

**MINUTES OF THE PLAN COMMISSION MEETING
CITY OF CHIPPEWA FALLS
MONDAY, JULY 21, 2014 – 7:30 PM**

The Plan Commission met in City Hall on Monday, July 21, 2014 at 7:30 P.M. Present were Commissioners Dave Cihasky, Peter Pohl, Dennis Doughty, Dan Varga, Jerry Smith, Secretary Rick Rubenzer, Vice-Chairperson Tom Hubbard and Mayor Greg Hoffman. Absent were Commissioners Mike Tzanakis and Beth Arneberg and Alderperson Chuck Hull. Also attending were Assistant Engineer Matt Decur, Council President Bill Hicks, Alderpersons Mike Hanke, Amy Mason and Paul Olson and E.O.G. Resources Inc. Plant Manager David Bokor.

1. **Motion** by Smith, seconded by Doughty to approve the minutes of the June 9, 2014 Plan Commission meeting. **All present voting aye. Motion carried.**

2. David Bokor, plant manager for E.O.G. Resources Inc. presented the attached petition to amend existing Conditional Use Permit Resolution #12-05 to construct a 64' x 190' x 62' addition to the existing process building. This addition is proposed for additional plate press equipment which will reduce water in the processed product which is hauled from the E.O.G. plant back to the mines. In the presentation Mr. Bokor addressed questions about the process. He stated the sand process would be more efficient and estimated a 10% reduction in process water hauled back to the mines. He said all processed water is returned to the clarifier. He noted there would be no additional noise since the additional process equipment would be completely contained in the building addition. He noted the processing was a 24/7, 365 day operation. He also pointed out that there would be two additional piles of return material.
Motion by Smith, seconded by Cihasky to recommend the Plan Commission conduct a public hearing at its next regularly scheduled meeting on August 11, 2014 to consider an amendment to existing Conditional Use Permit Resolution #12-05. The proposed amendment would allow E.O.G. Resources Inc. to construct a 64' x 190' x 62' addition to the existing process building and install filter press plates in the addition. Said public hearing to be scheduled after receipt of the \$300 advertizing fee and proper legal notification of adjacent property owners. **All present voting aye except Hubbard who recused himself and abstained from the vote. Motion carried.**

3. **Motion** by Hubbard, seconded by Doughty to adjourn. **All present voting aye. Motion carried.** The Plan Commission adjourned at 7:41 P.M.


Richard J. Rubenzer, P.E., Secretary
Plan Commission

PLAN COMMISSION ATTENDANCE SHEET

DATE: July 21st, 2014

NAME	COMPANY REPRESENTING	ADDRESS	PHONE #	EMAIL
Bill Hicks	CITY COUNCIL	13 E CANAL ST	715 5591387	bhicks@cityofportland.gov
Amp Mason	3rd Ward	717 Westview Rd	—	—
David Baker	EOG Resources	1400 Hallele b	715/450-6067	david_baker@egoresources.com
Mike Hanke	City Council	316 Division St	715 726 9285	—
Paul O'Leary	5th Ward	310 Cant St	715-827-0949	—

NOTICE OF PUBLIC MEETING

CITY OF CHIPPEWA FALLS, WISCONSIN

IN ACCORDANCE with the provisions of Chapter 19, Subchapter IV of the Statutes of the State of Wisconsin, notice is hereby given that a public meeting of the:

Plan Commission XXX

(Reasonable accommodations for participation by individuals with disabilities will be made upon request. Please call 726-2736)

Will be held on **Monday, July 7, 2014 at 6:30 P.M.** in the City Hall **Council Chambers**, Chippewa Falls, Wisconsin. Items of business to be discussed or acted upon at this meeting are shown on the attached Agenda or listed below:

NOTE: If unable to attend the meeting, please notify the Engineering Dept. by calling **726-2736**.

NOTE:

THE PLAN COMMISSION MEETING

FOR

MONDAY, JULY 7, 2014

IS

CANCELLED

DUE TO A LACK OF AGENDA ITEMS.

NOTICE IS HEREBY GIVEN THAT A MAJORITY OF THE CITY COUNCIL MAY BE PRESENT AT THIS MEETING TO GATHER INFORMATION ABOUT A SUBJECT OVER WHICH THEY HAVE DECISION MAKING RESPONSIBILITY.

Please note that attachments to this agenda may not be final and are subject to change.
This agenda may be amended as it is reviewed.

CERTIFICATION

I hereby certify that a copy of this agenda was placed in the Chippewa Herald mail box, 1st Floor, City Hall and also posted on the City Hall Bulletin Board on Monday, June 30, 2014 at 11:30 A.M. by Mary Bowe.

**MINUTES OF THE PLAN COMMISSION MEETING
CITY OF CHIPPEWA FALLS
MONDAY, JUNE 9, 2014 – 6:30 PM**

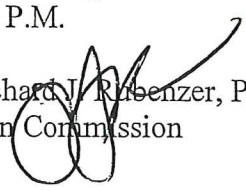
The Plan Commission met in City Hall on Monday, June 9, 2014 at 6:30 P.M. Present were Commissioners Dave Cihasky, Dan Varga, Beth Arneberg, Secretary Rick Rubenzer, Vice-Chairperson Tom Hubbard and Mayor Greg Hoffman. Absent were Commissioners Peter Pohl, Mike Tzanakis, Jerry Smith and Alderperson Chuck Hull. Also attending was John Mickesh of Chippewa Surveying.

1. **Motion** by Cihasky, seconded by Hubbard to approve the minutes of the May 12, 2014 Plan Commission meeting. **All present voting aye. Motion carried.**

2. John Mickesh of Chippewa Surveying presented Certified Survey Map #3657, of Lot #1 located in the NW ¼ of the SE ¼ of Section 29, T29N, R8W; in the City of Chippewa Falls, Chippewa County, Wisconsin. The subdivision is allowed under City of Chippewa Falls Municipal Code 18.22 (1)(b). Mr. Mickesh stated that Duane Sonnentag intends to construct an equipment and vehicle storage building on Lot #2 after subdivision and purchase. He continued that Chippewa County would only allow one driveway access to County Highway “S” and that he was working out the final details of where that shared driveway access would be located.
Motion by Hoffman, seconded by Varga to recommend the Common Council approve the resolution concerning Certified Survey Map #3657, of Lot #1 located in the NW ¼ of the SE ¼ of Section 29, T29N, R8W, in the City of Chippewa Falls, Chippewa County, Wisconsin. Said approval contingent upon receipt of the \$100 certified survey map review fee and final placement of the shared driveway easement on the Certified Survey Map. **All present voting aye. Motion carried.**

3. **Motion** by Hubbard, seconded by Varga to adjourn. **All present voting aye. Motion carried.** The Plan Commission adjourned at 6:45 P.M.

