



OFFICE OF KIM TRUEBLOOD  
COUNTY CLERK  
MARATHON COUNTY



*Marathon County Mission Statement: Marathon County Government serves people by leading, coordinating, and providing county, regional, and statewide initiatives. It directly or in cooperation with other public and private partners provides services and creates opportunities that make Marathon County and the surrounding area a preferred place to live, work, visit, and do business.*

EDUCATIONAL AND ANNUAL MEETING AND BUDGET HEARING

THE EDUCATIONAL AND ANNUAL MEETING AND BUDGET HEARING of the Marathon County Board of Supervisors, composed of thirty-eight (38) members, will convene at the Marathon County Courthouse, Assembly Room, 500 Forest Street, Wausau, on **Thursday, November 05, 2020**, at **7:00 p.m.** to consider the following matters:

**Persons wishing to attend the meeting by phone may call into the telephone conference beginning ten minutes prior to the start time indicated above using the following number:**

**1-408-418-9388 Access code: 962 376 748**

**The meeting will also be broadcast on Public Access or at <https://tinyurl.com/MarathonCountyBoard>**

A. OPENING OF SESSION:

1. Meeting called to order by Chairperson Gibbs at 7:00 p.m., the agenda being duly signed and posted
2. Pledge of Allegiance to the Flag; Followed by a Moment of Silence/Reflection
3. Reading of Notice
4. Request for silencing of cellphones and other electronic devices
5. Roll Call
6. Acknowledgment of visitors
7. 15 Minute Public Comment

B. BUDGET HEARING

8. Administrator's Budget Message  
Document available at:  
[https://www.co.marathon.wi.us/Portals/0/Departments/CAD/Documents/2021\\_Budget\\_Message.pdf](https://www.co.marathon.wi.us/Portals/0/Departments/CAD/Documents/2021_Budget_Message.pdf)
9. Administrator's Presentation of the Budget  
Available at: <https://www.youtube.com/watch?v=pZICURgXWQU>  
Presentation begins at approximately 28:30 of the video
10. Public Reading of the Proposed 2021 Budget – Clerk Trueblood
11. Public Input Regarding Proposed 2021 Budget
12. Closure of Public Hearing

C. BUDGET DISCUSSION BY BOARD MEMBERS

13. Discussion by Board Members Regarding Proposed 2021 Budget

D. EDUCATION PRESENTATIONS / REPORTS:

14. a) Standing Committee Chairpersons / Designees  
b) Introduction of Deputy County Administrator Jason Hake by Administrator Lance Leonhard

E. EDUCATIONAL DISCUSSION (Regarding Agenda Items for Tuesday, November 10, 2020):

15. Ordinances:
  - a) Town of Frankfort Rezone, Stacey VanHoy on behalf of Janice and Larry Brown #O-22-20

- b) Town of Brighton Rezone, Tim Vreeland on behalf of Perry Hinrichsen #O- 23-20
- c) Town of Elderon Rezone, James and Rose Popp on behalf of O'Boys LLC #O-24-20
- d) Town of Eau Plein Rezone, Tim Vreeland on behalf of Maple Tierra LLC #O-25-20
- e) Town of McMillan Rezone, David Lau on behalf of Herbert Lau #O-26-20
- f) Town of Plover Rezone, Jack Kautza and the Jack Kautza Revocable Trust #O-27-20
- g) Town of Knowlton Rezone, Sean and Kimberly Montgomery on behalf of J&B Grezenski Enterprises LLC #O-28-20

16. Resolutions:

- a) County Board of Supervisors:
  - A. Changes in Supervisory District Boundaries Resulting from Village of Edgar Annexation #R-63-20
- b) Environmental Resources Committee:
  - A. Approval of Town of Rib Mountain Local Zoning Ordinance Amendment #R-64-20
- c) Human Resources, Finance, and Property Committee:
  - ~~A. Approving Interdepartmental Budget Transfers~~
  - B. Budget and Property Tax Levy Resolution #R-65-20
- d) Environmental Resource Committee and Forestry and Recreation Committee:
  - A. Marathon County Forest Comprehensive Land Use Plan #R-66-20  
<https://www.co.marathon.wi.us/Departments/ParksRecreationForestry/PlanningandDevelopment/FINALDraftMarathonCountyForestComprehensiveLandUsePlan20212035.aspx>
- e) Health & Human Services Committee:
  - A. Proclaim the Third Thursday in November "Rural Health Day" in Marathon County #R-67-20
- f) Public Safety Committee:
  - A. Urging the State of Wisconsin to Annually Allocate Funds for the Maintenance and Upgrading of Public Safety Answering Points #R-68-20

F. MISCELLANEOUS BUSINESS:

- 17. Announcements or Requests
- 18. Move to adjourn

WITNESS: My signature this 5<sup>th</sup> day of November, 2020

Kim Trueblood  
 Marathon County Clerk

NOTICE PROVIDED TO: County Board Members  
 Marathon County Departments  
 News Media  
 Posted on County Website: [www.co.marathon.wi.us](http://www.co.marathon.wi.us)

***Any person planning to attend this meeting who needs some type of special accommodation in order to participate should call the County Clerk's Office at 715-261-1500 or e-mail [infomarathon@mail.co.marathon.wi.us](mailto:infomarathon@mail.co.marathon.wi.us) one business day before the meeting.***

**ORDINANCE # O -22-20**

**Town of Frankfort Rezone**

WHEREAS, the Marathon County Board of Supervisors has been petitioned to amend the General Code of Ordinances for Marathon County Chapter 17 Zoning Code by Stacey VanHoy on behalf of Janice and Larry Brown from G-A General Agriculture to R-R Rural Residential described as part of the SW ¼ of the SE ¼ of Section 03, Township 28 North, Range 03 East, Town of Frankfort. The area proposed to be rezoned is described as Lot 1 (2.216 acres) on the Preliminary Certified Survey Map (CSM) submitted as a part of the rezone petition. Part of parent parcel PIN# 026.2803.034.0997

WHEREAS, the petition was referred to the Marathon County Environmental Resources Committee (the Committee) for public hearing; and

WHEREAS, the Committee, on due notice, conducted a public hearing thereon, pursuant to Section 59.69, Wisconsin Statutes on October 20, 2020 to consider the petition to amend Chapter 17; and

WHEREAS, the Committee being duly informed of the facts pertinent to the changes proposed, having reviewed the staff report, and duly advised of the recommendations of the Town of Frankfort hereby recommends the petition be GRANTED AS APPLIED FOR

NOW, THEREFORE, the County Board of Supervisors of the County of Marathon does ordain as follows: The General Code of Ordinances for Marathon County Chapter 17 Zoning Code (and accompanying Zoning Map) is amended as stated above.

Dated this 20<sup>th</sup> day of October, 2020

**ENVIRONMENTAL RESOURCES COMMITTEE**

/s/ Jacob Langenhahn, Chair      /s/ Randy Fifrick      /s/ Arnold Schlei

/s/ Allen Drabek      /s/ Sara Guild      /s/ Bill Conway

/s/ David Oberbeck

Dated this \_\_\_\_ day of \_\_\_\_\_, 2020

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Kurt Gibbs – Marathon County Board Chair

# CERTIFIED SURVEY MAP

## MARATHON COUNTY NO. \_\_\_\_\_

PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4  
OF SECTION 3, TOWNSHIP 28 NORTH, RANGE 3 EAST,  
TOWN OF FRANKFORT, MARATHON COUNTY, WISCONSIN.

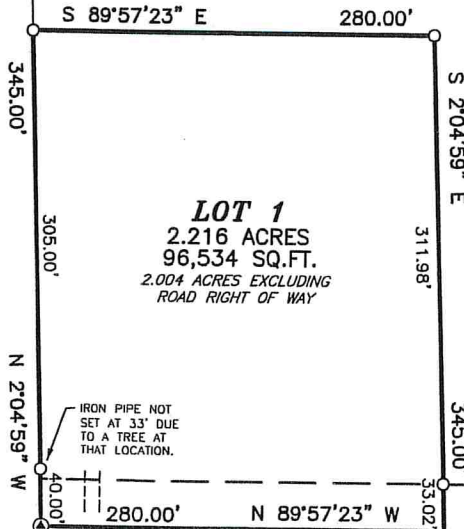
<b>VREELAND ASSOCIATES, INC.</b>	
6103 DAWN STREET WESTON, WI. 54476	
PH (715) 241-0947      tim@vreelandassociates.us	
<b>OWNER:</b>	<b>JANICE BROWN</b>
FILE #: 20-0332 VANHOY	
DRAFTED AND DRAWN BY: TIMOTHY G. VREELAND	

NORTH 1/4 CORNER  
SECTION 3-28-3 EAST  
LOCATION FROM SUMMARY BY  
S-2954 DATED 1-11-11

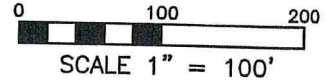
5012.37'  
5357.37'

NORTH - SOUTH 1/4 LINE

*UNPLATTED LANDS OWNED BY DIVIDER*



IRON PIPE NOT  
SET AT 33' DUE  
TO A TREE AT  
THAT LOCATION.



- LEGEND**
- ⊙ = GOVERNMENT CORNER LOCATION PER COUNTY SURVEY RECORDS
  - = 1.315" OUTSIDE DIAMETER x 24" IRON PIPE 1.68 POUNDS PER FOOT SET



SOUTH 1/4 CORNER  
SECTION 3-28-3 EAST  
1.25 REBAR FOUND

SOUTH LINE SOUTHEAST 1/4

**CHESAK ROAD**

SOUTHEAST CORNER  
SECTION 3-28-3 EAST  
SPIKE FOUND

**CERTIFIED SURVEY MAP**  
**MARATHON COUNTY NO. \_\_\_\_\_**

PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 3, TOWNSHIP 28 NORTH, RANGE 3 EAST, TOWN OF FRANKFORT, MARATHON COUNTY, WISCONSIN.

SHEET 2 OF 2 SHEETS

**SURVEYORS CERTIFICATE**

I, TIMOTHY G. VREELAND, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT AT THE DIRECTION OF MARK VANHOY, I SURVEYED, MAPPED AND DIVIDED THAT PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 3, TOWNSHIP 28 NORTH, RANGE 3 EAST, TOWN OF FRANKFORT, MARATHON COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH 1/4 CORNER OF SAID SECTION 3; THENCE N 2°04'59" W ALONG THE NORTH - SOUTH 1/4 LINE 345.00 FEET; THENCE S 89°57'24" E 280.00 FEET; THENCE S 2°04'59" E 345.00 FEET TO THE SOUTH LINE OF THE SOUTHEAST 1/4; THENCE N 89°57'24" W ALONG THE SOUTH LINE OF THE SOUTHWEST 1/4 280.00 FEET TO THE POINT OF BEGINNING. SUBJECT TO ALL EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY OF RECORD AND USE.

THAT SUCH MAP IS A CORRECT REPRESENTATION OF ALL EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND THE DIVISION AND THE CERTIFIED SURVEY MAP THEREOF MADE.

THAT I HAVE FULLY COMPLIED WITH SECTION 236.34 OF THE WISCONSIN STATUTES IN SURVEYING, MAPPING AND DIVIDING THE LANDS, CHAPTER A-E 7 OF THE WISCONSIN ADMINISTRATIVE CODE AND THE LAND DIVISION ORDINANCE OF MARATHON COUNTY AND THE TOWN OF FRANKFORT, ALL TO THE BEST OF MY KNOWLEDGE AND BELIEF IN SURVEYING, DIVIDING AND MAPPING THE SAME.



TIMOTHY G. VREELAND P.L.S. 2291

DATED THIS 6TH DAY OF AUGUST, 2020  
SURVEY PERFORMED JULY 31ST, 2020

APPROVED FOR RECORDING UNDER  
THE TERMS OF THE MARATHON  
COUNTY LAND DIVISION REGULATIONS.

BY \_\_\_\_\_

DATE  
MARATHON CO. CONSERVATION,  
PLANNING & ZONING DEPT.  
CPZ TRACKING NO. \_\_\_\_\_

STATE OF WISCONSIN )  
MARATHON COUNTY )  
TOWN OF FRANKFORT )

**RESOLUTION ON ZONING ORDINANCE AMENDMENT**

TO THE MARATHON COUNTY ENVIRONMENTAL RESOURCES COMMITTEE

I, Kelly Wussow, Clerk of the Town of Frankfort, Marathon County, State of Wisconsin, do hereby certify that the following is a true and correct copy of a resolution adopted by the Town of Frankfort Town Board at a meeting held on the 17<sup>th</sup> day of August, 2020.

RESOLUTION

WHEREAS, Section 59.69(5)(e)3., Wisconsin Statutes, provides that if a town affected by a proposed amendment disapproves of the proposed amendment, the town board may file a certified copy of a resolution adopted by such board disapproving of the petition with the Environmental Resources Committee prior to, at or within ten (10) days after the public hearing, and

WHEREAS, if the town board of the town affected in the case of an ordinance relating to the location of boundaries of districts files such a resolution, the Environmental Resources Committee may not recommend to the County Board approval of the petition without change, but may only recommend approval with change or recommend disapproval.

NOW, THEREFORE BE IT RESOLVED that the Town of Frankfort Town Board considered on the 17<sup>th</sup> day of August, 2020, petition by Stacey Vanhoy on behalf of Janice and Larry Brown to amend the Marathon County Zoning Ordinance to rezone lands from G-A General Agriculture to R-R Rural Residential described as part of the SW ¼ of the SE ¼ of Section 03, Township 28 North, Range 03 East, Town of Frankfort. The area proposed to be rezoned is described as Lot 1 (2.216 acres) on the Preliminary Certified Survey Map (CSM) submitted as a part of the rezone petition. Part of parent parcel PIN# 026.2803.034.0997.

The Town of Frankfort hereby has considered the following standards for rezoning above property (*use additional sheets if necessary*):

- 1) **Has the applicant provided what public facilities and/or services currently serve the proposed development, what additional services may be required, and how the additional services will be provided?**

No  Yes Explain: \_\_\_\_\_

- 2) **Has the applicant demonstrated how the provision of the public facilities will not be an unreasonable burden to local government?**

No  Yes Explain: \_\_\_\_\_

- 3) **Has the applicant determined that the land is suitable for the development proposed? Explain.**

No  Yes Explain: \_\_\_\_\_

- 4) **Has the applicant demonstrated what will have to be done so the development will not cause unreasonable air and water pollution, soil erosion, or adverse effects on rare or irreplaceable natural areas? Explain.**

No  Yes Explain: \_\_\_\_\_

- 5) **Is there any potential for conflict with existing land uses in the area?**

No  Yes Explain: \_\_\_\_\_

(OVER)



applicant demonstrated the availability of alternative locations? Be specific

Yes Explain: \_\_\_\_\_

land is being consumed by this zone change? What is the productivity of the agricultural lands involved?

Yes Explain: \_\_\_\_\_

applicant explained how the proposed development will be located to minimize the amount of agricultural land converted?

Yes Explain: \_\_\_\_\_

used rezone request consistent with the town's adopted Comprehensive Plan? Explain.

Yes Explain: \_\_\_\_\_

anything else the Town wishes to present or comment on regarding this application to the Marathon Conservation Resources (ERC) Committee?

Yes Explain: \_\_\_\_\_

of Frankfort recommends:  **Approval**  **Disapproval** of the amendment and/or zone

**Requests an Extension\*** for the following reasons: \_\_\_\_\_

59.69(5)(e), (3), and (3m) authorizes Towns to extend the time to disapprove a zone change for a total of thirty days from the date of the public hearing. The extension must be by Town Board Resolution and remains in effect until the Town Board adopts a resolution rescinding the extension.

Clerk

Town Board

*[Handwritten signatures in blue ink: Kathleen, Paul, Gary, Jeff]*

If you recommend disapproval of this request, please make every effort to send a representative to the Conservation Resources Committee Public Hearing. Town input at the hearing is always appreciated. Please return this form before September 23, 2020 to:





**ORDINANCE # O -23-20**  
**Town of BRIGHTON Rezone**

WHEREAS, the Marathon County Board of Supervisors has been petitioned to amend the General Code of Ordinances for Marathon County Chapter 17 Zoning Code of Tim Vreeland on behalf of Perry Hinrichsen to rezone lands from F-P Farmland Preservation to R-E Rural Estate described as part of the SW ¼ of the SE ¼ of Section 19, Township 27 North, Range 02 East, Town of Brighton. The area proposed to be rezoned is described as Lot 1 (5.0 acres) on the Preliminary Certified Survey Map (CSM) submitted as a part of the rezone petition. Part of parent parcel PIN# 010.2702.194.0996.

WHEREAS, the petition was referred to the Marathon County Environmental Resources Committee (the Committee) for public hearing; and

WHEREAS, the Committee, on due notice, conducted a public hearing thereon, pursuant to Section 59.69, Wisconsin Statutes on October 20, 2020 to consider the petition to amend Chapter 17; and

WHEREAS, the Committee being duly informed of the facts pertinent to the changes proposed, having reviewed the staff report, and duly advised of the recommendations of the Town of Brighton hereby recommends the petition be GRANTED AS APPLIED FOR

NOW, THEREFORE, the County Board of Supervisors of the County of Marathon does ordain as follows: The General Code of Ordinances for Marathon County Chapter 17 Zoning Code (and accompanying Zoning Map) is amended as stated above.

Dated this 20<sup>th</sup> day of October, 2020

ENVIRONMENTAL RESOURCES COMMITTEE

/s/ Jacob Langenhahn, Chair    /s/ Randy Fifrick    /s/ Arnold Schlei

/s/ Allen Drabek    /s/ Sara Guild    /s/ Bill Conway

/s/ David Oberbeck

Dated this \_\_\_\_ day of \_\_\_\_\_, 2020

\_\_\_\_\_  
Kurt Gibbs – Marathon County Board Chair

# CERTIFIED SURVEY MAP

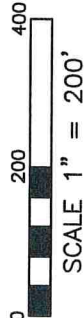
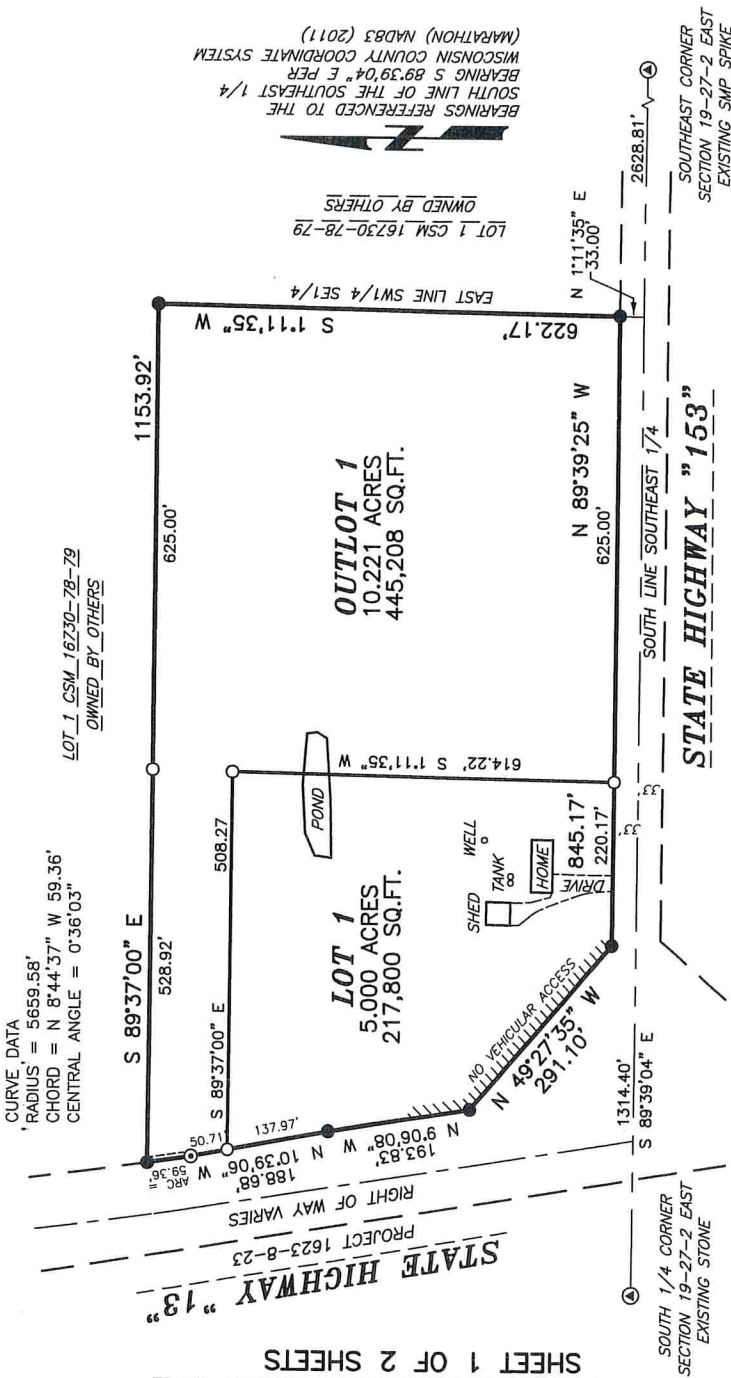
## MARATHON COUNTY NO. \_\_\_\_\_

PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 19, TOWNSHIP 27 NORTH, RANGE 2 EAST, TOWN OF BRIGHTON, MARATHON COUNTY, WISCONSIN.

**VREELAND ASSOCIATES, INC.**  
 6103 DAWN STREET WESTON, WI. 54476  
 PH (715) 241-0947 tim@vreilandassociates.us  
**OWNER: PERRY HINDRICHSEN**  
 FILE #: 20-0315 HINDRICHSEN  
 DRAFTED AND DRAWN BY: TIMOTHY G. VREELAND

SHEET 1 OF 2 SHEETS

STATE HIGHWAY "13"  
 PROJECT 1623-8-23  
 RIGHT OF WAY VARIES



THIS MAP DOES NOT TRANSFER PROPERTY OWNERSHIP, AND THE SALE OR TRANSFER OF PROPERTY REQUIRES A RECORDED DEED EXCEPTING PUBLIC DEDICATION.



