

## 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, August 7, 2023 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.**

1. Approve the minutes of the July 10, 2023 Plan Commission Meeting. *(Attachment)*
2. Consider Certified Survey Map submitted by Real Land Surveying LLC on behalf of Crossroads Church Inc. for parcels located in the NE ¼ of the NE ¼, Section 18, T28N, R8W, City of Chippewa Falls. Make recommendation to the Common Council. *(Attachment)*
3. Consider request from Robert and Anneliese Fish to rezone parcel #22808-0612-75756002, Lot #2, CSM #5756, located at 12 East Elm Street from R-1C Single Family Residential to C-3 Central Business District. Make recommendation to the Common Council. *(Attachment)*
4. Adjournment

**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 emailed to the Chippewa Herald, posted on the 1<sup>st</sup> Floor, City Hall and also posted on the City Hall Bulletin Board on Wednesday, August 2, 2023 at 8:00 A.M. by Mary Bowe.

**MINUTES OF THE PLANCOMMISSION MEETING  
CITY OF CHIPPEWA FALLS  
MONDAY, JULY 10, 2023-6:30 PM**

The Plan Commission met in City Hall on Monday, July 10, 2023 at 6:30P.M. Present were Commissioners, Dave Cihasky, Greg Misfeldt, Mike Tzanakis, Ross Wilson, Beth Arneberg, Chad Trowbridge, Alderperson Jason Hiess, Vice-Chairperson Tom Hubbard, Acting Secretary Bill McElroy and Mayor Greg Hoffman. Dan Varga was absent. Also attending was were City Planner Brad Hentschel, Fire Chief Jason Thom, Riley Wogernese representing Cobblestone Hotels and Mike Cohoon representing Hope Village

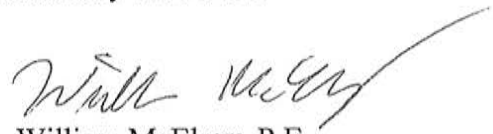
1. **Motion** by Hubbard, seconded by Hiess to approve the minutes of the June 12, 2023 Plan Commission meeting. **All present voting aye. Motion carried.**
  
2. The Plan Commission conducted a public hearing regarding Chippewa Falls Plan Commission Planned Development Conditional Use Permit (PDCUP) Resolution No. 2023-01. City Planner Brad Hentschel provided background information noting that the PDCUP was drafted to allow the property to exceed the allowable height in a C-2 Commercial Zoning District. The C-2 District allows for a maximum of 35 foot structures and the proposed hotel would be 52 feet. Hentschel noted that Wangard Properties emailed a letter of support for the project. It was noted that all adjoining property owners were notified. Fire Chief Thom did not have any objections to the increased height of the building.  
Mayor Hoffman opened the public hearing to consider Chippewa Falls Plan Commission Planned Development Conditional Use Permit Resolution No. 2023-01 at 6:33 PM. No public comments were made. Mayor Hoffman closed the public hearing at 6:34 PM.
  
3. **Motion** by Hiess, seconded by Hubbard to approve Chippewa Falls Plan Commission Conditional Use Permit No 2023-01 for Chip-Wa Hotel Group LLC to construct a hotel on Lot #1 of Certified Survey Map #5713 and to exceed the maximum principal structure height in a C-2 Commercial Zoning District. **All present voting aye. Motion carried**
  
4. The Plan Commission considered changes to the Hope Village screening and intake procedures replacing the existing procedures from Planned Development Conditional Use Permit Resolution No. 2021-01 and Special Use Permit Ordinance No. 2021-01. McElroy provided background information that these changes were coming before the Plan Commission as the intake and screening procedures were conditions of the PDCUP in 2021. Mike Cohoon provided information that the changes would require more thorough background checks for volunteers and guests. Discussion ensued about whether the screening and intake process should be a condition of the permit.  
**Motion** by Tzanakis, seconded by Trowbridge to administratively replace the screening and intake procedures of Planned Development Conditional Use Permit Resolution No. 2021-01 with the attached policy and instructing McElroy to discuss with Attorney Ferg the process for removal of the condition from the PDCUP. **All present voting aye except Misfeldt who recused himself and abstained from the vote. Motion passed on a 9-0 vote with one abstention.**



5. The Plan Commission considered the attached Certified Survey Map of Lots #3 and 4, CSM #729 and part of the NE ¼ of the SE ¼, Section 32 and the NW ¼, of the SW ¼, Section 33, all in T29N, R8W, in the City of Chippewa Falls, being +/- 1.94 acres and located west of Commerce Parkway and east of RCU Court submitted by Hiess-Loken and Associates on behalf of Hope Village. Alderperson Hiess provided background information that the lots were being combined in order to construct new buildings over the current lot lines.

**Motion** by Cihasky, seconded by Hubbard to recommend the Common Council approve the attached Certified Survey Map of Lots #3 and 4, CSM #729 and part of the NE ¼ of the SE ¼, Section 32 and the NW ¼, of the SW ¼, Section 33, all in T29N, R8W, in the City of Chippewa Falls, being +/- 1.94 acres and located west of Commerce Parkway and east of RCU Court submitted by Hiess-Loke and Associates on behalf of Hope Village contingent on making any revisions from County Surveyor Wenz and payment of all applicable fees. **All present voting aye except Misfeldt & Hiess who recused themselves and abstained from the vote. Motion passed on an 8-0 vote with two abstentions.**

6. **Motion** by Hubbard, seconded by Cihasky to adjourn. **All present voting aye. Motion carried.** The Plan Commission adjourned at approximately 7:00 P.M.