Richard J. Rubenzer, P.E., Secretary
Plan Commission



Date Filed: _____

Fee Paid: \$25.00 Date: 7-15-14 TR# 43618

Fee Paid: _____ Date: _____ TR# _____

PETITION FOR A CONDITIONAL USE PERMIT

TO THE CITY OF CHIPPEWA FALLS, WISCONSIN:

I/We, the undersigned, hereby petition the Plan Commission of the City of Chippewa Falls, Wisconsin, for a Conditional Use Permit as authorized by the Chippewa Falls Zoning Code, Section 17.47, for the following described property:

Address of Property: 1400 Halbleib Road, Chippewa Falls, WI 54729

Lot: _____ Block _____ Subdivision _____

Or Legal
Description: _____

Property is zoned: Industrial

Home/Business Address: Same as above

Phone Number: (715) 738-3900

Purpose for which this Permit is being requested: Construction of building extension to house additional dewatering processing equipment for sand operation.

Existing use of property within 300' of subject property:(List or attach map)

Residential, agricultural, industrial, and
commercial. _____

CONDITIONAL USE PERMIT APPLICATION (Continued)

Indicate any facts that indicate the proposed use will not be detrimental to the general public interest, the purposes of this Chapter and the general area in which it is located:

Process equipment will be enclosed inside of proposed building structure with no impact on outside noise, utilizing same exterior building materials existing throughout plant site, height of building will not exceed existing structures.

Operational plans of the proposed use:

Hours of Operation: 24

Days of Operation: 7

Number of Employees: 0

Part-Time

68 + contractors

Full-Time

Capacity: N/A

Number of Units: _____

Size: _____

Number of Children/Residents: _____

Age: _____

Other: _____

Building plans:

Existing buildings: See attached site plan.

Proposed buildings: _____

Use of part of building: _____

Proposed Additions: Addition to west end of existing process building 64' X 190' X
62' _____

Future Additions: Unknown _____

Change in Use: No

Outside Appearance: Same color and type of materials currently existing with other building
structures on site.

Number of Buildings: N/A

Planting & Landscaping: N/A

Type: _____

Timetable: _____

Screening: N/A

Type: _____

Fences: _____

Type: _____

Height: _____

Location: _____

Earth Bank: *N/A*

Planting: _____

Maintenance: _____

Other: _____

Lights:

Number of Lights: 6-
8 _____

Location: Outside walls of
building _____

Hours: Nighttime
(sensor) _____

Type: Wall
Pack _____

Signs: N/A

Type: _____

Lighted: _____

Size: _____

Location: _____

Setbacks: _____

Drives: N/A

Number of: _____

Location: _____

Width: _____

Parking: N/A

Number of Stalls: _____

Location of
Stalls: _____

Setbacks: _____

Surfacing: _____

Screening: _____

Drainage:

Storm Sewer: Existing

RockBeds: N/A

Detention Pond: Existing

Retention Pond: N/A

Submit Site Plan Showing Property Line, Buildings and Other Structures: See attached site plan _____

List any additional information being submitted with this permit application:

Site plan, prospective views of building addition, floor plan, elevation views _____

IN ORDER FOR THIS PETITION TO BE CONSIDERED, THE OWNER(S) OF THE PROPERTY MUST SIGN BELOW:

