



OFFICIAL NOTICE AND AGENDA

of a meeting of a City Board, Commission, Department, Committee, Agency, Corporation, Quasi-Municipal Corporation, or sub-unit thereof.

Notice is hereby given that the PLAN COMMISSION of the City of Wausau will hold a regular or special meeting on the date, time and location shown below.

Meeting of the: **PLAN COMMISSION OF THE CITY OF WAUSAU**

Date/Time: **Thursday, April 9, 2020 at 5:50 PM**

Location: **City Hall (407 Grant Street) - Council Chambers**

Members: Mielke (C), Lindman, Peckham, Gisselman, Bohlken, Zahrt, Brueggeman

AGENDA ITEMS FOR CONSIDERATION (All items listed may be acted upon)

- 1 Discussion and possible action on vacating and discontinuing a portion of right-of-way at Curling Way near Townline Road,
- 2 Discussion and possible action on petition for annexation - Lowe, 4306 Hilltop Avenue (076-2907-282-0951, Town of Stettin).

Adjournment

Due to the COVID-19 pandemic, this meeting is being held in person and via teleconference. Members of the media and the public may attend in person, subject to the social distancing rules of maintaining at least 6 feet apart from other individuals, or by calling 1-408-418-9388. The Access Code is 627 394 616.

Individuals appearing in person will either be seated in the Council Chambers or an overfill room, subject to the social distancing rules. Space available will be on a first come, first served basis. All public participants' phones will be muted during the meeting. Members of the public who do not wish to appear in person may view the meeting live over the internet at <https://tinyurl.com/wausaucitycouncil>, on the City of Wausau's YouTube Channel https://www.youtube.com/channel/UC-Nigpdco_i8sq5FbbJD_aw, live by cable TV, Channel 981, and a video is available in its entirety and can be accessed at <https://tinyurl.com/wausaucitycouncil>. Any person wishing to offer public comment who does not appear in person to do so, may e-mail melissa.engen@ci.wausau.wi.us with "Plan Commission public comment" in the subject line prior to the meeting start. All public comment, either by email or in person, will be limited to items on the agenda at this time. The messages related to agenda items received prior to the start of the meeting will be provided to the Chair.

In accordance with the requirements of Title II of the Americans with Disabilities Act of 1990 (ADA), the City of Wausau will not discriminate against qualified individuals with disabilities on the basis of disability in its services, programs or activities. If you need assistance or reasonable accommodations in participating in this meeting or event due to a disability as defined under the ADA, please call the ADA Coordinator at (715) 261-6590 or ADAServices@ci.wausau.wi.us to discuss your accessibility needs. We ask your request be provided a minimum of 72 hours before the scheduled event or meeting. If a request is made less than 72 hours before the event the City of Wausau will make a good faith effort to accommodate your request.

