

STATE OF WISCONSIN
MARATHON COUNTY
TOWN OF RIB FALLS

Resolution 2025-01
RESOLUTION ON ZONING ORDINANCE AMENDMENT

TO THE MARATHON COUNTY ENVIRONMENTAL RESOURCES COMMITTEE

I, Alysia Seliger, Clerk of the Town of Rib Falls, 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 Rib Falls Town Board at a meeting held on the 8th day of APRIL, 2025.

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 Rib Falls Town Board considered on the 8th day of APRIL, 2025, petition by Randy Ross on behalf of Verlyn and Jane Ross Trust to amend the General Code of Ordinance for Marathon County Chapter 17 Zoning Code to rezone lands from G-A General Agriculture to U-R Urban Residential located in part of the Southeast ¼ of the Southeast ¼ of Section 20, Township 29 North, Range 5 East, Town of Rib Falls. The area to be rezoned to U-R Urban Residential is described as Lot 1 of the preliminary CSM. Parent Parcel #066-2905-204-0993

The Town of Rib Falls 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: NA
- 3) Has the applicant determined that the land is suitable for the development proposed? Explain.
☐ No ☐ Yes Explain: NA
- 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: NA

7) Has the applicant demonstrated the availability of alternative locations? Be specific

☐ No ☐ Yes Explain: NA

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: NA

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 Rib Falls 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 Alycia Allen 4/8/25
Town Board WRWend 4/8/2025
John J. Hammer 4/8/2025
Randy Ross 04/08/2025

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 May 23, 2025 to:

Marathon County Conservation, Planning and Zoning Department
1100 Lake View Drive, Suite 400
Wausau, WI 54403