Owners/Addresses

Petitioners/Addresses

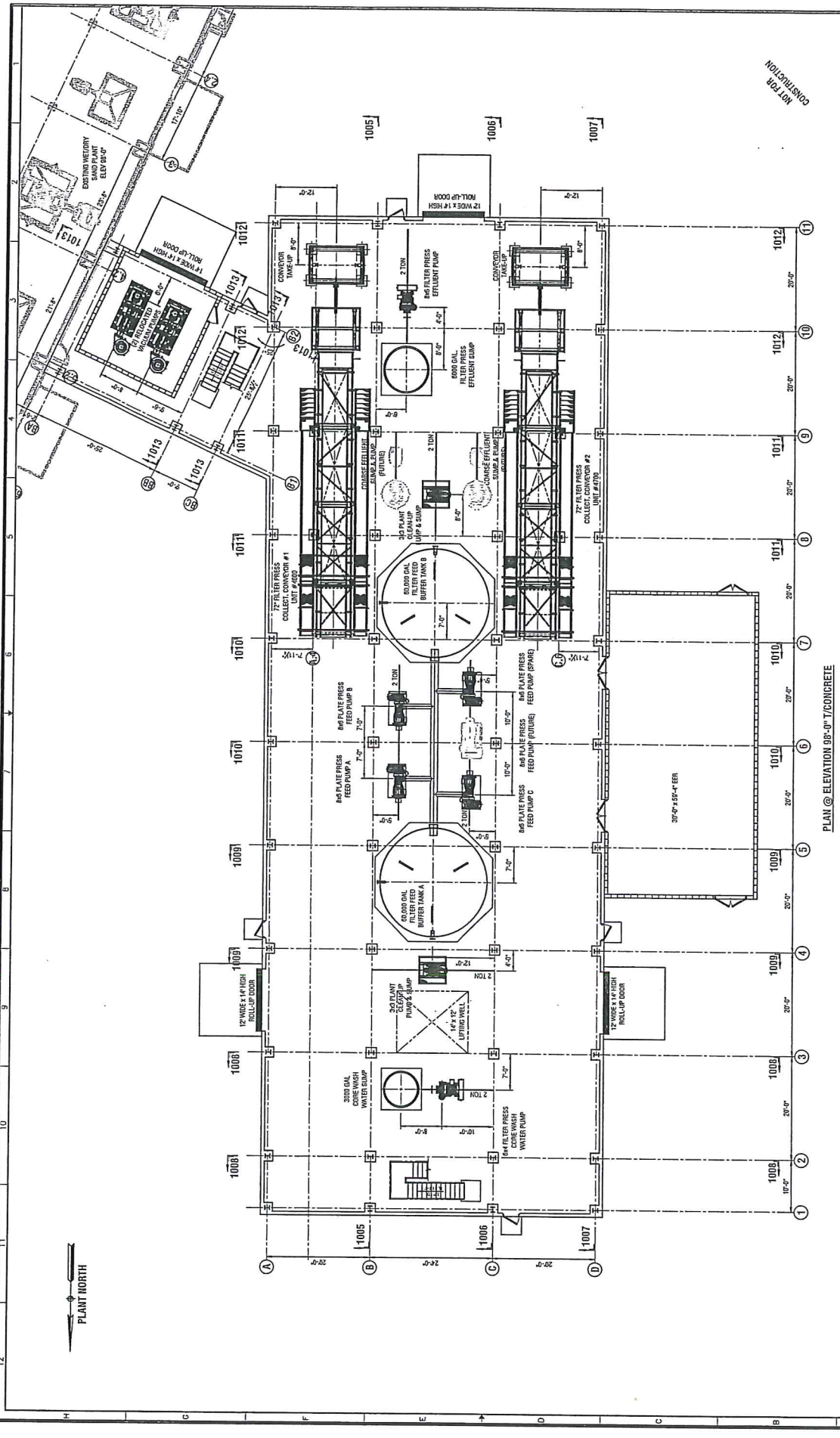
EOG Resources

Same

1400 Halbleib Rd, Chippewa Falls, WI 54739



David Bokor



FORGE GROUP NORTH AMERICA
 10000 W. STATE ST. SUITE 200
 CHANDLER, AZ 85226-3000
 PHONE: 480-948-8800
 FAX: 480-948-8801
 WWW: www.forgegroup.com

EDG RESOURCES
 CHIPPEWA FALLS SAND PLANT
 FILTER PRESS PLANT ADDITION
 GENERAL ARRANGEMENT - PLAN @ ELEVATION 88'-0" / CONCRETE

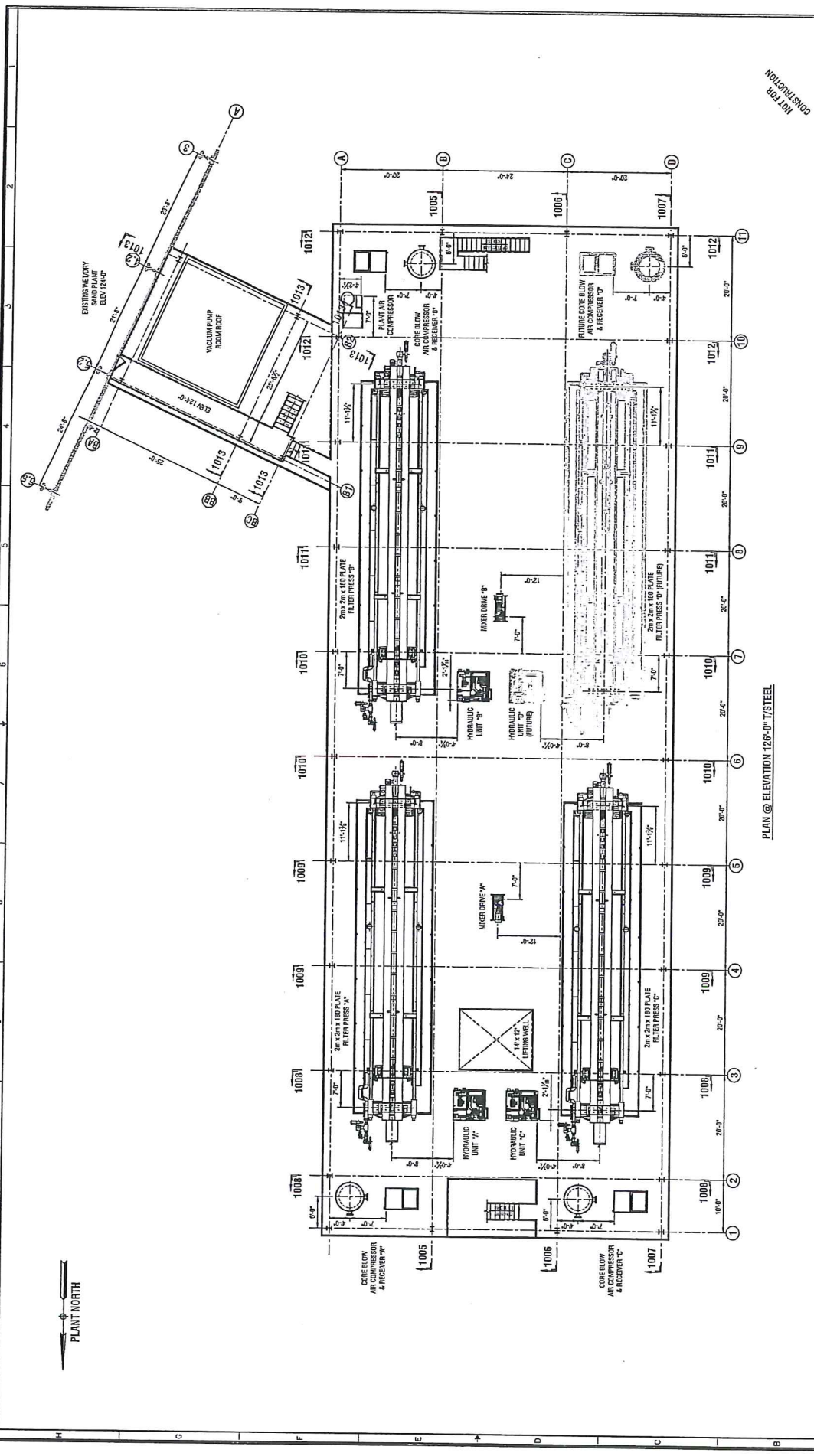
DATE: 08/11/11
 DRAWN: GJD
 CHECKED: GJD
 PROJECT NO.: 4897-3000-1001

NO.	REVISION	DATE	BY	CHKD.
1	ISSUED FOR PERMITS	08/11/11	GJD	GJD
2	REVISED PER COMMENTS	08/11/11	GJD	GJD
3	REVISED PER COMMENTS	08/11/11	GJD	GJD
4	REVISED PER COMMENTS	08/11/11	GJD	GJD
5	REVISED PER COMMENTS	08/11/11	GJD	GJD
6	REVISED PER COMMENTS	08/11/11	GJD	GJD
7	REVISED PER COMMENTS	08/11/11	GJD	GJD
8	REVISED PER COMMENTS	08/11/11	GJD	GJD
9	REVISED PER COMMENTS	08/11/11	GJD	GJD
10	REVISED PER COMMENTS	08/11/11	GJD	GJD
11	REVISED PER COMMENTS	08/11/11	GJD	GJD
12	REVISED PER COMMENTS	08/11/11	GJD	GJD

