst stated that a resident would like to put solar panels on their house. The resident would need a conditional use permit due to the fact that the panels will be facing Osprey Avenue.

**Motion by Schaefer/Klein to approve the conditional use request for a roof-mounted solar array at the property addressed 3402 Osprey Drive as presented. Questioned and carried 5:0.**

c. ISG Inc., agent, requests Precise Implementation Plan (PIP) approval for a retail facility at the property addressed 4611 Rib Mountain Drive. Parcel #34.142807.006.032.00.00.- Community Development Director Kunst stated that the applicant seeks approval of a PIP for development of a 9,973 square foot Dollar Tree retail facility on the east side of the vacant property. ISG did make a correction to add 2 left turn lanes and more right-of-way per the Town's requirements. ISG will be working with Staff to make sure that the landscaping plans do meet requirements.

**Motion by Schaefer/Conklin to approve the PIP for the property addressed 4611 Rib Mountain Drive with the condition set forth by the Planning Commission that more landscaping points on the side and the front be added and that the PIP be consistent with the PIP received by our Community Development Director. Questioned and carried 5:0.**

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d. Guggenheim Development Services LLC, agent, requests Precise Implementation Plan approval for an automobile service facility at the property addressed 4611 Rib Mountain Drive. Parcel #34.142807.006.032.00.00.- Community Development Director Kunst stated that the applicant seeks approval for a 3,295 square foot Jiffy Lube automobile service facility on the property north of Kwik Trip. The Plan Commission recommended approval of the request on the condition that overall signage for the development is limited to 210 square feet. This business would be outside of the wellhead protection area.

**Motion by Schaefer/Legner to approve the PIP for the property addressed 4611 Rib Mountain Drive, subject to the conditions of the Planning Commission which is for the overall signage for the development to be limited to 210 square feet. Questioned and carried 5:0.**

e. Shane Saari, applicant, requests conditional use approval for an Indoor Commercial Entertainment Use at the property addressed 2107 Robin Lane. Parcel #34.102807.005. 029.00.00.- The applicant requests approval of a conditional use request for an indoor golf simulator business in a portion of the former Ethan Allen furniture building. The Planning Commission approved the site plan. There will be 4 golf simulators located inside the building.

**Motion by Schaefer/Legner to approve the conditional use request for an indoor golf simulator business at the property addressed 2107 Robin Lane as presented. Questioned and carried 5:0.**

f. B8 Wausau LLC, applicant, requests conditional use approval for an Indoor Commercial Entertainment Use at the property addressed 2107 Robin Lane. Parcel #34.102807.005. 029.00.00.- Community Development Director Kunst stated that the applicant seeks conditional use approval for a new health and fitness facility in a portion of the former Ethan Allen furniture building. Burn Boot Camp looks to provide instructor lead workouts and an onsite children's playroom. The Planning commission recommends approval.

**Motion by Schaefer/Klein to approve the conditional use request for a fitness facility at the property addressed 2107 Robin Lane as presented. Questioned and carried 5:0.**

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5. Approval of Recycling Cooperative with Agreement Marathon County- Administrator Rhoden stated that this is an annual recycling education outreach program that the Town has entered into previously and it helps us with the grant funding.

**Motion by Schaefer/Legner to approve Marathon County Responsible Units of Recycling Cooperative Waste Reduction, Reuse and Recycling Education Program Agreement. Questioned and carried 5:0.**

6. Approval of Refuse and Recycling Contract 2020-2024- Administrator Rhoden stated that Harter's has reviewed the contract. The only thing that changed was the removal of the performance bond. The bond was not part of the original request for proposal. Both the Town Attorney and Harter's have reviewed the contract and recommend approval.

**Motion by Schaefer/Legner to approve the contract with Harter's for 2020-2024. Questioned and carried 5:0.**

7. Approval of Contract for Survey of the Yard Waste Site- Superintendent Turner stated that he has met with Mathy Construction and that they are willing to have a survey done of the land. He recommends that Vreeland Associates do the survey.

**Motion by Legner/Conklin to approve the proposal with Vreeland Associates for the CSM for the Yard Waste Site in the amount not to exceed \$1,800. Questioned and carried 5:0.**

Approval of Operator's Licenses- Attorney Dietrich reviewed the applications and recommends that the Town Board Chairman meet with Mr. Robert Cash regarding this operator's license and approving the rest of the operator's licenses. **Motion by Schaefer/Legner to approve the operator's licenses for Ahren Becker, Elijah Muhs and Thomas Svantner Fay and to have the Town Board Chairman speak with Mr. Robert Cash. Questioned and carried 5:0.**

Reports/Minutes

Town Board – Supervisor Legner inquired about training for the Board of Review. Clerk Ruechel stated that the DVD's should be received this week for the training.

Supervisor Schaefer went to the strategic planning for the MCDEVCO Board. He stated that there is funding in the CAP fund for new business that are looking to come to the area. He also mentioned that there is a car that has been on the road for some time on the 3200 block of Lily Lane.

Supervisor Conklin mentioned that there is a vehicle that has been abandoned at Doepke Park. He also mentioned that last weekend someone was trying to sell motorcycles on Hummingbird Road.

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SAFER – Chief Savage stated that he has been working on the budget. They have hired 4 part-timers. There was a major barn fire in Marathon and there will be a controlled burn in Weston in 2 weeks.

The inter-facility transport numbers are down this year due to the fact that there is now more competition for this service.

Other Agencies – No report

Town Attorney – No report

Town Administrator – A written report was provided. Administrator Rhoden stated that the microphone system and phone system has been fixed.

Community Development Director – A written report was included in the packet. He informed the Board that there will be a total of approximately 30 new home constructions in the Town this year.

Street-Parks Superintendent – A detailed report was provided. Superintendent Turner stated that there was a recent incident at the Dog park where a dog was bite and later died. DPW has been busy putting in culverts and continuing to mow the grass.

Finance Director – A written report was included in the packet. Finance Director Dunbar has been working on the 2020 budget. She has been attending several trainings lately.

Town Clerk – A written report was included in the packet. Clerk Ruechel stated that open book has begun.

Code Enforcement Officer – The new Code Enforcement Officer Orval Quamme started on September 9<sup>th</sup>.

Park Commission – There was a Parks Commission meeting on September 10, 2019. They are looking to update the Flax Lane tot lot. Superintendent Turner also mentioned that they are looking to put in a disc golf course at Liberty Park.

Finance & Personnel –Superintendent Klein stated that they are working on the 2020 budget.

Public Works Committee – No report.

Public Safety Committee – Supervisor Conklin reported that there was a meeting prior to this meeting. They discussed the speed limit signage on Lily Lane.

Bicycle/Ped Committee –The meeting scheduled for September 19, 2019 has been cancelled.

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General Comments –Harlan Hebbe of 112 Lakespur Lane inquired about his re-assessment. The Town Board discussed what to do with all of the old road signs. Staff was instructed to look into what the Town could do with them and bring a report back to the Board.

Adjourn - **Motion by Schaefer/Legner to adjourn at 7:00 p.m. Questioned and carried 5:0.**

Submitted by  
Joanne Ruechel, Town Clerk

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