CHIPPEWA COUNTY

PLANNING & ZONING COMMITTEE

REGULAR MEETING

FEBRUARY 18, 2021

WEBEX CONFERENCE CALL

4:30 PM

DUE TO THE HIGH NUMBER OF COVID-19 CASES, THIS MEETING WILL BE HELD VIA CONFERENCE CALL TO ENSURE EVERYONE'S SAFETY. IF YOU ARE A MEMBER OF THE PUBLIC AND WISH TO SPEAK, PLEASE CALL THE MEETING PHONE NUMBER BELOW AND ENTER THE ACCESS CODE AND PASSWORD. THE COMMITTEE CHAIR WILL ACKNOWLEDGE YOU AT THE APPROPRIATE TIME ON THE AGENDA.

IF YOU NEED TO EITHER MUTE OR UNMUTE YOURSELF DURING THE MEETING PRESS *6.

MEETING PHONE NUMBER: 1-415-655-0001

MEETING ACCESS CODE: 182 026 4376

MEETING PASSWORD: 72772672

1. CALL TO ORDER

2. ROLL CALL

Attendee Name	Organization	Title	Status	Arrived
Chuck Hull	Chippewa County	District 14 (Chair)	Present	
Don Hauser	Chippewa County	District 6 (Vice-Chair)	Present	
Ronald McGill	Chippewa County	District 15	Present	
David Eisenhuth	Chippewa County	District 11	Present	4:45 PM
Dean Gullickson	Chippewa County	District 7	Present	

3. MEMBERS OF THE PUBLIC WISHING TO BE HEARD

None.

4. CONSENT AGENDA

Motion to approve of the agenda with the movement of 5.g. to be heard right after 5.b. and the movement of 5.d. to be heard right after 5.h.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Dean Gullickson, District 7
SECONDER:	Don Hauser, District 6 (Vice-Chair)
AYES:	Hull, Hauser, McGill, Gullickson
ABSENT:	Eisenhuth

a. Approve the Agenda

b. Approve the Minutes

Planning & Zoning Committee - Regular Meeting - Jan 21, 2021 4:30 PM

c. Schedule Next Meeting Date - March 18, 2021 @ 4:30pm

5. PUBLIC HEARINGS - FOR DISCUSSION AND ACTION

a. 2021-0004 - Dean & Betty White - Conditional Use Permit - Town of Lafayette - Doug Clary
Motion to approve a change as follows: (A) "b" on CUP 2007-0011 and "1" on CUP 2005-0007 shall read "Only one sign shall be located onsite and shall not exceed 6 square feet", (B) "c" on CUP 2007-0011 and "3" on 2005-0007 shall read "Up to 3 FTE employees shall be allowed" and (C) all other conditions shall remain the same.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Don Hauser, District 6 (Vice-Chair)
SECONDER:	Dean Gullickson, District 7
AYES:	Hull, Hauser, McGill, Gullickson
ABSENT:	Eisenhuth

b. 1992-0029 Michels Materials (HWY 64/124 Pit) - Conditional Use Permit - Town of Woodmohr - Doug Clary
Motion to approve of the CUP with the existing conditions as listed in the previous CUP approval, an update to the parcel information and the permit would be for an initial 2 years. This NMM will have two operators working within designated parcel boundaries as shown on the submitted plans for this meeting.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Dean Gullickson, District 7
SECONDER:	Don Hauser, District 6 (Vice-Chair)
AYES:	Hull, Hauser, McGill, Eisenhuth, Gullickson

c. 1992-0066 Michael Dresel (Dresel Pit) Conditional Use Permit - Town of Eagle Point - Doug Clary
Motion to approve of the CUP with the existing conditions as listed in the previous CUP approval, an update on the parcel information and the permit would be for an initial 2 years.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Don Hauser, District 6 (Vice-Chair)
SECONDER:	Dean Gullickson, District 7
AYES:	Hull, Hauser, McGill, Eisenhuth, Gullickson

d. 2004-0010 Stelter Inc (Morning East Pit) Conditional Use Permit - Town of Eagle Point - Doug Clary
Motion to approve of the CUP with the existing conditions as listed in the previous CUP approval, an update on the parcel information and the permit would be for an initial 2 years.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Don Hauser, District 6 (Vice-Chair)
SECONDER:	Dean Gullickson, District 7
AYES:	Hull, Hauser, McGill, Eisenhuth, Gullickson

e. 2005-0009 Olynick Inc (Schick Pit) Conditional Use Permit - Town of Eagle Point - Doug Clary
Motion to approve of the CUP with the existing conditions as listed in the previous CUP approval, an update on the parcel information and the permit would be for an initial 2 years.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Ronald McGill, District 15
SECONDER:	Don Hauser, District 6 (Vice-Chair)
AYES:	Hull, Hauser, McGill, Eisenhuth, Gullickson

f. 2011-0014 A & B Materials LLC (Frazer Pit) Conditional Use Permit - Town of Eagle Point - Doug Clary
Motion to approve of the CUP with the existing conditions as listed in the previous CUP approval, an update on the parcel information and the permit would be for an initial 2 years.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Ronald McGill, District 15
SECONDER:	Don Hauser, District 6 (Vice-Chair)
AYES:	Hull, Hauser, McGill, Eisenhuth, Gullickson

g. 2012-0003 - Michels Sand & Gravel (HWY 124 Pit) Conditional Use Permit - Town of Woodmohr - Doug Clary
Motion to approve of the CUP with the existing conditions as listed in the previous CUP approval, an update on the parcel information and the permit would be for an initial 2 years.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Dean Gullickson, District 7
SECONDER:	Don Hauser, District 6 (Vice-Chair)
AYES:	Hull, Hauser, McGill, Eisenhuth, Gullickson

h. 2012-0006 Stelter Inc (Morning West Pit) Conditional Use Permit - Town of Woodmohr - Doug Clary
Motion to approve of the CUP with the existing conditions as listed in the previous CUP approval, an update on the parcel information and the permit would be for an initial 2 years. The plans were modified to show an expansion of the previous pit. The expansion will occur to the south of the existing buildings.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Dean Gullickson, District 7
SECONDER:	Don Hauser, District 6 (Vice-Chair)
AYES:	Hull, Hauser, McGill, Eisenhuth, Gullickson

6. BUSINESS ITEMS

a. Review and Action on Offers to Purchase Received on Type A Tax Deed Property - Doug Clary
No bids were received.

RESULT:	**REPORT GIVEN**

7. AGENDA ITEMS FOR FUTURE CONSIDERATION

None discussed.

8. ADJOURN

Motion to Adjourn.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Don Hauser, District 6 (Vice-Chair)
SECONDER:	Ronald McGill, District 15
AYES:	Hull, Hauser, McGill, Eisenhuth, Gullickson

DRAFT

CHIPPEWA COUNTY

PLANNING & ZONING COMMITTEE

REGULAR MEETING

JANUARY 21, 2021

CHIPPEWA COUNTY COURTHOUSE, RM 302

4:30 PM

DUE TO THE HIGH NUMBER OF COVID-19 CASES, THIS MEETING WILL BE HELD VIA CONFERENCE CALL TO ENSURE EVERYONE'S SAFETY. IF YOU ARE A MEMBER OF THE PUBLIC AND WISH TO SPEAK, PLEASE CALL THE MEETING PHONE NUMBER BELOW AND ENTER THE ACCESS CODE AND PASSWORD. THE COMMITTEE CHAIR WILL ACKNOWLEDGE YOU AT THE APPROPRIATE TIME ON THE AGENDA.

IF YOU NEED TO EITHER MUTE OR UNMUTE YOURSELF DURING THE MEETING PRESS *6.

MEETING PHONE NUMBER: 1-415-655-0001

MEETING ACCESS CODE: 126 497 8916

MEETING PASSWORD: 46866256

1. CALL TO ORDER

A. New Section

2. ROLL CALL

Attendee Name	Organization	Title	Status	Arrived
Chuck Hull	Chippewa County	District 14 (Vice-Chair)	Present	
Don Hauser	Chippewa County	District 6	Present	
David Eisenhuth	Chippewa County	District 11	Present	
Dean Gullickson	Chippewa County	District 7	Present	

3. MEMBERS OF THE PUBLIC WISHING TO BE HEARD

None.

4. CONSENT AGENDA

Motion to approve.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Dean Gullickson, District 7
SECONDER:	Don Hauser, District 6
AYES:	Hull, Hauser, Eisenhuth, Gullickson

1. Approve the Agenda

2. Approve the Minutes

Minutes Acceptance: Minutes of Jan 21, 2021 4:30 PM (Consent Agenda)

Planning & Zoning Committee - Regular Meeting - Nov 19, 2020 4:30 PM

3. Schedule next meeting date - February 28, 2021 @ 4:30 PM

5. PUBLIC HEARINGS - FOR DISCUSSION AND ACTION

1. 1981-0024 - Stelter Inc (Colony Pit) Conditional Use Permit - Town of Lafayette - Doug Clary
Motion to approve the CUP in accordance with the submitted plans and the applicable zoning ordinance sections.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Dean Gullickson, District 7
SECONDER:	Don Hauser, District 6
AYES:	Hull, Hauser, Eisenhuth, Gullickson

2. 2016-0016 - No Mercy Excavating (Wojcik Pit) Conditional Use Permit - Town of Wheaton - Doug Clary
Motion to approve the CUP in accordance with the submitted plans and the applicable zoning ordinance sections.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Don Hauser, District 6
SECONDER:	Dean Gullickson, District 7
AYES:	Hull, Hauser, Eisenhuth, Gullickson

3. 2018-0008 - Classic Rock Materials (Wildenberg) - Conditional Use Permit - Town of Wheaton - Doug Clary
Motion to approve the CUP in accordance with the submitted plans and the applicable zoning ordinance sections.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Dean Gullickson, District 7
SECONDER:	David Eisenhuth, District 11
AYES:	Hull, Hauser, Eisenhuth, Gullickson

4. 2021-0001 - Lucas Wahl - Conditional Use Permit - Town of Lafayette - Doug Clary
Motion to approve a conditional use permit to Lucas Wahl as requested in the submitted information and with the town's recommendations.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Don Hauser, District 6
SECONDER:	Chuck Hull, District 14 (Vice-Chair)
AYES:	Hull, Hauser, Eisenhuth, Gullickson

5. 2021-0001 - Amber Farm Inc - Rezone - Town of Lafayette - Doug Clary

Minutes Acceptance: Minutes of Jan 21, 2021 4:30 PM (Consent Agenda)

Motion to approve of the rezone as presented.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Don Hauser, District 6
SECONDER:	Dean Gullickson, District 7
AYES:	Hull, Hauser, Eisenhuth, Gullickson

6. 2021-0002 - Amber Farm Inc - Conditional Use Permit - Town of Lafayette - Doug Clary
Motion to consolidate the existing CUP's onto proposed lot 1 of the Amber Farm County Plat.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Don Hauser, District 6
SECONDER:	Dean Gullickson, District 7
AYES:	Hull, Hauser, Eisenhuth, Gullickson

6. BUSINESS ITEMS

1. Discuss Amber Farm County Plat - Preliminary & Final
Motion to approve of the county plat as presented with the understanding that stormwater management will be individual site designs and similar to the provisions within the shoreland ordinance.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Don Hauser, District 6
SECONDER:	Dean Gullickson, District 7
AYES:	Hull, Hauser, Eisenhuth, Gullickson

2. Review and Action on Offers to Purchase Received on Type A Tax Deed Property - Doug Clary
No bids were received.

RESULT:	**REPORT GIVEN**

7. AGENDA ITEMS FOR FUTURE CONSIDERATION

None discussed.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Dean Gullickson, District 7
SECONDER:	David Eisenhuth, District 11
AYES:	Hull, Hauser, Eisenhuth, Gullickson

8. ADJOURN

Motion to adjourn.

Minutes Acceptance: Minutes of Jan 21, 2021 4:30 PM (Consent Agenda)

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Dean Gullickson, District 7
SECONDER:	David Eisenhuth, District 11
AYES:	Hull, Hauser, Eisenhuth, Gullickson

Minutes Acceptance: Minutes of Jan 21, 2021 4:30 PM (Consent Agenda)

STATEMENT OF EXPLANATION
2021-0004 - DEAN & BETTY WHITE - CONDITIONAL USE PERMIT - TOWN OF LAFAYETTE - DOUG CLARY

To allow revisions to existing Conditional Use Petitions 2005-0007 and 2007-0011, which were issued for retreats located at 18059 & 18061 Cty Hwy OO on parcel numbers 22808-2644-72908001 and 22808-2644-73447001 and for Conditional Use Permit 2015-0003, which was issued for a pavilion to be utilized with the previous issued conditional use permits and located on parcel number 22808-2644-01250000. These parcels are located n the SE 1/4 of the SE 1/4, Section 26, Township 28 North, Range 08 West. Town of Lafayette.