PLAN @ ELEVATION 88'-0" / CONCRETE

PLANT NORTH

NOT FOR CONSTRUCTION



PLANT NORTH

PLAN @ ELEVATION 126'-0" T/STEEL

NOT FOR CONSTRUCTION

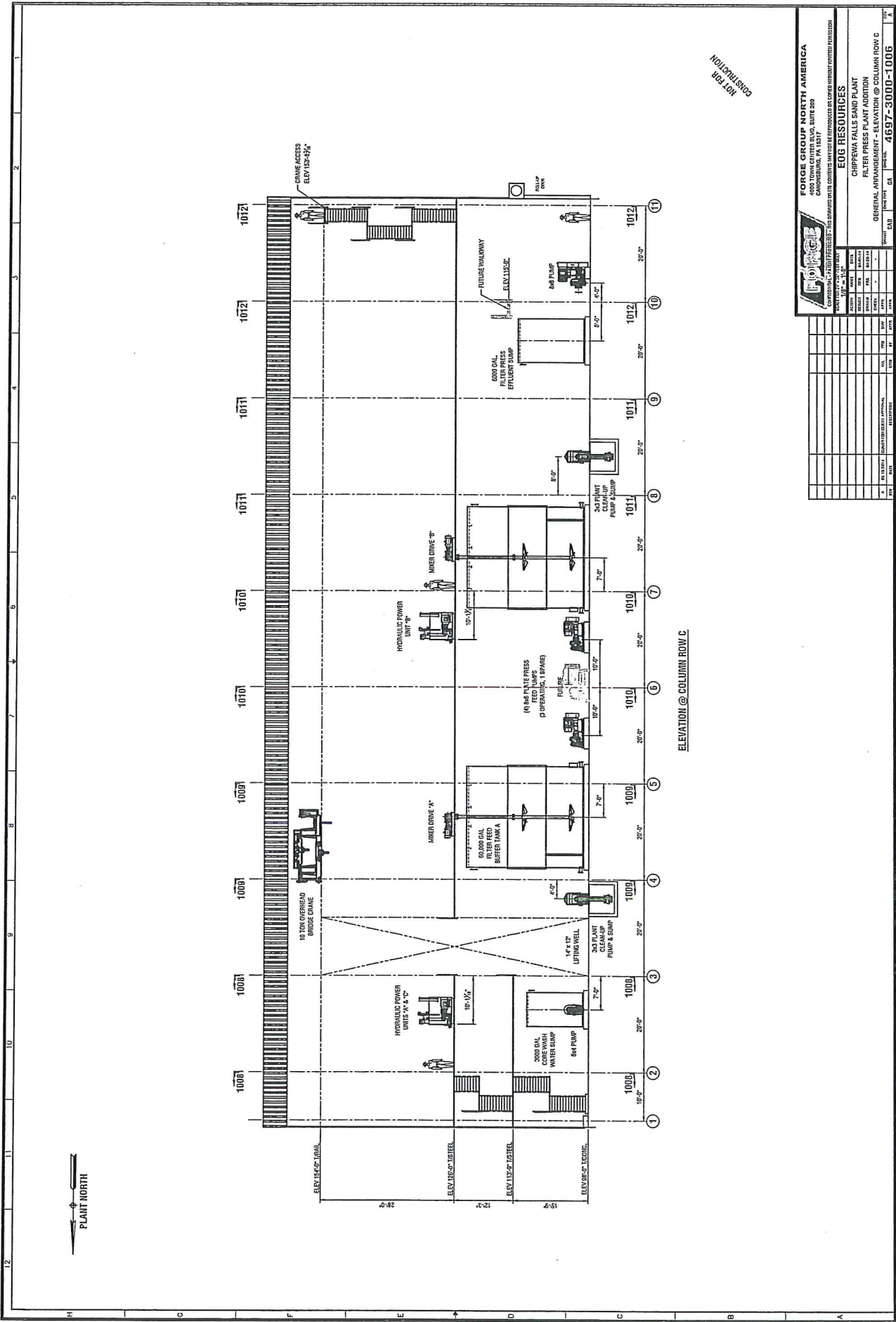
FORGE GROUP NORTH AMERICA
 4000 TOWN CENTER BLVD., SUITE 200
 CHARLOTTE, NC 28217

EGG RESOURCES
 CHIPPEWA FALLS SAND PLANT
 FILTER PRESS PLANT ADDITION
 GENERAL ARRANGEMENT - PLAN @ ELEVATION 126'-0" T/STEEL

PROJECT NO. 4697-3000-1003

NO.	DATE	DESCRIPTION	BY	CHK
1	08.11.2014	GENERAL ARRANGEMENT		
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NO.	DATE	DESCRIPTION	BY	CHK
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NOT FOR CONSTRUCTION

FORGE GROUP NORTH AMERICA
 6800 TOWN CENTER BLVD., SUITE 200
 CHIPPewa FALLS, WI 54926
 CONTACT: 920.833.2222 OR 920.833.2223 OR 920.833.2224

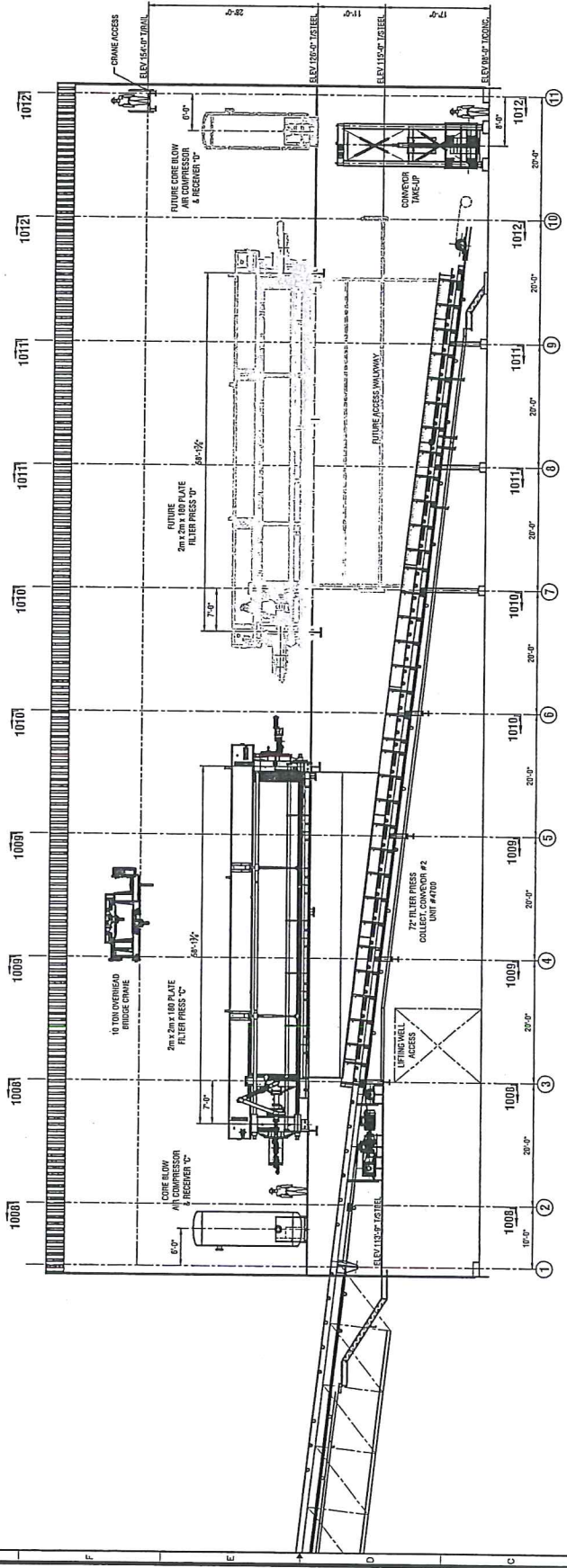
EDGE RESOURCES
 CHIPPewa FALLS SAND PLANT
 FILTER PRESS PLANT ADDITION
 GENERAL ARRANGEMENT - ELEVATION @ COLUMN ROW C

