

**PARCEL # 145-2707-024-0988 (TRAILWOOD VENTURES LLC)
CSM REQUEST**

STAFF REPORT FOR PLANNING COMMISSION

**PUBLIC HEARINGS/
MEETINGS:**

Plan Commission Meeting: 6:00 p.m. March 13, 2025

APPLICANT:

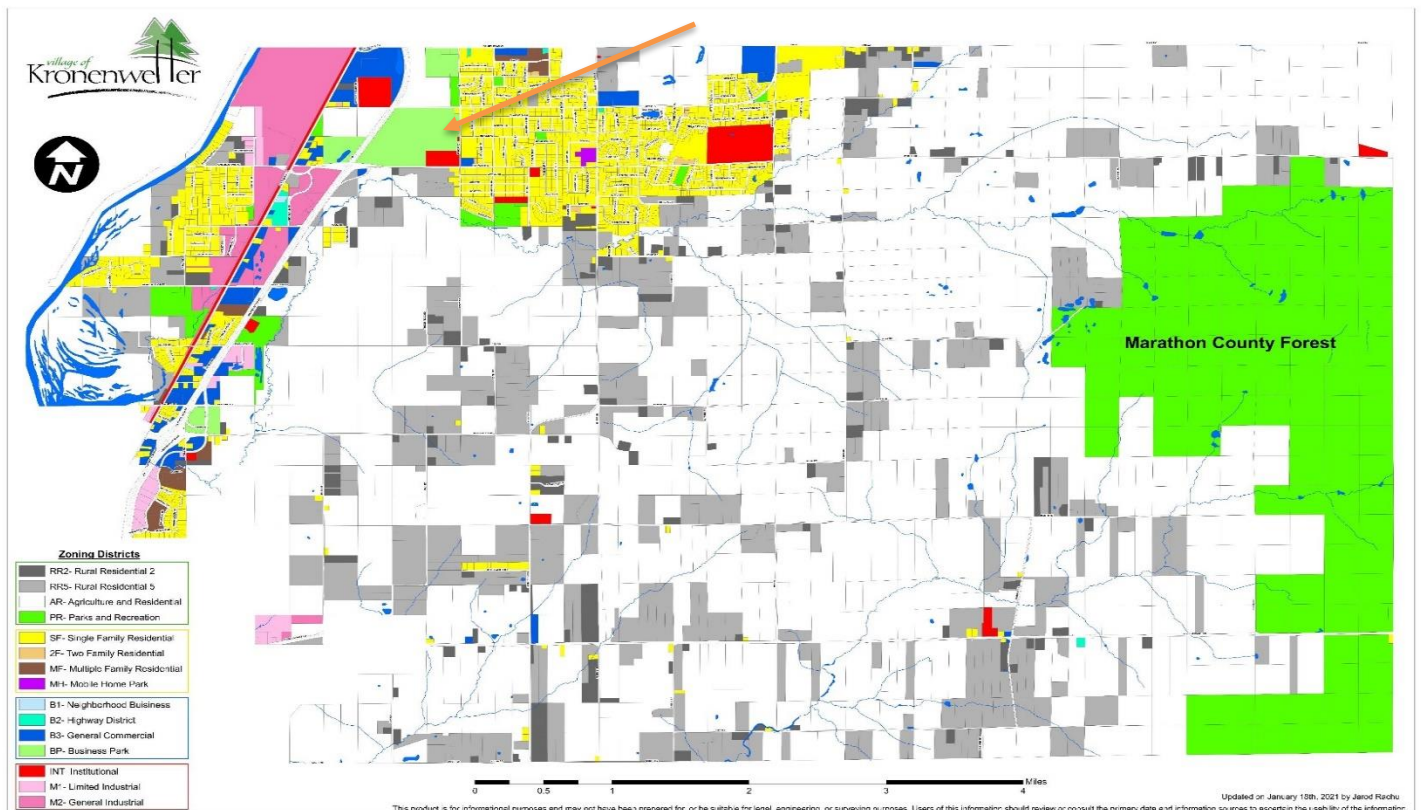
REI Engineering Inc.
4080 N. 20th Avenue
Wausau, WI 54401

OWNER:

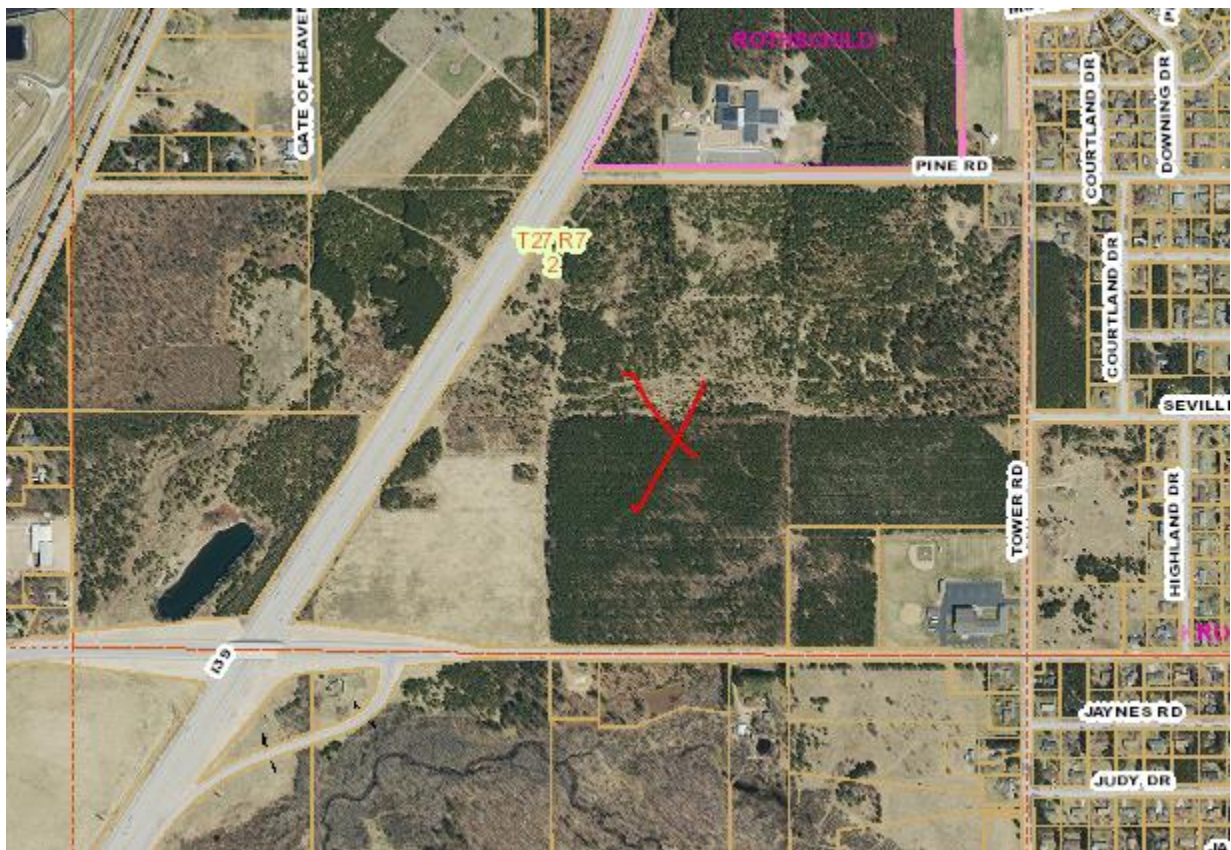
Trailwood Ventures LLC
P.O. Box 1685
Wausau, WI 54402

LOCATION OF REQUEST: 1500 Kowalski Road, Kronenwetter, WI 54455 (See Map1)

VILLAGE OF KRONENWETTER OFFICIAL ZONING MAP



Map 1: Location Map
(Source Data: Marathon Co. GIS)