(Publish – Chippewa Herald – February 4 & February 11, 2021)

CHIPPEWA COUNTY PLANNING & ZONING COMMITTEE
NOTICE OF PUBLIC HEARINGS
STATE OF WISCONSIN

PUBLIC NOTICE is hereby given to all persons in the County of Chippewa, Wisconsin, that public hearings will be held on **February 18, 2021** beginning at **4:30 PM** at the Chippewa County Courthouse, 711 N Bridge Street, Chippewa Falls, Wisconsin relative to the following requests. Please see the Planning & Zoning Committee agenda for this meeting to verify whether the meeting will occur in person or via teleconference.

Conditional Use Permit: 1992-0029
Petitioner: Michels Materials and Michels Sand & Gravel
Property Owner: Raymond & Lana Michels, Eric & Debi Lewis and Michels Materials
To allow a non-metallic mine (Hwy 64/124 Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on parcels, located in the NE ¼, and the NE ¼ of the NW ¼, Section 06, Township 30 North, Range 08 West. Town of Woodmohr. Physical Address: 13701 State Highway 64.

Conditional Use Permit: 1992-0066
Petitioner: Michael Dresel **Property Owner: Michael & Debra Dresel**
To allow a non-metallic mine (Dresel Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on Lot 1, Certified Survey Map (CSM) 3132, which is located in the SW ¼ of the NE ¼, Section 25, Township 30 North, Range 08 West. Town of Eagle Point.

Conditional Use Permit: 2004-0010
Petitioner: Stelter Inc – Ryan Stelter **Property Owner: Charles F III & Cathy A Morning Trust ETAL**
To allow a non-metallic mine (Morning East Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on a parcel, located in the SW ¼ of the NW ¼ and the NE ¼ of the SE ¼, Section 05, Township 30 North, Range 08 West. Town of Eagle Point. Physical Address: 18253 State Highway 124.

Conditional Use Permit: 2005-0009
Petitioner: Olynick Inc - Ronald Olynick Agent **Property Owner: Karen Schick Trust**
To allow a non-metallic mine (Schick Pit) in the Agricultural District in accordance with sections 70-71(b)(20, 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on parcels which are located in the W ½ of the NW ¼ and the NW ¼ of the SW ¼, Section 02, Township 29 North, Range 08 West. Town of Eagle Point. Physical Address: 12643 170th St.

Conditional Use Permit: 2011-0014
Petitioner: A & B Materials LLC – Adam Frazer Agent
Property Owners: A & B Materials, Donald & Mary Frazer & Darrell & Barbara Frazer
To allow a non-metallic mine (Frazer Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on parcels which are located in the W ½ of the NE ¼ and the NE ¼ of the NW ¼, Section 17, Township 30 North, Range 08 West. Town of Eagle Point. Physical Address: 16999 145th St.

Conditional Use Permit: 2012-0003
Petitioner: Michels Sand & Gravel – Raymond Michels
Property Owners: Raymond & Lanna Michels, Daniel Michels, Deb Lewis
To allow a non-metallic mine (Hwy 124 Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on parcels, located in the SE ¼ of the SE ¼, Section 06, and the NE ¼ of the NE ¼, Section 07, Township 30 North, Range 08 West. Town of Woodmohr. Physical Address: 18120 State Highway 124.

Attachment: 2021-0004 - White - CUP PZC Binder (6191 : 2021-0004 - Dean & Betty White - CUP)

Conditional Use Permit: 2012-0006
Petitioner: Stelter Inc – Ryan Stelter **Property Owner: Charles & Kathy Morning**
To allow a non-metallic mine (Morning West Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on a parcel, located in the NE ¼ of the SE ¼, Section 06, Township 30 North, Range 08 West. Town of Woodmohr. Physical Address: 18404 State Highway 124.

Conditional Use Petition: 2021-0004
Petitioners: Dean & Betty White
To allow revisions to existing Conditional Use Petitions 2005-0007 and 2007-0011, which were issued for retreats located at 18059 & 18061 CTH OO on parcel numbers 22808-2644-72908001 and 22808-2644-73447001 and for Conditional Use Permit 2015-0003, which was issued for a pavilion to be utilized with the previous issued conditional use permits and located on parcel number 22808-2644-01250000. These parcels are located in the SE ¼ of the SE ¼, Section 26, Township 28 North, Range 08 West. Town of Lafayette.

Specific information regarding these public hearings can be obtained at the Chippewa County Department of Planning & Zoning. All persons interested are invited to attend these hearings.

Dated this **1st** day of **February**, 2021.

Douglas Clary, Director
Department of Planning & Zoning
Chippewa County

Attachment: 2021-0004 - White - CUP PZC Binder (6191 : 2021-0004 - Dean & Betty White - CUP)

Request for Revisions to Conditional Use Permit

Whites Wildwood Retreats LLC

We have been in business now for over 15 years and the scope of the business has continued to grow. Starting out targeting hobbyists, Primarily Scrapbooking and Quilters in our initial building called the lodge, over the years we have added buildings and uses to our Venue. Corporate meetings, Company parties, and family get-together's over the holidays, Birthday parties, Anniversary's, Graduations, Family reunions, Weddings and Celebrations of life.

All of our expansions have been with County, Township and State involvement. We believe we have been good corporate citizens and have contributed 6 figure tax dollars through property and Sales tax as well as contribution this last year in room tax even though 2020 was far from a normal year for us.

We also know we contribute many more dollars to the other businesses in our area as we are truly a destination. The majority of our customers and their attendees come from outside of a 50 mile radius. We have had hobbyist that have caravanned all the way from Alaska and this last year if not for COVID, we had a wedding where over 100 would have traveled from Thailand.

We are requesting two revisions. We would like to have employees. Along with the increased scope comes increased work and Betty and I are not getting any younger. We are not looking at full time right now but part time. Help with cleaning, lawn care, maintenance and perhaps event planning is our need right now. If we had to estimate, somewhere between 2 to 5 part time positions.

Our second request is to be allowed signage. As a lifelong resident I can remember putting up our orchard signs every year and looking back at it, it was comical. All of the orchards tried to route folks in different directions to by-pass the competition. Signs were put up in front of others signs and they kept getting bigger. Really turned into eye sores and also dangerous to traffic as intersections had reduced visibility.

What we envision if allowed would be a simple sign at the entrance perhaps attached to the boulder on the next page and then some directional signs like we have seen others deploy recently. We do not need signs for advertising rather to aid in directions.

Betty and I respectfully request these revisions and I can be reached with questions at 715-225-7116 or at betty@wwtreat.com .

Dean White

Attachment: 2021-0004 - White - CUP PZC Binder (6191 : 2021-0004 - Dean & Betty White - CUP)

White's Wildwood Retreat
CREATIVE WORKSHOPS & RETREATS

Attachment: 2021-0004 - White - CUP PZC Binder (6191 : 2021-0004 - Dean & Betty White - CUP)

DOCUMENT# 704436

CONDITIONAL USE APPEAL # 2005-007
TYPE: To allow a home occupation in the Agricultural District

PETITIONER: Dean & Betty White
PROPERTY OWNER: Dean & Betty White
18051 Cty Hwy OO
Chippewa Falls, WI 54729

LEGAL DESCRIPTION: Located in the SE ¼ of the SE ¼, Section 26, T28N, R08W, Lt. CSM 2908
Property Address: 18051 Cty Hwy OO
Town of Lafayette, Chippewa County, WI
Parcel # 22808-2644-~~01250000~~ 72908001

BOARD DETERMINATION:
Dean & Betty White have been granted a Conditional Use Permit, according to Chapter 70, Section 108(c) of the Chippewa County Zoning Ordinance, to allow a home occupation in the Agricultural District with the following conditions:

1. Only one sign can be located onsite, shall not exceed 6 square feet and shall be located on the building itself.
2. Permit is issued to Dean & Betty White for a Retreat Business as depicted in the submitted documents and is not transferable to a subsequent property owner.
3. No person other than a member of the residence is employed on the premises.
4. Proposed building shall be on a separate lot, which shall meet the minimum lot requirement in the agricultural district. The newly created lot shall be held in common ownership with the remainder of the White's property.
5. Property owner must live on the adjacent property. If the owner were to move from this property, the conditional use permit would become null and void.
6. Septic system shall be appropriately sized for either the business or as a single family home, whichever one is greater.
7. No expansion of the facility will be allowed, except with Board of Adjustment approval.
8. If the business is discontinued for 12 consecutive months, the permit shall be null and void

Your accepting this Conditional Use Permit means that you have read, understand, and agree to follow all conditions of this permit.

EFFECT OF REVOCATION. In the event of revocation or termination, the Conditional Use is void and the property shall be governed thereafter by the rules of the zoning district to which the property is zoned at the time of the termination.

WITNESS my hand and seal this 11th day of April, 2005.

Dean White Betty White
Dean & Betty White

STATE OF WISCONSIN}
COUNTY OF CHIPPEWA}

Dean & Betty White personally came before me this 11th day of April, 2005, to me known as the person(s) who executed the foregoing instrument and acknowledge the same.

Shannon L. Ouimet
Notary Public
My Commission expires 12/16/2007

THIS INSTRUMENT DRAFTED BY
Chippewa County Zoning Department
Shannon Ouimet

18059 Hwy OO
7808 2644-72908001

Attachment: 2021-0004 - White - CUP PZC Binder (6191 : 2021-0004 - Dean & Betty White - CUP)

CONDITIONAL USE APPEAL # 2007-011 DOCUMENT# 745948
TYPE: To allow a retreat business in the Agricultural District.

PETITIONER/PROPERTY OWNER:
Dean & Betty White
18051 Cty Hwy OO
Chippewa Falls, WI 54729

LEGAL DESCRIPTION:
SE¼ of the SE ¼, Lot , CSM , Section 26, Township 28N, Range 08W.
Town of Lafayette, Chippewa County, WI
Parcel # 22808-2644-73447001
Physical Address: 18059 Cty Hwy OO

ZONING COMMITTEE DECISION:
Dean & Betty White have been granted a Conditional Use Permit, according to Chapter 70, Section 108 of the Chippewa County Zoning Ordinance, to allow a retreat business in the Agricultural District with the following conditions:

a. Permit is issued to Dean & Betty White for the operation of a Retreat Business as outlined in the submitted documents and is not transferable to a subsequent property owner without the Zoning Committee's approval.
b. Only one sign can be located onsite, shall not exceed 6 square feet and shall be located on the building itself.
c. No person other than a member of the residence is employed on the premises.
d. Proposed building shall be on a separate lot, which shall meet the minimum lot requirement in the agricultural district. The newly created lot shall be held in common ownership with the remainder of the White's property.
e. Property owner must live on the adjacent property. If the owner were to move from this property, the conditional use permit would become null and void.
f. Septic system shall be appropriately sized for either the business or as a single-family home, whichever one is greater. However, owners can make approved modifications to the existing septic system to service both buildings.
g. If this building is sold, a code compliant septic system shall be installed to service this building.
h. No expansion of the facility will be allowed except for Zoning Committee approval.
i. If the business is discontinued for 12 consecutive months, the permit shall be null and void.

Your accepting this Conditional Use Permit means that you have read, understand, and agree to follow all conditions of this permit.

REVOCATION OF PERMIT
If any condition of the permit is violated or if the use is substantially detrimental to persons or property in the neighborhood, the Zoning Committee, following notice to all parties, shall hold a public hearing on the revocation of the permit. If, upon finding of facts, any material condition of the permit has been violated or if the character and quality of the area has been substantially and adversely affected by the continued conditional use, the Zoning Committee may revoke or modify the conditional use. The Zoning Committee thereafter direct counsel for the county to initiate such legal actions as are necessary to ensure compliance with the Chippewa County Zoning Ordinance.

In the event of revocation or termination, the conditional use is void and the property shall be governed thereafter by the rules of the zoning district to which the property is zoned at the time of the revocation or termination.

The conditional use permit shall lapse and is void six (6) months after approval by the Zoning Committee, unless the use is fully established and improvement to the property as described in the permit is implemented.

WITNESS my hand and seal this 4th day of September, 2007.

Dean & Betty White

STATE OF WISCONSIN}
COUNTY OF CHIPPEWA}

DEAN WHITE personally came before me this 4th day of SEPTEMBER, 2007 to me known as the person(s) who executed the foregoing instrument and acknowledge the same.