NO.	DATE	BY	CHKD	APP'D	DESCRIPTION
1	08/11/2011	DAVID W. GIBSON	DAVID W. GIBSON	DAVID W. GIBSON	ISSUED FOR PERMIT

ELEVATION @ COLUMN ROW C



12 11 10 9 8 7 6 5 4 3 2



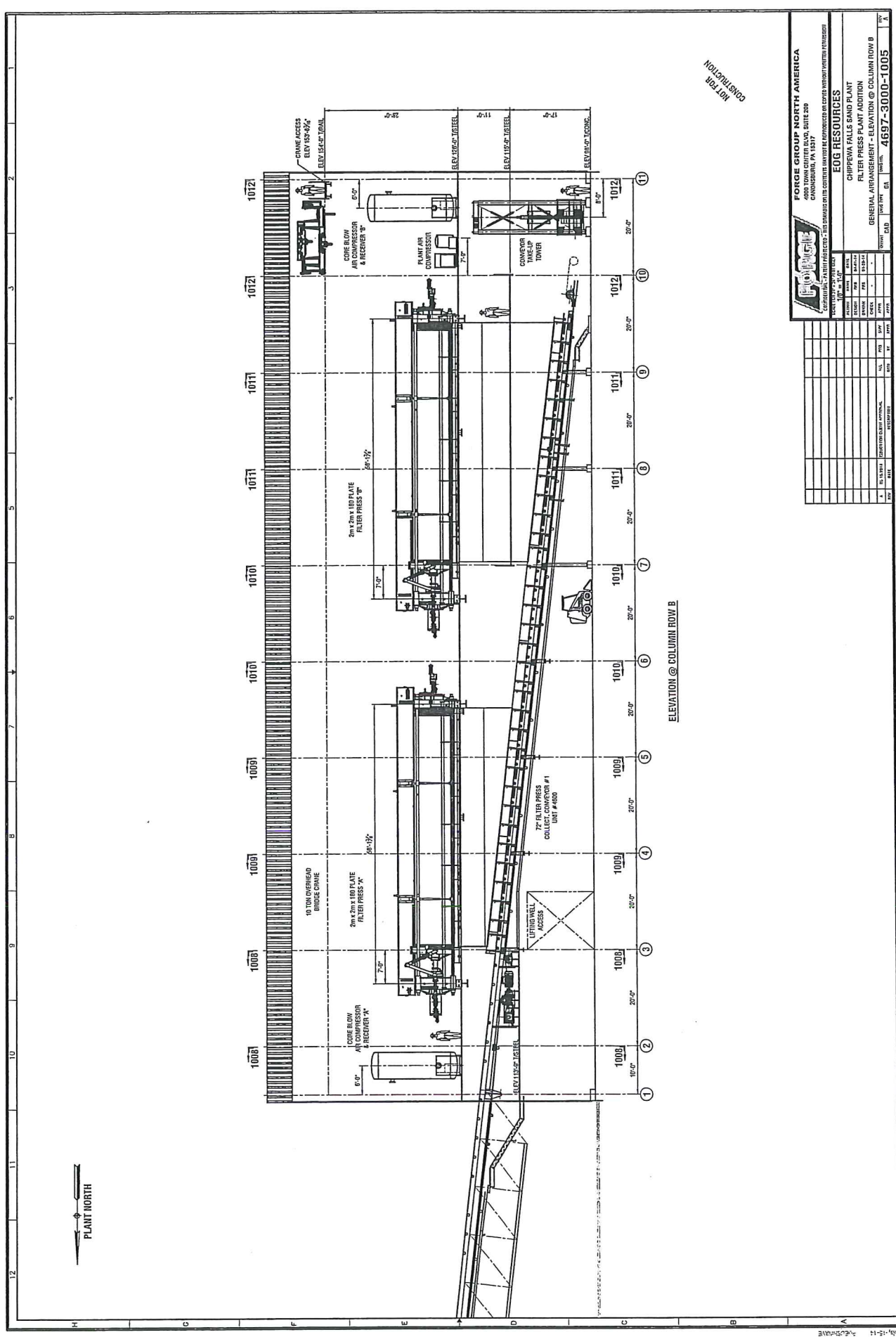
ELEVATION @ COLUMN ROW D

NOT FOR CONSTRUCTION

FORGE GROUP NORTH AMERICA
 10000 W. 110th Street, Suite 200
 Overland Park, KS 66213
 TEL: 913.241.1000 FAX: 913.241.1001
 WWW.FORGE-USA.COM

EGG RESOURCES
 CHIPPENVA FALLS SAND PLANT
 FILTER PRESS PLANT ADDITION
 GENERAL ARRANGEMENT - ELEVATION @ COLUMN ROW D

NO.	DATE	DESCRIPTION	BY	CHKD	APP'D
1	08/11/11	ISSUED FOR PERMIT REVIEW	...	...	...
2	08/11/11	ISSUED FOR PERMIT REVIEW	...	...	...
3	08/11/11	ISSUED FOR PERMIT REVIEW	...	...	...
4	08/11/11	ISSUED FOR PERMIT REVIEW	...	...	...
5	08/11/11	ISSUED FOR PERMIT REVIEW
6	08/11/11	ISSUED FOR PERMIT REVIEW
7	08/11/11	ISSUED FOR PERMIT REVIEW
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9	08/11/11	ISSUED FOR PERMIT REVIEW
10	08/11/11	ISSUED FOR PERMIT REVIEW
11	08/11/11	ISSUED FOR PERMIT REVIEW
12	08/11/11	ISSUED FOR PERMIT REVIEW	...	...	...