  
William McElroy, P.E.,  
Acting Secretary, Plan Commission

# PLAN COMMISSION ATTENDANCE SHEET

DATE: 7/10/2023

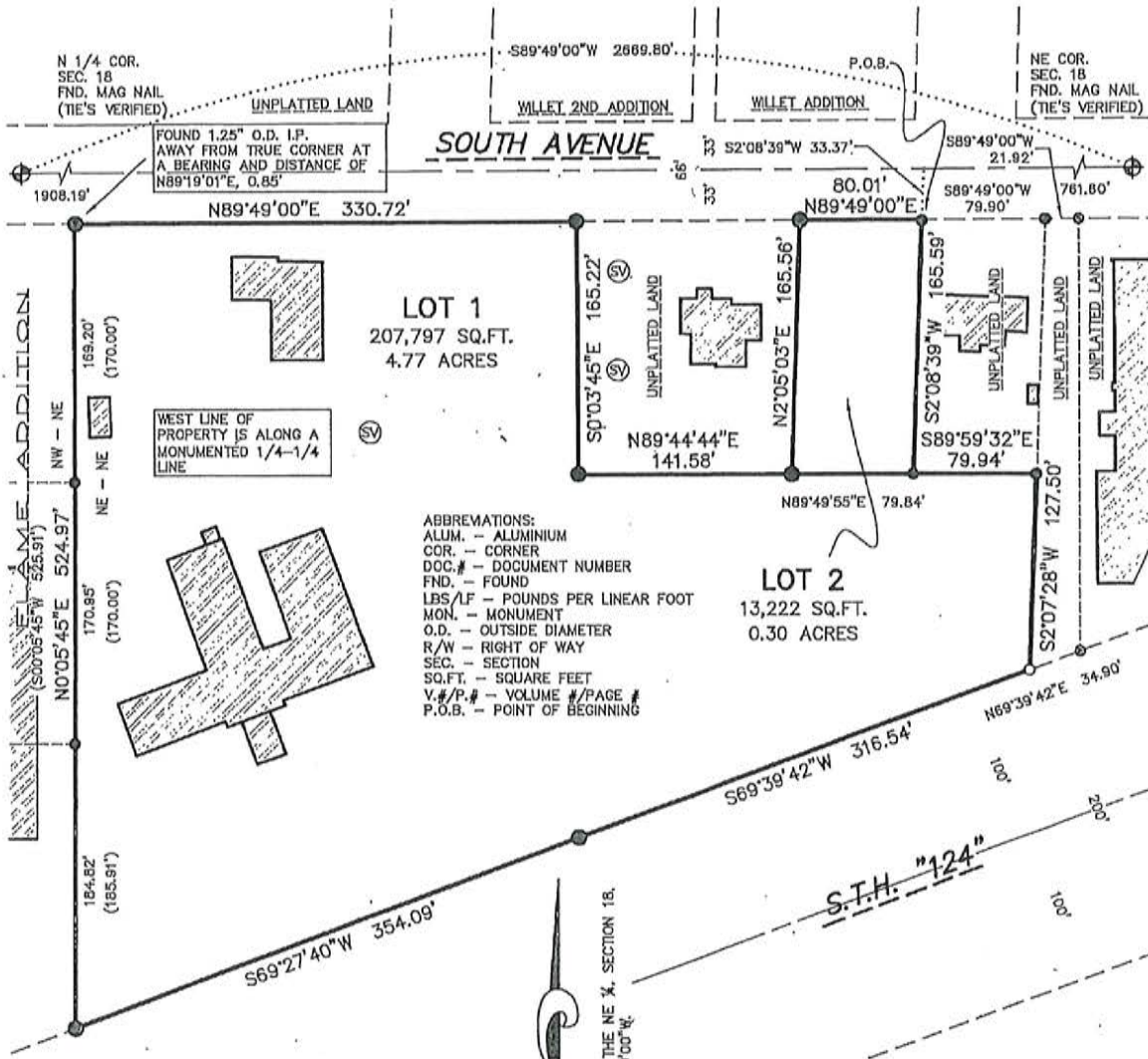
NAME	COMPANY REPRESENTING	ADDRESS	PHONE #	EMAIL
Mike Cohen	Hugo Villa	513 W Vine St	715-210-5485	Cohen.MK5@cahas.com
Riley Wogermise	Cobblestone Hotels	980 American Dr Peenah, WI	920-230-2622	rwoy@wogermise.com Cobblestonehotels.com

CHIPPEWA COUNTY CERTIFIED SURVEY MAP NO. \_\_\_\_\_

RECORDED IN VOL. \_\_\_\_ OF CERTIFIED SURVEY MAPS PAGE \_\_\_\_\_

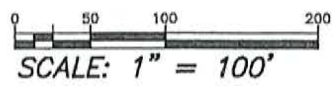
REVISED  
7/27/2023

IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4,  
SECTION 18, TOWNSHIP 28 NORTH, RANGE 8 WEST,  
CITY OF CHIPPEWA FALLS, CHIPPEWA COUNTY, WISCONSIN



ABBREVIATIONS:  
ALUM. - ALUMINIUM  
COR. - CORNER  
DOC. # - DOCUMENT NUMBER  
FND. - FOUND  
LBS/LF - POUNDS PER LINEAR FOOT  
MON. - MONUMENT  
O.D. - OUTSIDE DIAMETER  
R/W - RIGHT OF WAY  
SEC. - SECTION  
SQ.FT. - SQUARE FEET  
V.#/P.# - VOLUME #/PAGE #  
P.O.B. - POINT OF BEGINNING

- LEGEND**
- FOUND 1" IRON PIPE
  - FOUND 2" OUTSIDE DIAMETER IRON PIPE
  - SET 1" OUTSIDE DIAMETER x 18" IRON PIPE WEIGHING 1.13 POUNDS PER LINEAR FOOT
  - ( ) RECORDED AS
  - ▭ EXISTING BUILDING
  - SV SEPTIC VENT



REAL LAND SURVEYING, LLC  
1355 INTERNATIONAL DRIVE  
EAU CLAIRE, WI 54701  
(715)514-4116  
rslw.com  
CADD #: 23195 CSM

FIELDWORK  
COMPLETION  
DATE: 7/5/2023

SHEET 1 OF 2 SHEETS  
PAGE \_\_\_\_\_

BEARINGS REFERENCED TO THE NORTH LINE OF THE NE 1/4, SECTION 18,  
ASSUMED BEARINGS OF S89°49'00"W



**CHIPPEWA COUNTY CERTIFIED SURVEY MAP NO. \_\_\_\_\_**

RECORDED IN VOLUME \_\_\_\_\_ OF CERTIFIED SURVEY MAPS PAGE \_\_\_\_\_

IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4,  
SECTION 18, TOWNSHIP 28 NORTH, RANGE 8 WEST,  
CITY OF CHIPPEWA FALLS, CHIPPEWA COUNTY, WISCONSIN

**SURVEYOR'S CERTIFICATE:**

I, PETER J. GARTMANN, PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY: THAT BY THE DIRECTION OF CROSSROADS CHURCH INC., I HAVE SURVEYED, DIVIDED AND MAPPED THE LAND PARCEL WHICH IS REPRESENTED BY THIS CERTIFIED SURVEY MAP.