Valerie Bisjn
Notary Public
My Commission expires 11-8-2009

NOTARY PUBLIC STATE OF WI

THIS INSTRUMENT DRAFTED BY
Chippewa County Zoning Department

18061 Hwy OO
22808-2644-73447001

Attachment: 2021-0004 - White - CUP PZC Binder (6191 : 2021-0004 - Dean & Betty White - CUP)

CHIPPEWA COUNTY – PLANNING & ZONING COMMITTEE
NOTICE OF ACTION

Conditional Use Permit to allow a pavilion as an additional accessory structure to an existing retreat business in the Agricultural District under section 70-102(b), 70-102(d) and 70-108 of the Chippewa County Zoning Ordinance..

APPEAL NUMBER: # 2015-0003
APPEAL DATE: 03-19-2015

LAND OWNER(S):
Dean & Betty White
18051 County Highway OO
Chippewa Falls, Wisconsin 54729

PROPERTY LOCATION:
Town of Lafayette
18051 County Highway OO
22808-2644-01250000

Dear Mr. & Mrs. White,

On March 19th, 2015, the Planning & Zoning Committee considered your request to allow a pavilion as an additional accessory structure to an existing retreat business in the Agricultural District under section 70-102(b), 70-102(d) and 70-108 of the Chippewa County Zoning Ordinance. The parcel associated with this particular conditional use request is located in the SE ¼ of the SE ¼, Section 26, Township 28 North, Range 08 West. Town of Lafayette.

DECISION:
The Planning & Zoning Committee has **GRANTED** a conditional use permit with the following conditions:

1. The conditional use permit is issued to Dean & Betty White for the construction of a pavilion, which is to be utilized for weddings and other similar events. The permit is not transferrable, unless approval is granted by the Planning & Zoning Committee.
2. The structure is an accessory structure and shall meet all applicable code requirements.
3. No signage shall be allowed.
4. No parking shall be allowed on County Highway OO.
5. If constructed, bathroom facilities shall be appropriately sized, located on the same parcel as the pavilion and connected to a code compliant septic system.

A complete record of the hearing and the decision of the Planning & Zoning Committee are available for inspection in the Chippewa County Department of Planning & Zoning, Room 009, 711 N. Bridge Street, Chippewa Falls, Wisconsin. Information can be reviewed and/or requested between the hours of 8:00 a.m. and 4:30 p.m., Monday through Friday, excluding Holidays.

REVOCATION OF PERMIT
If any condition of the permit is violated or if the use is substantially detrimental to persons or property in the neighborhood, the Planning & Zoning Committee shall hold a public hearing on the revocation of this permit. If, upon finding of facts, any material condition of the permit has been violated or if the character and quality of the area has been substantially and adversely affected by the continuation of the activities as allowed under the conditional use permit, the Planning & Zoning Committee may revoke or modify the conditions of the permit. The Planning & Zoning Committee thereafter shall direct Corporation Counsel to initiate such legal actions as are necessary to ensure compliance with the Chippewa County Zoning Ordinance.

In the event of revocation or termination, the conditional use permit will be determined to be void and the property shall be governed thereafter by the rules of the zoning district to which the property is zoned or any other applicable ordinances at the time of the revocation or termination.

Attachment: 2021-0004 - White - CUP PZC Binder (6191 : 2021-0004 - Dean & Betty White - CUP)

LAPSE OF PERMIT
The conditional use permit shall lapse and is void six (6) months after approval by the Planning & Zoning Committee unless the appropriate permits are granted and the activities to the property as described in the permit are implemented.

WRIT OF CERTIORARI
Any person or persons jointly or severally aggrieved by this decision of the Planning & Zoning Committee or any taxpayer, or any officer, department, board or bureau of the County, may commence an action in the circuit court for writ of certiorari to review the legality of such decision.

Dated this **14th** day of **May,** 2015.

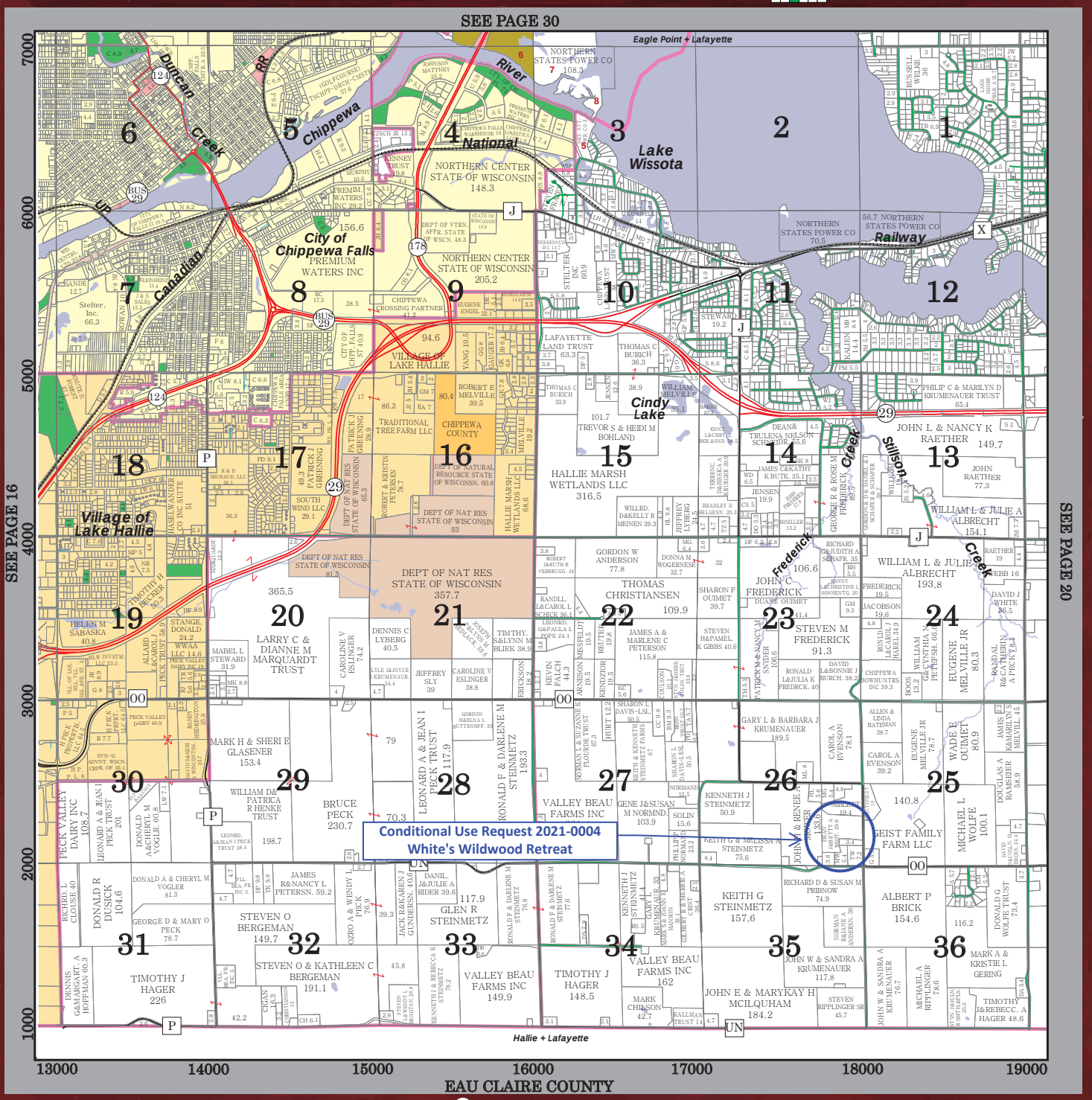
By the Order of the Planning & Zoning Committee.

Douglas Clary, Director
Department of Planning & Zoning

CC: File

Attachment: 2021-0004 - White - CUP PZC Binder (6191 : 2021-0004 - Dean & Betty White - CUP)

HALLIE,LAFAYETTE(W),EAGLE POINT(S),LAKE HALLIE(E),CHIPPEWA FALLS(SE) T28N R08W



© 2017 Chippewa County, WI
All acreages are computed & rounded to the closest tenth acre, roadways are excluded from totals. All mapping is for reference only and is not intended, or to be used for any legal purpose.

Attachment: 2021-0004 - White - CUP PZC Binder (6191 : 2021-0004 - Dean & Betty White - CUP)

Cedar corporation

Throughout the
State of Wisconsin since 1975
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www.cedarcorp.com

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- Environmental Specialists
- Architects
- Certified Planners
- Landscape Architects

ROBERT A THORSON
ATTORNEY AT LAW

220 W. Willow Street
P.O. Box 636
Chippewa Falls, WI 54729

Telephone: (715) 723-0375
Facsimile: (715) 723-7222
Email: bobthorson@sbcglobal.net

Website: www.Thorsonlawoffice.com

CHIPPEWA COUNTY
DEPARTMENT OF PLANNING & ZONING

• 711 North Bridge Street, Chippewa Falls, WI 54729 • Phone:715.726.7940 • Fax:715.726.4596 • www.co.chippewa.wi.us •

Land Management | Land Planning | Land Records & G.I.S. | POWTS & Wells

Date: February 1, 2021

To: Property Owner(s)

From: Douglas Clary, Director

Re: Public Meetings & Public Hearing

Dear Property Owner(s):

The Chippewa County Department of Planning & Zoning has received a request to revise existing conditional use permits on parcels of land that are located either adjacent to or in the vicinity of property owned by you. You are receiving this notice because your property has been determined to be within the legal public hearing notification distance per county and state requirements. I have enclosed a map identifying the location of the parcels associated with this conditional use petition. If you have any questions regarding this conditional use petition, please contact me at (715) 726-7941.

CONDITIONAL USE PETITION: #2021-0004
Petitioners: Dean & Betty White (White's Wildwood Retreat)
To allow revisions to existing Conditional Use Petitions 2005-0007 and 2007-0011, which were issued for retreats located at 18059 & 18061 CTH OO on parcel numbers 22808-2644-72908001 and 22808-2644-73447001 and for Conditional Use Permit 2015-0003, which was issued for a pavilion to be utilized with the previous issued conditional use permits and located on parcel number 22808-2644-01250000. These parcels are located in the SE ¼ of the SE ¼, Section 26, Township 28 North, Range 08 West. Town of Lafayette.

Lafayette Town Park, Recreation & Land Use Planning Commission (PRLPC):
The PRLPC will **REVIEW** this request on **February 8, 2021** at approximately **7:00 PM**. This meeting will be held in person. The PRLPC will make an **ADVISORY** recommendation to the Lafayette Town Board to approve, disapprove or approve with conditions. This meeting will be held at the Lafayette Town Hall, 5765 197th Street, Chippewa Falls, Wisconsin 54729.

Lafayette Town Board:
The Town Board will **REVIEW** this request on **February 15, 2021** at approximately **7:00 PM**. The Town Board will forward an **ADVISORY** recommendation to the Chippewa County Planning & Zoning Committee to approve, disapprove or approve with modification(s) and/or condition(s). This meeting may be held at the Lafayette Town Hall, 5765 197th Street, Chippewa Falls, Wisconsin 54729 or via telephone.

Chippewa County Planning & Zoning Committee:
The Chippewa County Planning & Zoning Committee will hold a **PUBLIC HEARING** on **February 18, 2021** at **4:30 PM**. The Committee will make a final determination to approve or disapprove of the conditional use petition.

NOTE: Please consult the individual agenda for all of the meetings in regards to how you can attend the meeting. The agendas will have the procedures for calling into the meeting via a telephone or for personal protection equipment requirements, such as the wearing of face masks, limitations on the maximum number of individuals allowed in the meeting room, etc.

