

**VILLAGE OF WESTON
NOTICE OF PUBLIC HEARING**



NOTICE IS HEREBY GIVEN that a public hearing will be held before the Village of Weston Plan Commission, at 6:00 p.m., or shortly thereafter, on Monday, August 12, 2024, at the Weston Municipal Center, 4747 Camp Phillips Road, Weston, WI 54476, to take testimony relative to the following:

Project #20240090 - David Barnes, of U-Haul of WI, requesting a conditional use permit at 5009 Schofield Avenue, to allow the expansion of a Personal Storage Facility land use within the B-3 (General Business) Zoning District, with WHP-A (Wellhead Protection – Zone A) Overlay District (Project #20240090).

The property is described as Weston Commercial Park, Parcels 1 and 2 of CSM #13191, Vol 57, Pg 128, Doc #1361373 and Parcels 1 and 2 of CSM #13383, Vol 58, Pg 130, Doc #1376696, all within SW 1/4, of the SE 1/4, in Section 16, Township 28 North, Range 08 East, Village of Weston, Marathon County, WI. Parcels have been combined via Parcel Combination Affidavit Doc #1897174 (PIN 192-2808-164-0155), and total parcel area consists of 7.46 acres, and is addressed as 5009 Schofield Avenue and 5801 Von Kanel Street.

Project #20240225 - Mike Greenheck, requesting a conditional use permit at 3805 Eau Claire Avenue, to allow for the construction of a 1,500 square foot accessory building, for personal use, within the SF-L (Single-Family Residential – Large Lot) Zoning District, where the maximum allowed accessory building size within the SF-L District is 1,000 square feet (Project #20240225).

The property is described as CSM #4290, Vol 16, Pg 58, Doc 863301, of Section 17, Township 28 North, Range 08 East, Part of the NE 1/4, of the NE 1/4, Village of Weston, Marathon County, WI. Total parcel area consists of 3.22 acres, and is addressed as 3805 Eau Claire Avenue.

The hearing notice with application materials are available for public inspection on the Village of Weston website located at <http://westonwi.gov/421/Public-Hearing-Notices>.

Written testimony submitted by noon on the date of the hearing to the Village of Weston Plan Commission, Valerie Parker, Plan Commission Secretary, 4747 Camp Phillips Road, Weston, WI 54476, or emailed to vparker@westonwi.gov, will be brought to the hearing and entered into the hearing record.

All interested persons wishing to provide oral or written testimony during the Public Hearing will be given an opportunity to be heard.

Any person with questions or planning to attend needing additional special accommodation in order to participate, should call Valerie Parker, Planning Technician, Planning and Development Department, at 715-241-2607.

Dated this 25 day of July 2024

Valerie Parker
Plan Commission Secretary

Published as a legal ad in the Wausau Daily Herald on Monday, July 29, 2024, and Monday, August 5, 2024.

SITE PLAN NOTES:

- CONTACT BIGGER'S HOTLINE 5 WORKING DAYS PRIOR TO THE START OF DEMOLITION/CONSTRUCTION.
- GRADE, LINE, AND LEVEL TO BE REVIEWED IN THE FIELD BY THE CONSTRUCTION MANAGER.
- ALL REQUIRED EROSION CONTROL MEASURES ARE TO BE INSTALLED IN ACCORDANCE WITH LOCAL MUNICIPAL AND DEPARTMENT OF NATURAL RESOURCES REGULATIONS.
- ALL EROSION CONTROL MEASURES SHALL BE MAINTAINED IN ACCORDANCE WITH THE DEPARTMENT OF NATURAL RESOURCES AND LOCAL AUTHORITIES.
- SEE SHEET CR FOR ALL REQUIRED EROSION CONTROL ELEMENTS.
- ANY EXISTING UTILITIES NOT SHOWN ON THIS DOCUMENT WHICH NEED TO BE REMOVED, RELOCATED AND OR ADJUSTED SHALL BE THE RESPONSIBILITY OF THE SITE GRADING CONTRACTOR AND INCLUDED IN THE BASE BID CONTRACT.
- VERIFY THE LOCATION OF ALL EXISTING UTILITIES PRIOR TO THE START OF DEMOLITION/CONSTRUCTION.
- ALL BIDDERS PLANNING ON SUBMITTING A BID SHALL VISIT THE SITE AND REVIEW THE EXISTING CONDITIONS PRIOR TO THE BID DATE, PRIOR TO THE START OF WORK VERIFY WITH THE LOCAL AUTHORITIES THAT ALL REQUIRED PERMITS HAVE BEEN ACQUIRED.
- COORDINATE CONSTRUCTION IN THE RIGHT OF WAY WITH THE LOCAL AUTHORITIES.
- PROVIDE PROPER BARRICADES, SIGNS AND TRAFFIC CONTROL TO MAINTAIN THRU TRAFFIC ALONG ADJACENT STREETS IN ACCORDANCE WITH LOCAL MUNICIPAL REQUIREMENTS.
- ALL SAWCUTS SHALL BE AT AN EXISTING JOINT IN THE CURB AND PAVEMENT.
- RESTORE ALL EXCAVATED LAWN AREAS WITH A MINIMUM OF 6" OF TOPSOIL, SEED, FERTILIZER, AND MULCH.
- ALL GENERAL LANDSCAPE AREAS SHALL BE SEED/FERTILIZED/MULCHED IN ACCORDANCE WITH THE WDRN TECHNICAL STANDARDS.

SITE PLAN LEGEND

- PROPOSED 12" GRAVEL
- PROPOSED 3" ASPHALT W/8" BASE COURSE
SEE DETAIL ON SHEET C7
- REMOVE EXISTING GRAVEL, REPLACE W/TOPSOIL, SEED, MULCH, AND FERTILIZER PER WDRN TECHNICAL STANDARDS
- PROPOSED FENCE TO MATCH EXISTING FENCE

WETLAND NOTE

- WETLANDS SHOWN HEREON WERE PROVIDED BY STAR ENVIRONMENTAL AND LOCATED BY VREELAND LAND SURVEYORS & ENGINEERS

ENGINEER'S NOTES

SURVEY INFORMATION WAS PROVIDED BY OTHERS. VREELAND LAND SURVEYORS & ENGINEERS SHALL NOT BE HELD RESPONSIBLE FOR ANY POSSIBLE ERRORS OR OMISSIONS DUE TO INFORMATION PROVIDED BY OTHERS.

BEARINGS REFERENCED TO THE WISCONSIN COUNTY COORDINATE SYSTEM (MARATHON) NAD83 (2011)

SCALE NOTE:
IF YOU ARE VIEWING THESE PLANS IN AN 11"x17" SIZE THEY MAY BE HALF SCALE FROM THE ORIGINAL 22"x34" SIZE DRAWING AND THE DRAWING SCALE IS HALF OF THAT STATED. CHECK SCALE.

STAMP/SIGNATURE:

REVISIONS		
BY	DATE	DESCRIPTION

TITLE PAGE:	
PROPOSED SITE PLAN	
PROJECT:	U-HAUL EXPANSION
LOCATION:	VILLAGE OF WESTON MARATHON COUNTY, WISCONSIN



VREELAND ASSOCIATES LAND SURVEYORS & ENGINEERS
 6103 DAWN STREET WESTON, WI. 54476
 PHONE NO.: (715) 241-0947
 EMAIL: dustin@vreelandassociates.us
 WEBSITE: www.vreelandlandsurveying.com
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PREPARED FOR:	U-HAUL DAVID BARNES
PLAN DATE:	JUNE 24TH, 2024

DESIGNER: DUSTIN VREELAND
SURVEYED BY: DV & TV
FILE NO.: 24-0229 ENGINEERING
DATE: JUNE 4TH, 2024
SCALE: 1" = 30'
SHEET C4