- LEGEND**
- ⊙ = GOVERNMENT CORNER LOCATION PER COUNTY SURVEY RECORDS
  - = 1.315" OUTSIDE DIAMETER x 24" IRON PIPE 1.68 POUNDS PER FOOT SET
  - ⊙ = 1.315" OUTSIDE DIAMETER IRON PIPE FOUND IN PLACE
  - = 3/4" REBAR FOUND IN PLACE
  - CSM = CERTIFIED SURVEY MAP

**CERTIFIED SURVEY MAP**  
**MARATHON COUNTY NO. \_\_\_\_\_**

PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 19, TOWNSHIP 27  
NORTH, RANGE 2 EAST, TOWN OF BRIGHTON, MARATHON COUNTY, WISCONSIN.

SHEET 2 OF 2 SHEETS

**SURVEYORS CERTIFICATE**

I, TIMOTHY G. VREELAND, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT AT THE DIRECTION OF PERRY HINDRICHSEN, I SURVEYED, MAPPED AND DIVIDED THAT PART OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 19, TOWNSHIP 27 NORTH, RANGE 2 EAST, TOWN OF BRIGHTON, MARATHON COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH 1/4 CORNER OF SAID SECTION 19; THENCE S 89°39'04" E ALONG THE SOUTH LINE OF THE SOUTHEAST 1/4 1314.40 FEET; THENCE; THENCE N 1°11'35" E ALONG THE EAST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 33.00 FEET TO THE NORTH LINE OF STATE HIGHWAY "153" AND TO THE POINT OF BEGINNING; THENCE N 89°39'25" W ALONG THE NORTH LINE OF STATE HIGHWAY "153" 845.17 FEET; THENCE N 49°27'35" W ALONG THE EAST LINE OF STATE HIGHWAY "13" 291.10 FEET; THENCE N 9°06'08" W ALONG THE EAST LINE OF STATE HIGHWAY "13" 193.83 FEET; THENCE N 10°39'06" W ALONG THE EAST LINE OF STATE HIGHWAY "13" 188.68 FEET; THENCE 59.36 FEET ALONG THE ARC OF A CURVE CONCAVE TO THE EAST WHOSE RADIUS IS 5659.58 FEET, WHOSE CENTRAL ANGLE IS 0°36'03" AND WHOSE CHORD BEARS N 8°44'37" W 59.36 FEET; THENCE S 89°37'00" E ALONG THE SOUTH LINE OF LOT 1 OF CERTIFIED SURVEY MAP NUMBER 16730 1153.92 FEET; THENCE S 1°11'35" W ALONG THE WEST LINE OF SAID LOT 1 ALSO BEING THE EAST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 622.17 FEET TO THE POINT OF BEGINNING. SUBJECT TO ALL EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY OF RECORD AND USE.

THAT SUCH MAP IS A CORRECT REPRESENTATION OF ALL EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND THE DIVISION AND THE CERTIFIED SURVEY MAP THEREOF MADE.

THAT I HAVE FULLY COMPLIED WITH SECTION 236.34 OF THE WISCONSIN STATUTES IN SURVEYING, MAPPING AND DIVIDING THE LANDS, CHAPTER A-E 7 OF THE WISCONSIN ADMINISTRATIVE CODE AND THE LAND DIVISION ORDINANCE OF MARATHON COUNTY AND THE TOWN OF BRIGHTON, ALL TO THE BEST OF MY KNOWLEDGE AND BELIEF IN SURVEYING, DIVIDING AND MAPPING THE SAME.



DATED THIS 24TH DAY OF JULY, 2020  
SURVEY PERFORMED JULY 22ND, 2020

TIMOTHY G. VREELAND P.L.S. 2291

**OUTLOT RESTRICTION**

OUTLOT 1 AS SHOWN ON THIS MAP, DOES NOT COMPLY WITH THE PROVISIONS OF CHAPTER 17 AND/OR CHAPTER 18 OF THE MARATHON COUNTY CODE OF ORDINANCES AND MAY NOT BE IMPROVED UPON UNTIL THE ENVIRONMENTAL RESOURCE COMMITTEE AND ZONING COMMITTEE WAIVES THE REQUIREMENTS OF THIS SECTION OR THE PARCEL IS LEGALLY COMBINED WITH AN ADJACENT PARCEL TO FORM ONE COMPLIANT PARCEL.

APPROVED FOR RECORDING UNDER  
THE TERMS OF THE MARATHON  
COUNTY LAND DIVISION REGULATIONS.

BY \_\_\_\_\_

DATE \_\_\_\_\_  
MARATHON CO. CONSERVATION,  
PLANNING & ZONING DEPT.  
CPZ TRACKING NO \_\_\_\_\_

STATE OF WISCONSIN )  
MARATHON COUNTY )  
TOWN OF BRIGHTON )

RESOLUTION ON ZONING ORDINANCE AMENDMENT

TO THE MARATHON COUNTY ENVIRONMENTAL RESOURCES COMMITTEE

I, Arlyn Abegglen, Clerk of the Town of Brighton, Marathon County, State of Wisconsin, do hereby certify that the following is a true and correct copy of a resolution adopted by the Town of Brighton Town Board at a meeting held on the 8th day of September, 2020.

RESOLUTION

WHEREAS, Section 59.69(5)(e)3., Wisconsin Statutes, provides that if a town affected by a proposed amendment disapproves of the proposed amendment, the town board may file a certified copy of a resolution adopted by such board disapproving of the petition with the Environmental Resources Committee prior to, at or within ten (10) days after the public hearing, and

WHEREAS, if the town board of the town affected in the case of an ordinance relating to the location of boundaries of districts files such a resolution, the Environmental Resources Committee may not recommend to the County Board approval of the petition without change, but may only recommend approval with change or recommend disapproval.

NOW, THEREFORE BE IT RESOLVED that the Town of Brighton Town Board considered on the 8th day of September, 2020, petition by Tim Vreeland on behalf of Perry Hinrichsen described as part of SW ¼ of the SE ¼ of Section 19, Township 27 North, Range 02 East, Town of Brighton. The area proposed to be rezoned is described as Lot 1 (5.0 acres) on the Preliminary Certified Survey Map (CSM) submitted as a part of the rezone petition. Parcel Address 100706 State Highway 153, Spencer WI 54479, Part of parent parcel PIN# 010.2702.194.0996.

The Town of Brighton hereby has considered the following standards for rezoning above property (use additional sheets if necessary):

- 1) Has the applicant provided what public facilities and/or services currently serve the proposed development, what additional services may be required, and how the additional services will be provided?  
 No  Yes Explain: No additional Services Needed
- 2) Has the applicant demonstrated how the provision of the public facilities will not be an unreasonable burden to local government?  
 No  Yes Explain: \_\_\_\_\_
- 3) Has the applicant determined that the land is suitable for the development proposed? Explain.  
 No  Yes Explain: \_\_\_\_\_
- 4) Has the applicant demonstrated what will have to be done so the development will not cause unreasonable air and water pollution, soil erosion, or adverse effects on rare or irreplaceable natural areas? Explain.  
 No  Yes Explain: \_\_\_\_\_
- 5) Is there any potential for conflict with existing land uses in the area?  
 No  Yes Explain: \_\_\_\_\_

*Corrected 10/30/2020*

(OVER)

- 6) Has the applicant demonstrated the need for the proposed development at this location? Explain.  
 No  Yes Explain: \_\_\_\_\_
- 7) Has the applicant demonstrated the availability of alternative locations? Be specific  
 No  Yes Explain: No alternatives available it is an existing structure - change due to parcel split
- 8) Is cropland is being consumed by this zone change? What is the productivity of the agricultural lands involved?  
 No  Yes Explain: \_\_\_\_\_
- 9) Has the applicant explained how the proposed development will be located to minimize the amount of agricultural land converted?  
 No  Yes Explain: \_\_\_\_\_
- 10) Is proposed rezone request consistent with the town's adopted Comprehensive Plan? Explain.  
 No  Yes Explain: \_\_\_\_\_
- 11) Is there anything else the Town wishes to present or comment on regarding this application to the Marathon County Environmental Resources (ERC) Committee?  
 No  Yes Explain: \_\_\_\_\_

The Town of Brighton recommends:  Approval  Disapproval of the amendment and/or zone change.

OR  Requests an Extension\* for the following reasons: \_\_\_\_\_

\*Wis. Stats §59.69(5)(e), (3), and (3m) authorizes Towns to extend the time to disapprove a zone change for a total of thirty (30) days beyond the date of the public hearing. The extension must be by Town Board Resolution and remains in effect until the Town Board adopts a resolution rescinding the extension.

*Corrected 10/30/2020*  
*Allyn Heggen*

Clerk *Allyn Heggen*  
 Town Board *Mark Kuan*  
*Steve Troop*  
*Robert Haas*

NOTE: If you recommend disapproval of this request, please make every effort to send a representative to the Environmental Resources Committee Public Hearing. Town input at the hearing is always appreciated. Please return this form before September 23, 2020 to:

Marathon County Conservation, Planning and Zoning Department  
 210 River Drive  
 Wausau, WI 54403

**ORDINANCE # O -24-20**

**Town of Elderon Rezone**

WHEREAS, the Marathon County Board of Supervisors has been petitioned to amend the General Code of Ordinances for Marathon County Chapter 17 Zoning Code from James and Rose Popp on behalf of O'BOYS LLC to rezone lands from G-A General Agriculture to R-E Rural Estate described as part of the NE ¼ of the SW ¼ of Section 27, Township 27 North, Range 10 East, Town of Elderon. The area proposed to be rezoned is described .68 acres in size and is shown as part of Lot 1 (5.68 acres) on the Preliminary Certified Survey Map (CSM) submitted as a part of the rezone petition. Part of parent parcel PIN# 022-2710-273-0995.

WHEREAS, the petition was referred to the Marathon County Environmental Resources Committee (the Committee) for public hearing; and

WHEREAS, the Committee, on due notice, conducted a public hearing thereon, pursuant to Section 59.69, Wisconsin Statutes on November 3, 2020 to consider the petition to amend Chapter 17; and

WHEREAS, the Committee being duly informed of the facts pertinent to the changes proposed, having reviewed the staff report, and duly advised of the recommendations of the Town of Elderon hereby recommends the petition be GRANTED AS APPLIED FOR

NOW, THEREFORE, the County Board of Supervisors of the County of Marathon does ordain as follows: The General Code of Ordinances for Marathon County Chapter 17 Zoning Code (and accompanying Zoning Map) is amended as stated above.

Dated this 3<sup>rd</sup> day of November, 2020

**ENVIRONMENTAL RESOURCES COMMITTEE**

/s/ Jacob Langenhahn, Chair      /s/ Randy Fifrick      /s/ Rick Seefeldt

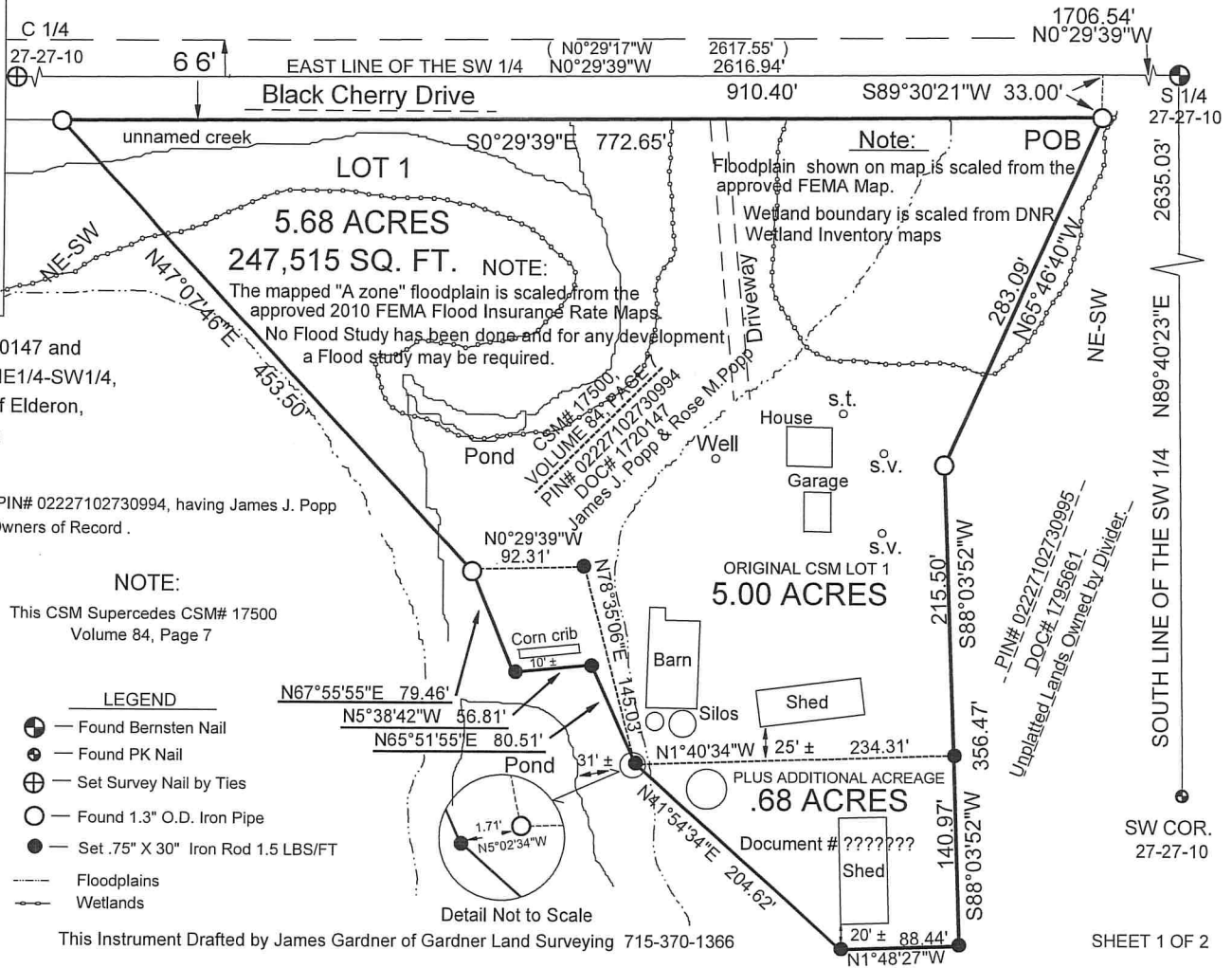
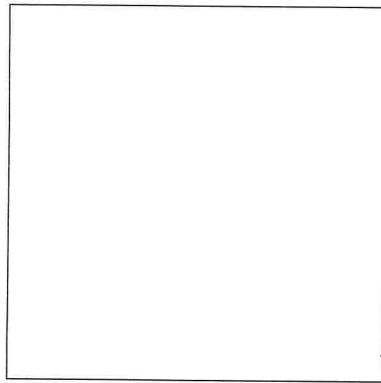
/s/ Allen Drabek      /s/ Sara Guild      /s/ Bill Conway

/s/ Eric Vogel      /s/ David Oberbeck      /s/ Arnold Schlei

Dated this \_\_\_\_ day of \_\_\_\_\_, 2020

\_\_\_\_\_  
Kurt Gibbs – Marathon County Board Chair

MARATHON COUNTY CERTIFIED SURVEY MAP# \_\_\_\_\_



Lot 1 CSM # 17500, Document # 1720147 and Document # ???????, located in the NE1/4-SW1/4, Section 27, T.27N., R.10E., Town of Elderon, Marathon County, Wisconsin

This NEW CSM is all of PIN# 02227102730994, having James J. Popp and Rose M. Popp as Owners of Record.

**NOTE:**

This CSM Supercedes CSM# 17500 Volume 84, Page 7

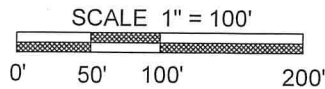
**LEGEND**

- ⊕ — Found Bernsten Nail
- ⊙ — Found PK Nail
- ⊕ — Set Survey Nail by Ties
- — Found 1.3" O.D. Iron Pipe
- — Set .75" X 30" Iron Rod 1.5 LBS/FT
- Floodplains
- - - Wetlands

Detail Not to Scale

This Instrument Drafted by James Gardner of Gardner Land Surveying 715-370-1366

BEARINGS REFERENCED TO SOUTH LINE OF THE SW 1/4 SECTION 27-27-10, ASSUMED TO BEAR N 89°40'23" E



Unplatted Lands Owned by Divider  
PIN# 02227102730995  
DOC# 17295661



STATE OF WISCONSIN )  
MARATHON COUNTY )  
TOWN OF ELDERON )

RESOLUTION ON ZONING ORDINANCE AMENDMENT

TO THE MARATHON COUNTY ENVIRONMENTAL RESOURCES COMMITTEE

I, Mary Ostrowski, Clerk of the Town of Elderon, Marathon County, State of Wisconsin, do hereby certify that the following is a true and correct copy of a resolution adopted by the Town of Elderon Town Board at a meeting held on the 6th day of October, 2020.

RESOLUTION

WHEREAS, Section 59.69(5)(e)3., Wisconsin Statutes, provides that if a town affected by a proposed amendment disapproves of the proposed amendment, the town board may file a certified copy of a resolution adopted by such board disapproving of the petition with the Environmental Resources Committee prior to, at or within ten (10) days after the public hearing, and

WHEREAS, if the town board of the town affected in the case of an ordinance relating to the location of boundaries of districts files such a resolution, the Environmental Resources Committee may not recommend to the County Board approval of the petition without change, but may only recommend approval with change or recommend disapproval.

NOW, THEREFORE BE IT RESOLVED that the Town of Elderon Town Board considered on the 6th day of October, 2020, petition by James and Rose Popp on behalf of O'BOYS LLC to amend the Marathon County Zoning Ordinance to rezone lands from G-A General Agriculture to R-E Rural Estate described as part of the NE  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of Section 27, Township 27 North, Range 10 East, Town of Elderon. The area proposed to be rezoned is described .68 acres in size and is shown as part of Lot 1 (5.68 acres) on the Preliminary Certified Survey Map (CSM) submitted as a part of the rezone petition. Part of parent parcel PIN0 022-2710-273-0995.

The Town of Elderon hereby has considered the following standards for rezoning above property (use additional sheets if necessary).

- 1) Has the applicant provided what public facilities and/or services currently serve the proposed development, what additional services may be required, and how the additional services will be provided?

No  Yes Explain: No additional services required

- 2) Has the applicant demonstrated how the provision of the public facilities will not be an unreasonable burden to local government?

No  Yes Explain: N/A

- 3) Has the applicant determined that the land is suitable for the development proposed? Explain.

No  Yes Explain: Additional yardage and shed already existing

- 4) Has the applicant demonstrated what will have to be done so the development will not cause unreasonable air and water pollution, soil erosion, or adverse effects on rare or irreplaceable natural areas? Explain.

No  Yes Explain: NO adverse effects

- 5) Is there any potential for conflict with existing land uses in the area?

No  Yes Explain: None

(OVER)

- 6) Has the applicant demonstrated the need for the proposed development at this location? Explain.  
 No  Yes Explain: development already exists
- 7) Has the applicant demonstrated the availability of alternative locations? Be specific  
 No  Yes Explain: No alternative location
- 8) Is cropland is being consumed by this zone change? What is the productivity of the agricultural lands involved?  
 No  Yes Explain: \_\_\_\_\_
- 9) Has the applicant explained how the proposed development will be located to minimize the amount of agricultural land converted?  
 No  Yes Explain: No agricultural land converted
- 10) Is proposed rezone request consistent with the town's adopted Comprehensive Plan? Explain.  
 No  Yes Explain: Land is already occupied by petitioner. Board unanimously agrees with proposed rezone.
- 11) Is there anything else the Town wishes to present or comment on regarding this application to the Marathon County Environmental Resources (ERC) Committee?  
 No  Yes Explain: \_\_\_\_\_

The Town of Elderon recommends:  Approval  Disapproval of the amendment and/or zone change

OR  Requests an Extension\* for the following reasons: \_\_\_\_\_

\*Wis. Stats §59.69(5)(e), (3), and (3m) authorizes Towns to extend the time to disapprove a zone change for a total of thirty (30) days beyond the date of the public hearing. The extension must be by Town Board Resolution and remains in effect until the Town Board adopts a resolution rescinding the extension.

Clerk Mary Struck  
 Town Board Don Garrison  
Don Swartz

NOTE: If you recommend disapproval of this request, please make every effort to send a representative to the Environmental Resources Committee Public Hearing. Town input at the hearing is always appreciated. Please return this form before October 23, 2020 to:

Marathon County Conservation, Planning and Zoning Department  
 210 River Drive  
 Wausau, WI 54403

**ORDINANCE # O -25-20**

**Town of Eau Pleine Rezone**

WHEREAS, the Marathon County Board of Supervisors has been petitioned to amend the General Code of Ordinances for Marathon County Chapter 17 Zoning Code by Tim Vreeland on behalf of Maple Tierra LLC from F-P Farmland Preservation to G-A General Agriculture described as part of the N ½ of the NW ¼ of Section 28, Township 27 North, Range 03 East, Town of Eau Pleine. The area proposed to be rezoned is described as Lot 2 (22.412 acres) on the Preliminary Certified Survey Map (CSM) submitted as a part of the rezone petition. Parcel address 112561 State Highway 153, Stratford WI 54484. Part of parent parcel PIN#'s 020-2703-282-0998 and 020-2703-282-0999

WHEREAS, the petition was referred to the Marathon County Environmental Resources Committee (the Committee) for public hearing; and

WHEREAS, the Committee, on due notice, conducted a public hearing thereon, pursuant to Section 59.69, Wisconsin Statutes on November 3, 2020 to consider the petition to amend Chapter 17; and

WHEREAS, the Committee being duly informed of the facts pertinent to the changes proposed, having reviewed the staff report, and duly advised of the recommendations of the Town of Eau Pleine hereby recommends the petition be GRANTED AS APPLIED FOR

NOW, THEREFORE, the County Board of Supervisors of the County of Marathon does ordain as follows: The General Code of Ordinances for Marathon County Chapter 17 Zoning Code (and accompanying Zoning Map) is amended as stated above.