Attachment: 2021-0004 - White - CUP PZC Binder (6191 : 2021-0004 - Dean & Betty White - CUP)

2021-0004 White - White's Wildwood Retreat - Location Map

Attachment: 2021-0004 - White - CUP PZC Binder (6191 : 2021-0004 - Dean & Betty White - CUP)

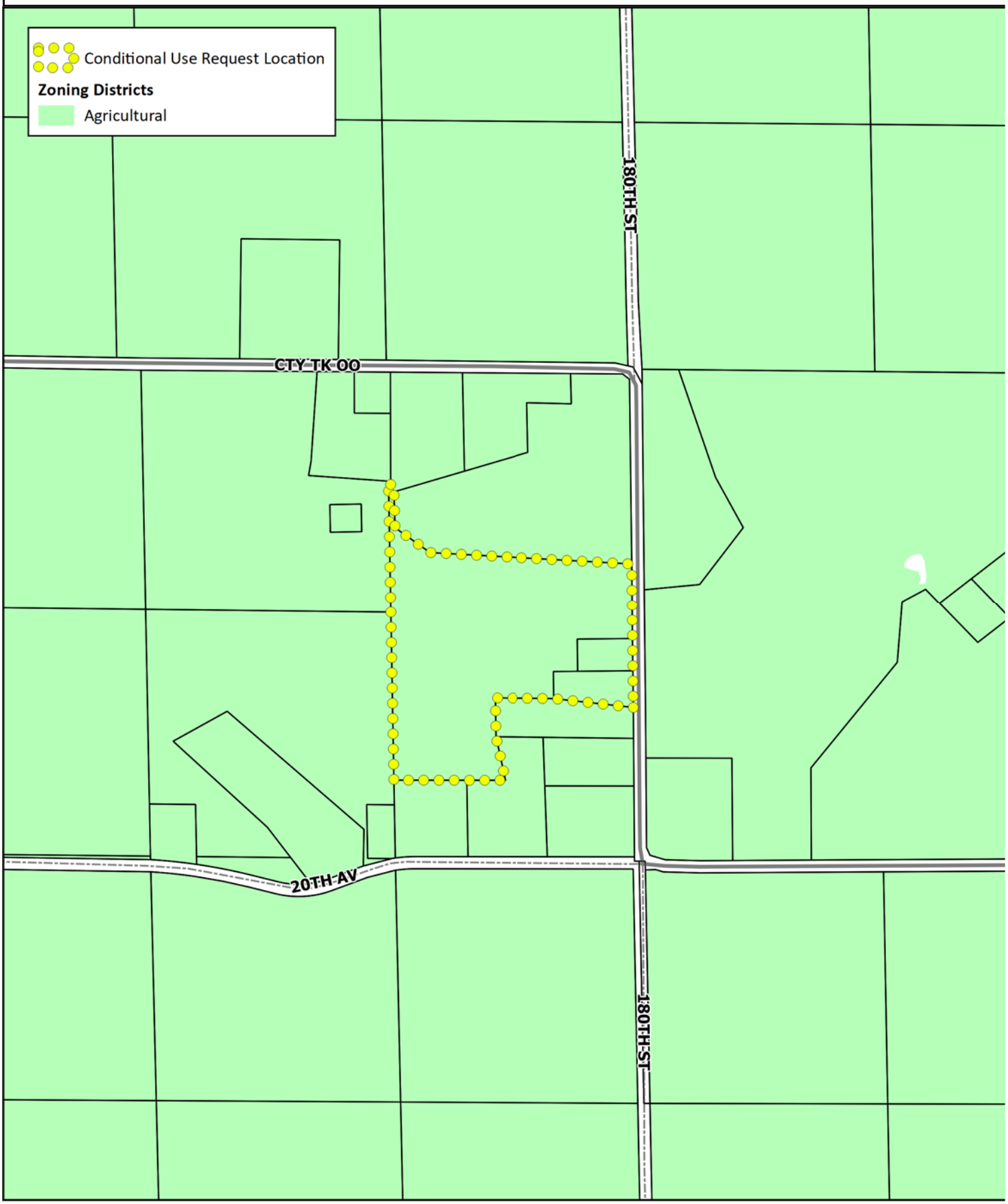
Produced on February 2, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only.

2021-0004 White - White's Wildwood Retreat - Aerial (2020)

Produced on February 2, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only.

Attachment: 2021-0004 - White - CUP PZC Binder (6191 : 2021-0004 - Dean & Betty White - CUP)

2021-0004 White - White's Wildwood Retreat - Zoning Districts



Produced on February 2, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only

Attachment: 2021-0004 - White - CUP PZC Binder (6191 : 2021-0004 - Dean & Betty White - CUP)

STATEMENT OF EXPLANATION
1992-0029 MICHELS MATERIALS (HWY 64/124 PIT) - CONDITIONAL USE PERMIT - TOWN OF WOODMOHR - DOUG CLARY

To allow a non-metallic mine (Hwy 64/124 Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on parcels, located in the NE 1/4 and the NE 1/4 of the NW 1/4, Section 06, Township 30 North, Range 08 West. Town of Woodmohr, Physical Address: 13701 State Highway 64.

APPEAL NUMBER: 1992-0029
APPEAL DATE: 01-21-2021

CONDITIONAL USE REQUEST
Chippewa County Planning & Zoning Committee

The undersigned applicants state the following points of consideration/acknowledgement:

(1) Raymond Michels, Michels Sand & Gravel is requesting a **Conditional Use Permit be granted which will allow a non-metallic mine in accordance with Section 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance**, on the following parcels of land:

a. 23008-0611-00020007
b. 23008-0612-00020000
c. 23008-0612-01750000
d. 23008-0612-06000000
e. 23008-0612-72186002
f. 23008-0614-00020000
g. 23008-0621-01000000

RECEIVED
DEC - 7 2020
BY:

(2) That this parcel is located within the **Agricultural** District.

(3) That Conditional Use Permit 1992-0029 was renewed in 2016 and had an expiration date of 3-31-2020.

(4) He is requesting the Chippewa County Planning & Zoning Committee grant a Conditional Use Permit for the project as shown on submitted documents with the same conditions and restrictions as approved in 2016.

(5) That all attached information or any additional requested information is true, accurate and completed to the best of their knowledge. And that the Planning & Zoning Committee considers it all as part of the application.

(6) I or my designated representative will have an opportunity to present to the committee in favor of this request.

(7) I have the authority to allow the Planning & Zoning Department staff and/or committee access to the property to conduct necessary inspections related to the request.

(8) I understand that I cannot direct any written communication about this application to a member of the Planning & Zoning Committee unless I also file a copy with the Department of Planning & Zoning and direct additional copies to each person who has registered an interest in this application.

(9) I also understand that if I or my designated representative fails to appear in front of the Planning & Zoning Committee during the **January 21, 2021** public hearing our request may be **DENIED** and/or additional republication fees may be required.

Signed: Raymond Michels Date: 12-1-20
Raymond Michels

Please sign and return by December 7, 2020 utilizing one of the following:

Mailing Address: Chippewa County Department of Planning and Zoning 711 N. Bridge Street Chippewa Falls, Wisconsin 54729	**Email Address:** dclary@co.chippewa.wi.us
	Fax Number: (715) 726-4596

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

MICHELS SAND & GRAVEL
Ray Michels - Owner
13601 St. Hwy. 64
BLOOMER, WISCONSIN 54724

(715) 568-5824

INVO

8242

DATE 12-5-2020
ORDER NO.

TO Chippewa Co. Zoning
711 N. Bridge ST.
Chippewa Falls, Wi

SHIP TO
Pit Expansion

SALESPERSON	DATE SHIPPED	SHIPPED VIA	F.O.B. POINT	TERMS

QUANTITY	DESCRIPTION	UNIT PRICE	TOTAL
>	Request renewal of Permit # 1992-0029 WITH EXPANSION To West Boundary WITH HAAS SONS Jenneman pit Expansion would be ON West + South sides of tax parcel 13008-0612-06000000. Area outlined in green ON MAP Included. North Edge of Mine Area would be 200 FT. South of North Line of tax parcel 13008-0612-06000000 Dave Michels	DEC - 7 2020	

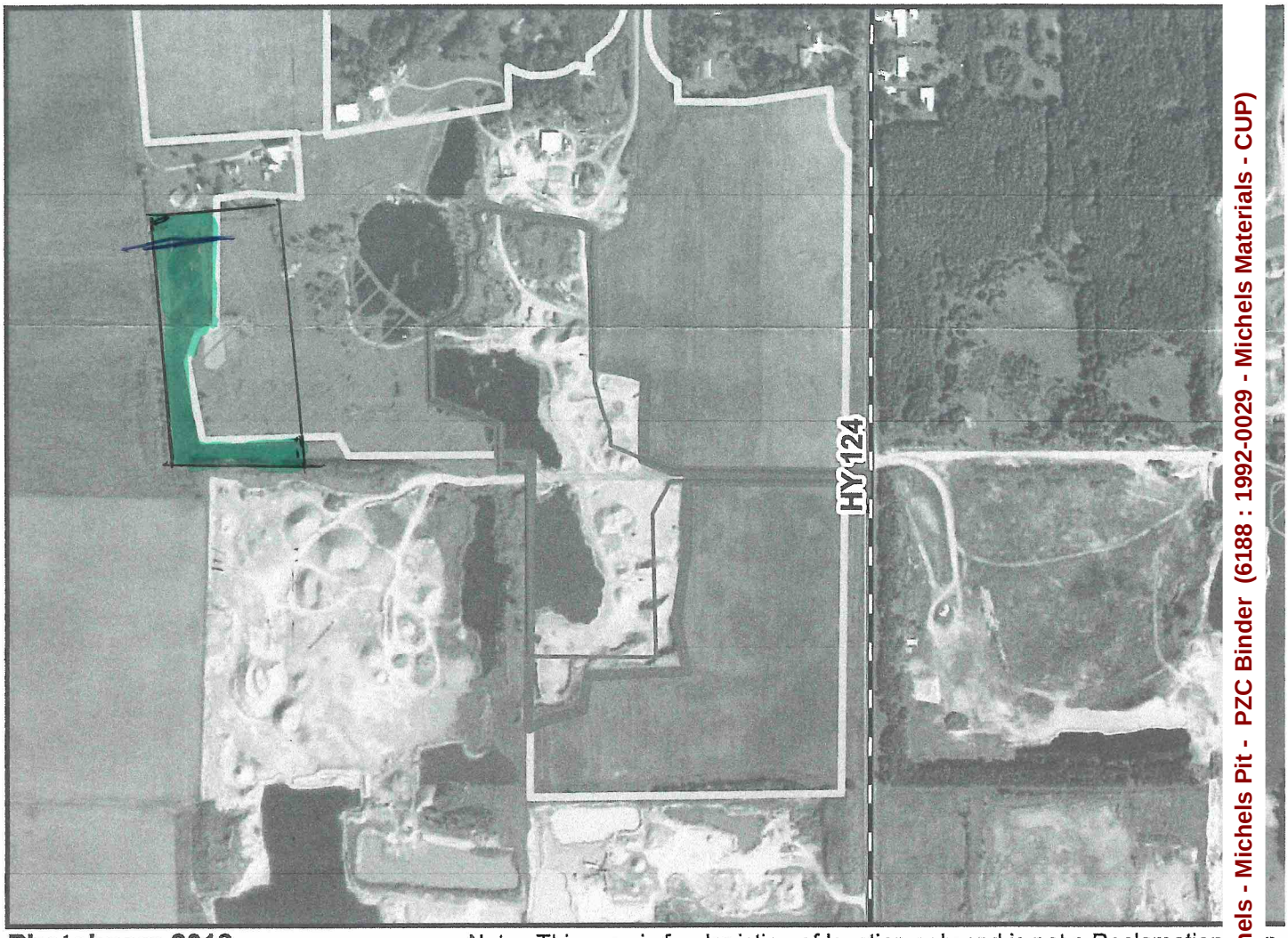
THANK YO

Permit Line 12
New sign on order
For 40 Acre's Transfer
To Dave Michels DBA
as MICHELS Materials

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

Request Parcel 10.3 Acres To be
Area in Green

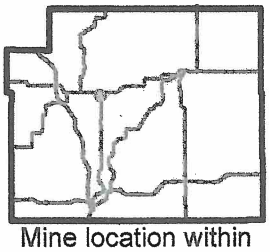
Non-Metallic Mining Reclamation Permit
Site Boundaries - 2020 Permit Year
Permit #: 2001-60



Photobase: 2018

Note: This map is for depiction of location only and is not a Reclamation

660 330 0 660 1,320
Feet
1 inch = 660 feet


Mine location within Chippewa County

Primary Parcel #: 23008-0612-00020000
Operator: RAYMOND MICHELS
Owner: Raymond Michels

Site Name: Highway 124 & 64 Mine
Permit #: 2001-60
Active Acres: 25.3

Legend
- Roads
- 2020 Active Mine Bounda
- Active Mine Boundary - 2
- Certified Reclamation
- In-Progress Reclamation
- Total Permit Area
- Sections
- DNR Wetlands

Chippewa County
Land Conservation and Forest Management

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Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

2019 Real Estate Tax Summary

Haas Lease Area

10/27/

Parcel #:	23008-0612-06000000
Alt. Parcel #:	046-0008.6000

TOWN OF WOODMOHR
CHIPPEWA COUNTY, WISCO N

Tax Address:
ERIC E & DEBI DEE LEWIS
13399 STATE HWY 64
BLOOMER WI 54724

Owner(s): O = Current Owner, C = Current Co-
O - LEWIS, ERIC E & DEBI DEE

Districts: SC = School, SP = Special

Type	Dist #	Description
SC	0497	BLOOMER SCHOOL DIST
SP	0100	CHIPPEWA VALLEY TECHNICAL

Property Address(es): * = Primary

Legal Description:
Acres: 10.300
FRAC NW NE & FRAC NE NW COM @ NW COR CSM #2186, S 5 D E 326.73' TO B; N 87 D E 402.97', N 9 D W 130.36, N 38 D E 17.61', N 79 D E 60.66', N 10 D W 59.04', N 78 D E 23.74', S 5 D E 1119.42' TO S LN NW NE, S 89 D W 484.35', N TO POB.