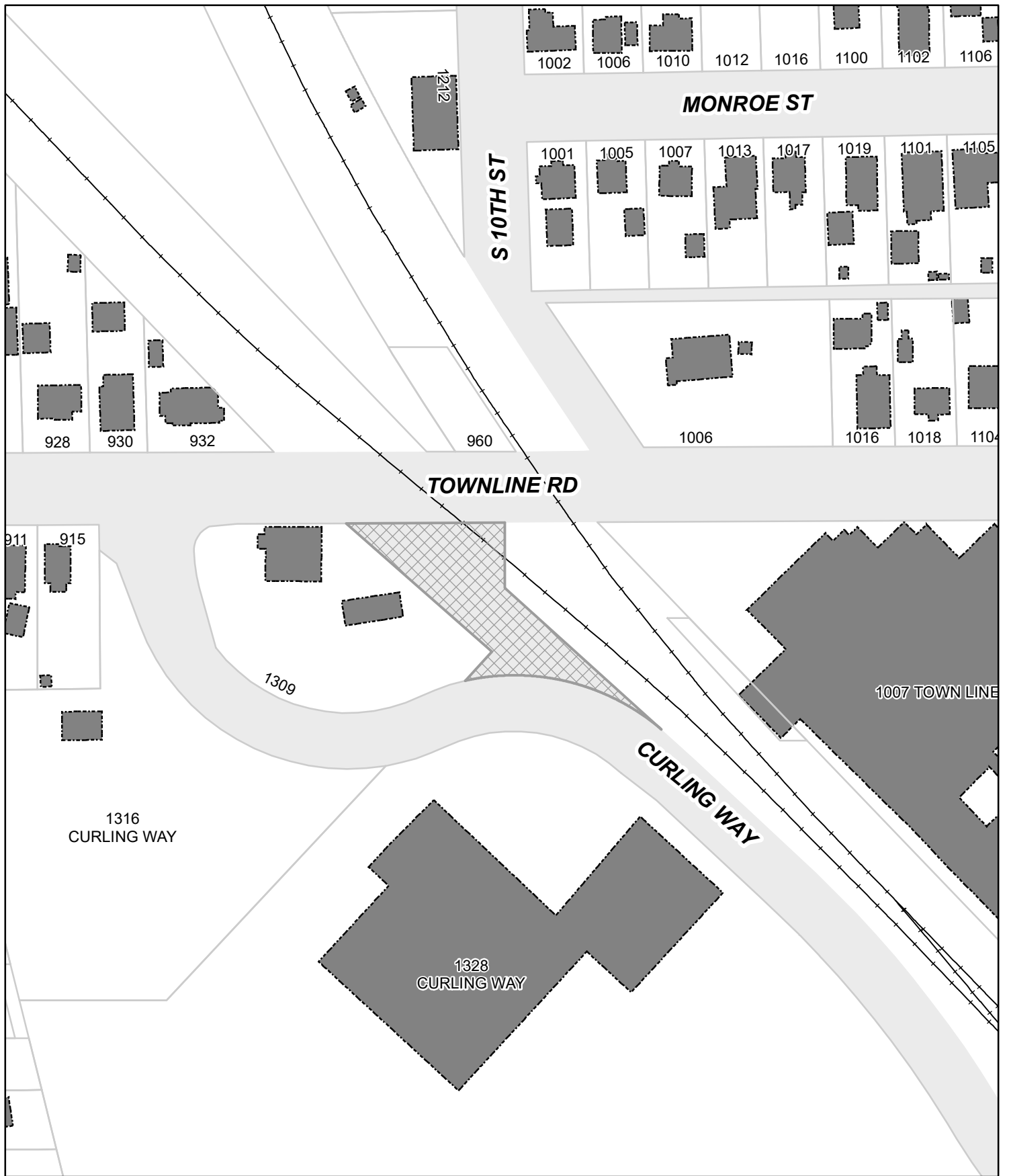
This Notice was posted at City Hall and faxed to the Daily Herald newsroom on 4/7/2020

IMPORTANT: FOUR (4) MEMBERS NEEDED FOR A QUORUM: If you are unable to attend the meeting, please notify Melissa by calling (715)261-6780 or via email melissa.engen@ci.wausau.wi.us

In accordance with the requirements of Title II of the Americans with Disabilities Act (ADA), the City of Wausau will not discriminate against qualified individuals with disabilities on the basis of disability in its services, programs or activities. If you need assistance or reasonable accommodations in participating in this meeting or event due to a disability as defined under the ADA, please call the City's ADA Coordinator at (715) 261-6620 or email clerk@ci.wausau.wi.us at least 48 hours prior to the scheduled meeting or event to request an accommodation.

