

TOWN OF RIB MOUNTAIN  
***Town Board Meeting***  
***November 19, 2019***

Chairman Opall called the November 19, 2019 Regular Meeting of the Rib Mountain Town Board to order at 6:04 p.m. at the Rib Mountain Municipal Center, 227800 Snowbird Avenue, Wausau Wisconsin.

Other Supervisors present included Brad Conklin, Gerry Klein, Jim Legner, and Fred Schaefer.

Also present were Administrator Gaylene Rhoden, Street/Park Superintendent Scott Turner, Building Inspector Paul Kufahl, Clerk Joanne Ruechel, Attorney Dean Dietrich, Finance Director Nicole Dunbar, and Deputy Fire Chief Josh Finke

On November 15, 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 the Town website.

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

Approve Minutes of the November 5, 2019 Regular Town Board Meeting minutes, and Open Meeting Minutes– Supervisor Conklin stated that Supervisor Klein spoke about the bricks that were near Liberty Park lake access site. Supervisor Klein stated that he wanted to see the Town’s Master Plan, not Granite Peak’s. **Motion by Klein/Conklin to approve the November 5, 2019 Regular Town Board Meeting minutes and Open Meeting minutes. Questioned and carried 5:0.**

Plan Commission

a. Minutes from the 10/23/2019 Meeting for Review- Supervisor Conklin mentioned that Ordinance 19-06 is still listed as the Electronic Message Sign Ordinance. He believes that this is the wrong ordinance number. Building Inspector Kufahl will look into this.

b. Discussion and Possible Action Ordinance #19-06-Detached Private Residential Garage, Carport, or Utility Shed Standards Amendments. Building Inspector Kufahl stated that the Planning Commission has recommend that the Ordinance regarding size and use standards for detached residential, carports or utility sheds to be amended. Building Inspector Kufahl also stated that there would be one water and sewer fixture allowed to the detached building as well. The Town asked someone could build a detached building on a parcel that does not have a primary structure on it. They would not be allowed to do that. **Motion by Schaefer/Conklin to approve the proposed amendment to Rib Mountain Municipal Code Section 17.056(8)(d)-Detached Private Residential Garage, Carport, Or Utility Shed Standards, as presented. Questioned and carried 5:0.**

c. Discussion and Possible Action conditional use approval for construction of private residential garage area in excess of 1,000 square feet of gross floor area in a residential zoning district at the property addressed 147680 County Road N. Docket #2019-41. Building Inspector Kufahl stated that he has had a request to allow construction of a 1500-square foot detached garage with side wall heights greater than 12 feet and a door opening greater than 10 feet in height. The Board discussed

that there is a barn on this same property that fell down and has not been completely cleaned up yet. They also discussed if the debris and foundation should both be removed or just the debris. **Motion by Schaefer/Klein to approve the conditional use request to allow construction of a 1500-square foot detached garage with side wall height greater than 12 feet and a door opening greater than 10 feet in height at the property addressed 147680 County Road N with the conditions that they remove all debris from the previous barn structure. Questioned and carried 5:0.**

Approval of the FY 2020 Budget and 2020-2024 Capital Improvement Plan-Administrator Rhoden stated that this item was just discussed at the Public Hearing and Budget meeting. **Motion by Schaefer/Legner to approve the FY 2020 budget as presented with the 5-year Capital Plan. Questioned and carried 5:0.**

Approval of Procedure for Request of Additional Refuse/Recycling Containers by Residents- Finance Director Dunbar stated that some residents have more than one refuse or recycling container. She stated that it would be cheaper for residents to contact Harter's after the first of the year to get additional totes than it would be for the residents to contact the Town and have the Town employees contact Harter's. If a resident would like to exchange a smaller tote for a bigger tote or vice versa, they would then need to contact the Town. Finance Director Dunbar stated that some residents in the past have called the vendor instead of the Town, and by starting fresh in 2020, this will keep the records correct. Administrator Rhoden stated that Harter's is required to give the Town an updated listing of tote sizes every year. **Motion by Schaefer/Leger to approve having residents' contract directly with Harter's for additional refuse and recycling bins beyond the one garbage and one recycling bin that the Town contracts for. Questioned and carried 5:0.**

Approval of Purchase of Replacement 1-Ton Truck Plow- Street and Park Superintendent Turner stated that the 2003 1-Ton plow truck had significant diesel engine work completed this past winter and it was recommended by the Public Works Department to keep the vehicle and replace the front plow. He also stated that the Boss Plow will be interchangeable with the plow truck purchased this past year. Additionally, the controls are the same which will improve operating efficiency. **Motion by Legner/Klein to approve the purchase of the plow replacement from Monroe Truck Equipment in the amount of \$8,580.00. Questioned and carried 5:0.**

Approval of Developers Agreement- FORE Development- Superintendent Turner stated that Town has a Developer's agreement with FORE Rib Mountain LLC covering stormwater management, traffic impact analysis, and roadway improvements as part of FORE's commercial development project at 4611 Rib Mountain Drive. The agreement now includes provisions for payment to the Town for road improvements to the Unnamed street and sidewalk installation by the Developer. Upon approval of the Agreement, the CSM will be recorded and the Right of Way on the north half of the Unnamed Street will be dedicated to the Town. A Resolution by the Town will accept the dedication. **Motion by Schaefer/Legner to approve the Developers Agreement with FORE Rib Mountain LLC subject to Attorney review. Questioned and carried 5:0.**