Parcel History:

Date	Doc #	Vol/Page
	631847	

Plat: * = Primary
* MB-METES AND BOUNDS

Tract: (S-T-R 40¼ 160¼ GL) 06-30N-08W

Block/Condo Bldg:

Tax Bill #: 16110

Land Value	1,800
Improve Value	0
Total Value	1,800
Ratio	0.8353
Fair Mrkt Value	Use Value Asmnt

Net Mill Rate	0.016724029
Gross Tax	33.83
School Credit	3.73
Total	30.10
First Dollar Credit	0.00
Lottery Credit 0 Claims	0.00
Net Tax	30.10

Installments

	End Date
1	01/31/2020
2	07/31/2020

	Amt Due	Amt Paid	Balance	Bal. Codes
Net Tax	30.10	30.10	0.00	N
Special Assmnt	0.00	0.00	0.00	N
Special Chrg	0.00	0.00	0.00	
Delinquent Chrg	0.00	0.00	0.00	
Private Forest	0.00	0.00	0.00	
Woodland Tax	0.00	0.00	0.00	
Managed Forest		0.00	0.00	
Prop. Tax Interest		0.00	0.00	
Spec. Tax Interest		0.00	0.00	
Prop. Tax Penalty		0.00	0.00	
Spec. Tax Penalty		0.00	0.00	
Other Charges	0.00	0.00	0.00	
TOTAL	30.10	30.10	0.00	
Over-Payment		0.00		

Notes:

Payment History: (Posted Payments)

Date	Receipt #	Source	Type	Amount	GPT	SA	Int.	Pen.
12/30/2019	400	M	T	30.10	N	N	0.00	0.00

Key: Balance Code: D - Delinquent, P - Postponed, N - No Balance
Payment Source: C - County, M - Municipality
Payment Type: A-Adjustment, B-Write Off Bankrupt, D-Write Off Deeded, Q-Quit Claim, R-Redemption

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

64 + 124 Pit

LAND USE AGREEMENT

Haas Sons Properties, LLC ("Haas"), and Eric E. Lewis and Debi Dee Lewis, husband and wife, ("Lewis"), and Raymond J. Michels and Lanna B. Michels, husband and wife, ("Michels"), have reached an agreement regarding use of their adjacent properties in the Town of Woodmohr, Chippewa County, Wisconsin.

Haas, Lewis and Michels are owners of the following parcels identified on the attached aerial map as A, B, C, D and E, as follows:

A. Parcel 23008-0621-01000000 owned by Raymond J. Michels and Lanna B. Michels;
B. Parcel 23008-0612-72186001 owned by Eric E. Lewis and Debi Dee Lewis;
C. Parcel 23008-0612-06000000 owned by Eric E. Lewis and Debi Dee Lewis;
D. Parcel 23008-0613-72720001 owned by Haas Sons Properties, LLC;

Haas operates a gravel pit on Parcel D, commonly referring to it as the "Jenneman Pit".

The parties agree as follows:

1. On Parcel A, Michels and Haas have a Land Use Agreement dated 03/11/2004 wherein Michels agrees, among other things, to waive the Chippewa County 50-foot setback for digging requirement to allow Haas to dig on Parcel D to within 10 feet of the property line with Parcel A. On all other joint property lines, Michels agrees Haas can dig within 5 feet of the property line. The 2004 Land Use Agreement between Michels and Haas remains in full force and effect unless specifically modified by this agreement.

2. On Parcel B, Lewis agrees to waive the Chippewa County 50-foot setback for digging requirement to allow Haas to dig on Parcel D to within 5 feet of the property line with Parcel B.

3. On Parcel C, Lewis agrees to allow Haas to dig on Parcel C within the permitted area only, according to the Chippewa County Land Conservation maps held by Michels.

4. Also on Parcel C, Lewis agrees to allow Haas to extend its Jenneman Pit (currently on Parcel D) onto Parcel C to the existing ponds. Lewis and Haas acknowledge that since Haas will be extending its existing pit from Parcel D onto Parcel C, that there will not be a setback between Parcel D and Parcel C.

   Haas will pay Lewis $1.00/ton for all material Haas removes from Parcel C. The tonnage will be determined off the belt scale on the conveyor as it is removed.

   Before Haas removes material from Parcel C, Michels agrees to do the stripping and restoring of Parcel C. In the event Michels is unable to complete the stripping and restoration for any reason, Haas agrees to complete the stripping and restoration. Lewis agrees to pay Haas $4,000.00/acre (land acres, excluding water) for the stripping and restoration if Haas does the work instead of Michels.

This agreement will be in effect for a four-year period beginning June 1, 2020, unless otherwise extended by agreement of the parties. The effective date of this agreement is June 1, 2020, even if signed at a later date.

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

Date: 7-6-2020

Haas Sons Properties, LLC
By: Phil Haas

Date: 6-27-20

Eric E. Lewis

Debi Dee Lewis

Date: 6-26-20

Raymond J. Michels

Lanna B. Michels

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

Printed 05/26/2020 Scale = 1:370'

CHIPPEWA COUNTY WISCONSIN

N

Disclaimer: This map is a compilation of records as they appear in the Chippewa County Offices affecting the area shown and is to be used only for reference purposes.

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

Chippewa County
(to be filed with the Department of Land Conservation & Forest Management)

NONMETALLIC MINING PARTIAL RECLAMATION PERMIT TRANSFER
Form: NMM -TRANSFER Rev: 10/2017

COMPLETE ALL INFORMATION ON THIS APPLICATION. PRINT OR TYPE. Use of this form is required for any nonmetallic mining reclamation permit transferred under Chippewa County Nonmetallic Mining Reclamation Ordinance. **All information is required.**

1. Michels Materials, LLC
Proposed Applicant/Operator
5265 186th Ave
Address
Bloomer, WI 54724
City, State, Zip Code
(715) 568-3558
Telephone No. (Include area code)

2. MICHELS SAND + GRAVEL
Incumbent Applicant/Operator
RAYMOND + LAVINA Michels
Previous Property Owner(s)
Michels Materials, LLC
Future Property Owner(s)
#2001-60
Permit Number

3. Property Description: Provide a legal description of the primary property on which the mine is located. (example: N ¼ , NE ¼, Section 3, T29N- R6W)

SE¼ - NE¼ Sec. 16 T 30 N - R 8 W
Town, City, Village of Woodmohr
Tax Parcel Number(s) 23008-0614-0020000

4. Permit Transfer Certification (Incumbent Operator):
As the current operator of this site I hereby relinquish any right to conduct mining operations at this site for the areas shown on attached map (approximately 40 acres). I recognize that this area will be reassigned to the new operator listed herein, under Permit # 2020-01. I also certify that I am entitled to act on behalf of the incumbent permit holder.

Raymond J. Michels
Signature of Incumbent Operator or Duly Authorized Agent

11-1-20
Date Signed

RAYMOND J. MICHELS
Printed Name

MICHELS SAND + GRAVEL
Name of Company

5. Permit Transfer Certification (Proposed Operator):
The new operator agrees to comply with the nonmetallic mining reclamation standards established in Chippewa County Nonmetallic Mining Reclamation Ordinance and ss. NR 135.05 through NR 135.15, Wisconsin Administrative Code.

The new operator shall follow an approved reclamation plan. The new operator may agree to follow existing plans if no changes are required.

The new operator shall provide required financial assurance.

The new operator shall provide a lease agreement authorizing mining on this land by the new operator.

The new operator recognizes that the permit, reclamation plan, and other requirements in effect at the time of transfer will remain in effect unless formally revised by the operator and approved by the Chippewa County Department of Land Conservation & Forest Management.

The operator recognizes that NR 135, Wis. Adm. Code requires protection of Threatened and Endangered Species; Cultural or Historic Resources; Surface Waters and Wetlands; and Groundwater. The operator agrees to protect these resources according to requirements of NR 135, Wis. Adm. Code.

I hereby certify that the information contained herein is true and accurate. I also certify that I am entitled to apply for a permit, or that I am the duly authorized representative of an applicant who is entitled to apply for a permit.

Raymond J. Michels
Signature of Incumbent Operator or Duly Authorized Agent

11-1-20
Date Signed

RAYMOND J. MICHELS
Printed Name

MICHELS SAND + GRAVEL
Name of Company

This section is to be completed by Land Conservation & Forest Management Representative			
6. Acceptance of Permit Transfer:			
☐ Transfer fee: $	☐ New Financial Assurance	☐ New Lease	☐ Reclamation Plan: ___ New or ___ Existing
Staff Signature		Date of Transfer	

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Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

Nonmetallic Mining Reclamation Permit Application
New and Reopened Mines

Notice: Use of this form is required for any non-metallic mining reclamation permit application filed pursuant to Chapter NR Wis. Adm Code and the Chippewa County Non-Metallic Mining Reclamation Ordinance. Chippewa County will not consider an application unles information required in this application form is complete. Non-Metallic mines operating without a permit are subject to penalties as ou in s. 295. 19(3), Wis. Stats., ch. NR 135.43(4), Wis. Adm. Code, and the Chippewa County Non-Metallic Mining Reclamation Ordinar
Complete all information as directed below.
(Print or Type)

1. Applicant/Operator

Michels Materials, LLC
Name of Individual or Company

5265 180th Ave
Street Address

Bloomer WI 54724
City State ZIP Code

(715) 568-3558
Telephone Number (include area code)

2. Property Owners/Lessors (if different from Applicant/Operator)
(Submit additional owner/lessor information on separate sheet)

Name

Street Address

City State ZIP Cc

Telephone Number (include area code)

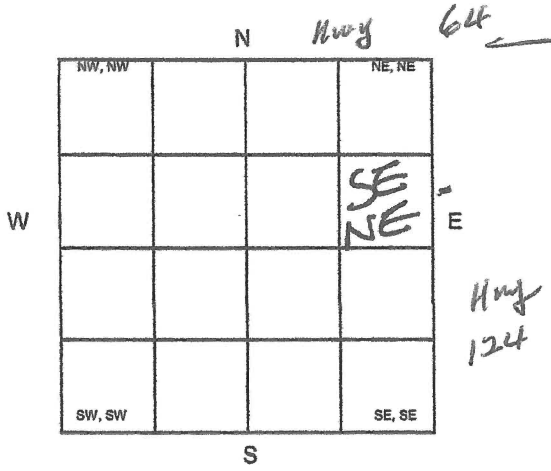
3. Property Description: Provide the complete legal description of the property on which the mine is located (example: NW ¼, NE ¼, Section 3, T29N- R6W)

SE ¼ - NE ¼ Sec. 6 , T 30 - R 8 W

(Town), City, Village of Woodmohr

Tax Parcel Number(s) 23008-0614-0020000

4. General Location Map: Provide a map showing the location of the property. Hand draw or outline the site location on the sectior below. Include roads and any other significant features. Section number(s): 06 (Draw additional section boxes as nee



Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

5. Project Information: (Acreages to report are the total number of active and unreclaimed acres)

A. Type of deposit proposed for mining Sand + Gravel

B. Type of processing Screening + Crushing

C. Approximate total acreage proposed for mine site (life of mine) 40 acres

D. Approximate acreage to be disturbed in first calendar year of operation 3 acres, First active year 2020

E. Current land use of site Mining + Farming

F. Land is: ☐ leased ☒ owned by applicant ☐ other, specify

G. Estimated total life of mine 20 years.

H. Other permits held for site (circle): i. DNR-Chapter 30 ii.County Zoning iii.DNR-Stormwater iv.Other:

6. Threatened or Endangered Species:

Are you aware of any listed threatened or endangered species at the nonmetallic mining site? ☐ Yes ☒ No

If "Yes", attach documentation of the threatened or endangered species.

Note: Be aware that Chippewa County may, pursuant to s. 29.604(6r), Wis. Stats., consult with the Bureau of Endangered Resour on whether approval of this permit may affect a listed threatened or endangered species. The presence of a listed threatened or endangered species may affect certain aspects of the nonmetallic mining site under the requirements of this statute.

7. Cultural or Historical Resources:

Are you aware of any listed cultural or historical resources at the nonmetallic mining site? ☐ Yes ☒ No

If "Yes", attach documentation of the cultural or historical resource.

Note: Be aware that Chippewa County may, pursuant to s. 44.40, Wis. Stats., consult with the State Historic Preservation Officer o whether approval of this permit may have an adverse affect upon historic property. The presence of historic property may affect certain aspects of the nonmetallic mining site under the requirements of this statute.