THAT THE EXTERIOR BOUNDARY OF THE LAND PARCEL SURVEYED AND MAPPED IS AS FOLLOWS: LOCATED IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4, TOWNSHIP 28 NORTH, RANGE 8 WEST, CITY OF CHIPPEWA FALLS, CHIPPEWA COUNTY, WISCONSIN, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

- COMMENCING AT THE NORTHEAST CORNER OF SECTION 18;
- THENCE S89°49'00"W ALONG THE NORTH LINE OF SAID NORTHEAST 1/4 A DISTANCE OF 761.60 FEET;
- THENCE S02°08'39"W, A DISTANCE OF 33.37 FEET TO THE SOUTHERLY LINE OF SOUTH AVENUE R/W ALSO BEING THE POINT OF BEGINNING;
- THENCE CONTINUING ON S02°08'39"W, A DISTANCE OF 165.59 FEET;
- THENCE S89°59'32"E, A DISTANCE OF 79.94 FEET;
- THENCE S02°07'28"W, A DISTANCE OF 127.50 FEET TO THE NORTHERLY R/W LINE OF S.T.H. "124";
- THENCE S69°39'42"W, ALONG THE SAID R/W LINE, A DISTANCE OF 316.54 FEET;
- THENCE S69°27'40"W, ALONG THE SAID R/W LINE, A DISTANCE OF 354.09 FEET;
- THENCE N00°05'45"E, A DISTANCE OF 524.97 FEET TO THE SOUTHERLY R/W OF SOUTH AVENUE;
- THENCE N89°49'00"E, ALONG SAID R/W, A DISTANCE OF 330.72 FEET;
- THENCE S00°03'45"E, A DISTANCE OF 165.22 FEET;
- THENCE N89°44'44"E, A DISTANCE OF 141.58 FEET;
- THENCE N02°05'03"E, A DISTANCE OF 165.56 FEET TO THE SOUTHERLY R/W LINE OF SOUTH AVENUE;
- THENCE N89°49'00"E, ALONG THE SAID R/W LINE, A DISTANCE OF 80.01 FEET TO THE POINT OF BEGINNING; AND BEING SUBJECT TO EXISTING EASEMENTS

THAT THIS CERTIFIED SURVEY MAP IS A CORRECT REPRESENTATION OF THE EXTERIOR BOUNDARY SURVEYED AND DESCRIBED.

THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF CHAPTER 236.34 OF THE WISCONSIN STATUTES, AE-7 OF THE WISCONSIN ADMINISTRATIVE CODE, AND THE SUBDIVISION REGULATIONS OF THE CITY OF CHIPPEWA FALLS, CHIPPEWA COUNTY, WISCONSIN IN SURVEYING AND MAPPING THE SAME.

\_\_\_\_\_  
PETER J. GARTMANN, P.L.S. 2279 DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023

**PREPARED FOR:**  
CROSSROADS CHURCH INC  
209 W SOUTH AVE.  
CHIPPEWA FALLS, WI 54729

**Prepared By:**  
Real Land Surveying  
1356 International Drive  
Eau Claire, WI 54701

**CITY COUNCIL RESOLUTION:**

RESOLVED, THAT THIS CERTIFIED SURVEY MAP IN THE CITY OF CHIPPEWA FALLS, IS HEREBY APPROVED.

\_\_\_\_\_  
MAYOR I HEREBY CERTIFY THAT THE FOREGOING IS A COPY OF A RESOLUTION ADOPTED BY THE CITY COUNCIL OF THE CITY OF CHIPPEWA FALLS

\_\_\_\_\_  
DATE

\_\_\_\_\_  
CITY CLERK

\_\_\_\_\_  
DATE

Date Filed: 7-5-2023

Fee Paid: 25.00 Date: 7-10-2023 TR#: 68702

Fee Paid: \_\_\_\_\_ Date: \_\_\_\_\_ TR#: \_\_\_\_\_

**PETITION FOR REZONING**

TO THE CITY OF CHIPPEWA FALLS, WISCONSIN:

I/We, the undersigned, hereby petition the Common Council of the City of Chippewa Falls, WI, for rezoning authorized by the Chippewa Falls Zoning Code, Section 17.46, for the following described property:

Address of Property: 12 E Elm St Chippewa Falls Wi 54729 – Pending new Address for the lot split

Lot: 2 per CSM 5726 \_\_\_ Block: 27 \_\_\_ Subdivision: Allens \_\_\_ Parcel# 22808-0612-75756002

Legal Description: LOT 2 OF CERT SUR MAP #5756 IN V29 P 1 DOC #942307 (PT ALLEN'S ADDITION LOTS 9 & 10 BLK 27)

\_\_\_\_\_  
\_\_\_\_\_

Present zoning classification of property: R-1C \_\_\_\_\_

\_\_\_\_\_

Zoning classification requested: C-3 Central Business \_\_\_\_\_

\_\_\_\_\_

Lot number of any real estate owned by the petitioner adjacent to the area proposed to be changed: LOT 1 OF CERT SUR MAP #5756 IN V29 P 1 DOC #942307 (PT ALLEN'S ADDITION LOTS 9 & 10 BLK 27) – This is our personal family residence located at 12 E Elm St

Existing use of all buildings on such land: Current use is vacant building since mid 1990s and private parking lot