Dated this 3<sup>rd</sup> day of November, 2020

**ENVIRONMENTAL RESOURCES COMMITTEE**

/s/ Jacob Langenhahn, Chair      /s/ Randy Fifrick      /s/ Rick Seefeldt

/s/ Allen Drabek      /s/ Sara Guild      /s/ Bill Conway

/s/ Eric Vogel      /s/ David Oberbeck      /s/ Arnold Schlei

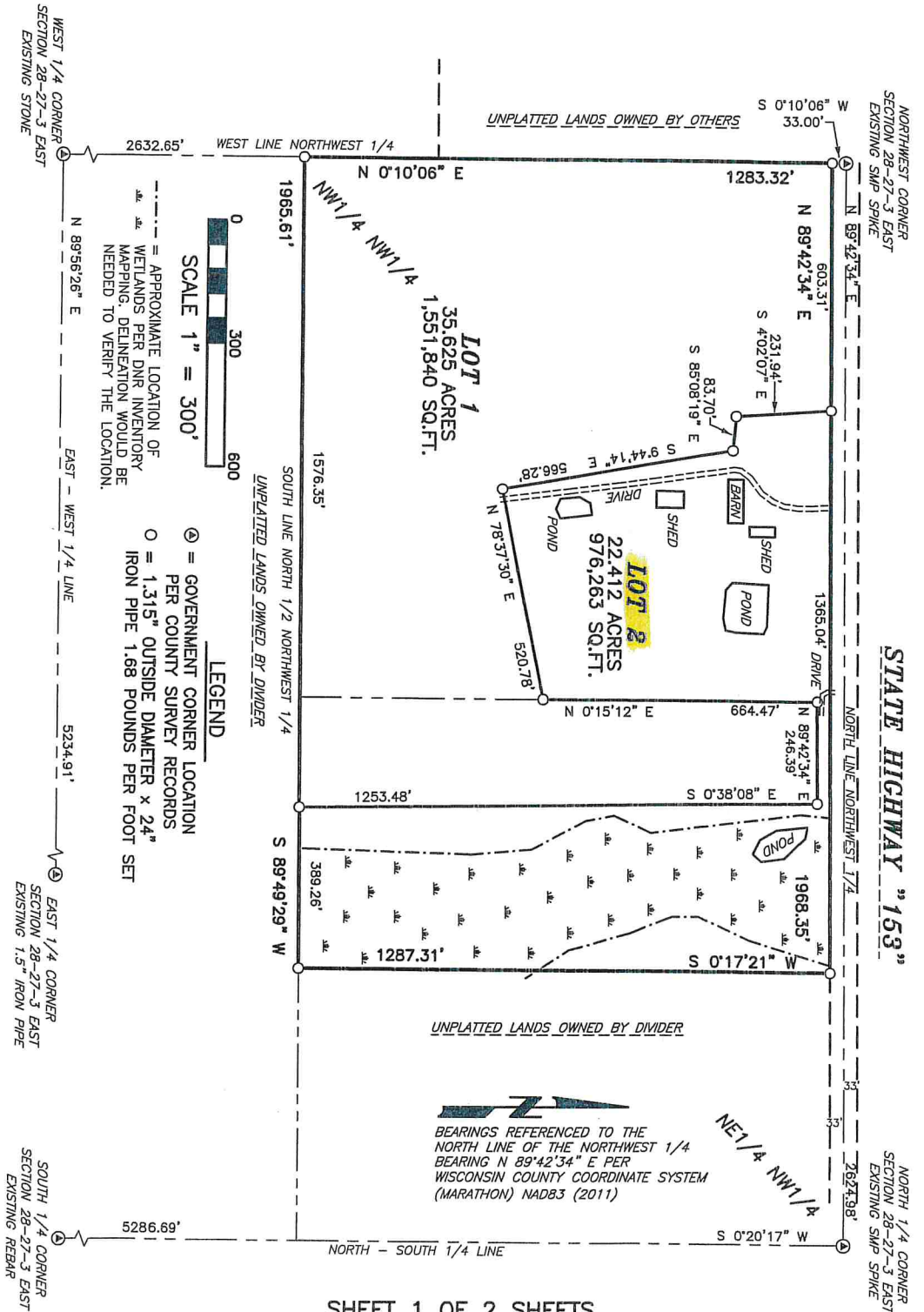
Dated this \_\_\_\_ day of \_\_\_\_\_, 2020

\_\_\_\_\_  
Kurt Gibbs – Marathon County Board Chair

# CERTIFIED SURVEY MAP

## MARATHON COUNTY NO. \_\_\_\_\_

PART OF THE NORTH 1/2 OF THE NORTHWEST 1/4  
OF SECTION 28, TOWNSHIP 27 NORTH, RANGE 3 EAST,  
TOWN OF EAU PLEINE, MARATHON COUNTY, WISCONSIN.



**CERTIFIED SURVEY MAP**  
**MARATHON COUNTY NO. \_\_\_\_\_**

PART OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 27  
NORTH, RANGE 3 EAST, TOWN OF EAU PLEINE, MARATHON COUNTY, WISCONSIN.

SHEET 2 OF 2 SHEETS

<b>VREELAND ASSOCIATES, INC.</b>	
6103 DAWN STREET WESTON, WI. 54476	
PH (715) 241-0947	tim@vreelandassociates.us
OWNER:	<b>MAPLE TIERRA LLC</b>
FILE #:	20-0279 MAPLE TIERRA
DRAFTED AND DRAWN BY: TIMOTHY G. VREELAND	

**SURVEYORS CERTIFICATE**

I, TIMOTHY G. VREELAND, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT AT THE DIRECTION OF GARY RUEGSEGGER, I SURVEYED, MAPPED AND DIVIDED THAT PART OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 27 NORTH, RANGE 3 EAST, TOWN OF EAU PLEINE, MARATHON COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 28; THENCE S 0°10'06" W ALONG THE WEST LINE OF THE NORTHWEST 1/4 33.00 FEET TO THE SOUTH LINE OF STATE HIGHWAY "153" AND TO THE POINT OF BEGINNING; THENCE N 89°42'34" E ALONG THE SOUTH LINE OF STATE HIGHWAY "153" 1968.35 FEET; THENCE S 0°17'21" W 1287.31 FEET TO THE SOUTH LINE OF THE NORTH 1/2 OF THE NORTHWEST 1/4; THENCE S 89°49'29" W ALONG THE SOUTH LINE OF THE NORTH 1/2 OF THE NORTHWEST 1/4 1965.61 FEET TO THE SOUTHWEST CORNER OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4; THENCE N 0°10'06" E ALONG THE WEST LINE OF THE NORTHWEST 1/4 1283.32 FEET TO THE POINT OF BEGINNING. SUBJECT TO ALL EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY OF RECORD AND USE.

THAT SUCH MAP IS A CORRECT REPRESENTATION OF ALL EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND THE DIVISION AND THE CERTIFIED SURVEY MAP THEREOF MADE.

THAT I HAVE FULLY COMPLIED WITH SECTION 236.34 OF THE WISCONSIN STATUTES IN SURVEYING, MAPPING AND DIVIDING THE LANDS, CHAPTER A-E 7 OF THE WISCONSIN ADMINISTRATIVE CODE AND THE LAND DIVISION ORDINANCE OF THE TOWN OF EAU PLEINE, ALL TO THE BEST OF MY KNOWLEDGE AND BELIEF IN SURVEYING, DIVIDING AND MAPPING THE SAME.

DATED THIS 14TH DAY OF JULY, 2020  
SURVEY PERFORMED JULY 23RD, 2020

\_\_\_\_\_  
TIMOTHY G. VREELAND P.L.S. 2291

RECEIVED

SEP 17 2020

MARATHON CO. CONSERVATION,  
PLANNING & ZONING DEPT.

#2020-B

STATE OF WISCONSIN )  
MARATHON COUNTY )  
TOWN OF EAU PLEINE )

**RESOLUTION ON ZONING ORDINANCE AMENDMENT**

TO THE MARATHON COUNTY ENVIRONMENTAL RESOURCES COMMITTEE

I, Deanna Landwehr, Clerk of the Town of Eau Pleine, Marathon County, State of Wisconsin, do hereby certify that the following is a true and correct copy of a resolution adopted by the Town of Eau Pleine Town Board at a meeting held on the 8<sup>th</sup> day of September, 2020.

RESOLUTION

WHEREAS, Section 59.69(5)(e)3., Wisconsin Statutes, provides that if a town affected by a proposed amendment disapproves of the proposed amendment, the town board may file a certified copy of a resolution adopted by such board disapproving of the petition with the Environmental Resources Committee prior to, at or within ten (10) days after the public hearing, and

WHEREAS, if the town board of the town affected in the case of an ordinance relating to the location of boundaries of districts files such a resolution, the Environmental Resources Committee may not recommend to the County Board approval of the petition without change, but may only recommend approval with change or recommend disapproval.

NOW, THEREFORE BE IT RESOLVED that the Town of Eau Pleine Town Board considered on the 8<sup>th</sup> day of September, 2020, petition Tim Vreeland on behalf of Maple Tierra LLC to amend the Marathon County Zoning Ordinance to rezone lands from F-P Farmland Preservation to G-A General Agriculture described as part of the N 1/2 of the NW 1/4 of Section 28, Township 27 North, Range 03 East, Town of Eau Pleine. The area proposed to be rezoned is described as Lot 2 (22.412 acres) on the Preliminary Certified Survey Map (CSM) submitted as a part of the rezone petition. Parcel address 112561 State Highway 153, Stratford WI 54484. Part of parent parcel PIN#'s 020-2703-282-0998 and 020-2703-282-0999.

The Town of Eau Pleine hereby has considered the following standards for rezoning above property (use additional sheets if necessary):

- 1) **Has the applicant provided what public facilities and/or services currently serve the proposed development, what additional services may be required, and how the additional services will be provided?**  
 No  Yes Explain: Served by standard public utilities. No additional services required
- 2) **Has the applicant demonstrated how the provision of the public facilities will not be an unreasonable burden to local government?**  
 No  Yes Explain: No change
- 3) **Has the applicant determined that the land is suitable for the development proposed? Explain.**  
 No  Yes Explain: No change in use. Existing farm.
- 4) **Has the applicant demonstrated what will have to be done so the development will not cause unreasonable air and water pollution, soil erosion, or adverse effects on rare or irreplaceable natural areas? Explain.**  
 No  Yes Explain: No changes
- 5) **Is there any potential for conflict with existing land uses in the area?**  
 No  Yes Explain: No changes

(OVER)

- 6) Has the applicant demonstrated the need for the proposed development at this location? Explain.  
 No  Yes Explain: No proposed development. No change in use.
- 7) Has the applicant demonstrated the availability of alternative locations? Be specific  
 No  Yes Explain: No necessary as no change in use.
- 8) Is cropland is being consumed by this zone change? What is the productivity of the agricultural lands involved?  
 No  Yes Explain: \_\_\_\_\_
- 9) Has the applicant explained how the proposed development will be located to minimize the amount of agricultural land converted?  
 No  Yes Explain: No impact. Rezone due to new parcel being less than 35 acres.
- 10) Is proposed rezone request consistent with the town's adopted Comprehensive Plan? Explain.  
 No  Yes Explain: \_\_\_\_\_
- 11) Is there anything else the Town wishes to present or comment on regarding this application to the Marathon County Environmental Resources (ERC) Committee?  
 No  Yes Explain: \_\_\_\_\_

The Town of Eau Pleine recommends:  **Approval**  **Disapproval** of the amendment and/or zone change.

OR  **Requests an Extension\*** for the following reasons: \_\_\_\_\_

\*Wis. Stats §59.69(5)(e), (3), and (3m) authorizes Towns to extend the time to disapprove a zone change for a total of thirty (30) days beyond the date of the public hearing. The extension must be by Town Board Resolution and remains in effect until the Town Board adopts a resolution rescinding the extension.

Clerk Deanna LeDuh  
 Town Board Mark Zandweber  
Kurt Johnson  
Mark Radtke

NOTE: If you recommend disapproval of this request, please make every effort to send a representative to the Environmental Resources Committee Public Hearing. Town input at the hearing is always appreciated. Please return this form before October 14 to:

Marathon County Conservation, Planning and Zoning Department  
 210 River Drive  
 Wausau, WI 54403

**ORDINANCE # O -26-20**

**Town of McMillan Rezone**

WHEREAS, the Marathon County Board of Supervisors has been petitioned to amend the General Code of Ordinances for Marathon County Chapter 17 Zoning Code David Lau on behalf of Herbert Lau to rezone lands from F-P Farmland Preservation to G-A General Agriculture described as part of the S ½ of fractional NE ¼ of Section 05, Township 26 North, Range 03 East, Town of McMillan. The area proposed to be rezoned is described as Lot 1 (10.003 acres) on the Preliminary Certified Survey Map (CSM) submitted as a part of the rezone petition. Parcel address 209223 County Road E, Stratford WI 54484, Part of parent parcel PIN# 056-2603-051-0997.

WHEREAS, the petition was referred to the Marathon County Environmental Resources Committee (the Committee) for public hearing; and

WHEREAS, the Committee, on due notice, conducted a public hearing thereon, pursuant to Section 59.69, Wisconsin Statutes on November 3, 2020 to consider the petition to amend Chapter 17; and

WHEREAS, the Committee being duly informed of the facts pertinent to the changes proposed, having reviewed the staff report, and duly advised of the recommendations of the Town of McMillan hereby recommends the petition be GRANTED AS APPLIED FOR

NOW, THEREFORE, the County Board of Supervisors of the County of Marathon does ordain as follows: The General Code of Ordinances for Marathon County Chapter 17 Zoning Code (and accompanying Zoning Map) is amended as stated above.

Dated this 3<sup>rd</sup> day of November, 2020

**ENVIRONMENTAL RESOURCES COMMITTEE**

/s/ Jacob Langenhahn, Chair    /s/ Randy Fifrick    /s/ Rick Seefeldt

/s/ Allen Drabek    /s/ Sara Guild    /s/ Bill Conway

/s/ Eric Vogel    /s/ David Oberbeck    /s/ Arnold Schlei

Dated this \_\_\_\_ day of \_\_\_\_\_, 2020

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Kurt Gibbs – Marathon County Board Chair



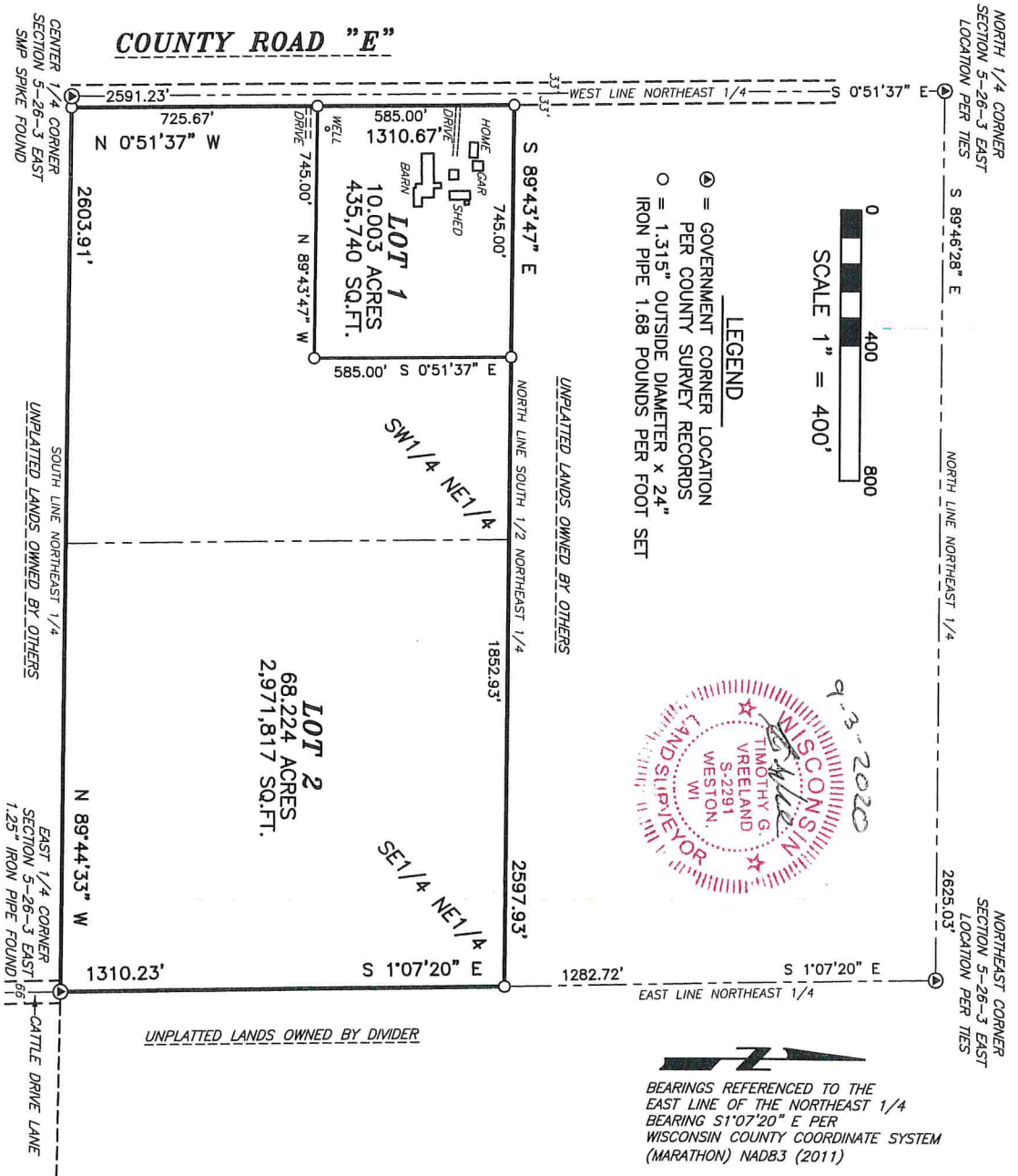
# CERTIFIED SURVEY MAP

## MARATHON COUNTY NO. \_\_\_\_\_

PART OF THE SOUTH 1/2 OF THE FRACTIONAL NORTHEAST  
1/4 OF SECTION 5, TOWNSHIP 26 NORTH, RANGE 3 EAST,  
TOWN OF MCMILLAN, MARATHON COUNTY, WISCONSIN.

<b>VREELAND ASSOCIATES, INC.</b>	
6103 DAWN STREET WESTON, WI. 54476	
PH (715) 241-0947      tim@vreelandassociates.us	
<b>OWNER:</b>	<b>HERBERT LAU</b>
FILE #: 20-0361 DAHLKE	
DRAFTED AND DRAWN BY: TIMOTHY G. VREELAND	

SHEET 1 OF 2 SHEETS



**CERTIFIED SURVEY MAP**  
**MARATHON COUNTY NO. \_\_\_\_\_**

PART OF THE SOUTH 1/2 OF THE FRACTIONAL NORTHEAST 1/4 OF SECTION 5, TOWNSHIP  
26 NORTH, RANGE 3 EAST, TOWN OF MCMILLAN, MARATHON COUNTY, WISCONSIN.

SHEET 2 OF 2 SHEETS

**SURVEYORS CERTIFICATE**

I, TIMOTHY G. VREELAND, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT AT THE DIRECTION OF DUWAYNE DAHLKE, I SURVEYED, MAPPED AND DIVIDED THAT PART OF THE SOUTH 1/2 OF THE FRACTIONAL NORTHEAST 1/4 OF SECTION 5, TOWNSHIP 26 NORTH, RANGE 3 EAST, TOWN OF MCMILLAN, MARATHON COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE EAST 1/4 CORNER OF SAID SECTION 5; THENCE N 89°44'33" W ALONG THE SOUTH LINE OF THE NORTHEAST 1/4 2603.91 FEET TO THE EAST LINE OF COUNTY ROAD "E"; THENCE N 0°51'37" W ALONG THE EAST LINE OF COUNTY ROAD "E" 1310.67 FEET; THENCE S 89°43'47" E ALONG THE NORTH LINE OF THE SOUTH 1/2 OF THE FRACTIONAL NORTHEAST 1/4 2597.93 FEET; THENCE S 1°07'20" E ALONG THE EAST LINE OF THE NORTHEAST 1/4 1310.23 FEET TO THE POINT OF BEGINNING. SUBJECT TO ALL EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY OF RECORD AND USE.

THAT SUCH MAP IS A CORRECT REPRESENTATION OF ALL EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND THE DIVISION AND THE CERTIFIED SURVEY MAP THEREOF MADE.

THAT I HAVE FULLY COMPLIED WITH SECTION 236.34 OF THE WISCONSIN STATUTES IN SURVEYING, MAPPING AND DIVIDING THE LANDS, CHAPTER A-E 7 OF THE WISCONSIN ADMINISTRATIVE CODE AND THE LAND DIVISION ORDINANCE OF THE TOWN OF MCMILLAN, ALL TO THE BEST OF MY KNOWLEDGE AND BELIEF IN SURVEYING, DIVIDING AND MAPPING THE SAME.