Other Distribution: City Website, Media, Committee Members, Council Members, Assessor, Attorney, City clerk, Community Development, Finance, Metro Ride, Human Resources, Police Department, Hebert, Lenz, Sippel, DeSantis, Polley, County Planning

AGENDA ITEM
Public Hearing: Discussion and possible action on vacating and discontinuing a portion of right-of-way at Curling Way near Townline Road.
BACKGROUND
The realignment of Curling Way has left excess right-of-way which is not needed for roadway purposes. The proposed right-of-way to be vacated is attached along with a legal description. This public hearing will take public comment on vacating this section of right-of-way.
FISCAL IMPACT
None
STAFF RECOMMENDATION
Staff recommends approving vacating the right-of-way as shown. This recommendation is contingent upon public comment during the hearing.
Staff contact: Allen Wesolowski 715-261-6762

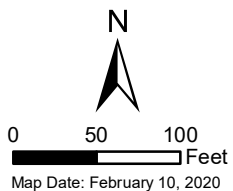
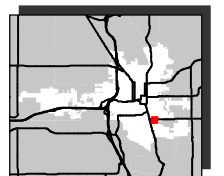


CITY OF WAUSAU

Marathon County, Wisconsin

Legend

- Existing Building
- Existing Right-of-Way
- Proposed Vacation



Vacating and Discontinuing a Portion of Right-of-Way at Curling Way near Townline Road
Legal Description

Being part of the Northwest 1/4 of the fractional Northeast 1/4 and part of the Northeast 1/4 of the fractional Northeast 1/4, Section 1, Township 28 North, Range 7 East, City of Wausau, Marathon County, Wisconsin, more particularly described as follows:

Commencing at the North 1/4 corner of said Section 1; thence North 89°27'38" East, coincident with the North line of said Northwest 1/4 of the fractional Northeast 1/4, 1305.92 feet to the Northeast corner of said Northwest 1/4 of the fractional Northeast 1/4; thence South 00°19'41" East, coincident with the East line of said Northwest 1/4 of the fractional Northeast 1/4, 33.38 feet to the South right-of-way line of Townline Road, also known as County Road "N", and the point of beginning; thence continuing South 00°19'41" East, coincident with said East line of the Northwest 1/4 of the fractional Northeast 1/4, the West right-of-way line of the Chicago, Minneapolis, St. Paul and Pacific Railroad and the former East right-of-way line of Junction Street, 58.76 feet to the Southerly right-of-way line of said Chicago, Minneapolis, St. Paul and Pacific Railroad; thence South 50°26'06" East, coincident with said Southerly right-of-way of the Chicago, Minneapolis, St. Paul and Pacific Railroad and the former Northerly right-of-way line of Junction Street, 10.87 feet to the beginning of a curve concave to the Southwest; thence 211.89 feet, coincident with said Southerly right-of-way of the Chicago, Minneapolis, St. Paul and Pacific Railroad, said former Northerly right-of-way line of Junction Street and the arc of said curve, said curve having a radius length of 10,339.90 feet, a central angle of 1°10'27", and a chord that bears South 47°54'31" East for 211.89 feet to the North right-of-way line of Curling Way; thence North 52°23'29" West, coincident with said North right-of-way line of Curling Way, 38.22 feet to the beginning of a curve concave to the Southwest; thence 183.20 feet, coincident with said North right-of-way line of Curling Way and the arc of said curve, said curve having a radius length of 191.50 feet, a central angle of 54°48'48", and a chord that bears North 75°34'27" West for 176.30 feet to the Southerly line of Lot 1 of Certified Survey Map number 16492, recorded in Volume 76, on Page 141, as Document number 1639561, filed in the Marathon County Register of Deeds office; thence North 43°01'51" East, 34.91 feet to the Southeast corner of said Lot 1 and to the former Southerly right-of-way line Junction Street and the Easterly line of Lot 1; thence North 48°43'49" West, coincident with said former Southerly right-of-way line Junction Street and said Easterly line of said Lot 1, 173.26 feet to the Northeast corner of said Lot 1 and said South right-of-way line of Townline Road also known as County Road "N"; thence North 89°43'54" East, coincident with the Easterly extension of said South right-of-way line Townline Road also known as County Road "N", 141.47 feet to said East line of the Northwest 1/4 of the fractional Northeast 1/4 and the point of beginning.

That said Former Junction Street contains 13,603 square feet, 0.312 acres, more or less.

That said Former Junction Street is subject to easements, restrictions, and right-of-way of record.