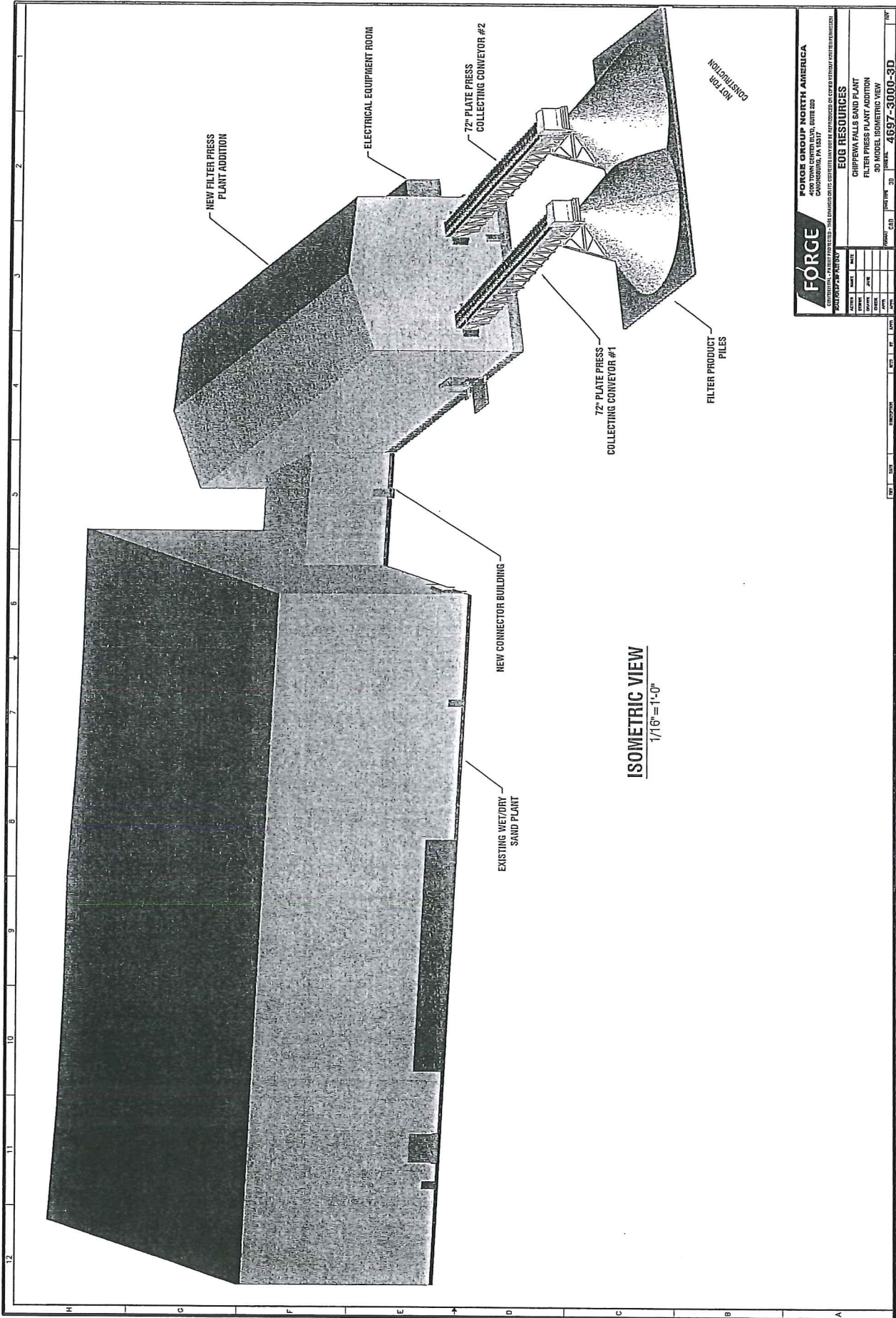


FORGE GROUP NORTH AMERICA
 4000 TOWN CENTER BLVD., SUITE 200
 CHANDLER, PA 15117

EGG RESOURCES
 CHIPPEWA FALLS SAND PLANT
 FILTER PRESS PLANT ADDITION
 GENERAL ARRANGEMENT - ELEVATION @ COLUMN ROW B

DATE: 08/11/11
 DRAWN BY: J. B. BROWN
 CHECKED BY: J. B. BROWN
 PROJECT NO.: 4697-3000-1005

NO.	DATE	DESCRIPTION
1	08/11/11	ISSUED FOR PERMITTING
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NEW FILTER PRESS
PLANT ADDITION

ELECTRICAL EQUIPMENT ROOM

72" PLATE PRESS
COLLECTING CONVEYOR #2

72" PLATE PRESS
COLLECTING CONVEYOR #1

FILTER PRODUCT
PILES

NEW CONNECTOR BUILDING

EXISTING WET/DRY
SAND PLANT

ISOMETRIC VIEW
1/16" = 1'-0"