DATED THIS 3RD DAY OF SEPTEMBER, 2020  
SURVEY PERFORMED AUGUST 25TH, 2020

TIMOTHY G. VREELAND P.L.S. 2291

REVIEWED AND APPROVED FOR  
RECORDING BY THE TOWN OF  
MCMILLAN

DATE: \_\_\_\_\_

\_\_\_\_\_  
TOWN OF MCMILLAN

STATE OF WISCONSIN )  
MARATHON COUNTY )  
TOWN OF MCMILLAN )

**RESOLUTION ON ZONING ORDINANCE AMENDMENT**

TO THE MARATHON COUNTY ENVIRONMENTAL RESOURCES COMMITTEE

I, Patti Rahn, Clerk of the Town of McMillan, Marathon County, State of Wisconsin, do hereby certify that the following is a true and correct copy of a resolution adopted by the Town McMillan Town Board at a meeting held on the 12<sup>th</sup> day of October, 2020.

RESOLUTION

WHEREAS, Section 59.69(5)(e)3., Wisconsin Statutes, provides that if a town affected by a proposed amendment disapproves of the proposed amendment, the town board may file a certified copy of a resolution adopted by such board disapproving of the petition with the Environmental Resources Committee prior to, at or within ten (10) days after the public hearing, and

WHEREAS, if the town board of the town affected in the case of an ordinance relating to the location of boundaries of districts files such a resolution, the Environmental Resources Committee may not recommend to the County Board approval of the petition without change, but may only recommend approval with change or recommend disapproval.

NOW, THEREFORE BE IT RESOLVED that the Town of McMillan Town Board considered on the 12<sup>th</sup> day of October, 2020, petition of David Lau on behalf of Herbert Lau to amend the Marathon County Zoning Ordinance to rezone lands from F-P Farmland Preservation to G-A General Agriculture described as part of the S 1/2 of fractional NE 1/4 of Section 05, Township 26 North, Range 03 East, Town of McMillan. The area proposed to be rezoned is described as Lot 1 (10.003 acres) on the Preliminary Certified Survey Map (CSM) submitted as a part of the rezone petition. Parcel address 209223 County Road E, Stratford WI 54484, Part of parent parcel PIN# 056-2603-051-0997.

The Town of McMillan hereby has considered the following standards for rezoning above property (use additional sheets if necessary):

- 1) Has the applicant provided what public facilities and/or services currently serve the proposed development, what additional services may be required, and how the additional services will be provided?  
 No  Yes Explain: \_\_\_\_\_
- 2) Has the applicant demonstrated how the provision of the public facilities will not be an unreasonable burden to local government?  
 No  Yes Explain: \_\_\_\_\_
- 3) Has the applicant determined that the land is suitable for the development proposed? Explain.  
 No  Yes Explain: \_\_\_\_\_
- 4) Has the applicant demonstrated what will have to be done so the development will not cause unreasonable air and water pollution, soil erosion, or adverse effects on rare or irreplaceable natural areas? Explain.  
 No  Yes Explain: \_\_\_\_\_
- 5) Is there any potential for conflict with existing land uses in the area?  
 No  Yes Explain: \_\_\_\_\_

(OVER)

- 6) Has the applicant demonstrated the need for the proposed development at this location? Explain.  
 No  Yes Explain: \_\_\_\_\_
- 7) Has the applicant demonstrated the availability of alternative locations? Be specific  
 No  Yes Explain: \_\_\_\_\_
- 8) Is cropland is being consumed by this zone change? What is the productivity of the agricultural lands involved?  
 No  Yes Explain: Currently a hay field. Future use also hay field.
- 9) Has the applicant explained how the proposed development will be located to minimize the amount of agricultural land converted?  
 No  Yes Explain: \_\_\_\_\_
- 10) Is proposed rezone request consistent with the town's adopted Comprehensive Plan? Explain.  
 No  Yes Explain: \_\_\_\_\_
- 11) Is there anything else the Town wishes to present or comment on regarding this application to the Marathon County Environmental Resources (ERC) Committee?  
 No  Yes Explain: \_\_\_\_\_

The Town of McMillan recommends:  **Approval**  **Disapproval** of the amendment and/or zone change.

OR  **Requests an Extension\*** for the following reasons: \_\_\_\_\_

\*Wis. Stats §59.69(5)(e), (3), and (3m) authorizes Towns to extend the time to disapprove a zone change for a total of thirty (30) days beyond the date of the public hearing. The extension must be by Town Board Resolution and remains in effect until the Town Board adopts a resolution rescinding the extension.

Clerk Patti Baker  
 Town Board [Signature]  
[Signature]  
[Signature]

NOTE: If you recommend disapproval of this request, please make every effort to send a representative to the Environmental Resources Committee Public Hearing. Town input at the hearing is always appreciated. Please return this form before October 27, 2020 to:

Marathon County Conservation, Planning and Zoning Department  
 210 River Drive  
 Wausau, WI 54403

**ORDINANCE # O -27-20**

**Town of Plover Rezone**

WHEREAS, the Marathon County Board of Supervisors has been petitioned to amend the General Code of Ordinances for Marathon County Chapter 17 Zoning Code from Jack Kautza and the Jack Kautza Revocable Trust to rezone lands from G-A General Agriculture to R-R Rural Residential described as part of the NE ¼ of the SE ¼ of Section 16, Township 29 North, Range 10 East, Town of Plover. The area proposed to be rezoned is described as Lot 1 (3.49 acres) on the Preliminary Certified Survey Map (CSM) submitted as a part of the rezone petition. Parcel address 234470 North Pole Road, Birnamwood WI 54414. Part of parent parcel PIN# 062.2910.164.0999.

WHEREAS, the petition was referred to the Marathon County Environmental Resources Committee (the Committee) for public hearing; and

WHEREAS, the Committee, on due notice, conducted a public hearing thereon, pursuant to Section 59.69, Wisconsin Statutes on November 3, 2020 to consider the petition to amend Chapter 17; and

WHEREAS, the Committee being duly informed of the facts pertinent to the changes proposed, having reviewed the staff report, and duly advised of the recommendations of the Town of Plover hereby recommends the petition be GRANTED AS APPLIED FOR

NOW, THEREFORE, the County Board of Supervisors of the County of Marathon does ordain as follows: The General Code of Ordinances for Marathon County Chapter 17 Zoning Code (and accompanying Zoning Map) is amended as stated above.

Dated this 3<sup>rd</sup> day of November, 2020

ENVIRONMENTAL RESOURCES COMMITTEE

/s/ Jacob Langenhahn, Chair    /s/ Randy Fifrick    /s/ Rick Seefeldt

/s/ Allen Drabek    /s/ Sara Guild    /s/ Bill Conway

/s/ Eric Vogel    /s/ David Oberbeck    /s/ Arnold Schlei

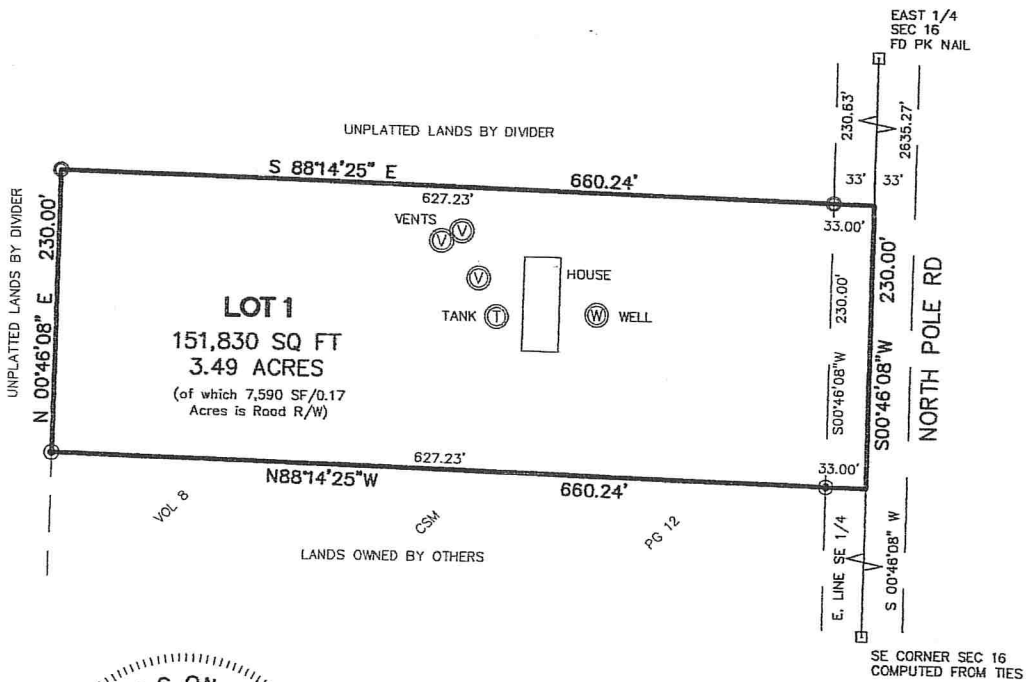
Dated this \_\_\_\_ day of \_\_\_\_\_, 2020

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Kurt Gibbs – Marathon County Board Chair

# CERTIFIED SURVEY MAP

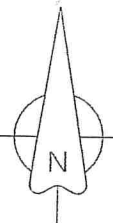
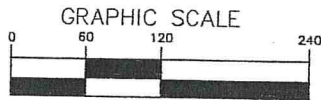
OF PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST  
1/4 OF SECTION 16, TOWNSHIP 29 NORTH, RANGE 10  
EAST, TOWN OF PLOVER, MARATHON COUNTY WISCONSIN



APPROVED FOR RECORDING  
UNDER THE TERMS OF THE  
MARATHON CO LAND DIVISION  
REGULATIONS  
BY \_\_\_\_\_  
DATE \_\_\_\_\_  
MARATHON CO CONSERVATION  
PLANNING AND ZONING DEPT  
CPZ TRACKING# \_\_\_\_\_

NOTE: THIS SURVEY DOES  
NOT TRANSFER PROPERTY  
OWNERSHIP, TRANSFER OF  
PROPERTY REQUIRES A  
RECORDED DEED, EXCEPTING  
PUBLIC DEDICATIONS

- 1.3" X 18" IRON PIPE WEIGHING 1.68 LBS/LINEAL FOOT SET(OD)
- FOUND 2" I. PIPE
- ⊙ FOUND 1" I. PIPE
- ▲ FOUND PK NAIL OR RR SPIKE
- ⊠ FOUND GOV'T CORNER
- () RECORD DATA



SURVEY PROVIDED BY: CORNERSTONE SURVEYING W12890 HWY 1 DEERBROOK WI 54424 715-216-3234	SURVEYED FOR: JACK KAUTZA 181530 SPORTSMAN DR BIRNAMWOOD WI 54414	BEARING REFERENCE: EAST LINE OF THE SE 1/4 OF SEC 16 ASSUMED TO BEAR S 0°46'08" W
--	--	--

MARATHON COUNTY CERTIFIED SURVEY MAP

I, Charley G. Brinkmeier, Professional Land Surveyor, hereby certify:

That I have surveyed, and mapped by the order of Jack Kautza, a parcel of land being part of the Northeast  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 16, Township 29 North, Range 10 East, Town of Plover, Marathon County, Wisconsin more particularly described as follows:

Commencing at the East  $\frac{1}{4}$  Corner of Section 16; thence S  $0^{\circ} 46' 08''$  W, 230.63 feet along the East line of the Southeast  $\frac{1}{4}$  of Section 16 to the point of beginning of the parcel herein described; thence S  $0^{\circ} 46' 08''$  W, 230.00 feet; thence N  $88^{\circ} 14' 25''$  W, 660.24 feet; thence N  $0^{\circ} 46' 08''$  E, 230.00 feet; thence S  $88^{\circ} 14' 25''$  E, 660.24 feet to the point of beginning of the parcel here in described.

Said parcel contains 151,830 Square Feet or 3.49 Acres of which 7,590 Square Feet or 0.17 Acres is Road R/W.

Subject to all roadways and easements of record.

That this map is a true and correct representation of all exterior boundaries of the land surveyed and the subdivision thereof made to the best of my knowledge and belief;

That I have fully complied with the provisions of Chapter 236 of the Wisconsin Statutes and fully complied with all the provisions of the Marathon County Land Division Ordinance;

Dated this 17th day of August, 2020.

\_\_\_\_\_ P.L.S. No. S-2517

STATE OF WISCONSIN )  
MARATHON COUNTY )  
TOWN OF PLOVER )

**RESOLUTION ON ZONING ORDINANCE AMENDMENT**

TO THE MARATHON COUNTY ENVIRONMENTAL RESOURCES COMMITTEE

I, Valerie Parker, Clerk of the Town of Plover, Marathon County, State of Wisconsin, do hereby certify that the following is a true and correct copy of a resolution adopted by the Town of Plover Town Board at a meeting held on the 8<sup>th</sup> day of September, 2020.

RESOLUTION

WHEREAS, Section 59.69(5)(e)3., Wisconsin Statutes, provides that if a town affected by a proposed amendment disapproves of the proposed amendment, the town board may file a certified copy of a resolution adopted by such board disapproving of the petition with the Environmental Resources Committee prior to, at or within ten (10) days after the public hearing, and

WHEREAS, if the town board of the town affected in the case of an ordinance relating to the location of boundaries of districts files such a resolution, the Environmental Resources Committee may not recommend to the County Board approval of the petition without change, but may only recommend approval with change or recommend disapproval.

NOW, THEREFORE BE IT RESOLVED that the Town of Plover Town Board considered on the 8<sup>th</sup> day of September, 2020, petition by Jack Kautza and the Jack Kautza Revocable Trust to amend the Marathon County Zoning Ordinance to rezone lands from G-A General Agriculture to R-R Rural Residential described as part of the NE ¼ of the SE ¼ of Section 16, Township 29 North, Range 10 East, Town of Plover. The area proposed to be rezoned is described as Lot 1 (3.49 acres) on the Preliminary Certified Survey Map (CSM) submitted as a part of the rezone petition. Parcel address 234470 North Pole Road, Birnamwood WI 54414. Part of parent parcel PIN# 062-2910-164-0999.

The Town of Plover hereby has considered the following standards for rezoning above property (*use additional sheets if necessary*):

- 1) **Has the applicant provided what public facilities and/or services currently serve the proposed development, what additional services may be required, and how the additional services will be provided?**  
 No  Yes Explain: \_\_\_\_\_
- 2) **Has the applicant demonstrated how the provision of the public facilities will not be an unreasonable burden to local government?**  
 No  Yes Explain: \_\_\_\_\_
- 3) **Has the applicant determined that the land is suitable for the development proposed? Explain.**  
 No  Yes Explain: \_\_\_\_\_
- 4) **Has the applicant demonstrated what will have to be done so the development will not cause unreasonable air and water pollution, soil erosion, or adverse effects on rare or irreplaceable natural areas? Explain.**  
 No  Yes Explain: \_\_\_\_\_
- 5) **Is there any potential for conflict with existing land uses in the area?**  
 No  Yes Explain: \_\_\_\_\_

(OVER)



- 6) Has the applicant demonstrated the need for the proposed development at this location? Explain.  
 No  Yes Explain: \_\_\_\_\_
- 7) Has the applicant demonstrated the availability of alternative locations? Be specific  
 No  Yes Explain: \_\_\_\_\_
- 8) Is cropland is being consumed by this zone change? What is the productivity of the agricultural lands involved?  
 No  Yes Explain: \_\_\_\_\_
- 9) Has the applicant explained how the proposed development will be located to minimize the amount of agricultural land converted?  
 No  Yes Explain: \_\_\_\_\_
- 10) Is proposed rezone request consistent with the town's adopted Comprehensive Plan? Explain.  
 No  Yes Explain: \_\_\_\_\_
- 11) Is there anything else the Town wishes to present or comment on regarding this application to the Marathon County Environmental Resources (ERC) Committee?  
 No  Yes Explain: \_\_\_\_\_

The Town of Plover recommends:  **Approval**  **Disapproval** of the amendment and/or zone change.

OR  **Requests an Extension\*** for the following reasons: \_\_\_\_\_

\*Wis. Stats §59.69(5)(e), (3), and (3m) authorizes Towns to extend the time to disapprove a zone change for a total of thirty (30) days beyond the date of the public hearing. The extension must be by Town Board Resolution and remains in effect until the Town Board adopts a resolution rescinding the extension.

Clerk Valerie Pan  
 Town Board Tom Kowalski  
[Signature]

NOTE: If you recommend disapproval of this request, please make every effort to send a representative to the Environmental Resources Committee Public Hearing. Town input at the hearing is always appreciated. Please return this form before October 23, 2020 to:

Marathon County Conservation, Planning and Zoning Department  
 210 River Drive  
 Wausau, WI 54403

**ORDINANCE # O -28-20**

**Town of Knowlton Rezone**

WHEREAS, the Marathon County Board of Supervisors has been petitioned to amend the General Code of Ordinances for Marathon County Chapter 17 Zoning Code of Sean and Kimberly Montgomery on behalf of J & B Grezenski Enterprises LLC to rezone lands from G-A General Agriculture to R-E Rural Estate described as part of the NE ¼ of the SW ¼ of Section 27, Township 26 North, Range 07 East, Town of Knowlton. The area proposed to be rezoned is described as Lot #1 (5.403 acres) on the Preliminary Certified Survey Map (CSM) submitted as a part of the rezone petition. Part of parent parcel PIN# 048-2607-273-0989

WHEREAS, the petition was referred to the Marathon County Environmental Resources Committee (the Committee) for public hearing; and

WHEREAS, the Committee, on due notice, conducted a public hearing thereon, pursuant to Section 59.69, Wisconsin Statutes on November 3, 2020 to consider the petition to amend Chapter 17; and

WHEREAS, the Committee being duly informed of the facts pertinent to the changes proposed, having reviewed the staff report, and duly advised of the recommendations of the Town of Knowlton hereby recommends the petition be GRANTED AS APPLIED FOR

NOW, THEREFORE, the County Board of Supervisors of the County of Marathon does ordain as follows: The General Code of Ordinances for Marathon County Chapter 17 Zoning Code (and accompanying Zoning Map) is amended as stated above.

Dated this 3<sup>rd</sup> day of November, 2020

**ENVIRONMENTAL RESOURCES COMMITTEE**

/s/ Jacob Langenhahn, Chair    /s/ Randy Fifrick    /s/ Rick Seefeldt

/s/ Allen Drabek    /s/ Sara Guild    /s/ Bill Conway

/s/ Eric Vogel    /s/ David Oberbeck    /s/ Arnold Schlei

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2020

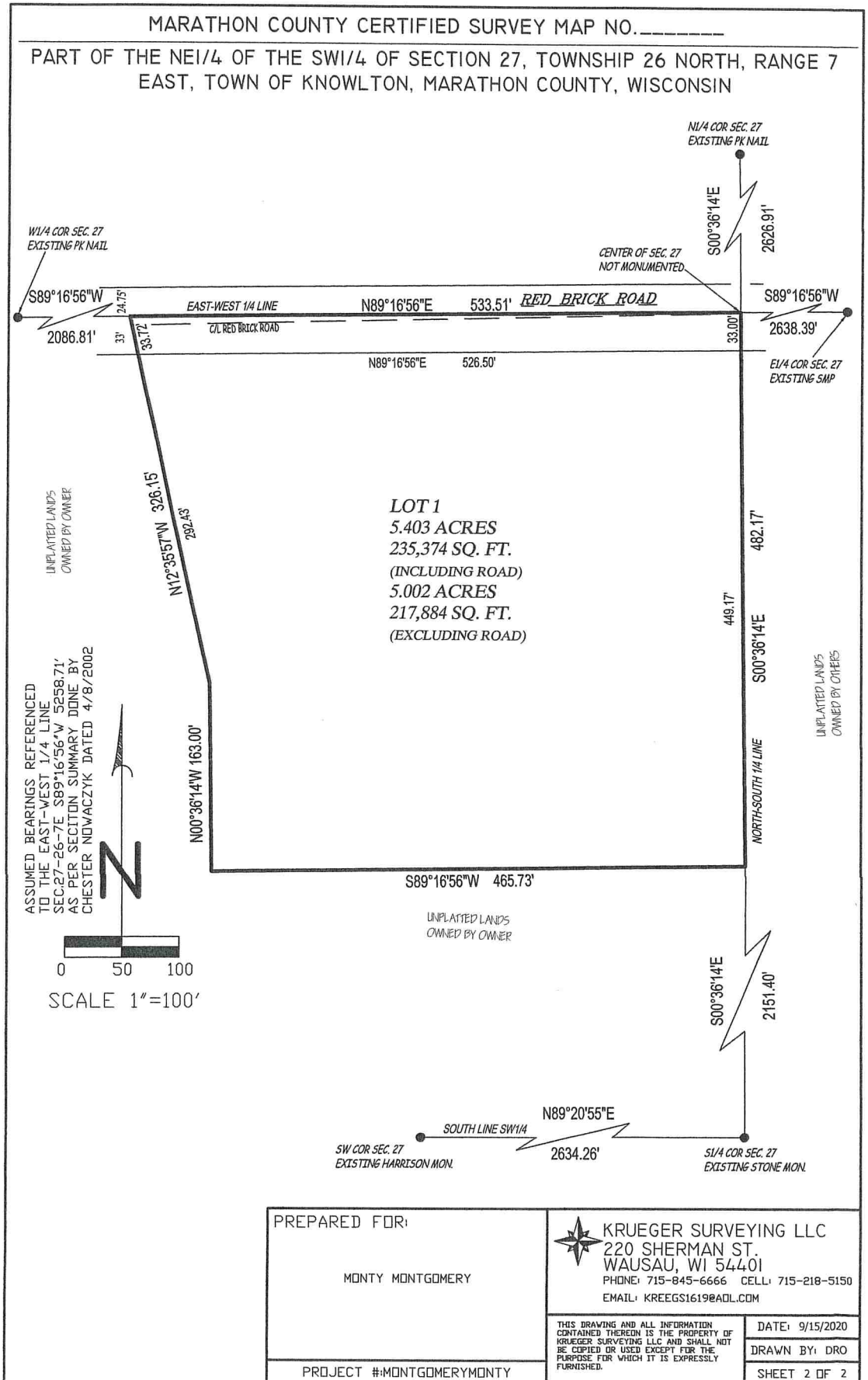
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Kurt Gibbs – Marathon County Board Chair

# PRELIMINARY MAPPING FOR PROPOSED REZONE

MARATHON COUNTY CERTIFIED SURVEY MAP NO. \_\_\_\_\_

PART OF THE NE1/4 OF THE SW1/4 OF SECTION 27, TOWNSHIP 26 NORTH, RANGE 7 EAST, TOWN OF KNOWLTON, MARATHON COUNTY, WISCONSIN



PREPARED FOR:  
 MONTY MONTGOMERY

PROJECT #: MONTGOMERYMONTY

**KRUEGER SURVEYING LLC**  
 220 SHERMAN ST.  
 WAUSAU, WI 54401  
 PHONE: 715-845-6666 CELL: 715-218-5150  
 EMAIL: KREEGS1619@AOL.COM

THIS DRAWING AND ALL INFORMATION CONTAINED THEREON IS THE PROPERTY OF KRUEGER SURVEYING LLC AND SHALL NOT BE COPIED OR USED EXCEPT FOR THE PURPOSE FOR WHICH IT IS EXPRESSLY FURNISHED.