Approval of Resolution 19-08 – Acceptance of Right of Way for Unnamed Street and Lilac Avenue- Street and Park Superintendent Turner explained that road right-of-Way has been dedicated as part of the Culvers development on Lilac Avenue and the Jiffy Lube and Dollar Tree developments on the Unnamed Road between Rib Mountain Dr and Lilac Avenue. **Motion by Schaefer/Legner to approve Resolution #19-08 acceptance of right-of-way for Unnamed Street and Lilac Avenue subject to Town Attorney review and recording of the Quit Claim Deed with Kwik Trip Real Estate Holdings, LLC, and recording of the CSM for FORE Development. Questioned and carried 5:0.**

Approval of Quit Claim for dedication of Road Right-of-Way for Unnamed Street- Street and Park Superintendent Turner explained that in 2013 the private unnamed road between Rib Mountain Drive and Lilac Avenue was constructed as part of the Kwik Trip development project. The roadway was built to Town standards for possible future dedication to the Town. This Quit Claim Deed is from Kwik Trip dedicating 25 feet of the unnamed road. **Motion by Schaefer/Legner to approve the Quit Claim deed for dedication of right-of-way for the Unnamed Road subject to Town Attorney review and recording of the CSM and roadway dedication for 225547 Rib Mountain Drive. Questioned and carried 5:0.**

Discussion of Financing of South Mountain Tennis Court Repairs- This item is being brought back to the Board from the Parks Commission. They would like to see the Town maintain 2 tennis courts in Rib Mountain and get rid of the tennis courts at South Mountain School. They also do not want parkland funds used to repair the tennis courts at South Mountain School. The Board discussed the parkland funds and where the money could come from. Finance Director Dunbar explained that the funds could come from the parkland funds or future borrowing. She also stated that we have restrictions on the parkland funds as we need to use the funds within a certain amount of time.

Approval of Operator's Licenses- Attorney Dietrich reviewed the applications and recommends that the Board approve the Operator's licenses. **Motion by Klein/Legner to approve the operator's license for James Thompson, Daniel Nevinski, Hannah Gessler, Vanessa Kurth and Anna Paoli. Questioned and carried 5:0.**

### Reports/Minutes

Town Board – Supervisor Conklin stated that several people had contacted him about the snow and ice this morning. They were concerned about the Town spending money on maintaining the roads this morning and that the walking trail going to the state park was not safe to use this morning. Administrator Rhoden stated that she and Chairman Opall have a meeting with representatives of Granite Peak in early December. They will discuss it with them at the meeting. Supervisor Klein stated that the County Highway Department was out at 5:00 a.m. this morning salting the highway. Chairman Opall asked Street and Park Superintendent to keep track of the expenses that they incurred from the icy roads this morning.

Supervisor Schaefer mentioned an RV was wrapped in plastic and is at the house on the corner of Fern and Mint. Building Inspector Kufahl was going to look into this.

Supervisor Klein thanked Nicole for the hard work in completing the budget. Chief Deputy Billeb spoke with Supervisor Klein about what type of police vehicle the Town would be interested in

purchasing. It is between a pick-up truck or an Explorer. The pick-up truck will be cheaper to purchase than the Explorer. This item will be coming back to the next Town Board meeting. He would also like a conversation about the master plan for the ski hill to be put on the agenda in December or January. Supervisor Klein is also looking to get the cost and a plan together for the new addition to the dog park. He also asked SAFER to get together how much it costs to run the ambulance to the ski hill and how much money is outstanding when people do not pay their ambulance bills.

Supervisor Legner-nothing

Chairman Opall stated that the roads were slippery this morning. He also stated the Counties tax rate is going down \$.09. Chairman Opall stated that he has a meeting coming up with Wally Sparks in regards to consolidating some services with the Village of Weston.

SAFER – Chief Deputy Finke stated that he can get the numbers to Supervisor Klein immediately. They are hoping to get their new fire engine soon. They have had 3 resignations in the last couple of weeks. There was a small fire in a Weston apartment recently.

Other Agencies – No report

Town Attorney – No report

Town Administrator – A written report was provided. Administrator Rhoden stated she conducted interviews for the Community Development Director's position. She is going to mediation on November 20 for dark stores. She also thanked the Town Board for allowing us to bring Sharon back to help us out.

Community Development Director – There is a summary in the packet. There is more construction on Strawberry and Oriole.

Street-Parks Superintendent – A detailed report was provided. Superintendent Turner stated that the donation box at the dog park has been cut off again. This is the second time within a month. He's looking for a more secure box. The donation money goes to pay for the mitt mutts.

Finance Director – A written report was included in the packet. The interim-audit will be happening on November 21<sup>st</sup>. She's working on uploading tax information to the County.

Town Clerk – A written report was included in the packet. Clerk Ruechel stated that she is finishing up the Board of Review minutes. She will also be at a conference from November 20 until November 22.

Code Enforcement Officer –No report.

Park Commission – Superintendent Turner stated that there was a meeting last week.

Finance & Personnel –Administrator Rhoden stated that she would be sending her goals to the Board members soon. Harter's will be using the municipal center as a staging area in December for the

refuse/recycling totes. There will be an informational sheet with the totes when they are delivered to residents and also with the tax bill regarding the refuse/recycling totes.

Public Works Committee – The new truck is coming in December.

Public Safety Committee – Supervisor Conklin would like to communicate to the residents that the gun deer season will be opening soon and they should be careful when using the walking trails on the mountain. Administrator Rhoden will put something on Facebook.

Bicycle/Ped Committee –The meeting scheduled for November was cancelled.

General Comments –Chairman Opall thanked Mr. Austin for doing fundraising on behalf of the new addition to the dog park.

Adjourn - **Motion by Conklin/Legner to adjourn at 6:56 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.