8. Wetlands Protection:

Are you aware of any wetlands at the nonmetallic mining site? ☐ Yes ☒ No

If "Yes", documentation of and measure to protect wetlands is required in Reclamation Plan.

Note: Be aware that Chippewa County shall, pursuant to s. 281.15, Wis. Stats., and ch. NR103, Wis. Adm. Code, require that the nonmetallic mining project meet the wetland water quality standard provisions in ch. NR103. The presence of wetlands may affect certain aspects of the nonmetallic mining site under the requirements of ch. NR103.

9. Reclamation Plan: Submit a reclamation plan conforming to Chippewa County ***PLAN SPECIFICATIONS FOR NON-METALLI MINES IN CHIPPEWA COUNTY*** and s. NR135.19 with this permit application. Include any previous regulatory approvals (if applicable) so long as they meet the reclamation standards of the Chippewa County Non-Metallic Mining Reclamation Ordinance.

The landowner and lessee, if different from the operator, must also provide signed certification that they concur with the reclamation plan and will allow its implementation.

I hereby certify as a duly authorized representative that the operator will provide financial assurance as required by s. NR135.40 upo granting of the reclamation permit and before mining begins. I further certify and that if the land containing the mine site is owned or leased by someone other than the operator, the landowner or lessee has been provided with a copy of the reclamation plan submitte with this application as required by s. NR135.19(6) Wis. Adm. Code.

M Michels
Signature of Applicant or Duly Authorized Representative

11·1·2020
Dated Signed

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

11. Certification

I hereby certify that the information contained herein is true and accurate. I also certify that I am the applicant or that I am the duly authorized representative of an applicant who is authorized to apply for a permit.

Signature of Applicant or Duly Authorized Representative

11.1.2020
Dated Signed

12. County Permit Information	*(To be completed by Chippewa County)*
Date Application Received (this form):	
Check Amount: $	Check No. / Date Received:
Public Notice Dates:	
Financial Assurance Received:	Type:
Financial or Bonding Institution:	
Permit No.	
Date Permit Issued:	Staff Signature

Legal Definitions

[1] Chippewa County Non-Metallic Mining - "Unreclaimed acre" or "unreclaimed acres" means those unreclaimed areas in which nonr mining has occurred after August 1, 2001 and areas where nonmetallic mining reclamation has been completed but is not yet certifi reclaimed under sub. 30-137.(c). However the terms "Unreclaimed acre" or "unreclaimed acres" doenot include:

1. Those areas where reclamation has been completed and certified as reclaimed under sub.30-137.(c).
2. Those areas previously affected by nonmetallic mining but which are not used for nonmetallic mining after August 1, 2001.
3. Those portions of nonmetallic mining sites which are included in a nonmetallic mining reclamation plan approved pursuant t chapter but are not yet affected by nonmetallic mining.
4. Areas previously mined but used after August 1, 2001 for a non-mining activity, such as stockpiling of materials used for an industrial activity such as an asphalt plant, concrete batch plant, block and tile operation or other industry that uses products p from nonmetallic mining.
5. For purposes of fees under sub 30-135, those areas within a nonmetallic mining site which the regulatory authority has dete to have been successfully reclaimed on an interim basis in accordance with s. NR 135.41.

[2] Chippewa County Non-Metallic Mining - "Nonmetallic mining site" or "site" means all contiguous areas of present or proposed mi described in par. (a), subject to the qualifications in par. (b).

(a) Nonmetallic mining site means the following:

1. The location where nonmetallic mining is proposed or conducted.
2. Storage and processing areas that are in or contiguous to areas excavated for nonmetallic mining.
3. Areas where nonmetallic mining refuse is deposited.
4. Areas affected by activities such as the construction or improvement of private roads or haulage ways for nonmetallic
5. Areas where grading or regrading is necessary.
6. Areas where nonmetallic mining reclamation activities are carried out or structures needed for nonmetallic mining recl such as topsoil stockpile areas, revegetation test plots, or channels for surface water diversion, are located.

(b) "Nonmetallic mine site" does not include any of the following areas:

1. Those portions of sites listed in par. (a) not used for nonmetallic mining or purposes related to nonmetallic mining afte August 1, 2001.
2. Separate, previously mined areas that are not used for nonmetallic mineral extraction after August 1, 2001 and are nc contiguous to mine sites, including separate areas that are connected to active mine sites by public or private roads.
3. Areas previously mined but used after August 1, 2001 for a non-mining activity, such as stockpiles of materials used f industrial process unrelated to nonmetallic mining.

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

Agreement between Stelter Inc. and Michels Materials.

1. Michels Materials LLC agrees to sell Stelter Inc. 75 ft of parcel number #23008-0614-00020000 starting at the property line on the South running West to East and moving North. This includes all material above the water and below the water table.

2. Stelter Inc. will pay either $1.00 per ton or in trade crush for Michels Materials LLC at a rate of 1 ton crushed per 2 ton taken. Stelter Inc. is responsible for keeping track of tonnage taken with their scales.

3. Stelter Inc assumes the responsibility of reclaiming the property line to Chippewa County Standards with a 20 ft driveway. 10 ft of the driveway will be on the Morning Property side and 10 ft will be on the Michels Materials side. The driveway will be seeded and marked down the West/East property line with some pine trees.

4. This agreement starts the day of signing and lasts for a period of up to 15 years or until the property is reclaimed.

Signed this day January , 2020

Stelter Inc

Michels Materials LLC

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

Land Contract At Reg. of Deeds 894156 SE of NE Sect 6

MARK CHICKS PAYABLE TO:

TOWNSHIP TREASURER
54724

STATE OF WISCONSIN
PROPERTY TAX BILL FOR 2002

REAL ESTATE

TOWN OF WOODMOHR
CHIPPEWA COUNTY

MICHELS
BILL # 000528

Correspondence should refer to tax number.
See reverse side for important information

23009-0614-00020000

Assessed Value Land	Ass'd. Value Improvements	Total Assessed Value	Ave. Assmt. Ratio	Est. Fair Mkt. Land	Est. Fair Mkt. Improvements	Total Est. Fair Mkt.	A star in this box means unpaid prior year taxes.
69600		69600	14.15%	492,000	USE VALUE ASSESSMENT		

Taxing Jurisdiction	2001 Est. State Aids Allocated Tax Dist.	2002 Est. State Aids Allocated Tax Dist.	2001 Net Tax	2002 Net Tax	%Tax Change	Net Property Tax
STATE						
COUNTY	72.02	73.10	3.50	3.37	-4.00	
TOWN OF WOODMOHR	165.38	169.72	76.04	71.37	-50.71	
SCHOOL DIST	1,044.30	1,007.13	480.38	423.52	-47.14	
VTAE DIST 2100	144.30	139.13	66.36	58.48	-49.02	
Total	1,425.80	1,389.08	655.78	556.74	-52.01	155.33
Lottery & Gaming Credit			324.10	155.33	-52.07	
Net Property Tax			331.68	401.41	20.01	

School taxes reduced by school levy tax credit	813.80	713.33	70.49	0.00

IMPORTANT- Be sure this description covers your property. This description is for property tax bill only and may not be a full legal description.

STATE HWY 124 A 40
T-P 30N R6G 04N
COUNTY TAXES REDUCED BY AN ESTIMATED SCHOOL TAX CREDIT OF

Net Assessed Value Rate (Does NOT reflect lottery credit)
.01800120

TOTAL DUE FOR FULL PAYMENT

PAY BY JANUARY 31 2003

▶ $ 155.33

Warning: If not paid by due dates, installment option is lost and total tax is delinquent subject to interest and if applicable, penalty. (See reverse)

MICHELS
RAYMOND A LAYNE
13604 STATE HWY 64
LUCAS WI 54738

RECEIPT (NOT VALID UNTIL CHECK HAS CLEARED ALL BANKS)

Or Pay 1st Installment

$ 77.67

By: JANUARY 31 2003

Special Charge Paid

Special Assessment Paid

Property Tax Paid

Paid by RM

Rec'd by CK

Or Pay 2nd Installment

$ 77.66

By: JULY 31 2003

Special Tax Paid

Total Amount Paid 77.67

Balance Due

Date 1-21-03

PA-685/1
(R 11-01)

WEST BEND
A MUTUAL INSURANCE COMPANY®

THE SILVER LINING®

Continuation Certificate

WB Index: 0498808

D

RAYMOND MICHELS
13061 STATE HIGHWAY 64
BLOOMER, WI 54724

Pd. 3-13-20
#5226

PRINCIPAL

RAYMOND MICHELS
13061 STATE HIGHWAY 64
BLOOMER, WI 54724

R

WEST BEND
A MUTUAL INSURANCE COMPANY

West Bend Mutual Insurance Company
1900 S. 18th Avenue | West Bend, WI 53095

Premium Invoice
Payor Copy

WB Index - Renewal
NLU0498808

Bill Date: 03/03/2020
Due Date: 04/25/2020

Bill to:
RAYMOND MICHELS
13061 STATE HIGHWAY 64
BLOOMER WI 54724

Agency 48-846
APEX INS GROUP-STIEHL AGI
1400 MAIN ST
BLOOMER WI 54724
(715) 568-5050

Obligee:
~~CHIPPEWA COUNTY~~
711 N BRIDGE ST
CHIPPEWA FALLS, WI 54729

0498808-Lic&Per Bn

Effective: 04/25/2020
Expiration: 04/25/2021

Work Description: CHIPPEWA COUNTY RECLAMATION

Current Bond Penalty: $86,000

Pd. 3-13-20
#5226

Due Date: 04/25/2020 Total Amount Due $ 970.00

Online payments or enrollment, visit www.thesilverlining.com
Phone payments: 1-800-236-5002, IVR Code 1, access number 14122104988081.

To make sure your coverage continues, please allow sufficient tim
for mail delivery.

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

For Dave MICHELs

MICHELs Material AJT

Michels Sand and Gravel
1301 st. hwy 64
Bloomer, Wi. 54724

To: Charles Morning III

Re:Agreeement to setback

This agreement is between Ramond Michels and Charles Morning III to reduce the setback boundries along the property line to be 0 ft. instead of 50 ft. per Chippewa county standards. This boundary is on the southern edge of Ray Michels property and the northern edge of Morning property. Also the south edge of Charles Mornings and Ray Michels tax parcel # 23008-0644-0125000 The tax parcel id for Michels property is 23008-0614-00020000. The tax parcel id for the Morning property is 23008-0641-00000000

11-20-20 updated

Signed on this date Oct 14-16

Raymond Michels
Raymond Michels

Charles Morning III
Charles Morning III

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

CHIPPEWA COUNTY – PLANNING & ZONING COMMITTEE
NOTICE OF ACTION

Conditional Use Permit Renewal & Expansion of a Non-Metallic Mine
Michels Pit (Town of Woodmohr)

APPEAL NUMBER: # 1992-0029
APPROVAL DATE: 11-17-2016
EXPIRATION DATE: 03-31-2020

LAND OWNER(S):

Raymond J & Lanna B Michels, 13601 State Highway 64, Bloomer, Wisconsin 54724	(Parcel #: 23008-0611-00020007)
Raymond J & Lanna B Michels, 13601 State Highway 64, Bloomer, Wisconsin 54724	(Parcel #: 23008-0612-00020000)
Raymond J & Lanna B Michels, 13601 State Highway 64, Bloomer, Wisconsin 54724	(Parcel #: 23008-0612-01750000)
Eric E & Debi Dee Lewis, 13399 State Highway 64, Bloomer, Wisconsin 54724	(Parcel #: 23008-0612-06000000)
Eric E & Debi Dee Lewis, 13399 State Highway 64, Bloomer, Wisconsin 54724	(Parcel #: 23008-0612-72186002)
Raymond J & Lanna B Michels, 13601 State Highway 64, Bloomer, Wisconsin 54724	(Parcel #: 23008-0614-00020000)
Raymond J & Lanna B Michels, 13601 State Highway 64, Bloomer, Wisconsin 54724	(Parcel #: 23008-0621-01000000)

OPERATOR:
Michels Sand & Gravel, 13601 State Highway 64, B loomer, Wisconsin 54724

Dear Mr. & Mrs. Michels, Mr. & Mrs. Lewis and Michels Sand & Gravel,

On November 17, 2016, the Planning & Zoning Committee considered your request for a Conditional Use Permit Renewal and Expansion, which would allow for extraction of natural minerals and resources in the Agricultural District pursuant to 70-71(b)(2), 70-108 and sections 70-180 through 70-187 of the Chippewa County Zoning Ordinance. The land associated with this particular conditional use permit is N ½ and the E ½ of the NE ¼ and the NE ¼ of the NW ¼, Section 06, Township 30N, Range 08W, Town of Woodmohr.