DATE: 9/15/2020  
 DRAWN BY: DRO  
 SHEET 2 OF 2

# LEGAL DESCRIPTION FOR PROPOSED REZONE

PART OF THE NE1/4 OF THE SW1/4 OF SECTION 27, TOWNSHIP 26 NORTH,  
RANGE 7 EAST, TOWN OF KNOWLTON, MARATHON COUNTY, WISCONSIN

LEGAL DESCRIPTION FOR PROPOSED REZONE


A PARCEL OF LAND LOCATED IN PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 27, TOWNSHIP 26 NORTH, RANGE 7 EAST, TOWN OF KNOWLTON, MARATHON COUNTY, WISCONSIN AND IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST 1/4 CORNER OF SAID SECTION 27; THENCE S89°16'56"W, ALONG THE EAST-WEST 1/4 LINE, 2638.39 FEET TO THE CENTER OF SECTION 27 AND THE POINT OF BEGINNING. THENCE S00°36'14"E, ALONG THE NORTH-SOUTH 1/4 LINE, 482.17 FEET; THENCE S89°16'56"W, PARALLEL TO THE EAST-WEST 1/4 LINE, 465.73 FEET; THENCE N00°36'14"W, PARALLEL TO THE NORTH-SOUTH 1/4 LINE, 163.00 FEET; THENCE N12°35'57"W, 326.15 FEET; THENCE N89°16'56"E, ALONG THE EAST-WEST 1/4 LINE, 533.51 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS:

5.403 ACRES	5.002 ACRES
235,374 SQ. FT.	217,884 SQ. FT.
(INCLUDING ROAD)	(EXCLUDING ROAD)

THAT THE ABOVE DESCRIBED PARCEL IS SUBJECT TO ALL RIGHT-OF-WAYS, RESERVATIONS, RESTRICTIONS AND EASEMENTS OF RECORD AND IS SUBJECT TO THE PUBLIC RIGHT-OF-WAY KNOWN AS RED BRICK ROAD OVER THE NORTH 33 FEET THEREOF.

PREPARED FOR:  <p style="text-align: center;">MONTY MONTGOMERY</p>	<div style="text-align: center;">  </div> <p style="text-align: center;">                     KRUEGER SURVEYING LLC                      220 SHERMAN ST.                      WAUSAU, WI 54401                      PHONE: 715-845-6666 CELL: 715-218-5150                      EMAIL: KREEGS1619@AOL.COM                 </p>				
PROJECT #MONTGOMERYMONTYDES	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 60%; font-size: 8px;">                     THIS DRAWING AND ALL INFORMATION CONTAINED THEREIN IS THE PROPERTY OF KRUEGER SURVEYING LLC AND SHALL NOT BE COPIED OR USED EXCEPT FOR THE PURPOSE FOR WHICH IT IS EXPRESSLY FURNISHED.                 </td> <td style="width: 40%; padding: 2px;">                     DATE: 9/15/2020                      DRAWN BY: DRO                 </td> </tr> <tr> <td colspan="2" style="text-align: right; padding: 2px;">                     SHEET 1 OF 2                 </td> </tr> </table>	THIS DRAWING AND ALL INFORMATION CONTAINED THEREIN IS THE PROPERTY OF KRUEGER SURVEYING LLC AND SHALL NOT BE COPIED OR USED EXCEPT FOR THE PURPOSE FOR WHICH IT IS EXPRESSLY FURNISHED.	DATE: 9/15/2020 DRAWN BY: DRO	SHEET 1 OF 2	
THIS DRAWING AND ALL INFORMATION CONTAINED THEREIN IS THE PROPERTY OF KRUEGER SURVEYING LLC AND SHALL NOT BE COPIED OR USED EXCEPT FOR THE PURPOSE FOR WHICH IT IS EXPRESSLY FURNISHED.	DATE: 9/15/2020 DRAWN BY: DRO				
SHEET 1 OF 2					

STATE OF WISCONSIN )  
MARATHON COUNTY )  
TOWN OF KNOWLTON )

**RESOLUTION ON ZONING ORDINANCE AMENDMENT**

TO THE MARATHON COUNTY ENVIRONMENTAL RESOURCES COMMITTEE

I, Alan Fochs, Clerk of the Town of Knowlton, Marathon County, State of Wisconsin, do hereby certify that the following is a true and correct copy of a resolution adopted by the Town Knowlton Town Board at a meeting held on the 12th day of October, 2020.

RESOLUTION

WHEREAS, Section 59.69(5)(e)3., Wisconsin Statutes, provides that if a town affected by a proposed amendment disapproves of the proposed amendment, the town board may file a certified copy of a resolution adopted by such board disapproving of the petition with the Environmental Resources Committee prior to, at or within ten (10) days after the public hearing, and

WHEREAS, if the town board of the town affected in the case of an ordinance relating to the location of boundaries of districts files such a resolution, the Environmental Resources Committee may not recommend to the County Board approval of the petition without change, but may only recommend approval with change or recommend disapproval.

NOW, THEREFORE BE IT RESOLVED that the Town of Knowlton Town Board considered on the 12th day of October, 2020, petition of Sean and Kimberly Montgomery on behalf of J & B Grezenski Enterprises LLC to amend the Marathon County Zoning Ordinance to rezone lands from G-A General Agriculture to R-E Rural Estate described as part of the NE ¼ of the SW ¼ of Section 27, Township 26 North, Range 07 East, Town of Knowlton. The area proposed to be rezoned is described as Lot #1 (5.403 acres) on the Preliminary Certified Survey Map (CSM) submitted as a part of the rezone petition. Part of parent parcel PIN# 048-2607-273-0989.

The Town of Knowlton hereby has considered the following standards for rezoning above property (use additional sheets if necessary);

- 1) **Has the applicant provided what public facilities and/or services currently serve the proposed development, what additional services may be required, and how the additional services will be provided?**  
 No     Yes Explain: NA

---

- 2) **Has the applicant demonstrated how the provision of the public facilities will not be an unreasonable burden to local government?**  
 No     Yes Explain: \_\_\_\_\_

---

- 3) **Has the applicant determined that the land is suitable for the development proposed? Explain.**  
 No     Yes Explain: \_\_\_\_\_

---

- 4) **Has the applicant demonstrated what will have to be done so the development will not cause unreasonable air and water pollution, soil erosion, or adverse effects on rare or irreplaceable natural areas? Explain.**  
 No     Yes Explain: NA

---

- 5) **Is there any potential for conflict with existing land uses in the area?**  
 No     Yes Explain: \_\_\_\_\_

---

(OVER)

- 6) Has the applicant demonstrated the need for the proposed development at this location? Explain.  
 No  Yes Explain: \_\_\_\_\_
- 7) Has the applicant demonstrated the availability of alternative locations? Be specific  
 No  Yes Explain: not much land available
- 8) Is cropland is being consumed by this zone change? What is the productivity of the agricultural lands involved?  
 No  Yes Explain: but has not been farmed in many years
- 9) Has the applicant explained how the proposed development will be located to minimize the amount of agricultural land converted?  
 No  Yes Explain: field hasn't been cropped in many years
- 10) Is proposed rezone request consistent with the town's adopted Comprehensive Plan? Explain.  
 No  Yes Explain: future use is residential along red bride Rd
- 11) Is there anything else the Town wishes to present or comment on regarding this application to the Marathon County Environmental Resources (ERC) Committee?  
 No  Yes Explain: \_\_\_\_\_

The Town of Knowlton recommends:  **Approval**  **Disapproval** of the amendment and/or zone change.

OR  **Requests an Extension\*** for the following reasons: \_\_\_\_\_

\*Wis. Stats §59.69(5)(e), (3), and (3m) authorizes Towns to extend the time to disapprove a zone change for a total of thirty (30) days beyond the date of the public hearing. The extension must be by Town Board Resolution and remains in effect until the Town Board adopts a resolution rescinding the extension.

Clerk [Signature]  
 Town Board [Signature]  
[Signature]  
[Signature]

NOTE: If you recommend disapproval of this request, please make every effort to send a representative to the Environmental Resources Committee Public Hearing. Town input at the hearing is always appreciated. Please return this form before October 27, 2020 to:

Marathon County Conservation, Planning and Zoning Department  
 210 River Drive  
 Wausau, WI 54403

**RESOLUTION #R -63- 20**  
**CHANGES IN SUPERVISORY DISTRICT BOUNDARIES RESULTING**  
**FROM VILLAGE OF EDGAR ANNEXATION**

WHEREAS, the revised reapportionment statutes 59.10(3)© allow the County Board to consider changes in the boundaries of supervisory districts based on City Annexations which occur after passage of the 10-year county reapportionment plan; and

WHEREAS, duly annexed property describes as that part of the Town of Wien: the following described territory located within the Town of Wien, Marathon County, Wisconsin, is hereby annexed to the Village of Edgar, Wisconsin:

PT of SE ¼ of the SE ¼ , Section 1 T28N-R4E, Town of Wien, Marathon County, Wisconsin, bounded and recorded as follows: One square acre in the Southeast corner of the Southeast quarter (SE ¼ - SE ¼) of Section one (1), Township twenty-eight (28) North, Range four (4) East, in the Town of Wien, Marathon County, Wisconsin, less and except that part used for highway purposes.

Also being described as follows: Commencing at the Southeast Corner of Section 1, Town 28 North, Range 4 East; Thence N00°57'31"E, along the East line of Section 1, 33.00 feet; Thence N88°49'51"W, 31.92 feet to the point of beginning; Thence N88°49'51"W, 176.79 feet; Thence N00°57'31", 175.71 feet; Thence S88°49'51"E, 176.72 feet; Thence S00°56'04"W, 175.71 feet to the point of beginning. Containing 0.71 acres of land and being subject to any restrictions, reservations, right-of-ways and easement of record,

should be included in Supervisory District #32, there being zero electors residing therein; and

WHEREAS, exact maps of the above-described parcel, along with a certified copy of the Village of Edgar ordinance, have been duly filed with the Clerk of Marathon County; and

WHEREAS, changes in said supervisory district boundaries are allowed by law, provided that the total number of supervisory districts is left unchanged; and

NOW THEREFORE BE IT RESOLVED that the County Board of Supervisors of the County of Marathon does ordain as follows:

That the above-described duly annexed property, now within the Village of Edgar, is hereby included in the supervisory district enumerated above.

BE IT FURTHER RESOLVED that the Marathon County Clerk is hereby directed to forward all notices required under Chapter 59, Wisconsin Statutes, to the Secretary of State for the purpose of advising that office of said boundary changes.

Dated this 10<sup>th</sup> day of November, 2020.

**COUNTY BOARD OF SUPERVISORS**


**AN ORDINANCE ANNEXING TERRITORY TO THE VILLAGE OF EDGAR, MARATHON COUNTY, WI**

The Village Board of the Village of Edgar, Wisconsin, do ordain as follows:

**SECTION 1.** Territory Annexed. Annexation of territory owned by a Village in accordance with sec. 66.0223 of the Wisconsin Statutes

TOWN OF WEIN – MARATHON COUNTY – WISCONSIN

**PARCEL 084-2804-014-0993 Village of Edgar, PO Box 67 SEC 01-28-04 PT OF SE 1/4 SE 1/4 - LOT 1 CSM VOL 53 PG 59 (#12351) (DOC #1275363)**

**SECTION 2.** Effect of Annexation. From and after the date of this ordinance of the territory described in section 1 shall be a part of Village of Edgar for any and all purposes provided by law and all persons coming or residing within such territory shall be subject to all ordinances, rules and regulations governing the Village of Edgar.

**SECTION 3.** Temporary Zoning Classification. (a) Upon recommendation of the Plan Commission, the territory annexed to the Village of Edgar by this ordinance is temporarily zoned as follows, pursuant to sec. 66.021(7)(a) of the Wisconsin Statutes: Commercial

(b) the Plan Commission is directed to prepare an amendment to the zoning ordinance setting forth permanent classifications and regulations for the zoning of the annexed area and to submit its recommendations to the Council not later than December 31, 2021.


**SECTION 4.** Ward Designation. The territory described in section 1 of this ordinance is hereby designated to Ward 1 of the Village of Edgar, subject to the ordinances, rules and regulations of the Village of Edgar governing wards.

**SECTION 5.** Severability. If any provision of this ordinance is invalid or unconstitutional, or if the application of this ordinance to any person or circumstances is invalid or unconstitutional, such invalidity or unconstitutionality shall not affect the other provisions or application of this ordinance which can be given effect without the invalid or unconstitutional provision or application.

**SECTION 6.** Effective Date. This ordinance shall take effect upon passage and publication as provided by law.

  
\_\_\_\_\_  
Terry Lepak, Village President

ATTEST:

  
\_\_\_\_\_  
Jennifer Lopez, Village Administrator

DATE ADOPTED: 10/12/2020  
DATE PUBLISHED: 10/21/2020  
EFFECTIVE DATE: 10/21/2020




---

**CERTIFICATION OF ANNEXATION ORDINANCE**

---

The undersigned hereby certifies (i) that she is the Administrator of the Village of Edgar, a Wisconsin municipal corporation (the "Village Board"); (ii) that attached hereto is a true, correct, and complete copy of the Annexation Ordinance adopted by the Village Board on October 12, 2020, in accordance with the laws of the State of Wisconsin; and (iii) that the population of the annexed area is zero.

IN WITNESS WHEREOF, I have hereunto set my hand and seal in my official capacity on the 12<sup>th</sup> day of October 2020.

  
\_\_\_\_\_  
Jennifer Lopez  
Village Administrator

084.4.2804.014.0993

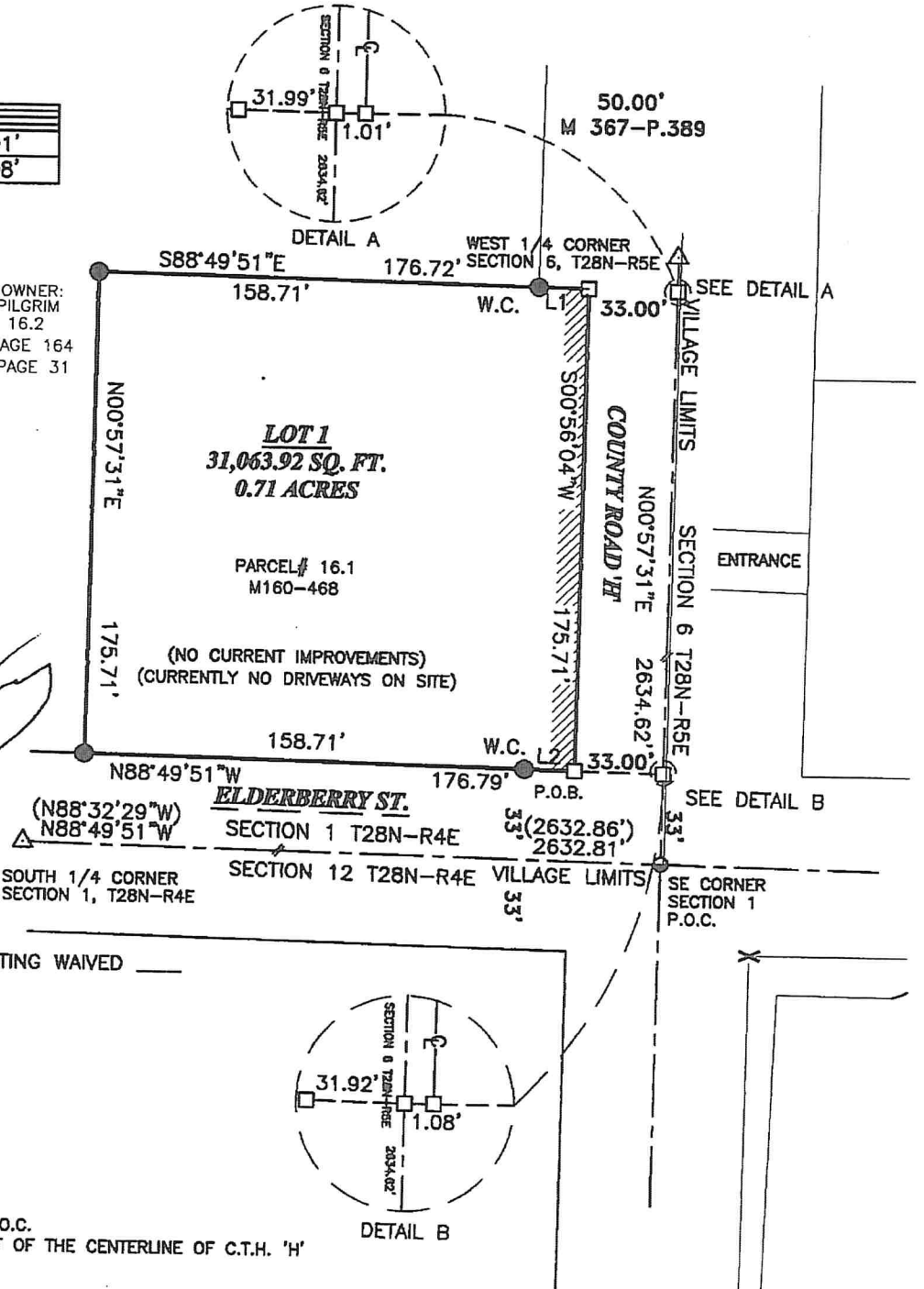
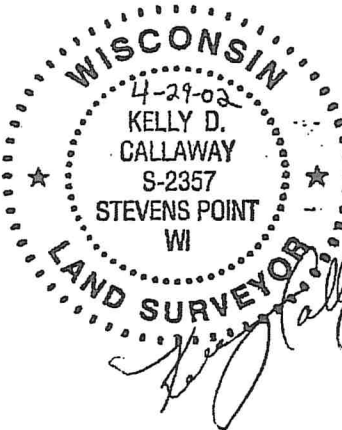
12351

**MARATHON COUNTY CERTIFIED SURVEY MAP NO.**

LOCATED IN THE SE 1/4 OF THE SE 1/4 SECTION 1, T28N-R4E, TOWN OF WIEN, MARATHON COUNTY, WISCONSIN.

LINE TABLE		
L1	S88°49'51"E	18.01'
L2	S88°49'51"E	18.08'

ADJOINING OWNER:  
ELROY J. PILGRIM  
PARCEL# 16.2  
VOL. 426, PAGE 164  
VOL. 503, PAGE 31

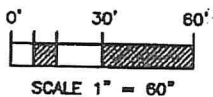


**LEGEND**

- 3/4" X 24" REBAR SET (1.5 LBS/FT)
- CALCULATED CORNER SETTING WAIVED
- 2" IRON PIPE FOUND
- △ RR SPIKE FOUND
- PK NAIL FOUND
- /// NO ACCESS



**NOTE:**  
SE CORNER SECTION 1 P.O.C. IS 1.10' WEST OF THE CENTERLINE OF C.T.H. 'H'

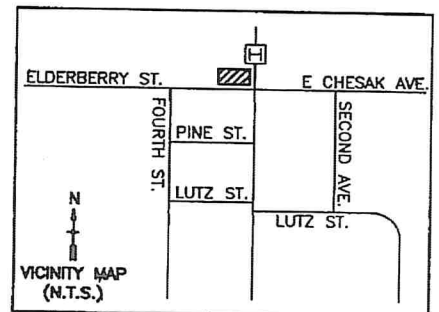


**BASIS FOR BEARING**

THE EAST LINE OF SECTION 1 T28N-R4E, ASSUMED TO BEAR N88°49'51"W.

APPROVED FOR RECORDING UNDER THE TERMS OF THE MARATHON CO LAND DIVISION REGULATIONS

BY *[Signature]*  
DATE 3/16/02  
MARATHON CO ZONING DEPT



**SURVEYOR:**  
KELLY D. CALLAWAY, RLS-2357

**DRAFTED BY:**  
RACHEL R. WESTBERG

VOL. 53 CSM  
PAGE 59

# SURVEYOR'S CERTIFICATE

Certified Boundary Survey  
for  
Marquette Bank Project  
Site No. 51

Intersection of C.T.H. 'H' and E.  
Chesak Ave.  
Edgar, WI 54426

I, Kelly D. Callaway, Registered Land Surveyor, do hereby certify:

That I have surveyed and mapped this certified survey map located in the SE 1/4 of the SE 1/4, Section 1, T28N-R4E, Town of Wien, Marathon County, Wisconsin, bounded and recorded as follows:

One square acre in the Southeast corner of the Southeast quarter of the Southeast quarter (SE 1/4 - SE 1/4) of Section one (1), Township twenty-eight (28) North, Range four (4) East, in the Town of Wien, Marathon County, Wisconsin, less and except that part used for highway purposes.