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Principal use of all properties within 300 feet of such land: There is a blend of O-1 office to NW and SW, R-1C to the SE and NE, and C-3, R-3B and R-2 to the south, SE. To the north mainly R-1C and to the south mainly O-1 and C-3 (beyond immediately adjacent lots). \_\_\_\_\_

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Purpose for which such property is to be used: Seasonal Drive-in restaurant to serve food, beverages and soft serve frozen treats (No alcohol). \_\_\_\_\_

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Recite any facts indicating that the proposed change will not be detrimental to the general public's interest and the purposes of this Chapter: Currently lot has been sitting vacant since the mid 90s, building is in need of major renovations and the parking lot is to be excavated re-paved, which will turn a current eye sore into a beautifully renovated building and a well maintained lot. We will be keeping the original footprint and structure of building to maintain the integrity and to revive the spirit of the original drive-in. We are using an environmental surveyor to ensure no negative impact on the lot and greenspace surrounding. Operating hours for the business will be from 11am-8pm mid-May through mid-October. This will ensure no boost in late night traffic or noise to the surrounding residences. Additionally, we look to be a source of employment for our local youth and to provide a family friendly space for all residents and visitors to enjoy. Hoping to provide a space for people to re-live their experiences at "Mary Anns" from the past and make new memories with their loved ones at "Dave's Drive-in". Lastly, our intent is to source as much of our products locally to help support and give back to the community we love. Please see prior application for a SUP for additional details on building, lighting, landscaping and impact on neighborhood.

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**Attach a plot plan or survey plat, drawn to scale, showing the property to be rezoned,**



List any additional information being submitted with this permit application: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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

Owners/Addresses:

ROBERT FISH

ANNELIESE FISH

30B-

Phone #: 2187307477

Email: r.fish.218@gmail.com

Signature: 

12 E ELM ST

CHIPPEWA FALLS WI 54729

1M4- Phone #: 651 270 7532

Email: a.fish.218@gmail.com

Signature: Anneliese Fish

\_\_\_\_\_  
\_\_\_\_\_

Phone #: \_\_\_\_\_

Email: \_\_\_\_\_

Signature: \_\_\_\_\_

Petitioners/Addresses:

\_\_\_\_\_  
\_\_\_\_\_

Phone #: \_\_\_\_\_

Email: \_\_\_\_\_

Signature: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_

Phone #: \_\_\_\_\_

Email: \_\_\_\_\_

Signature: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_

Phone #: \_\_\_\_\_

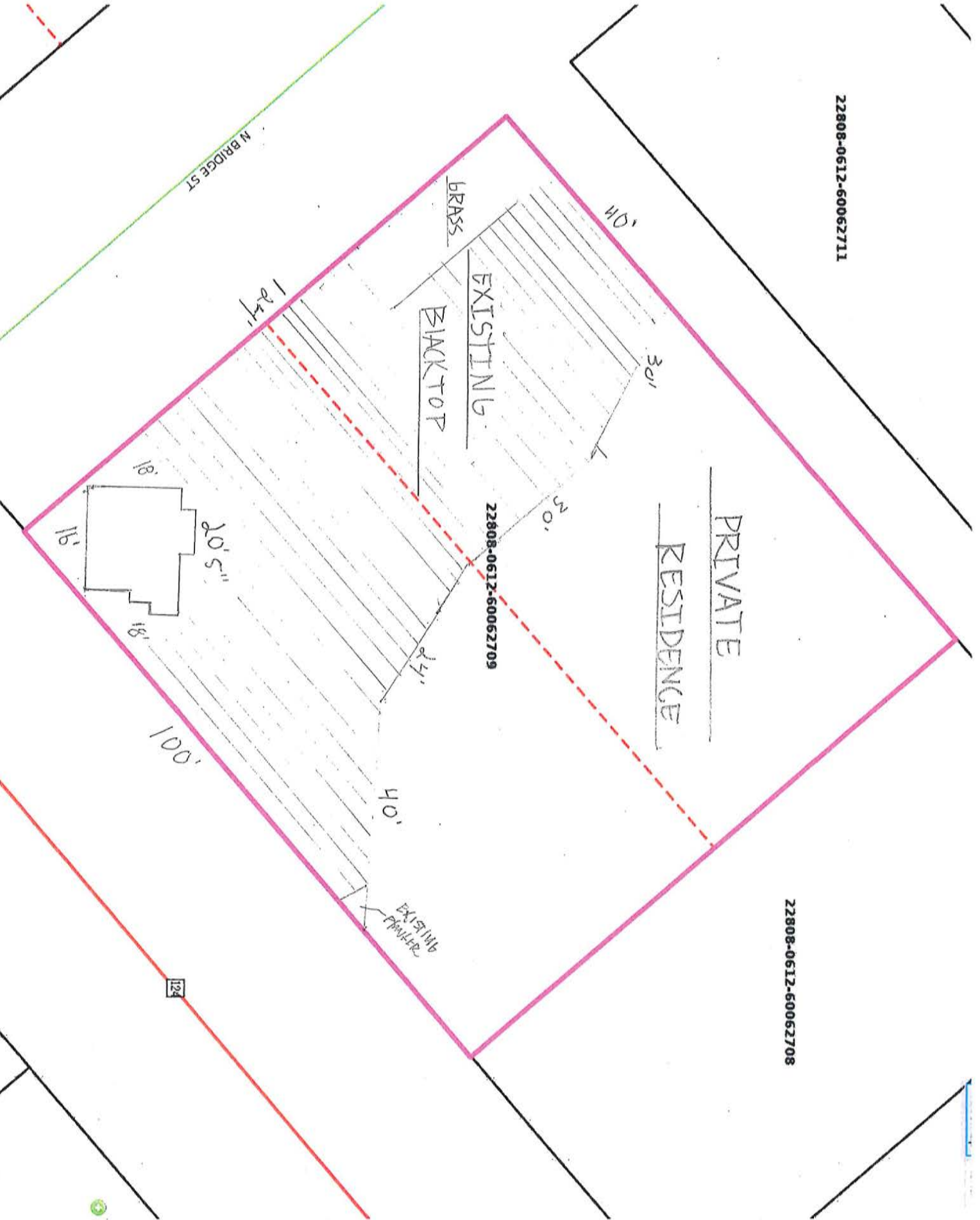
Email: \_\_\_\_\_

Signature: \_\_\_\_\_