NOT FOR
CONSTRUCTION

1 2 3 4 5 6 7 8 9 10 11 12

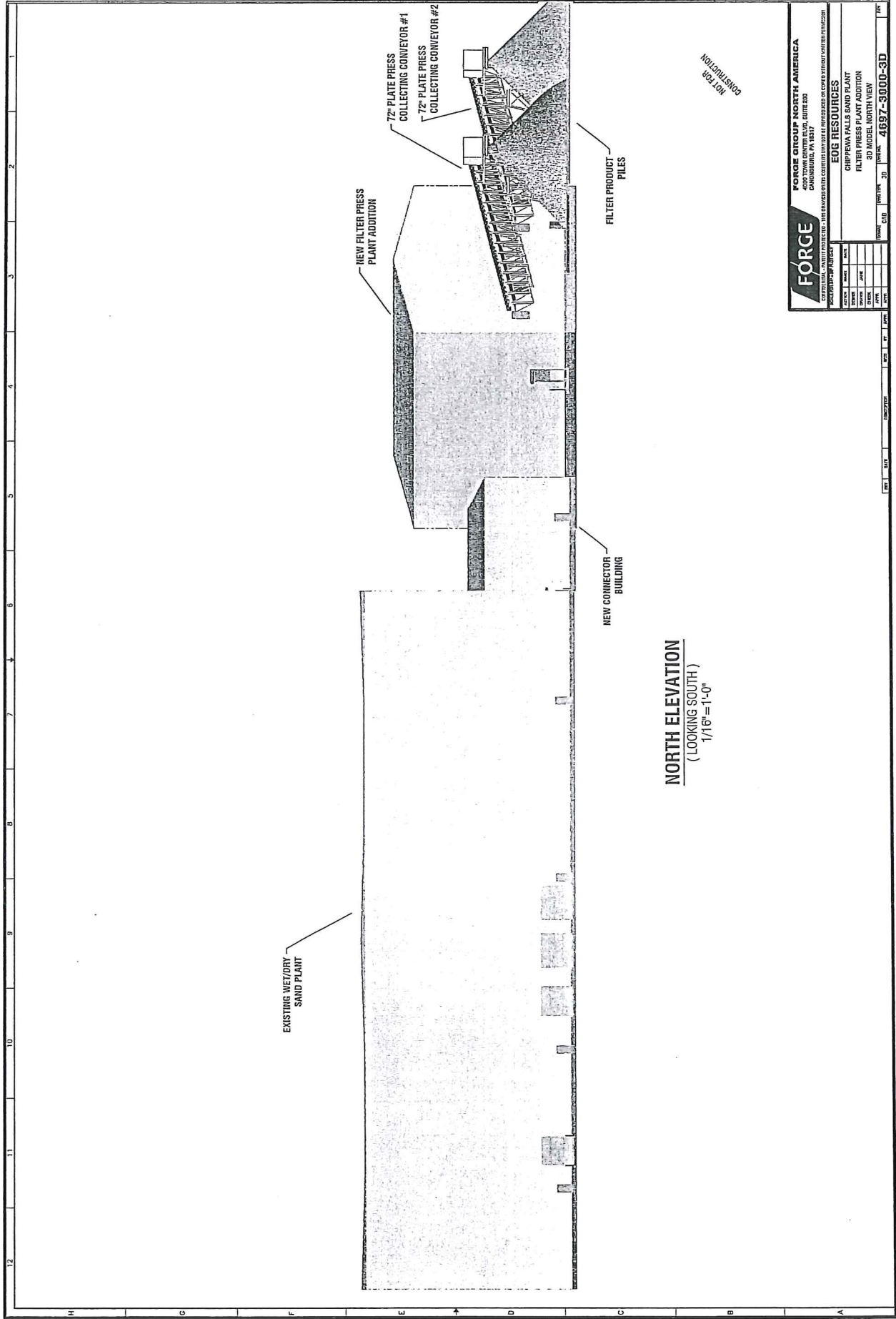
1 2 3 4 5 6 7 8 9 10 11 12

FORGE
 FORCE GROUP NORTH AMERICA
 6000 TOWN CENTER BLVD., SUITE 200
 CHICAGO, IL 60638
 TEL: 773.399.1000 FAX: 773.399.1001
 WWW.FORGECONSTRUCTION.COM

EGG RESOURCES
 CHIPPewa FALLS SAND PLANT
 FILTER PRESS PLANT ADDITION
 3D ISOMETRIC VIEW

DATE	BY	CHKD

PROJECT NO. 4697-3000-3D



NORTH ELEVATION
 (LOOKING SOUTH)
 1/16" = 1'-0"

NOT FOR CONSTRUCTION

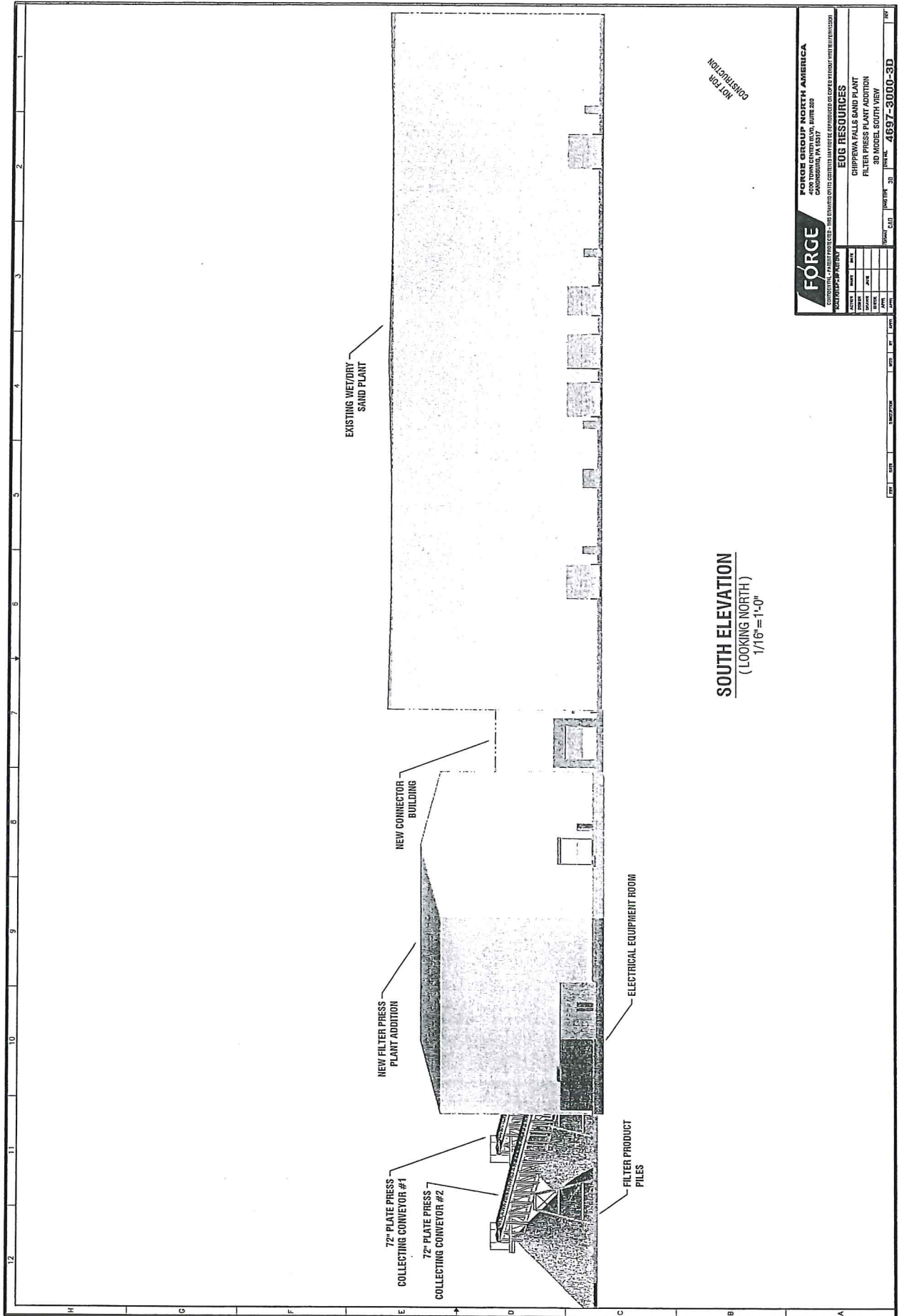
FORGE
 FORGE GROUP NORTH AMERICA
 4500 TOWN CENTER BLVD., SUITE 200
 FORT WORTH, TEXAS 76139
 TEL: 817-335-1000 FAX: 817-335-1001