Also being described as follows:


Commencing at the Southeast Corner of Section 1, Town 28 North, Range 4 East;

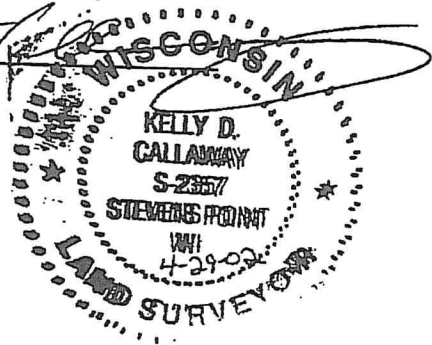
Thence N00°57'31"E, along the East line of Section 1, 33.00 feet;  
Thence N88°49'51"W, 31.92 feet to the point of beginning;  
Thence N88°49'51"W, 176.79 feet;  
Thence N00°57'31"E, 175.71 feet;  
Thence S88°49'51"E, 176.72 feet;  
Thence S00°56'04"W, 175.71 feet to the point of beginning.

Containing 0.71 acres of land and being subject to any restrictions, reservations, right-of-ways and easement of record.

TO: MERIDIAN CAPITAL BANK, NA AND BOCK & CLARK CORPORATION.

The undersigned certifies that to the best of his professional knowledge, belief and information, this map of plat and the survey on which it is based were made on the date shown below of the premises specifically described in Deed Book M610, and Page No. 468, and (i) was in accordance with the "Minimum Standard Detail Requirements for Boundary Surveys within the State of Wisconsin; (ii) in accordance with the agreement and Survey Requirements for Marquette Bank Surveys dated 10/12/01", and (iii) there are no gaps, gores, or overlaps with the adjoining land owners except as shown and noted hereon.

  
Kelly D. Callaway  
Registered Land Surveyor #2357  
State of Wisconsin  
Date of Survey: 11/20/01  
Date of last revision: 03/13/02  
Network Project No. 20010734-51



Survey Prepared By:  
CPC Engineers & Surveyors  
2925 Post Road  
Stevens Point, WI 54481  
Phone: (715) 342-1999  
Fax: (715) 342-1299

# DIRECT ANNEXATION PETITION

It is intended to circulate an annexation petition for the property described as:

**PARCEL 084-2804-014-0993 Village of Edgar, PO Box 67 SEC 01-28-04 PT OF SE 1/4 SE 1/4 - LOT 1 CSM VOL 53 PG 59 (#12351) (DOC #1275363)**

This property is proposed to be annexed to the **Village of Edgar**  
 This property is proposed to be detached from the **Town of Wein.**  
 Population of proposed annexation: **0**

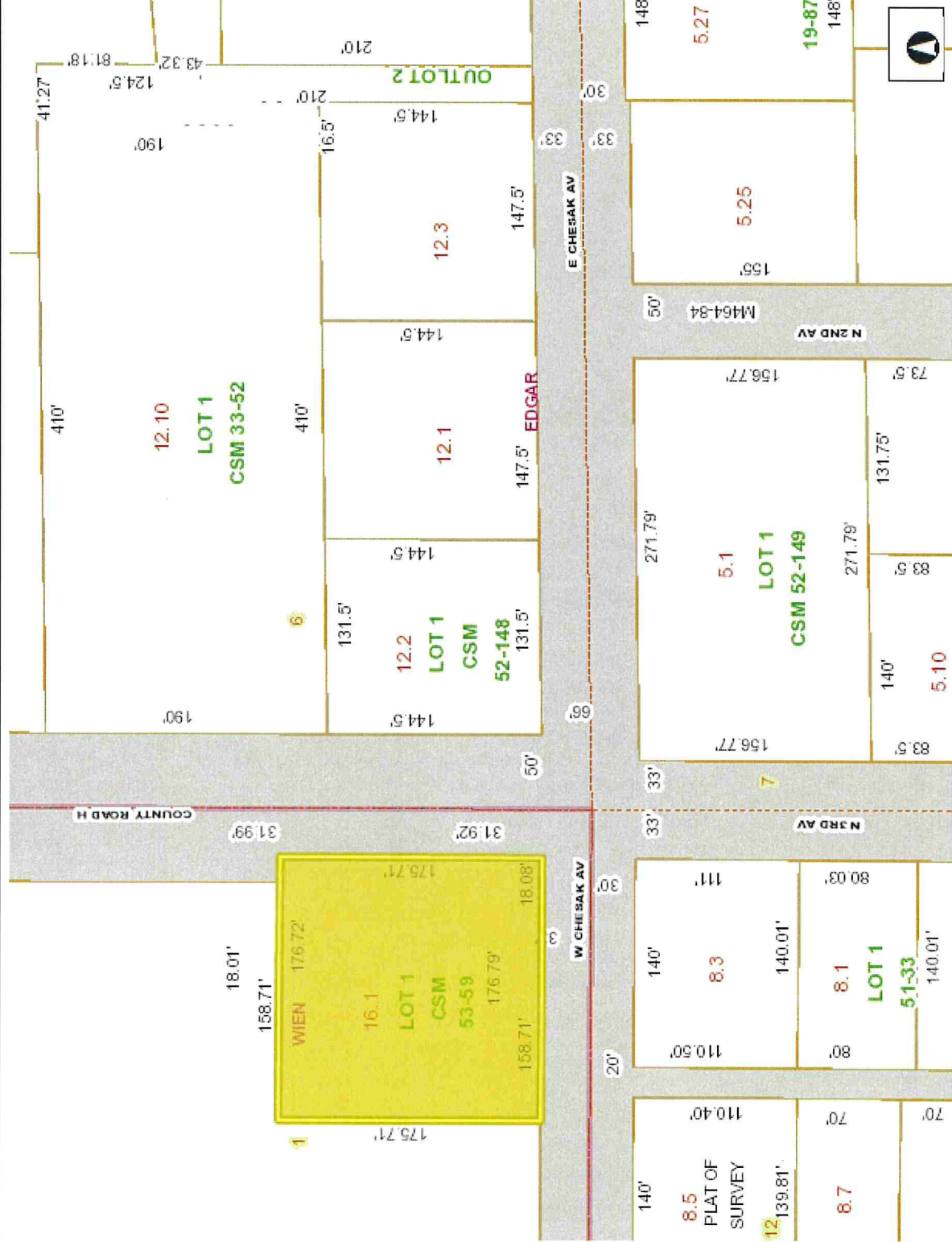


Name	Address	Signature

I, Terry Lepak personally circulated this petition and personally obtained each of the signatures. I, Terry Lepak know that the signers signed the petition with full knowledge of its contents. I, Terry Lepak know their respective residences given. I, Terry Lepak know that each signer signed on the date stated opposite his/her name. I, Terry Lepak know there are no residents within the territory in which the petition is circulated. I, Terry Lepak know there are no electors of the territory proposed for annexation. I, Terry Lepak am aware that falsifying an affidavit is punishable under secs. 12.13(3)(a) and 946.32(1)(a). Terry Lepak, circulator of the petition



# Land Information Mapping System



### Legend

**Parcel Annotations**

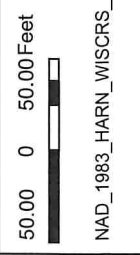
- Parcels
- Land Hooks
- Section Lines/Numbers
- Right Of Ways
- Municipalities
- Surrounding\_County

**Surrounding\_County**

- CLARK
- LANGLADE
- LINCOLN
- PORTAGE
- SHAWANO
- TAYLOR
- WAUPACA
- WOOD

**Municipalities**

- TAYLOR
- HALSEY
- BERNARD
- HEWITT
- BEEN
- MAINE
- TEXAS
- HOLDEN
- SEYMOUR
- LESTON
- HULL
- WIEGAND
- BRINGLE
- BRIGHT
- COMMETZ
- REID
- STAY
- AMSTINE
- EBERT
- FRANZEN
- WOOD
- PORTAGE
- LINCOLN



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THIS MAP IS NOT TO BE USED FOR NAVIGATION

### Notes

TOWN OF WIEN  
 PAMELA LITERSKI - TREASURER  
 228080 HILLDALE DR  
 EDGAR, WI 54426-5727

**MARATHON COUNTY - STATE OF WISCONSIN PROPERTY TAX BILL FOR 2019 REAL ESTATE**

BANK OF EDGAR



**Parcel Number: 08428040140993**  
**Bill Number: 74862**

**Important:** Be sure this description covers your property. Note that this description is for tax bill only and may not be a full legal description. See reverse side for important information.  
**Location of Property/Legal Description**

74862/08428040140993  
 WELLS FARGO BANK  
 PO BOX 2609  
 CARLSBAD CA 92018-2609

Sec. 1, T28N, R4E  
 SEC 01-28-04 PT OF SE 1/4 SE 1/4 - LOT 1 CSM VOL 53 PG 59  
 (#12351) (DOC #1275363)  
 0.7100 ACRES

Please inform treasurer of address changes.

ASSESSED VALUE LAND 19,200	ASSESSED VALUE IMPROVEMENTS 0	TOTAL ASSESSED VALUE 19,200	AVERAGE ASSMT RATIO 0.899247200	NET ASSESSED VALUE RATE 0.01769712	<b>NET PROPERTY TAX</b>  339.79
(Does NOT reflect credits)					
ESTIMATED FAIR MARKET VALUE LAND 21,400	ESTIMATED FAIR MARKET VALUE IMPROVEMENTS 0	TOTAL ESTIMATED FAIR MARKET VALUE 21,400	<input type="checkbox"/> A star in this box means unpaid prior year taxes.	School taxes also reduced by school levy tax credit 42.35	
TAXING JURISDICTION	2018 EST. STATE AIDS ALLOCATED TAX DIST.	2019 EST. STATE AIDS ALLOCATED TAX DIST.	2018 NET TAX	2019 NET TAX	% TAX CHANGE
STATE OF WISCONSIN	0	0	0.00	0.00	
MARATHON COUNTY	58,251	56,748	104.93	100.93	-3.8%
TOWN OF WIEN	146,395	156,004	23.30	23.20	-0.4%
EDGAR SCHOOL	1,389,210	1,342,552	197.02	188.54	-4.3%
NORTHCENTRAL TECH	89,644	90,105	27.48	27.12	-1.3%
<b>TOTAL</b>	<b>1,683,500</b>	<b>1,645,409</b>	<b>352.73</b>	<b>339.79</b>	<b>-3.7%</b>
<b>FIRST DOLLAR CREDIT</b>			<b>0.00</b>	<b>0.00</b>	<b>0.0%</b>
<b>LOTTERY AND GAMING CREDIT</b>			<b>0.00</b>	<b>0.00</b>	<b>0.0%</b>
<b>NET PROPERTY TAX</b>			<b>352.73</b>	<b>339.79</b>	<b>-3.7 %</b>

**TOTAL DUE: \$339.79**  
**FOR FULL PAYMENT, PAY TO LOCAL TREASURER BY: JANUARY 31, 2020**  
 Warning: If not paid by due dates, installment option is lost and total tax is delinquent subject to interest and, if applicable, penalty.  
 Failure to pay on time. See reverse.

**FOR INFORMATION PURPOSES ONLY - Voter Approved Temporary Tax Increases**

Taxing Jurisdiction	Total Additional Taxes	Total Additional Taxes Applied to Property	Year Increase Ends	Taxing Jurisdiction	Total Additional Taxes	Total Additional Taxes Applied to Property	Year Increase Ends

PAY 1ST INSTALLMENT OF: \$170.79  
 BY JANUARY 31, 2020  
 AMOUNT ENCLOSED \_\_\_\_\_  
 MAKE CHECK PAYABLE AND MAIL TO:  
 TOWN OF WIEN  
 PAMELA LITERSKI - TREASURER  
 228080 HILLDALE DR  
 EDGAR, WI 54426-5727  
 PARCEL #: 08428040140993  
 BANK OF EDGAR  
 BILL NUMBER: 74862

PAY 2ND INSTALLMENT OF: \$169.00  
 BY JULY 31, 2020  
 AMOUNT ENCLOSED \_\_\_\_\_  
 MAKE CHECK PAYABLE AND MAIL TO:  
 MARATHON COUNTY TREASURER  
 AUDREY JENSEN  
 500 FOREST ST  
 WAUSAU, WI 54403-5554  
 PARCEL #: 08428040140993  
 BANK OF EDGAR  
 BILL NUMBER: 74862

PAY FULL AMOUNT OF: \$339.79  
 BY JANUARY 31, 2020  
 AMOUNT ENCLOSED \_\_\_\_\_  
 MAKE CHECK PAYABLE AND MAIL TO:  
 TOWN OF WIEN  
 PAMELA LITERSKI - TREASURER  
 228080 HILLDALE DR  
 EDGAR, WI 54426-5727  
 PARCEL #: 08428040140993  
 BANK OF EDGAR  
 BILL NUMBER: 74862

INCLUDE THIS STUB WITH YOUR PAYMENT

INCLUDE THIS STUB WITH YOUR PAYMENT

INCLUDE THIS STUB WITH YOUR PAYMENT

**RESOLUTION #R- 64-20**

**Approval of Town of Rib Mountain Local Zoning Ordinance Amendment**

WHEREAS, to §60.62(3) Wis. Stats provides that any Zoning Ordinance and/or map adopted by a Town Board and any amendment thereof shall be subject to the approval of the County Board in counties having a county zoning ordinance, and

WHEREAS, the Town Board of the Town of Rib Mountain has amended their zoning as shown on the attached report, and

WHEREAS, the Marathon County Environmental Resources Committee, having considered the request to review amendments of the Town Zoning Ordinance filed by the Clerk of the Town of Rib Mountain, and duly advised action by the Town, hereby recommends that the County Board approves this amendment as attached.

NOW, THEREFORE BE IT RESOLVED, that the Marathon County Board of Supervisors hereby approves the amendment to the Town of Rib Mountain Zoning Ordinance and/or Zoning map as attached and made part of this record, all of which to be filed with the Marathon County Clerk.

Dated this 20<sup>th</sup> day of October, 2020

**ENVIRONMENTAL RESOURCES COMMITTEE**

/s/ Jacob Langenhahn, Chair    /s/ Randy Fifrick    /s/ Arnold Schlei

/s/ Allen Drabek    /s/ Sara Guild    /s/ Bill Conway

/s/ David Oberbeck



# TOWN OF RIB MOUNTAIN

Where Nature, Family & Sport Come Together

## REZONE DETERMINATION REPORT

<b>FROM:</b>	Jared Wehner, Zoning Administrator		
<b>DOCKET No.</b>	2020-014	<b>HEARING DATE:</b>	August 26, 2020
<b>APPLICANT:</b>	Megan & Alex Kurth, 2094 Pasque Flower Place, Kronenwetter, WI 54455		
<b>OWNER:</b>	Thomas P. & Lynn O'Malley, 4416 Sequoia Drive, Stevens Point, WI 54481		
<b>LOCATION:</b>	226609 Thornapple Road; a 15.6 acre parcel described as west 32 rods thereof excluding the north 2 rods of the southwest ¼ of the northwest ¼ of Section 7, Township 28 North, Range 7 East, Town of Rib Mountain, Marathon County, Wisconsin.		
<b>DESCRIPTION:</b>	Rezoning 226609 Thornapple Road from Rural Residential (RR-35ac) to Countryside Residential (CR-5ac), bringing the 15.6-acre parcel into conformance, allowing for the construction of a single-family house.		

*The Department of Community Development of the Town of Rib Mountain, pursuant to the Town of Rib Mountain Zoning Code, Subchapter 11 Processes, Section 17.223 Amendment of Official Zoning Map Procedures, hereby makes the following findings and evaluation to the Town of Rib Mountain Plan Commission:*

## GENERAL INFORMATION

**CURRENT ZONING:** **RR-35ac Rural Residential**

**DEFINITION:**  
**17.035(2)(B)**

This district is intended to permit development which is solely of a rural community character. The land use standards for this district permit very low density single-family residential development at a density of 1 dwelling unit for every 35 gross acres, as well as a variety of rural residential land uses. Density and intensity standards for this district are designed to ensure that development which requires even a minimum of urban services does not occur until such services are available. As such, the Rural Residential (RR) District shall either serve as a designation which preserves and protects residential activities, or as a "holding zone" which provides for an interim land use (low density residential) that will easily permit further development (with rezoning to another district) at the appropriate time.

Rationale: This district is used to provide for the protection of low density residential activities, and a very low density residential area for those who want to live in a rural environment and who retain enough land with their residence to ensure that the rural environment is maintained as long as the Rural Residential (RR) District designation is retained. In this manner, even if all property were developed in a given area with the Rural Residential (RR) District designation, the rural community character of that area would still be maintained.

**PROPOSED ZONING:** **CR-5ac Countryside Residential**

**DEFINITION:**  
**17.035(2)(E)**

This district is intended to permit development which has a very low density, countryside community character. Unlike the case for the Rural Agricultural (RA-35ac) District, the land use standards for this district permit primarily single-family detached residential development and a variety of related institutional land uses, and are not oriented to a wide range of agricultural activities. Density and intensity standards for this district are designed to ensure that the Countryside Residential (CR-5ac) District shall serve as a designation which preserves and protects the countryside community character of its area. A variety of residential development



options are available in this district, with a Maximum Gross Density (MGD) of one dwelling unit for every 5 gross acres.

Rationale: This district is used to provide for the permanent protection of a very low density residential area for those who want to live in a countryside environment and who retain enough land with their residence, or in their development, to ensure that the countryside community character is maintained as long as the Countryside Residential (CR-5ac) District designation is retained, regardless of how much development occurs within that area.

**FUTURE LAND USE** Rural Neighborhood

**FLU DESCRIPTION:** Large lot, low-density residential development, home occupations, recreational and limited agricultural uses served by private on-site wastewater treatment systems (POWTS) and private wells. This area is outside of the 2040 sewer service boundary.

**TYPICAL IMPLEMENTATION OF STANDARD ZONING DISTRICT:**

- CR-5ac Countryside Residential
- ER-1 Estate Residential
- SR-2 Suburban Residential

**DENSITY:** Maximum of 1 dwelling unit per ½ acre on a conventional or mound wastewater system, or as permitted by the designated zoning district.

**DEVELOPMENT POLICIES:**

1. Limit development in environmentally sensitive areas by:
  - Discouraging the use of holding tanks;
  - Discouraging driveways longer than 1,000 feet;
  - Discourage the construction and use of private roads.
2. New development occurs in a manner that does not impede future, orderly development, or subdivisions.
3. Encourage cluster development or conservation subdivisions.
4. Encourage use of group wastewater treatment systems.
5. Promote the interconnection of the road and trail networks within and among neighborhoods.

### REVIEW OF DENSITY STANDARDS AND BULK REGULATIONS

LOT STANDARDS	REQUIREMENTS	PROPOSED	STATUS
Minimum Lot Area:	5 acres	15.6 acres	Meets Requirements.
Minimum Lot Width:	150 Ft.	1,287 Ft.	Meets Requirements.
Min. Landscape Surface Rat.	0.7 [10.92 acres min]	1.0 currently	Meets Requirements.
Max. Floor Area Ratio:	0.1 [67953.6 sq. ft. max]	N/A	Meets Requirements.

### DETERMINATION / FINDING OF FACT

1. Is the proposed rezoning consistent with the Comprehensive Plan, as is required by Wisconsin Statutes?  
*Yes, the CR-5 zoning district is explicitly described as being a typical zoning district for the rural neighborhood future land use designation.*
2. Does the rezoning further the purpose and intent of this Chapter?  
*Chapter 17 is written to implement the Comprehensive Plan to the extent possible under zoning and this proposed map amendment is within the scope of that intent.*
3. Does rezoning address any of the following that are not properly addressed on the current Official Zoning Map?

1. A mistake was made in mapping on the Official Zoning Map. That is, an area is or has developed in a manner and purpose different from that for which it is mapped. If this reason is cited, it must be demonstrated that the discussed inconsistency between actual land use and designated zoning is not intended, as the Village may intend to stop an undesirable land use pattern from being perpetuated.
2. Factors have changed, such as the availability of new data, the presence of new roads or other infrastructure, additional development, annexation, or other zoning changes, making the subject property more appropriate for a different zoning district.
3. Growth patterns or rates have changed, thereby creating the need for a rezoning.

*This lot was created by deed, accepted by the Marathon County Register of Deeds without the consent of the Town of Rib Mountain, thus creating an illegal non-conforming, substandard parcel.*

4. Does the proposed zoning district maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property?

*Yes, the overall development shall maintain the desired consistency of rural residential land uses in this area of the Town.*

## BACKGROUND INFORMATION

This parcel is currently zoned for a 35-acre minimum, thus the parcel is non-conforming and is unbuildable at this time. The lot was created by deed by prior ownership. Due to the description being over 10 acres, Marathon County Register of Deeds recorded it and created an illegal non-conforming parcel. Prior to a policy change, MCROD recorded deeds of newly created parcels 10 acres or larger without determining if the parcel met local zoning and subdivision ordinances. The applicants wish to purchase the parcel to build a home and have a small hobby farm to garden and raise livestock for their own personal consumption. They are aware that husbandry requires a conditional use, which will be applied for in the future.

## CURRENT PROPERTY CONDITIONS

There is no home on the property. There is a collapsed shed. Currently the property is idle.

## STAFF COMMENTS

Although this parcel was created illegally, staff does not foresee any issues with rezoning this property to allow for its development, as it is consistent with the Town's vision for this area of the Town.

## POSSIBLE ACTIONS TO BE TAKEN

**RECOMMEND APPROVAL:** Plan Commission recommends approval of the rezone request, forwarding the recommendation on to the Town Board for the September 1, 2020 meeting.