22808-0612-60062711

22808-0612-60062708

PRIVATE  
RESIDENCE



BRASS

EXISTING

BACKTOP

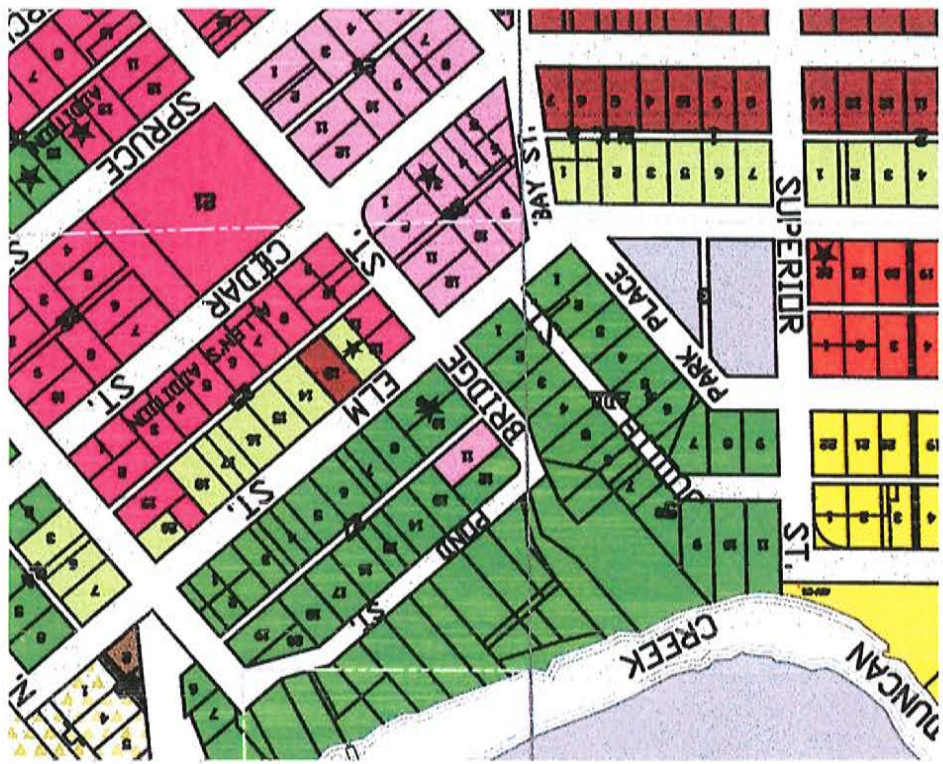
22808-0612-60062709

EXISTING DRIVE

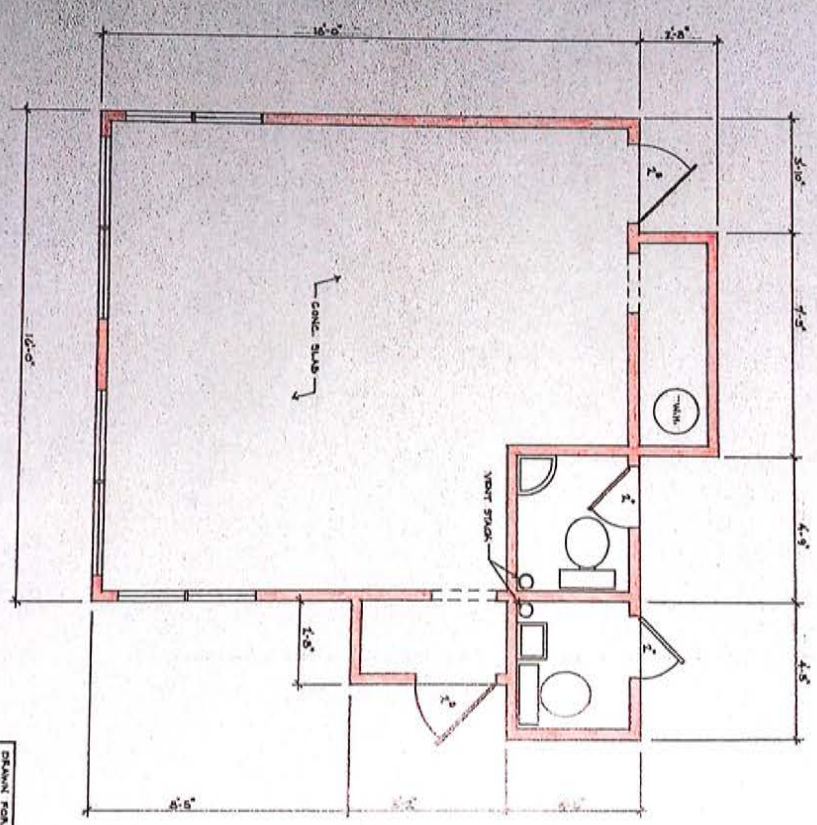
N BRIDGE ST

122





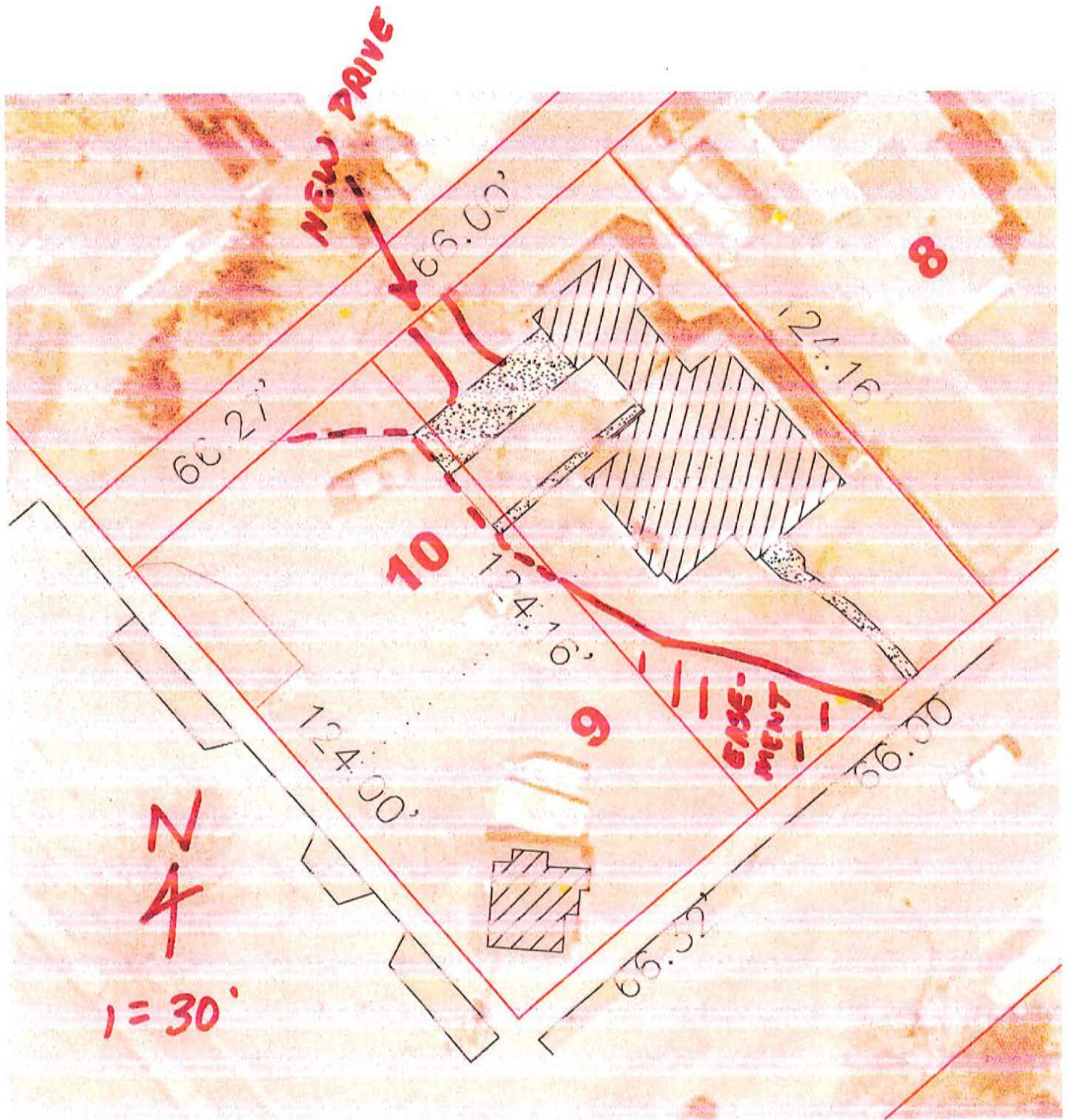




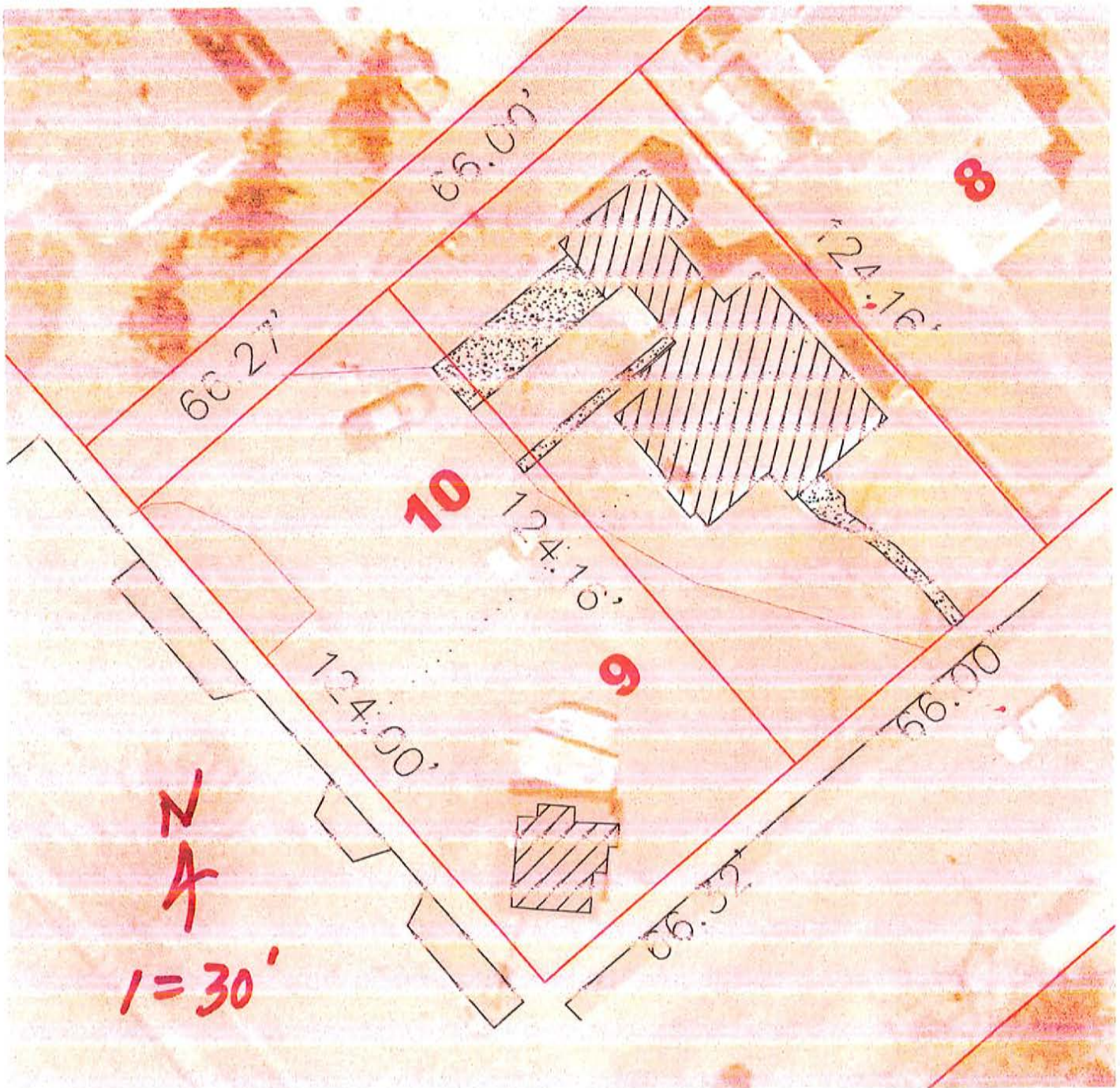
FLOOR PLAN (AS-BUILT)