FORGE GROUP NORTH AMERICA
 A DIVISION OF THE FORGE GROUP OF COMPANIES

EOB RESOURCES
 CHIPPENVA FOLLS SAND PLANT
 FILTER PRESS PLANT ADDITION
 4500 TOWN CENTER BLVD.
 FORT WORTH, TEXAS 76139
 TEL: 817-335-1000 FAX: 817-335-1001

NO.	DATE	BY	CHKD.
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PROJECT NO. 4897-3000-3D



NOT FOR CONSTRUCTION

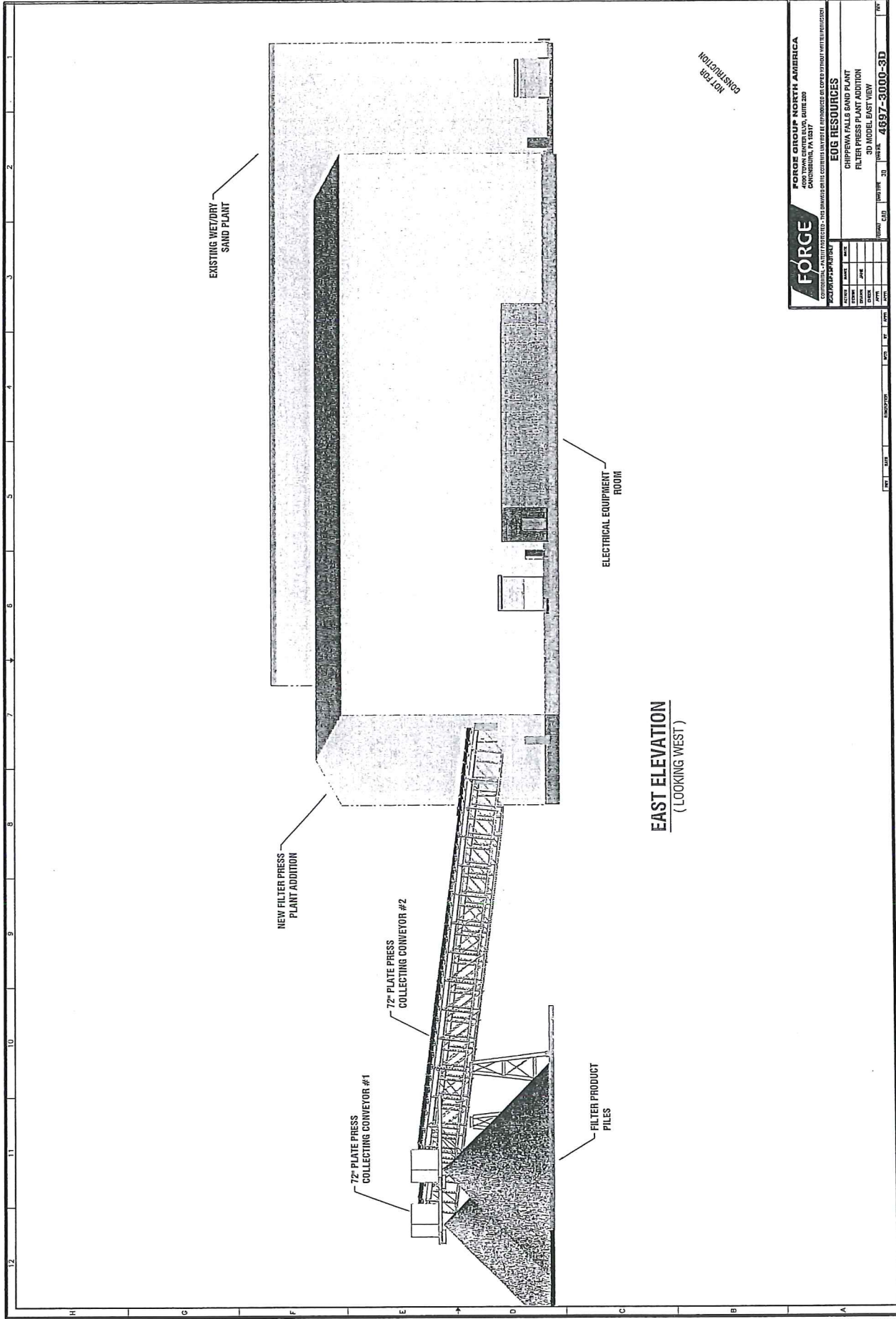
SOUTH ELEVATION
 (LOOKING NORTH)
 1/16" = 1'-0"

FORGE
 FORGE GROUP NORTH AMERICA
 4100 TOWN CENTER BLVD, SUITE 200
 CHARLOTTE, NC 28217

NO. 1000000-000000

NO.	DATE	DESCRIPTION
1	08/14/14	ISSUED FOR PERMITS
2	08/14/14	ISSUED FOR PERMITS
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5	08/14/14	ISSUED FOR PERMITS
6	08/14/14	ISSUED FOR PERMITS
7	08/14/14	ISSUED FOR PERMITS
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29	08/14/14	ISSUED FOR PERMITS
30	08/14/14	ISSUED FOR PERMITS

PROJECT NO. 4697-3000-3D



EAST ELEVATION
(LOOKING WEST)

FORGE
CORPORATION
1000 W. 10TH AVENUE
DENVER, CO 80202

FORGE GROUP NORTH AMERICA
1000 W. 10TH AVENUE
DENVER, CO 80202

EGG RESOURCES
SHEPPARD HILL SAND PLANT
FILTER PRESS ADDITION
3D MODEL EAST VIEW

NO.	DATE	BY	CHKD.
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PROJECT: SHEPPARD HILL SAND PLANT
SHEET: 3D MODEL EAST VIEW
SCALE: AS SHOWN
DATE: 08/19/14
DRAWN BY: J. BROWN
CHECKED BY: M. HARRIS
APPROVED BY: J. BROWN
PROJECT NO.: 4897-3000-3D