**DEFER ACTION:** Defer action on the request based on insufficient material/evidence provided by the applicant or uncertainty among the commissioners based on evidence presented at the public hearing. A recommendation shall be made within 60 days of submittal of the application (September 23, 2020). If the Plan Commission chooses not to make a recommendation or fails to make a recommendation to the Town Board within 60 days of the submittal of the application, then the Town Board shall hold the public hearing without a Plan Commission recommendation.

**RECOMMEND DENIAL:** Plan Commission recommends denial of the rezone request, forwarding the recommendation on to the Town Board for the September 1, 2020 meeting.

**RESOLUTION 20-12**  
**TOWN OF RIB MOUNTAIN, MARATHON COUNTY, WISCONSIN**

A resolution rezoning a portion of land consisting of 15.6 acres of land from RR-35a Rural Residential to CR-5ac Countryside Residential; located at 226609 Thornapple Road, Town of Rib Mountain, Wisconsin; and amending the Official Zoning Map to reflect said change.

WHEREAS, Megan and Alex Kurth, perspective buyers, petitioned to amend a portion of land on the Official Zoning Map of the Town of Rib Mountain from RR-35ac Rural Residential to CR-5ac Countryside Residential; and

WHEREAS, the Plan Commission of the Town of Rib Mountain having held a public hearing on the 26<sup>th</sup> day of August 2020, on the application described above for the zoning of property described herein, and

WHEREAS, the Plan Commission having thereafter filed its written recommendations and findings with the Town Board of Supervisors, and after careful considerations, said Board having received and approved the recommendations of Said Commission; the petition is consistent with the adopted Rib Mountain Comprehensive Plan;

NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors of Town of Rib Mountain, Marathon County, Wisconsin, hereby amends the Rib Mountain Zoning Map as follows:

Section 1: On the application (2020-014), property owner Thomas P. & Lynn O'Malley for the following territory now comprising as part of the RR-35ac Rural Residential zoning district, located in Section 7, Township 28 North, Range 7 East, Town of Rib Mountain, Marathon County, Wisconsin; is hereby designated to be and become hereafter part of the following zoning district:

**CR-5ac Countryside Residential:** the 15.6 acre parcel is described west 32 rods thereof excluding the north 2 rods of the southwest ¼ of the northwest ¼ of Section 7, Township 28 North, Range 7 East, Town of Rib Mountain, Marathon County, Wisconsin; more commonly known as 226609 Thornapple Road.

BE IT FURTHER RESOLVED that the foregoing amendment to the zoning district designations shall take effect only upon approval of the Marathon County Board of Supervisors. If the rezoning of any lands by this Resolution does not take effect within 180 days of the date hereof, this Resolution shall become null and void and the zoning for such lands shall remain unchanged.

Section 2: The Zoning Administrator shall make necessary alterations upon the Official Zoning Map of the Town of Rib Mountain to reflect the changes in the zoning classification of the property described herein.

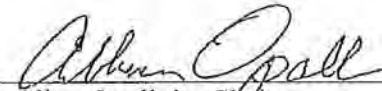
Section 3: **SERVABILITY.** If any section, clause, provision, or portion of this Resolution is adjudged unconstitutional or invalid by a court of competent jurisdiction, the remainder of this Resolution shall not be affected thereby. If an application of this Resolution to a particular structure, land, or water is adjudged unconstitutional or invalid by a court of competent jurisdiction, such judgment shall not be applicable to

any other structure, land, or water not specifically included in said judgment. If any requirement or limitation attached to an authorization given under this Resolution is found invalid, it shall be presumed that the authorization would not have been granted without the requirement or limitation and, therefore, said authorization shall also be invalid. Any other resolutions or ordinances whose terms are in conflict with the provisions of this resolution are hereby repealed as to those terms that conflict.

Section 4: EFFECTIVE DATE. This resolution shall take effect upon approval and signature.

Adopted this 1st day of September 2020

BOARD OF SUPERVISORS

  
Allen Opall, its Chair

Attest:

  
Joanne Ruechel, Town Clerk

STATE OF WISCONSIN )  
COUNTY OF MARATHON )  
TOWN OF RIB MOUNTAIN )

WHEREAS, the Town Board of Supervisors of the TOWN OF RIB MOUNTAIN has heretofore been petitioned to amend the Town Zoning Ordinance and accompanying Zoning Map, and;

WHEREAS, the Town on due notice conducted a public hearing on the proposed amendment(s), and;

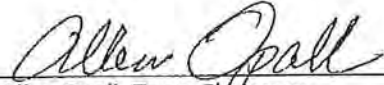
WHEREAS, the proposed amendment(s) has been given due consideration by the Town Board in open session, and;


WHEREAS, the proposed amendments are compatible with the adopted comprehensive plan;


NOW, THEREFORE BE IT RESOLVED, that pursuant to Wis. Stat. §§60.62(3), the Town Board of Supervisors of the TOWN OF RIB MOUNTAIN does hereby request review by the County Environmental Resources Committee (formerly the Land Conservation and Zoning Committee) and subsequent recommendation for County Board approval of the attached Zoning Ordinance Amendment (and accompanying Zoning Map).

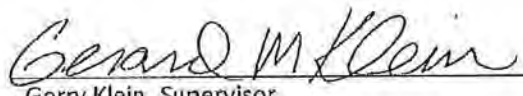
Dated this 1<sup>st</sup> day of September, 2020

Signed by the Board of Supervisors of the TOWN OF RIB MOUNTAIN:

  
Allen Opall, Town Chairman

  
Brad Conklin, Supervisor

  
Dan Fiorenza, Supervisor

  
Gerry Klein, Supervisor

NOT PRESENT  
Fred Schaefer, Supervisor

I, Joanne Ruechel, Clerk of the TOWN OF RIB MOUNTAIN, Marathon County, State of Wisconsin do hereby certify that the attached is a true and correct copy of a Zoning Resolution adopted by a majority vote of the Town Board of Supervisors of the TOWN OF RIB MOUNTAIN on September 1, 2020.

  
Joanne Ruechel, Town Clerk

September 1, 2020  
Date

Rib Mountain  
 "Where Nature, Family, and  
 Sport Come Together"

Prepared by:



www.mitech.us

Map Printed: 8/17/2020

- Parcels Outline
- Zoning Districts (Sept 2017)
- Zoning Districts
- Unzoned
- CR-5ac Country/side Residential
- EO Estate Office Residential
- ER-1 Estate Residential
- MR-4 Mixed Residential
- NC Neighborhood Commercial
- OR Outdoor Recreation
- RA-1 Rural Agricultural
- RA-2 Rural Agricultural
- ROW Residential
- RR Rural Residential
- SC Suburban Commercial
- SI Suburban Industrial
- SO Suburban Office
- SR-2 Suburban Residential
- SR-3 Suburban Residential
- UC Urban Commercial
- UDD Unified Development
- UR-8 Urban Residential
- Building Outline Labels
- Road Centerline
- Water Feature
- Water Feature



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**RESOLUTION #R-65-20**  
**Budget and Property Tax Levy Resolution**

**WHEREAS**, the Wisconsin Department of Revenue has made available the Statistical Report on Equalized Value of Marathon County for 2020 which sets the Equalized Value of Marathon County for taxing purposes at \$11,458,840,600; and,

**WHEREAS**, for purposes of satisfying the requirements of the state imposed Tax Rate Freeze formula, this budget is in compliance with Wis. Statute 59.605; and,

**WHEREAS**, the County Board of Supervisors and the Human Resources, Finance and Property Committee have occasional requests to provide funding for the community including allowable expenditures under various Wisconsin Statutes; and,

**WHEREAS**, the County is interested in a method of having the Human Resources and Finance and Property Committee review these requests on a timely basis; and,

**NOW, THEREFORE, BE IT RESOLVED** for the budget year 2021 that the sum of \$50,000 be authorized from the Contingent Fund and placed into a separate expenditure line item to be used by the Committee on a discretionary basis using a standard application process; and

**BE IT FURTHER RESOLVED** that any amendments subsequent to budget publications have resulted in the following changes and/or corrections to be incorporated as amendments into the proposed 2021 budget for the fiscal year beginning January 1, 2021:

<u>Budget Changes to Tax Levy</u>	<u>Original</u>	<u>Will Be</u>	<u>Tax Levy Change</u>	<u>Tax Rate Change</u>
I. Operating Levy	49,625,195			
II. Special Purpose Levy	525,000			
III. Debt Levy	1,791.910			

Budget Changes to Capital Improvement Plan

Budget Changes from Separate Resolutions

Budget Changes to non-tax Levy Department

Special Education (School fiscal period July 1, 2020 through June 30, 2021)

Revenues	\$ 9,524,911
Expenditures	\$ 9,524,911



**AND, BE IT FURTHER RESOLVED** that the Marathon County Board of Supervisors does hereby adopt the 2021 Marathon County Budget of \$180,862,834 including departmental appropriations, revenues and use of fund equity as proposed by the Human Resources and Finance and Property Committee during a series of budget meetings in October and as set forth in the attached document entitled, (BDGT1) Adopted Budget - Orgn 1 excluding Fund 998, and that the same budget passed and approved by appropriation unit and allocated from its present form and format as established by the Uniform Chart of Accounts for Wisconsin Counties as developed by the Wisconsin Departments of Revenue and Transportation, in programmatic format; and

**BE IT FURTHER RESOLVED** that the Marathon County Board of Supervisors does hereby authorize a property tax levy in the amount of \$51,942,105 in support of the 2021 budget and that the County Clerk is hereby directed to levy the required taxes against all the taxable property in Marathon County for every appropriation named therein except as otherwise provided and to levy special assessments and charges against the respective municipalities as provided by law; and

**BE IT FURTHER RESOLVED** that for the purpose of clarity the above referenced property tax levy includes:

A tax in the amount of \$525,000 for county bridge tax as set forth in Wis. Statute 81.38 to be levied against the taxable property of Marathon County, excepting the Cities of Abbotsford and Colby, and the Villages of Birnamwood, Dorchester, Elderon, Rothschild, Spencer, Unity and Weston; and

A tax in the amount of \$3,562,609 for County library operations budget and \$109,720 for County library building maintenance tax as set forth in Wis. Statute 43.64(1) to be levied against the taxable property of Marathon County, excepting the Cities of Abbotsford, Colby, Marshfield and the Town of McMillan.

**BE IT FURTHER RESOLVED AND UNDERSTOOD** that the budget includes an appropriation of \$ 4,382,212 for North Central Health Care Facility (NCHCF); and

**BE IT FURTHER RESOLVED** that the County Board of Supervisors hereby authorizes and directs the Marathon County Clerk to issue checks pursuant to this resolution and the Marathon County Treasurer to honor said checks in payment of specific items included in this budget as provided by law and at the request of any organization for which appropriations have been made.

**DATED:** November 10, 2020.

**HUMAN RESOURCES, FINANCE AND PROPERTY COMMITTEE**

- /s/ John Robinson, Chair
- /s/ Alyson Leahy, Vice Chair
- /s/ Jonathan Fisher
- /s/ EJ Stark
- /s/ Yee Leng Xiong
- /s/ Craig McEwen
- /s/ Kurt Gibbs

Fiscal Impact: This sets the 20201 Budget.

**RESOLUTION #R-66- 20**

**MARATHON COUNTY FOREST COMPREHENSIVE LAND USE PLAN**

WHEREAS, Marathon County has lands enrolled as County Forest pursuant to §28.11 of the Wisconsin Statutes; and

WHEREAS, subsection (5)(a) of said statute requires that a Comprehensive County Forest Land Use Plan be prepared by the County Forestry Committee to encompass periods of 15 years and upon expiration of the initial 15-year plan period and upon expiration of each subsequent 15-year plan period, the plan shall be revised and shall be in effect for another period of 15 years; and

WHEREAS, sub. §(5)(a) also requires that the plan shall include land-use designations, land acquisition, forest protection, annual allowable timber harvests, recreational developments, fish and game management activities, roads, silvicultural operations, an inventory of the County Forest documented with maps, records and priorities, and a listing of the involved management activities needed during said plan period; and

WHEREAS, this plan highlights: sustainable forest management, the incorporation of a separate recreation chapter and implementation of Chapter 800, integrated resource management; and

WHEREAS, the County's goals, objectives, policies, and operating procedures with respect to implementation of said plan are also enumerated in the plan; and

WHEREAS, sub. §(5)(a) also requires that said plan be approved by the County Board of Supervisors and the Department of Natural Resources; and

WHEREAS, the attached plan for the 15-year period encompassing 2021 – 2035 has been prepared by the Forestry/Recreation and Environmental Resources Committees with input from the Forest Citizens' Advisory Subcommittee and interested citizens.

NOW, THEREFORE, BE IT RESOLVED that the County Board of Supervisors, in consideration of the contents of said plan attached hereto, hereby approves it and directs the Forestry/Recreation Committee to forward an official copy of the plan to the Wisconsin Department of Natural Resources for its review and approval.

Dated this 10th day of November, 2020.

**FORESTRY/RECREATION COMMITTEE**

/s/Arnold Schlei, Chair    /s/Rick Seefeldt, Vice Chair    /s/Tom Rosenberg

**ENVIRONMENTAL RESOURCES COMMITTEE**

/s/Jacob Langenhahn, Chair    /s/Sara Guild, Vice Chair  
/s/Rick Seefeldt    /s/Bill Conway    /s/Allen Drabek    /s/Randy Fifrick  
/s/Arnold Schlei    /s/David Oberbeck

Fiscal Impact Statement: Approval of this resolution has no direct tax levy impact.

MARATHON COUNTY FOREST  
COMPREHENSIVE LAND USE PLAN 2021- 2035 – NOVEMBER 2020

- Thirty (30) Counties in Wisconsin have County Forest lands entered into the County Forest Law (Wis. Stats. 28.11) covering over 2.4 million acres. All Counties are required to revise plans at 15 year intervals.
- Revisions began August 2019.
- All counties followed a statewide template when making revisions then tailored the plans policies to best fit their individual counties.
- Plan addresses future management direction for sustainable timber harvests, recreation, land acquisition, wildlife management, ecological protection, public uses and more.
- There was an extensive public involvement period:
  - +began with a survey asking interested user groups and public their ideas and thoughts on possible revisions.
  - +674 were emailed or mailed – 65 returned.
  - +Forest Citizens’ Advisory Subcommittee, Park Commission, Forestry/Recreation, and Environmental Resources Committee’s reviewed all Chapters at quarterly meetings.
  - +Draft Chapters were posted on the Parks, Recreation and Forestry Department website.
  - +30 day public comment period – Class I Notice in paper and press release – only 1 comment received.
  - +Public listening session was held at a regular Forestry/Recreation Committee meeting - no one appeared, no comments.
- The survey provided several broad themes:
  - +Most comments received were on trails. Some groups want more, some less trails. Majority want trails that are multi-use. Following the current policy that has been in place since 2004 on no new trail expansion it was determined not to expand on trail mileage for any groups – rather maintain the existing trails in the best possible condition.
  - +Most want continued sustainable forest management to keep forest healthy, to provide a source of revenue to County, etc.
  - +Provide a wide array of forest wildlife habitat.
  - +Continue the land acquisition process and add lands for the public to access. – (meets Counties current Strategic Plan).
  - +Concerns about exotic and invasive species.
  - +Forest protection.
  - +Continue the feasibility of snowmaking at Nine Mile Forest.
  - +Not exclude traditional users especially hunting or trapping on County Forest lands with excessive development or recreation.

- The plan balances all uses of the Forest during the next 15 years recognizing that all user groups will continue to need to compromise as managing the forest will require protections for future generations.
- The plan will guide the management of the County Forest through 2035. We have met our goal for the 30,675 acre Marathon County Forest that balances the ecological, recreational, social and economic values for the public now and into the future.
- Approving the plan will also maintain eligibility for interest free loans, grant funding and assistance of about 675 hours per year from the Wisconsin Department of Natural Resources.
- Because the 30,675 acres of County Forest lands are enrolled into the County Forest Law DNR has oversight and has completed its 30-day review of the plan and determined the plan follows the intent of the law.
- The County Forest Citizens' Advisory Subcommittee, Forestry/Recreation and Environmental Resources Committees unanimously recommends approval.
- It's important to point out that this is not a static plan and can/will require amendments as new things emerge over the next 15 years. These can be made anytime with County Board and DNR approval.
- We ask the County Board to consider and approve the revised plan at the November 10, 2020 meeting.
- Thank you for reviewing, offering comments and assistance in updating the plan.

**RESOLUTION R-67-20**

**PROCLAIM THE THIRD THURSDAY IN NOVEMBER  
“RURAL HEALTH DAY” IN MARATHON COUNTY**

WHEREAS, one in three Marathon County residents lives in a rural community; and

WHEREAS, these rural communities have historically had an agriculture based economy; and

WHEREAS, the residents of our rural communities face unique health needs due to limited public transportation options, lower personal incomes and a larger percentage of uninsured and underinsured people, and limited access to telemedicine and telehealth resources due to limited access to broadband; and

WHEREAS, the Wisconsin Office of Rural Health, the National Organization of State Offices of Rural Health, the Wisconsin Farm Bureau Federation, and the National Farm Medicine Center in Marshfield, UW-Extension/Cooperative Extension have joined together to acknowledge the assets of rural America while raising awareness of the unique health issues of rural America during National Rural Health Day on the Third Thursday of November; and

WHEREAS, Marathon County’s Strategic Plan 2018-2022 is in support of providing leadership for greater cooperation and collaboration among state, regional and local public and private entities.

NOW, THEREFORE, BE IT RESOLVED that the Marathon County Board of Supervisors proclaim the Third Thursday in November as Rural Health Day in recognition of the special challenges to maintaining good personal health in a rural community and in celebration of all that our rural communities contribute to the quality of life we all enjoy in Marathon County.

BE IT FURTHER RESOLVED that the County Board of Supervisors will support efforts to address the challenges of meeting the health care needs of residents living in rural communities.

Dated this 10<sup>th</sup> day of November, 2020.

**HEALTH & HUMAN SERVICES COMMITTEE**

/s/ Tim Buttke, Chair

/s/ Michelle Van Krey, Vice Chair

/s/ Tom Seubert

/s/ Romey Wagner

/s/ Donna Krause

/s/ Dennis Gonnering

/s/ William Harris

**Fiscal Impact:** To reduce Marathon County costs associated with healthcare and lost productivity and wages.

References:

Wisconsin Office of Rural Health – National Rural Health Day ([www.worh.org](http://www.worh.org))

Rural Assistance Center – Health and Human Services Information for Rural America. ([www.raconline.org/states/wisconsin.php](http://www.raconline.org/states/wisconsin.php))

**RESOLUTION #R- 68-20**

**URGING THE STATE OF WISCONSIN TO ANNUALLY ALLOCATE FUNDS FOR THE MAINTENANCE AND UPGRADING OF PUBLIC SAFETY ANSWERING POINTS**

WHEREAS, modernizing Wisconsin’s 911 system has been a priority for local governments, Public Safety Answering Points (PSAPs), law enforcement, and the telecommunications industry since the early 2000s; and

WHEREAS, the 2017-19 and the 2019-21 state biennial budgets provided funding for creation of a statewide emergency services IP network (ESInet), which is the first step in the transition to a digital Next Generation 911 (NG911) system; and

WHEREAS, a NG911 system utilizes advancements in technology to improve communication with 911 operators and provides greater efficiency in assisting individuals in crisis; and

WHEREAS, local 911 centers (PSAPs) require NG911 capable equipment to connect to the digital system; and

WHEREAS, currently many PSAPs require an upgrade of their equipment to NG911 or will require maintenance and security upgrades to their current NG911 capable equipment; and

WHEREAS, the average cost for the necessary equipment upgrades will likely exceed \$250,000 per county in addition to ongoing maintenance costs based on the number of call stations in the PSAP; and

WHEREAS, while the state has provided grant funding for counties in the past to upgrade local PSAPs, state funding has not existed in over a decade; and

WHEREAS, the state currently has a fund—the Police and Fire Protection Fund—which its original intent was to fund county PSAP upgrades; and

WHEREAS, revenue from the Police and Fire Protection Fund has been diverted to the state general fund and had never been utilized for its intended purpose.

NOW, THEREFORE, BE IT RESOLVED that Marathon County does hereby urge the Governor and Wisconsin State Legislature to allocate \$15 million annually for grants to PSAPS through the Police and Fire Protection Fund for the upgrade of their equipment and the ongoing maintenance and upgrades required; and

BE IT FURTHER RESOLVED that the Governor and Wisconsin State Legislature should support the Department of Military Affairs budget request to continue the build of the ESInet and for an annual appropriation for the ongoing maintenance of the system.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

PUBLIC SAFETY COMMITTEE

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Fiscal Impact:** None by virtue of this resolution. Should the State allocate funding for this purpose, Marathon County may receive funds for the purposes outlined above, which would positively impact the Marathon County budget.

DRAFT MINUTES  
OF  
STANDING COMMITTEES



**Marathon County  
Environmental Resources Committee Minutes  
Tuesday, October 20, 2020  
210 River Drive, Wausau WI**

<b>Attendance:</b>	<b>Member</b>	<b>Present</b>	<b>Not present</b>
<i>Chair</i>	Jacob Langenhahn.....	X	
<i>Vice-Chair</i>	Sara Guild.....	X	
	Rick Seefeldt .....		X (excused)
	Bill Conway .....	X	
	Allen Drabek .....	X	
	Randy Fifrick.....	X	
	Arnold Schlei .....	X	
	Dave Oberbeck.....	X	
	Marilyn Bhend .....	X	
	Eric Vogel .....		X

} via Webex or phone

Also present via Webex or phone: Paul Daigle, Dominique Swangstu, Lane Loveland and Cindy Kraeger– Conservation, Planning, and Zoning (CPZ); Tim Vreeland, Janice Brown and Stacey VanHoy.

1. **Call to order** – Called to order by Chair Langenhahn at 3:00 p.m. via WEBEX.
2. **Public Comment** – None.
3. **Approval of September 1, 2020 Committee minutes and September 16, 2020 Committee minutes**

**Motion /** second by Conway / Drabek to approve of the September 1, and September 16, 2020 Environmental Resources Committee minutes as distributed.