DRAWN FOR:		BOB AND ANA FISH	
NO.:	DATE:	PROJECT:	SCALE:
072-N-0	9-28-22	ROOTBEER STAND	AS-BUILT
DRAWN BY:		CHECKED BY:	
I. E. BAY ST. CHRYSTAL FALLS WI 53123		10/1	







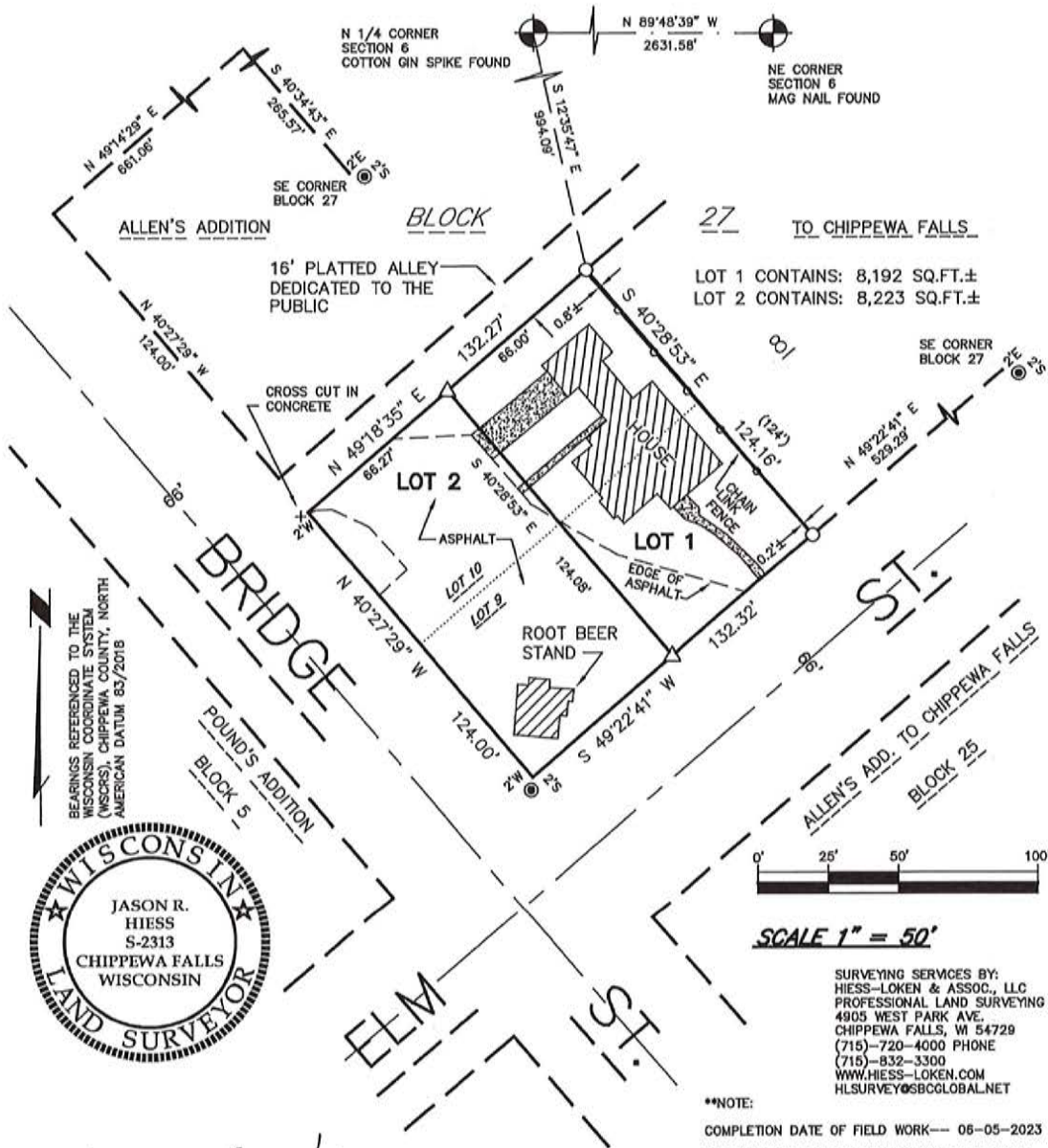




CHIPPEWA CO. CERTIFIED SURVEY  
 MAP NO. \_\_\_\_\_

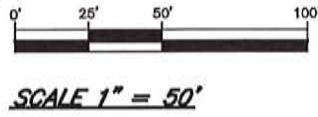
RECORDED IN VOL. \_\_\_\_\_ OF THE  
 CERTIFIED SURVEY MAPS PAGE \_\_\_\_\_

BEING LOTS 9 AND 10, BLOCK 27, ALLEN'S ADDITION TO  
 CHIPPEWA FALLS, RECORDED IN VOL. 1 PLATS, P. 20, AS DOC.  
 NO. 001020, LOCATED IN THE NW 1/4 OF THE NE 1/4,  
 SECTION 06, T28N, R8W, CITY OF CHIPPEWA FALLS,  
 CHIPPEWA COUNTY, WISCONSIN  
 CAD NAME: FISH231



*Jason R. Hiess*  
 JASON R. HIESS, P.L.S.