AGENDA ITEM

Discussion and possible action on petition for annexation – Lowe, 4306 Hilltop Avenue (076-2907-282-0951, Town of Stettin)

BACKGROUND

The City of Wausau has received a petition from Barbara and Gordon Lowe at 4306 Hilltop Avenue to annex to the City of Wausau from the Town of Stettin. A map and legal description is included. The Lowes have a failing septic system and are in need of sewer and water from the City. Sewer and water is at the intersection of North 44th Avenue and would need to be extended east to serve the property.

FISCAL IMPACT

The City would add this property to the tax role. The City will pay the Town of Stettin for a period of 5 years an amount equal to the value of the town taxes received from the annexation at the time the annexation becomes final. The petitioner will be assessed a per foot assessment based upon the actual cost of the sewer and water extension.

STAFF RECOMMENDATION

Staff recommends approving the annexation.

Staff contact: Allen Wesolowski 715-261-6762

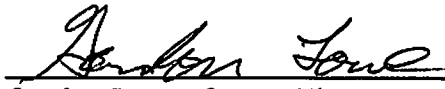
PETITION FOR ANNEXATION

The undersigned, constituting 100 percent of the owners and electors of the following-described territory located in the Town of Stettin, Marathon County, Wisconsin, lying contiguous to the City of Wausau, petition the Honorable Mayor and Common Council of said city to annex the territory described below and shown upon the attached scale map, as permitted by Chapter 66 of the Wisconsin Statutes, to the City of Wausau, Marathon County, Wisconsin:

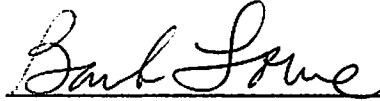
SEE ATTACHED MAP AND LEGAL DESCRIPTION

The current population of such territory is two (2).

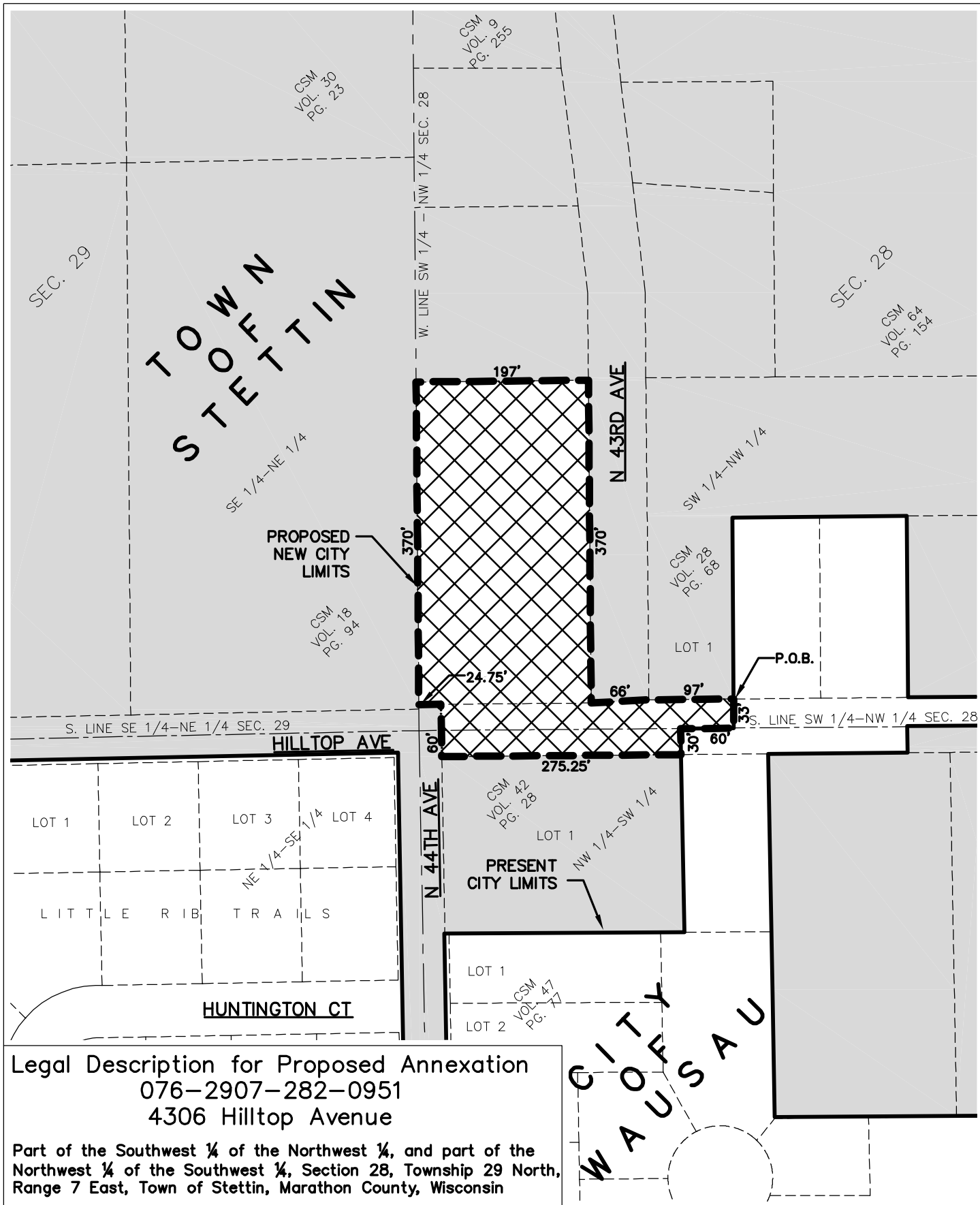
Dated this 6 day of April, 2020.