2020 AERIAL PHOTO
(SOURCE DATA: MARATHON CO. GIS)



CIVIL & ENVIRONMENTAL ENGINEERING, SURVEYING
4080 N. 20TH AVENUE, WAUSAU, WI 54401
(715) 678-9784

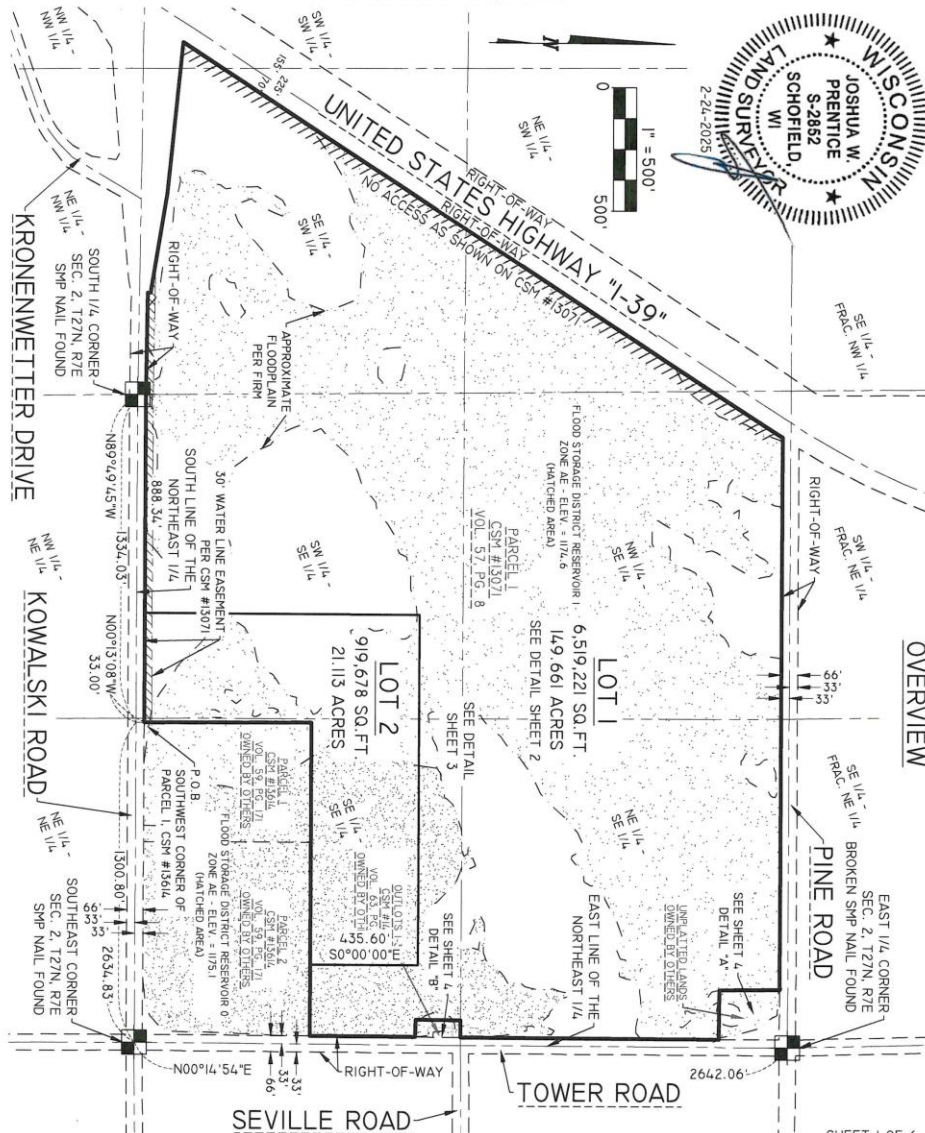
MARATHON COUNTY CERTIFIED SURVEY MAP

MAP NO. _____

PREPARED FOR: TRAILWOOD VENTURES LLC.

LANDOWNER: TRAILWOOD VENTURES LLC.

PART OF PARCEL 1 OF CERTIFIED SURVEY MAP NUMBER 13071, RECORDED IN VOLUME 57, ON PAGE 8, AS DOCUMENT NUMBER 1349146, FILED IN THE MARATHON COUNTY REGISTER OF DEEDS OFFICE; LOCATED IN THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4, THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4, THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4, THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 AND THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 2, TOWNSHIP 27 NORTH, RANGE 7 EAST, VILLAGE OF KRONENWETTER, MARATHON COUNTY, WISCONSIN.



P:\3200-3299\32138 - Creske - Trailwood Property - Kowalski Road Property - Village of Kronenwetter - Marathon County\Drawing\Survey\32138 CSM.dwg SHEET 1 OF 6

Current Zoning: BP (Business Park)

Future Land Use Map: Industrial/Commercial

RECOMMENDED MOTION:

To approve the CSM as proposed.