DATED THIS 5TH DAY OF JUNE, 2023.



SURVEYING SERVICES BY:  
 HIESS-LOKEN & ASSOC., LLC  
 PROFESSIONAL LAND SURVEYING  
 4905 WEST PARK AVE.  
 CHIPPEWA FALLS, WI 54729  
 (715)-720-4000 PHONE  
 (715)-832-3300  
 WWW.HIESS-LOKEN.COM  
 HLSURVEY@SBCGLOBAL.NET

\*\*NOTE:  
 COMPLETION DATE OF FIELD WORK— 06-05-2023  
 TIES VERIFIED FOR THE SECTION CORNERS SHOWN  
 SEE SHEET 2 OF 2 FOR LEGEND  
 THIS C.S.M. DOES NOT CREATE ANY ADDITIONAL  
 PARCELS, IT IS BEING UTILIZED TO RE-ARRANGE  
 LOT LINES WITHIN LOTS 9 AND 10, BLOCK 27

**CHIPPEWA CO. CERTIFIED SURVEY  
MAP NO. \_\_\_\_\_**

RECORDED IN VOL. \_\_\_\_\_ OF THE  
CERTIFIED SURVEY MAPS PAGE \_\_\_\_\_

**BEING LOTS 9 AND 10, BLOCK 27, ALLEN'S ADDITION TO  
CHIPPEWA FALLS, RECORDED IN VOL. 1 PLATS, P. 20, AS DOC.  
NO. 001020, LOCATED IN THE NW 1/4 OF THE NE 1/4,  
SECTION 06, T28N, R8W, CITY OF CHIPPEWA FALLS,  
CHIPPEWA COUNTY, WISCONSIN**

CAD NAME: FISH231

SURVEYOR'S CERTIFICATE

I, JASON R. HIESS, PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT BY THE DIRECTION OF ROBERT FISH, I HAVE SURVEYED, DIVIDED AND MAPPED THE LAND PARCEL WHICH IS REPRESENTED BY THIS CERTIFIED SURVEY MAP.

THAT THE EXTERIOR BOUNDARY OF THE LAND SURVEYED AND MAPPED IS AS FOLLOWS: BEING LOTS 9 AND 10, BLOCK 27, ALLEN'S ADDITION TO CHIPPEWA FALLS, RECORDED IN VOLUME 1 PLATS, PAGE 20, AS DOCUMENT NUMBER 001020, LOCATED IN THE NORTHWEST 1/4 OF THE NORTHEAST 1/4, SECTION 06, TOWNSHIP 28 NORTH, RANGE 8 WEST, CITY OF CHIPPEWA FALLS, CHIPPEWA COUNTY, WISCONSIN. BEING SUBJECT TO EXISTING EASEMENTS.

THAT SUCH MAP IS A CORRECT REPRESENTATION OF ALL EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND MAPPED.

THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF CHAPTER 236.34 OF THE WISCONSIN STATUTES, A-E 7 OF THE WISCONSIN ADMINISTRATIVE CODE AND THE SUBDIVISION REGULATIONS OF THE CITY OF CHIPPEWA FALLS.



JASON R. HIESS, P.L.S.

DATED THIS 5TH DAY OF JUNE, 2023.



LEGEND

- --- 1 1/4" O.D. IRON PIPE FOUND
- ⊙ --- 1 1/2" O.D. BRASS PLUG
- △ --- MAG NAIL SET
- --- 1" O.D. X 18" IRON PIPE WEIGHING  
1.13 LBS./LINEAL FOOT, SET
- ( ) --- RECORDED AS
- N. --- NORTH
- S. --- SOUTH
- E. --- EAST
- W. --- WEST
- NE --- NORTHEAST
- NW --- NORTHWEST
- SE --- SOUTHEAST
- SW --- SOUTHWEST
- ' --- DEGREES
- ' --- MINUTES OR FEET
- " --- SECONDS
- T --- TOWNSHIP
- R --- RANGE
- O.D. --- OUTSIDE DIAMETER
- LBS. --- POUNDS
- SQ. --- SQUARE
- FT. --- FEET
- AC. --- ACRES
- INCL. --- INCLUDING
- EXCL. --- EXCLUDING
- R/W --- RIGHT OF WAY
- C.S.M. --- CERTIFIED SURVEY MAP
- NO. --- NUMBER
- AVE. --- AVENUE
- ST. --- STREET
- C.T.H. --- COUNTY TRUNK HIGHWAY
- VOL. --- VOLUME
- P. --- PAGE
- COR. --- CORNER
- P.L.S. --- PROFESSIONAL LAND SURVEYOR
- SEC. --- SECTION
- WI --- WISCONSIN
- LLC --- LIMITED LIABILITY COMPANY
- CO. --- COUNTY
- TAN. --- TANGENT
- BEAR. --- BEARING

CITY OF CHIPPEWA FALLS COMMON COUNCIL RESOLUTION

RESOLVED THAT THIS CERTIFIED SURVEY MAP IN THE CITY OF CHIPPEWA FALLS IS HEREBY APPROVED.

SIGNED: \_\_\_\_\_  
GREGORY S. HOFFMAN, MAYOR

APPROVED: \_\_\_\_\_ DATE

I HEREBY CERTIFY THAT THE FOREGOING IS A COPY OF A RESOLUTION ADOPTED BY THE COMMON COUNCIL OF THE CITY OF CHIPPEWA FALLS.

\_\_\_\_\_  
BRIDGET GIVENS, CITY CLERK

SURVEYING SERVICES BY:  
HIESS-LOKEN & ASSOC., LLC  
PROFESSIONAL LAND SURVEYING  
4905 WEST PARK AVE.  
CHIPPEWA FALLS, WI 54729  
(715)-720-4000 PHONE  
(715)-832-3300  
WWW.HIESS-LOKEN.COM  
HLSURVEY@SBCGLOBAL.NET