Motion **carried** by voice vote, no dissent.

4. **Operational Functions required by Statute, Ordinance, or Resolution:**

A. **Public Hearings, Review, Possible Actions, and Possible Recommendations to the County Board for its Consideration (County Zoning changes)**

1. Tim Vreeland on behalf of Perry Hinrichsen - F-P Farmland Preservation to R-E Rural Estate – Town of Brighton

**Discussion:** Swangstu was sworn in and noted the staff report and decision sheet had been included in the packet. Swangstu reviewed the rezone request of 5.0 acres shown as Lot 1 of the Preliminary Certified Map submitted with the rezone petition as well as went through the staff report. Swangstu also reviewed the reasoning behind the CPZ staff recommendation of approval, citing the rezone standards, requirements, and pertinent site characteristics. Swangstu stated the Town Resolution submitted by the Town had all the boxes checked “no” which after contacting the town clerk was identified as an error. CPZ contacted (via phone) the Town of Brighton Clerk prior to the ERC meeting to gain additional clarity on the resolution answers and were told selecting no for all the boxes was a mistake yet ultimately the Town did recommend approval of the rezone in question. For future reference and clarification any additional/supplemental written information (or revised town resolution) CPZ receives from the Town of Brighton regarding this rezone will be included the file.

The Town of Brighton has reviewed the application and recommends approval without any concerns identified.

Vreeland was sworn in and explained the rezone request for the above mentioned use.

There was no additional testimony in favor or opposed to this rezone request. Testimony portion of the hearing was closed at 3:23 p.m. Committee deliberated and applied the standards for this request by reviewing and completing the decision sheet.

**Action: Motion /** second by Fifrick / Conway to recommend approval to County Board, of the Tim Vreeland on behalf of Perry Hinrichsen rezone request. The Committee determined the rezone is consistent with the Marathon County and Town comprehensive plans, and is located in the Farmland Preservation Zoning District. Yet, the area in question does not have prime farm soils and the remnant parcel will be combined with the adjacent parcel and will continue to be farmed.



Adequate facilities are present or will be provided and providing any necessary public facilities will not burden local government. The rezone should not result in any adverse effect on natural areas. The committee made their recommendation of approval based on the information, findings of fact, and conclusions of law described in the CPZ staff report included in the ERC packet.

Motion **carried** by voice vote, no dissent.

Follow through: Forward to County Board for action at their next regularly scheduled meeting.

2. Stacey VanHoy on behalf of Janice and Larry Brown – G-A General Agriculture to R-R Rural Residential – Town of Frankfort

Discussion: Swangstu was sworn in and noted the staff report and decision sheet had been included in the packet. Swangstu reviewed the rezone request of 2.216 acres described as Lot 1 on the Preliminary Certified Survey Map submitted with the rezone petition. Swangstu additionally reviewed the reasoning behind why CPZ staff are recommending approval of the rezone request, citing the rezone standards, requirements, and pertinent site characteristics. Agricultural lands converted appear to have been minimized as the area in question is adjacent to an existing tree line with less prime farm soils and a town road. Additionally, the remaining farmland (37.784 acres) will continue to be farmed.

The Town of Frankfort has reviewed the application and recommends approval without any concern identified.

Janice Brown and Stacey Van Hoy chose not to speak.

There was no additional testimony in favor or opposed to this rezone request. Testimony portion of the hearing was closed at 3:35 p.m. Committee deliberated and applied the standards for this request by reviewing and completing the decision sheet.

Action: **Motion** / second by Fifrick / Drabek to recommend approval to County Board, of the Stacey VanHoy on behalf of Janice and Larry Brown rezone request. The Committee determined the rezone is consistent with the Marathon County and Town comprehensive plans, and is not located in the Farmland Preservation Zoning District. Adequate facilities are present or will be provided and providing any necessary public facilities will not burden local government. The rezone should not result in any adverse effect on natural areas. The committee made their recommendation of approval based on the information, findings of fact, and conclusions of law as described in the CPZ staff report included in the ERC packet.

Motion **carried** by voice vote, no dissent.

Follow through: Forward to County Board for action at their next regularly scheduled meeting.

B. Review and Possible Recommendation to County Board for its Consideration (Town Zoning changes pursuant to §60.62(3) Wis. Stats.)

1. Town of Rib Mountain – 226609 Thornapple Road

Discussion: The Town of Rib Mountain is town zoned and submitted a zoning district change on land consisting of 15.6 acres from Rural Residential (RR-35ac) to Countryside Residential (CR-5ac). The zoning change was approved at the town board meeting on September 1, 2020.

Although the town is town zoned, County Board approval is still needed.

Action: **Motion** / second by Fifrick / Schlei to recommend approval to County Board, of the Town of Rib Mountain zone change. Motion **carried** by voice vote, no dissent.

Follow through: Forward to County Board for action at their next regularly scheduled meeting.

C. Review and Possible Recommendations to County Board for its Consideration – None.

D. Review and Possible Action – None.

5. Educational Presentations/Outcome Monitoring Reports and Committee Discussion

A. Department Updates: Conservation, Planning and Zoning (CPZ)

1. Golden Sands Species (AIS) Program Update

Discussion: Daigle reviewed the Aquatic Invasive Species (AIS) report that was included in the meeting packet of work completed in Marathon County during the 2020 field season. The current AIS program is funded through December 31, 2021. Marathon County partners with Golden Sands to

provide planning, monitoring and control for aquatic invasive species in the county's lakes and streams.

Action: **None.**

6. **Policy Issues Discussion and Committee Determination to the County Board for its Consideration**

A. Land and Water Resource Management Plan

1. Committee discussion in regards to Education at UW Marshfield, Chapter 3 and 4

Discussion: Chair Langenhahn asked Committee members for feedback/observations from attending the education session at UW Marshfield.

- Hands on overview very powerful
- Items being completed to put the plan in action
- Videos accessible to the public and constituents to help better understand the process of the plan

Action: **None.**

2. Committee review and discussion of Chapter 5

Discussion: Daigle discussed Chapter 5 of the Land and Water Plan with the Committee. Daigle reflected on the monitoring, tracking progress, and maintaining contact with partner communities/organizations to reflect newly opportunities, needs and gaps.

Action: **None.**

3. Public input and comment

Discussion: Daigle and the ERC further discussed implementation of the engagement plan and deadlines with the Committee and the importance of the deadlines and county board action in February. Daigle will provide a power point of the Chapters of the Land and Water Plan; Executive Summary and the Land and Water Plan available on the website along with other agreed to educational information.

Action: **None.**

7. **Next meeting date, time & location and future agenda items:**

**Tuesday, November 3, 2020 3:00 p.m. 212 River Drive Room 5 Wausau WI**

A. Committee members are asked to bring ideas for future discussion

- Status of Town Comprehensive Planning (December)

B. Announcements/Requests/Correspondence

- Langenhahn thanked the members for meeting today
- Daigle announced Toshia Ranallo accepted a position in the Courthouse "Mary Palmer's position"
- Swangstu commented on the text amendments to the Zoning Code and Shoreland/Wetland Floodplain code coming in January.

9. **Adjourn – Motion** / second by Drabek / Conway to **adjourn** at 4:42 p.m. Motion **carried** by voice vote, no dissent.

Paul Daigle, Land and Water Program Director

For Jacob Langenhahn, Chair

cc: (via email/web site) ERC members; County Administrator; Corporation Counsel; County Clerk

PD/cek



**Marathon County  
Environmental Resources Committee Minutes  
Tuesday, November 3, 2020  
210 River Drive, Wausau WI**

<b>Attendance:</b>	<b><u>Member</u></b>	<b><u>Present</u></b>	<b><u>Not present</u></b>
<i>Chair</i>	Jacob Langenhahn.....	X	via Webex or phone
<i>Vice-Chair</i>	Sara Guild.....	X	
	Rick Seefeldt .....	X	
	Bill Conway .....		X (excused)
	Allen Drabek .....	X (in person)	
	Randy Fifrick.....	X	
	Arnold Schlei .....		X (excused)
	Dave Oberbeck.....	X	
	Marilyn Bhend .....		X (excused)
	Eric Vogel .....		X (excused)

Also present via Webex or phone: Paul Daigle, Dominique Swangstu, Diane Hanson, Lane Loveland and Cindy Kraeger– Conservation, Planning, and Zoning (CPZ); Jean Kopplin – City-County IT, Jason Hake – Deputy Administrator, Jamie Polley, Tom Lovlien – Park, Recreation and Forestry (PRF), Tim Vreeland, Duane Dahlke, Rose Marie Popp, Sean Montgomery and Peter Weinschenk – Record Review.

1. **Call to order** – Called to order by Chair Langenhahn at 3:00 p.m. via WEBEX.
2. **Public Comment** – None.
3. **Approval of October 20, 2020 Committee minutes**

**Motion / second** by Seefeldt / Guild to approve of the October 20, 2020 Environmental Resources Committee minutes as distributed.

Motion **carried** by voice vote, no dissent.

4. **Operational Functions required by Statute, Ordinance, or Resolution:**

A. **Public Hearings, Review, Possible Actions, and Possible Recommendations to the County Board for its Consideration (County Zoning changes)**

1. Tim Vreeland on behalf of Maple Tierra LLC - F-P Farmland Preservation to G-A General Agriculture – Town of Eau Pleine

**Discussion:** Swangstu was sworn in and noted the staff report and decision sheet had been included in the packet. Swangstu reviewed the rezone request of 22.412 acres shown as Lot 2 of the Preliminary Certified Map submitted with the petition. The rezone appears to be partially consistent with the Future Land Use Map of the Town’s Comprehensive Plan. The rezone in question is partially consistent with the Farmland Preservation Plan yet there are some concerns of fragmentation within an area of the town that is predominately zoned Farmland Preservation. Agricultural lands converted do not appear to have been minimized as approximately 12-15 acres on the eastern portion of the proposed lot will be rezoned, yet those lands are not comprised of prime farm soils. The rezone in question would be less impactful as it converts lands from one agricultural zoning district to another, which is far less concerning than rezoning these lands to a residential, commercial, or industrial zoning district. Although the proposed zoning district in question is agricultural, the allowable land uses and standards differ from the Farmland Preservation zoning district which may result in some unforeseen impacts on adjacent farm lands (current or future). Options were provided to the property owner and agent by the CPZ department in an effort to further minimize agricultural lands converted/rezoned yet the additional agricultural lands (on eastern portion of the proposed parcel) do not appear to be prime/highly productive and also contain DNR mapped wetlands. Three options were provided to the applicant and agent: 1) to create a parcel 35 acres or greater, 2) create a parcel around the existing farm buildings 2.00-4.99 acres in size through a farm consolidation 3) rezone only 10+ acres around the existing buildings yet the final CSM submission required the rezone in question. With all the information provided, findings of fact, conclusions of law, and the Town of Eau Pleine’s input, CPZ staff are recommending approval of the rezone request. Yet, staff request ERC

members consider all previously discussed concerns and the rezone standards to make an informed determination.

Daigle was sworn in and reiterated the concerns CPZ staff have regarding this rezone request as well as the possible implications this rezone may have on other rezone requests within Marathon County regarding Farmland Preservation.

The Town of Eau Pleine has reviewed the application and recommends approval without any concerns.

Vreeland was sworn in and explained the rezone request for the above mentioned use. Vreeland explained the rezone and proposed parcel configuration was intended to allow the future owners to utilize the agricultural lands for grazing while allowing cattle to be housed in the existing agricultural buildings. Vreeland explained the other options provided by staff were not feasible given the proposed use of the parcel and existing crop land being farmed.

There was no additional testimony in favor or opposed to this rezone request. Testimony portion of the hearing was closed at 3:33 p.m. Committee deliberated and applied the standards for this request by reviewing and completing the decision sheet.

Action: **Motion** / second by Fifrlick / Seefeldt to recommend approval to County Board, of the Tim Vreeland on behalf of Maple Tierra LLC rezone request. Noting the reasoning provided in the staff report and the conclusions of law. The Committee determined the rezone is partially consistent with the Marathon County and Town comprehensive plans as well as is partially consistent with the Farmland Preservation Plan. Although there were concerns regarding the parcels configuration and remnant parcel, the rezone appears to meet all applicable rezone standards.

Motion **carried** 4 yes, 2 no, roll call vote.

Follow through: Forward to County Board for action at their next regularly scheduled meeting.

2. Jack Kautza and the Jack Kautza Revocable Trust – G-A General Agriculture to R-R Rural Residential – Town of Plover

Discussion: Swangstu was sworn in and noted the staff report and decision sheet had been included in the packet. Swangstu reviewed the rezone request of 3.49 acres Lot 1 on the Preliminary Certified Survey Map submitted along with the reasons why CPZ staff are recommending approval of the rezone request.

The Town of Plover has reviewed the application and recommends approval without any concerns.

There was no additional testimony in favor or opposed to this rezone request. Testimony portion of the hearing was closed at 4:05 p.m. Committee deliberated and applied the standards for this request by reviewing and completing the decision sheet.

Action: **Motion** / second by Fifrlick / Drabek to recommend approval to County Board, of the Jack Kautza and the Jack Kautza Revocable request. The Committee determined the rezone is consistent with the Marathon County and Town comprehensive plans, and is not located in the Farmland Preservation Zoning District. Adequate facilities are present or will be provided and providing any necessary public facilities will not burden local government. The rezone should not result in any adverse effect on natural areas. The committee made their recommendation of approval based on the information, findings of fact, and conclusions of law as described in the CPZ staff report included in the ERC packet.

Motion **carried** by voice vote, no dissent.

Follow through: Forward to County Board for action at their next regularly scheduled meeting.

3. David Lau on behalf of Herbert Lau - F-P Farmland Preservation to G-A General Agriculture Town of McMillan

Discussion: Swangstu was sworn in and noted the staff report and decision sheet had been included in the packet. Swangstu reviewed the rezone request of 10.003 acres Lot 1 of the Preliminary Certified Map along with the reason CPZ staff are recommending approval of the rezone request.

The Town of McMillan has reviewed the application and recommends approval without any concerns.

There was no additional testimony in favor or opposed to this rezone request. Testimony portion of the hearing was closed at 4:10 p.m. Committee deliberated and applied the standards for this request by reviewing and completing the decision sheet.

Action: **Motion** / second by Fifrlick / Guild to recommend approval to County Board, of the David Lau on behalf of Herbert Lau rezone request. The Committee determined the rezone is consistent with the Marathon County and Town comprehensive plans, and is located in the Farmland Preservation Zoning District. Adequate facilities are present or will be provided and providing any necessary public facilities will not burden local government. The rezone should not result in any adverse effect on natural areas. The committee made their recommendation of approval based on the information, findings of fact, and conclusions of law described in the CPZ staff report included in the ERC packet.

Motion **carried** by voice vote, no dissent.

Follow through: Forward to County Board for action at their next regularly scheduled meeting.

4. Sean and Kimberly Montgomery on behalf of J&B Grezenski Enterprises LLC – G-A General Agriculture to R-E Rural Estate Town of Knowlton

Discussion: Swangstu was sworn in and noted the staff report and decision sheet had been included in the packet. Swangstu reviewed the rezone request of 5.403 acres Lot 1 of the Preliminary Certified Map along with the reason CPZ staff are recommending approval of the rezone request. The rezone is consistent with the towns comprehensive plan future land use map and should not have an unnecessary impacts on adjacent lands or land uses.

The Town of Knowlton has reviewed the application and recommends approval without any concerns.

There was no additional testimony in favor or opposed to this rezone request. Testimony portion of the hearing was closed at 4:15 p.m. Committee deliberated and applied the standards for this request by reviewing and completing the decision sheet.

Action: **Motion** / second by Fifrlick / Seefeldt to recommend approval to County Board, of the Sean and Kimberly Montgomery rezone request. The Committee determined the rezone is consistent with the Marathon County and Town comprehensive plans, and is not located in the Farmland Preservation Zoning District. Adequate facilities are present or will be provided and providing any necessary public facilities will not burden local government. The rezone should not result in any adverse effect on natural areas. The committee made their recommendation of approval based on the information, findings of fact, and conclusions of law as described in the CPZ staff report included in the ERC packet.

Motion **carried** by voice vote, no dissent.

Follow through: Forward to County Board for action at their next regularly scheduled meeting.

5. James and Rose Popp on behalf of O'BOYS LLC - G-A General Agriculture to R-E Rural Estate Town of Elderon

Discussion: Swangstu was sworn in and noted the staff report and decision sheet had been included in the packet. Swangstu reviewed the rezone request of .68 acres in size and is shown as part of Lot 1 (5.68 acres) on the Preliminary Certified Map along with the reason CPZ staff are recommending approval of the rezone request. The rezone request was proposed to add lands (.68 acres) and existing buildings already being utilized by the petitioner to their existing 5.00 acre parcel. The rezone is consistent with the towns' future land use map and the purpose and intent of the Towns Comprehensive Plan.

The Town of Elderon has reviewed the application and recommends approval without any concerns.

There was no additional testimony in favor or opposed to this rezone request. Testimony portion of the hearing was closed at 4:20 p.m. Committee deliberated and applied the standards for this request by reviewing and completing the decision sheet.

Action: **Motion** / second by Fifrlick / Drabek to recommend approval to County Board, of the James and Rose Popp on behalf of O'BOYS LLC rezone request. The Committee determined the rezone is consistent with the Marathon County and Town comprehensive plans, and is not located in the Farmland Preservation Zoning District. Adequate facilities are present or will be provided and providing any necessary public facilities will not burden local government. The rezone should not result in any adverse effect on natural areas. The committee made their recommendation of approval based on the information, findings of fact, and conclusions of law described in the CPZ staff report included in the ERC packet.

Motion **carried** by voice vote, no dissent.

Follow through: Forward to County Board for action at their next regularly scheduled meeting.

B. Review and Possible Recommendation to County Board for its Consideration (Town Zoning changes pursuant to §60.62(3) Wis. Stats.)

C. Review and Possible Recommendations to County Board for its Consideration

1. Approval of the County Forest Comprehensive Land Use Plan

<https://www.co.marathon.wi.us/Departments/ParksRecreationForestry/PlanningandDevelopment/FINALDraftMarathonCountyForestComprehensiveLandUsePlan20212035.aspx>

Discussion: Lovlien reviewed and updated the Committee on the County Forest Comprehensive Land Use Plan 2021-2035. Revisions began in August 2019; all counties followed a statewide template; plan addresses future management direction for sustainable timber harvests, recreation, land acquisition wildlife management, ecological protection, public uses and more. Lovlien stated this is not a static plan and can/will require amendments as new things emerge over the next 15 years. The County Forest Citizens' Advisory Subcommittee and Forestry/Recreation Committee unanimously recommends approval and asking the ERC Committee to forward its recommendation for approval to County Board.

Action: **Motion** / second by Seefeldt / Guild to recommend approval of the County Forest Comprehensive Land Use Plan 2021-2035 to County Board.

Motion **carried** by voice vote, no dissent.

Follow through: Forward to County Board for action at their next regularly scheduled meeting

D. Review and Possible Action

1. Proposed 2021 meeting schedule

Discussion: The 2021 tentative meeting schedule was included in the meeting packet. All dates were acceptable as presented.

5. Educational Presentations/Outcome Monitoring Reports and Committee Discussion – None.

6. Policy Issues Discussion and Committee Determination to the County Board for its Consideration

A. Land and Water Resource Management Plan and support materials

[www.co.marathon.wi.us/lwrp](http://www.co.marathon.wi.us/lwrp)

1. Public comment on plan

Discussion: Daigle discussed how to engage the public to provide comment on the plan. No public was available to comment on the plan.

2. Committee review and discussion of draft plan

Discussion: Daigle presented the plan to the Committee in Draft form and looking for feedback from the Committee. All materials are available on the website. Langenhahn commented on how aesthetically pleasing the plan is; document explains why we care about the environment; showcase community involvement. Guild commented on the plan is very pleasing visually – very well put together. Daigle thanked Brenda Iczkowski (CPZ) to learn the In-Design by herself without any training due to COVID-19; Jeff Pritchard and Gary Hetzer developed the maps. Daigle discussed the methods of engagement and social media avenues that were presented to the ERC in August. Informed committee engagement has begun and will be fully implemented. As a start, the postcards

will be sent out next week to landowners, stakeholders and lakeshore owners.

3. Set public hearing dates for Land Water Resource Management Plan
  - a. Tuesday, December 1, 2020 3:00 pm Room 5
  - b. Tuesday, January 5, 2021 3:00 pm Room 5

Discussion: The public hearing will be held on Tuesday, December 1, 2020 at 3:00 p.m. and Tuesday, January 5, 2021 at 3:00 p.m.

- B. Wisconsin Land and Water Conservation Association
  1. Organizational overview and association with Marathon County
  2. Historical staff/supervisor roles with association

Discussion: Daigle discussed that Marathon County is part of the Wisconsin Land and Water Conservation Association and shared a video with the Committee. Staff have been and will continue to be involved in various committees. He encouraged supervisors to become involved as well and to reach out to him on ways to be engaged in this association.

7. **Next meeting date, time & location and future agenda items:**

**Tuesday, December 1, 2020 3:00 p.m. 212 River Drive Room 5 Wausau WI**

- A. Committee members are asked to bring ideas for future discussion
- B. Announcements/Requests/Correspondence

Swangstu noted a memo will be sent to County Zoned Towns regarding the annual revisions to Chapter 17.

8. **Adjourn – Motion** / second by Seefeldt / Fifrick to **adjourn** at 5:20 p.m. Motion **carried** by voice vote, no dissent.

Paul Daigle, Land and Water Program Director

For Jacob Langenhahn, Chair

cc: (via email/web site) ERC members; County Administrator; Corporation Counsel; County Clerk

PD/cek