Gordon Lowe, Owner-Elector
4306 Hilltop Avenue
Wausau WI 54401



Barbara Lowe, Owner-Elector
4306 Hilltop Avenue
Wausau WI 54401



PROPOSED ANNEXATION MAP

ANNEXING TERRITORY
FROM THE TOWN OF STETTIN

TOTAL AREA OF
PROPOSED ANNEXATION
91829± S.F.
2.11± AC.

Legal Description for Proposed Annexation
Gordon Lowe
Barbara Lowe
4306 Hilltop Avenue
076-2907-282-0951

Part of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$, and part of the Northwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$, Section 28, Township 29 North, Range 7 East, Town of Stettin, Marathon County, Wisconsin, described as follows:

Commencing at the intersection of the East line of Lot 1 of Certified Survey Map No. 7295 recorded in the office of Register of Deeds for Marathon County in Volume 28 of Certified Survey Maps on page 68, and the North right-of-way of Hilltop Avenue, the point of beginning;

Thence West, along said North right-of-way, 97 feet to the East right-of-way of N. 43rd Avenue;
thence West, 66 feet to the intersection of said North right-of-way of Hilltop Avenue and the West right-of-way of said N. 43rd Avenue; thence North, along said West right-of-way, 370 feet to the North line of the South 400 feet of said Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$; thence West, along said North line, 197 feet to the West line of said Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$; thence South, along said West line, 370 feet to said North right-of-way of Hilltop Avenue; thence East, along said North right-of-way, 24.75 feet to the East right-of-way of N. 44th Avenue, extended Northerly; thence South, along said East right-of-way extended Northerly, 60 feet to the South right-of-way of Hilltop Avenue; thence East, along said South right-of-way, 275.25 feet to the East line of Lot 1 of Certified Survey Map No. 10205 recorded in the office of Register of Deeds for Marathon County in Volume 42 of Certified Survey Maps on Page 28; thence North, along said East line extended Northerly, 30 feet to the South line of said SW $\frac{1}{4}$ of the NW $\frac{1}{4}$; thence East, along said South line, 60 feet to said East line of Lot 1 of Certified Survey Map No. 7295, extended Southerly; thence North, along said East line extended Southerly, 33 feet to said North right-of-way of Hilltop Avenue, the point of beginning.