DECISION:

The Planning & Zoning Committee has **GRANTED** the conditional use permit with the following conditions:

(1) Permit granted to allow mining within the proposed Non-Metallic Mine Boundaries as shown on the submitted information for this Conditional Use Permit.
(2) Activities to be in compliance with WDNR WPDES Permit.
(3) Activities to be conducted in compliance with the approved Non-Metallic Mining Reclamation "Plan Narrative" and the "Initial Site Map", "Site Operations Map", and "Final Site Map" all dated October 10, 2016.
(4) Operator to follow: 1) All provisions of Chippewa County Non-Metallic Mining Reclamation Ordinance; 2) All applicable provisions of Chapter 70 – Chippewa County Zoning Ordinance and; 3) Wisconsin Administrative Rule NR 135.
(5) Separation distance of 50' from all property lines must be maintained unless an agreement in writing is obtained from the property owners and submitted to the Planning & Zoning Department.
    a. A waiver agreement, dated October 23, 2016, has been reached between Brooke J Stuckert White (property owner of 23008-0611-74499001) and Raymond Michels. The agreement reduces the setback to the property line from 50' to 25' for this specific property.
    b. A waiver agreement, dated October 24, 2016, has been reached between Haas Sons Properties LLC (property owner of 23008-0613-72772001) and Raymond Michels. The agreement reduces the setback to the property line from 50' to 30' following the asphalt driveway which services Eric & Debi Dee Lewis property located at 13399 State Highway 64.
    c. A waiver agreement, dated October 24, 2016, has been reached between Haas Sons Properties LLC (property owner of 23008-0613-72772001) and Raymond Michels. The agreement reduces the setback to

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

the property line from 50' to 0' on the south side of parcel numbers 23008-0612-00020000 and 23008-0614-00020000.

d. A waiver agreement, dated October 14, 2016, has been reached between Charles Morning III (property owner of 23008-0641-00000000) and Raymond Michels. The agreement reduces the setback to the northern property line from 50' to 0'.

(6) No discharge of water be allowed from the site or into identified wetlands.
(7) Land filling of construction debris and refuse prohibited.
(8) Completion of restoration activities within one year of permit expiration.
(9) This is a 4 year permit, no off-site hauling of material following permit expiration and in case of revocation.
(10) It is the responsibility of the landowner and/or lease holder to keep all permits current.
(11) Hours of operation 6:00 a.m. to 9:00 p.m. Monday through Friday, 6:00 a.m. to 3:00 p.m. Saturdays. No Sundays or holidays. All other hours to be brought before the Planning & Zoning Committee for approval.
(12) Sign by entrance stating pit owner and operator and the hours of operation.
(13) No processing of material on site other than crushing, screening and washing gravel.
(14) Dust control shall be required.
(15) Each cell shall be managed independently for salvage of topsoil and subsoil which will be utilized for reclamation purposes. Stockpile reserves shall be segregated from material for sale.
(16) Onsite gravel washing shall be allowed under this permit.

A complete record of the hearing and the decision of the Planning & Zoning Committee are available for inspection in the Chippewa County Planning & Zoning Department, Room 009, 711 N. Bridge Street, Chippewa Falls, Wisconsin. Information can be reviewed and/or requested between the hours of 8:00 a.m. and 4:30 p.m., Monday through Friday, excluding Holidays.

RENEWAL OF THE CONDITIONAL USE PERMIT:

The Planning & Zoning Committee may renew conditional use permits authorizing nonmetallic mining activities subject to the following:

(1) Applications for the renewal of a conditional use permit must be submitted at least 45 calendar days prior to the expiration date of the existing conditional use permit. Applications are not required to include any items shown on previously submitted applications, unless the information has changed. Renewal applications may merely indicate no change in such items. Any proposed changes from prior applications shall be required to submit the applicable required information under this division.

(2) Unless a public informational hearing is requested by a person who owns property within 660 feet of the proposed nonmetallic mining site, no public hearing shall be required to be held with the respect to the conditional use permit renewal application. However, if the application provides for an enlargement of a permitted nonmetallic mining site, or otherwise provides for an alteration or change in the method of operations or reclamation previously approved, a new conditional use permit shall be required and approved by the Committee only after finding such change will not adversely properties within 660'..

(3) Conditional Use Permit renewals may be conditioned upon correction of any unanticipated environmental impacts, which occurred during the term of initial or renewal permits.

(4) The conditional use permit may be renewed by the Committee for up to an additional 4 years based on the operators compliance with the requirements of the conditional use permit and this division. To ensure compliance, the Department shall bi-annually inspect the nonmetallic mining operation.

TERMINATION:

This conditional use permit shall not be terminated or denied without first providing the operator with a notice of a public hearing and a public hearing at which the operator shall be given the right to respond to any alleged noncompliance of the conditions of the permit and this division. Termination or non-renewal shall occur only in the event of an operator's failure to comply with any material term of the initial or renewed conditional use permit, the Reclamation Plan, the performance standards incorporated herein, or upon a significant change, as determined by the Committee, in material circumstances

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

rendering continued operation under the conditional use permit to be contrary to the health, safety, or welfare of the County.

TRANSFER OF PERMIT:

In the event an operator succeeds the interest of another at an uncompleted nometallic mine site, the former operator shall be released of the responsibilities imposed by the current permit issued to the former operator upon satisfaction of the following conditions.

(1) The nonmetallic mine site is in compliance with the requirements of this division and the permit for the operation of the nonmetallic mine site.

(2) The new operator assumes the responsibility of the former operator to complete the reclamation of the entire permitted nonmetallic mining site by a written, signed and notarized document and provides adequate financial assurance for approved reclamation of the nonmetallic mine site.

NONMETALLIC MINE SITE ENLARGEMENT:

Any proposed nonmetallic mining site enlargement shall be processed as a new application pursuant to this division. All provisions of this division shall apply to the proposed enlargement.

FAILURE TO OPEN AND OPERATE:

Failure of an operator to take substantial steps to open and operate a nonmetallic mining site within 1 year of the initial permit issuance shall invalidate the permit. A new permit application shall be required for any future nonmetallic mining activity.

ABANDONMENT OF NONMETALLIC MINE OPERATIONS:

Any nonmetallic mine site on which no nonmetallic mining activity has taken place for 24 consecutive months shall be determined to be abandoned. If the abandonment of a nonmetallic mine site occurs, the conditional use permit shall be terminated and all applicable reclamation standards and bonds shall be enforced or executed. Nonmetallic mining operations shall not be conducted within the boundaries of the previously permitted nonmetallic mine site, unless a new nonmetallic mine permit has been issued under this division.

WRIT OF CERTIORARI

Any person or persons jointly or severally aggrieved by this decision of the Planning & Zoning Committee or any taxpayer, or any officer, department, board or bureau of the County, may commence an action in the circuit court for writ of certiorari to review the legality of such decision.

Dated this **17th** day of **November, 2016.**

By the Order of the Planning & Zoning Committee.

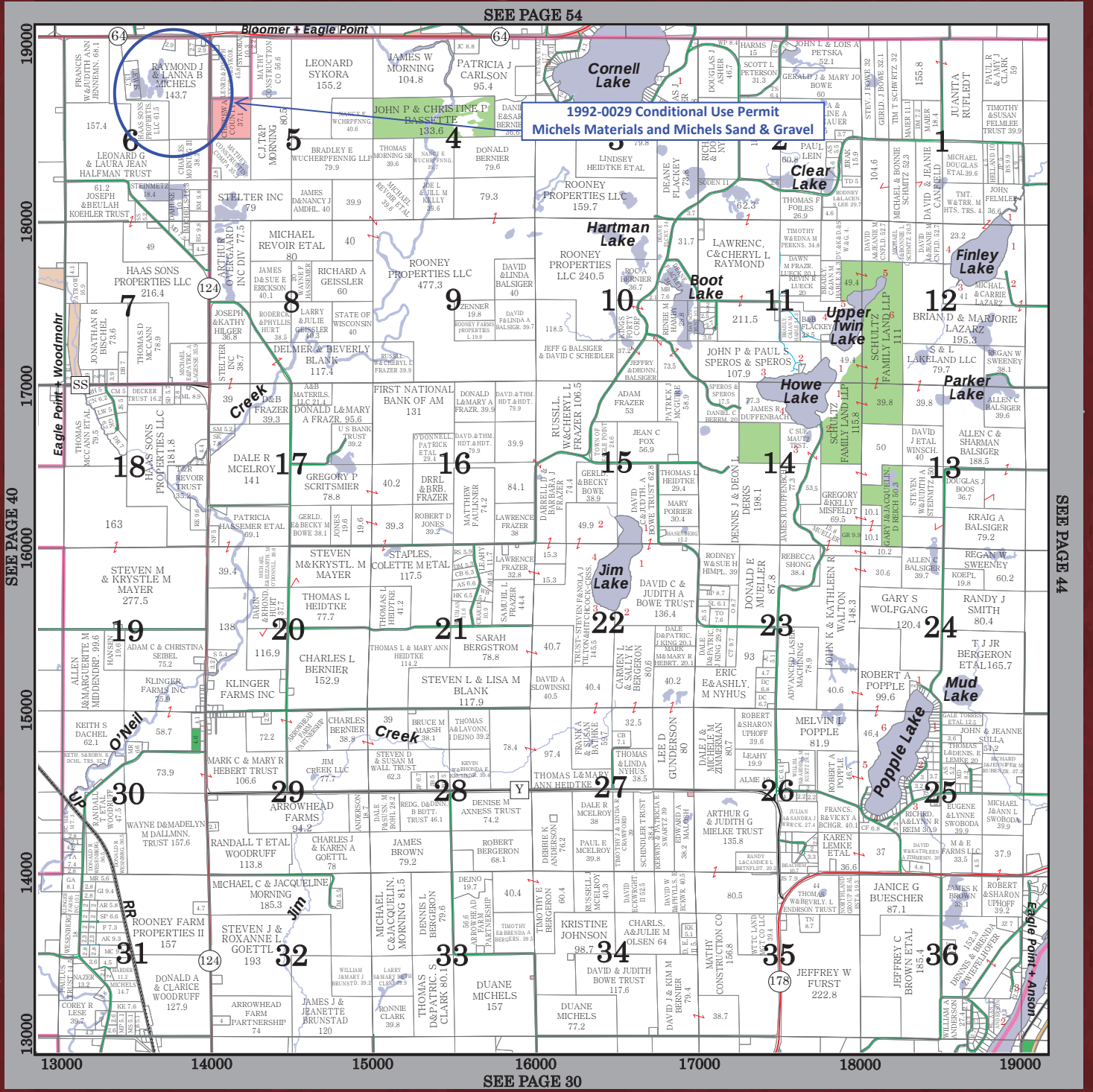
Douglas Clary

Douglas Clary, Director
Department of Planning & Zoning

CC: Jerry Johnson Town Chair
File

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

EAGLE POINT (C), WOODMOHR (E), BLOOMER (SE) T30N R08W



© 2017 Chippewa County, WI
All acreages are computed & rounded to the closest tenth acre, roadways are excluded from totals. All mapping is for reference only and is not intended, or to be used for any legal purpose.

Cornell Flowage

Photo by Adam Johnson

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

CHIPPEWA COUNTY
DEPARTMENT OF PLANNING & ZONING

• 711 North Bridge Street, Chippewa Falls, WI 54729 • Phone:715.726.7940 • Fax:715.726.4596 • www.co.chippewa.wi.us •

Land Management | Land Planning | Land Records & G.I.S. | POWTS & Wells

Date: January 28, 2021

To: Property Owner(s)

From: Douglas Clary, Director

Re: Public Meetings & Hearing

Dear Property Owner(s):

The Chippewa County Department of Planning & Zoning has received a conditional use petition on parcels of land that are located either adjacent to or in the vicinity of property owned by you. You are receiving this notice because your property has been determined to be within the legal public hearing notification distance per county and state requirements. I have enclosed a map identifying the location of the parcels associated with this conditional use petition. If you have any questions regarding this conditional use petition, please contact me at (715) 726-7941.

CONDITIONAL USE PETITION #1992-0029
Petitioner: Michels Materials and Michels Sand & Gravel
Property Owners: Raymond & Lana Michels, Eric & Debi Lewis and Michels Materials
To allow a non-metallic mine (Hwy 64/124 Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on parcels, located in the NE ¼, and the NE ¼ of the NW ¼, Section 06, Township 30 North, Range 08 West. Town of Woodmohr. Physical Address: 13701 State Highway 64.

Woodmohr Plan Commission
The Woodmohr Plan Commission will **REVIEW** this request on **February 10, 2021** at **6:00 PM**, at the Woodmohr Town Hall, 16738 125th Street, Bloomer, Wisconsin 54724. The Plan Commission will forward an **ADVISORY** recommendation to the Woodmohr Town Board to approve, disapprove or approve with modification(s) and/or condition(s).

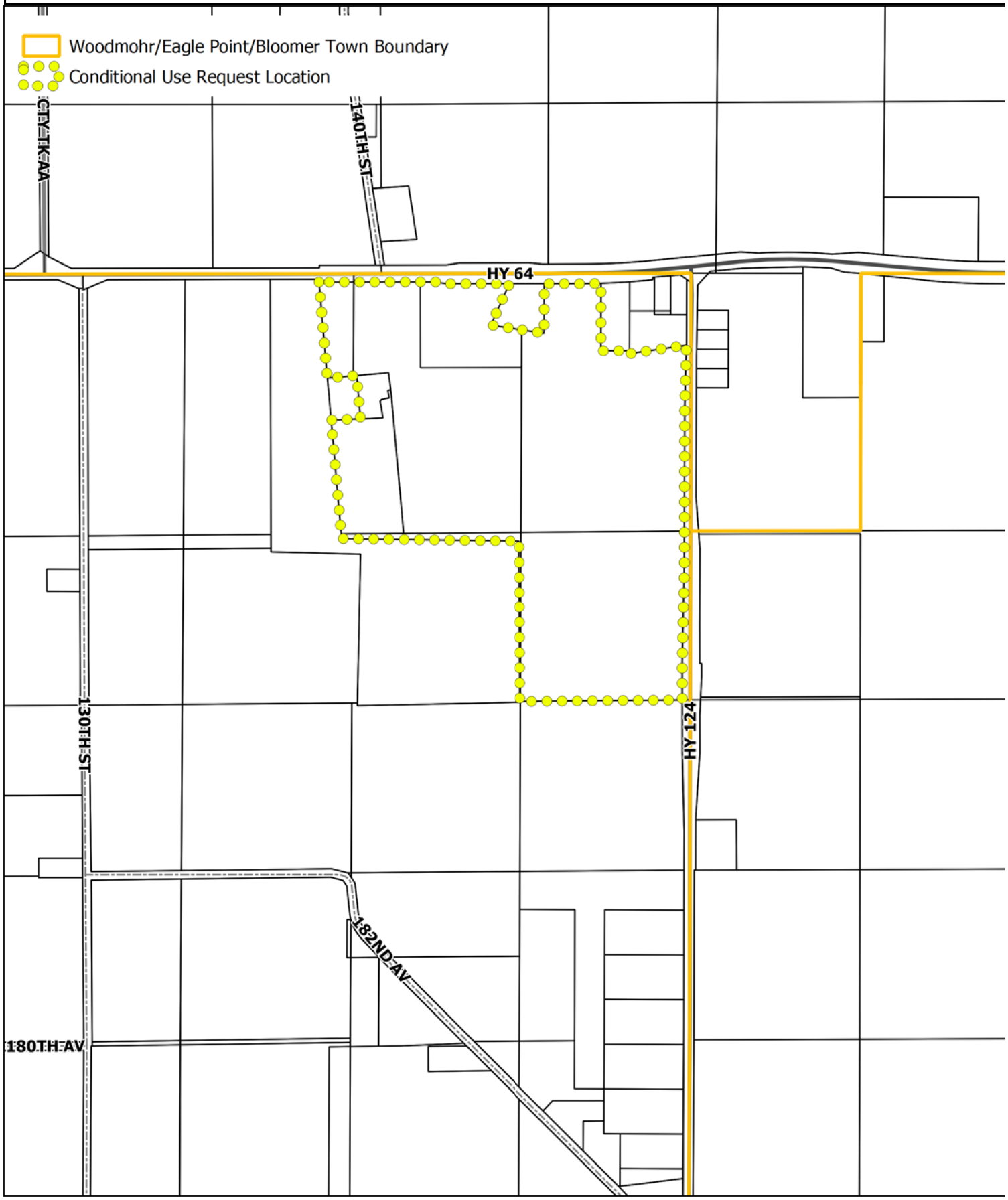
Woodmohr Town Board
The Woodmohr Town Board will **REVIEW** this request on **February 10, 2021** at **7:00 PM,** at the Woodmohr Town Hall, 16738 125th Street, Bloomer, Wisconsin 54724. The Town Board will forward an **ADVISORY** recommendation to the Chippewa County Planning & Zoning Committee to approve, disapprove or approve with modification(s) and/or condition(s).

Chippewa County Planning & Zoning Committee
The Chippewa County Planning & Zoning Committee will hold a **PUBLIC HEARING** on **February 18, 2021** at **4:30 PM**. The Committee will make a final determination to approve or disapprove of the conditional use petition.

NOTE: Please consult the individual agendas for each of the meetings in regards to how you can attend the meeting. The agendas will have the procedures for calling into the meeting via a telephone or for personal protection equipment requirements, such as the wearing of face masks, limitations on the maximum number of individuals allowed in the meeting room, etc.

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

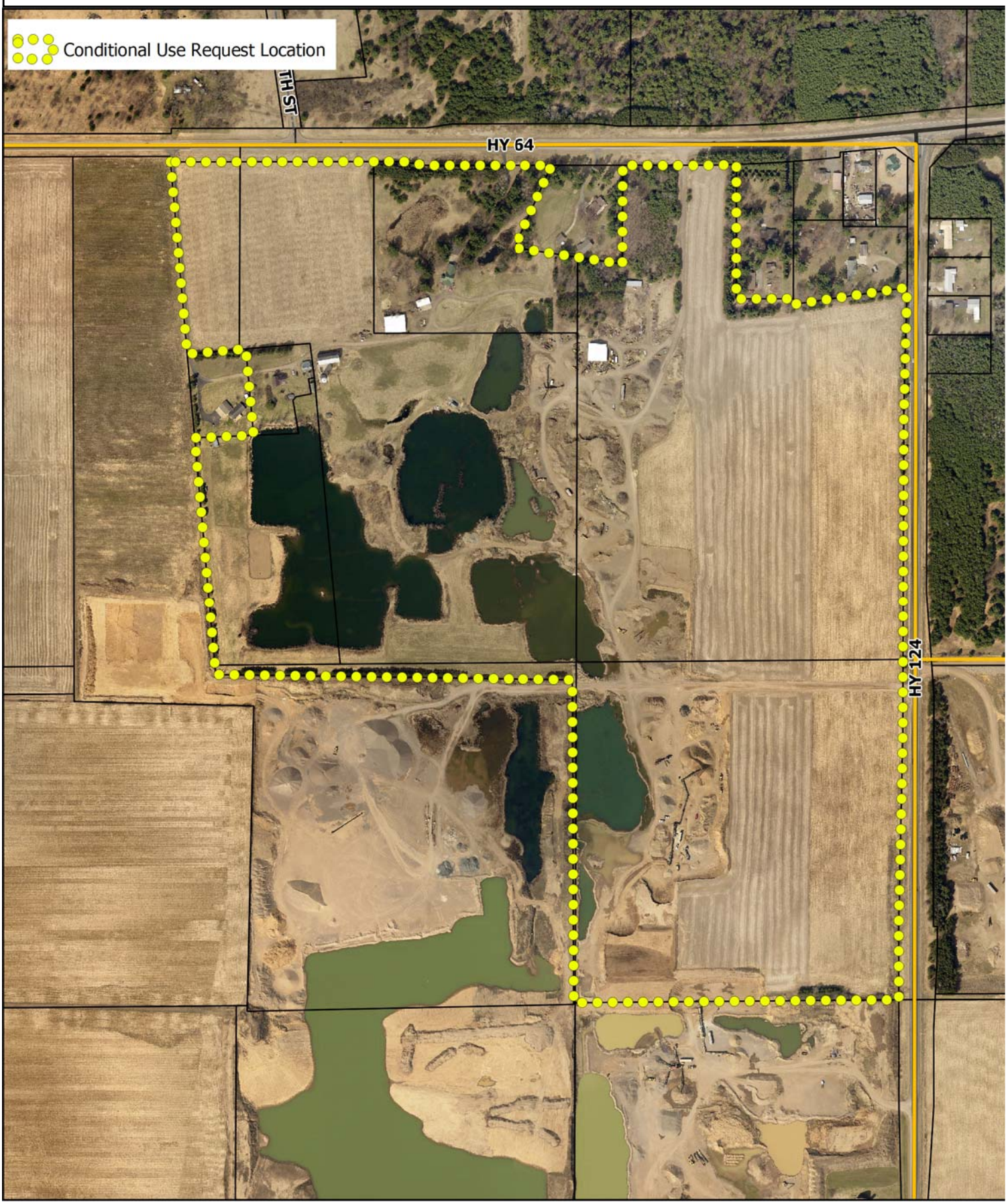
1992-0029 - Michels Materials & Michels Sand & Gravel (Hwy 64/124 Pit)
Conditional Use Permit - Location Map



Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

Produced on January 28, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only.

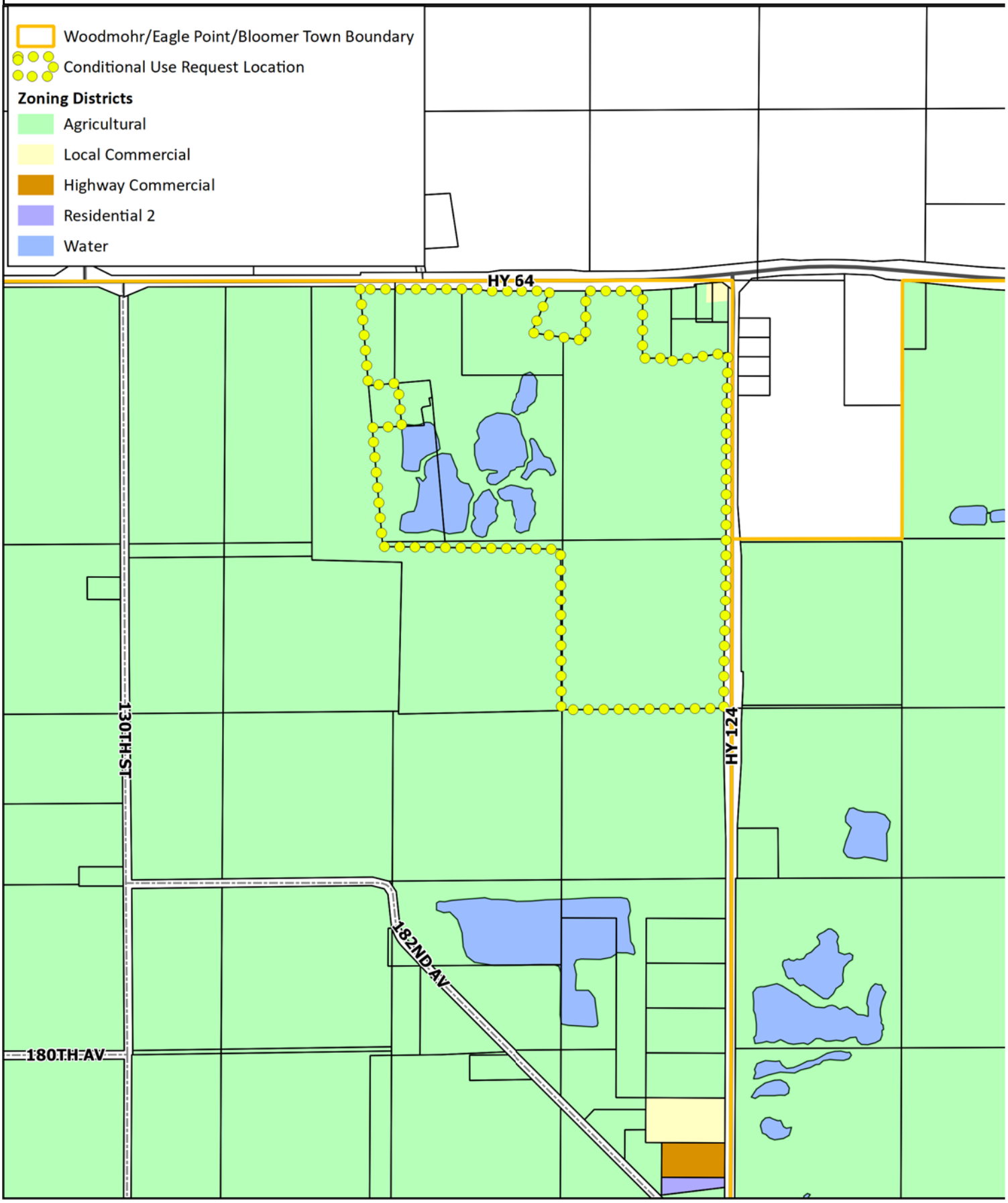
1992-0029 - Michels Materials & Michels Sand & Gravel (Hwy 64/124 Pit)
Conditional Use Permit - Aerial (2020)



Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

Produced on January 28, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only.

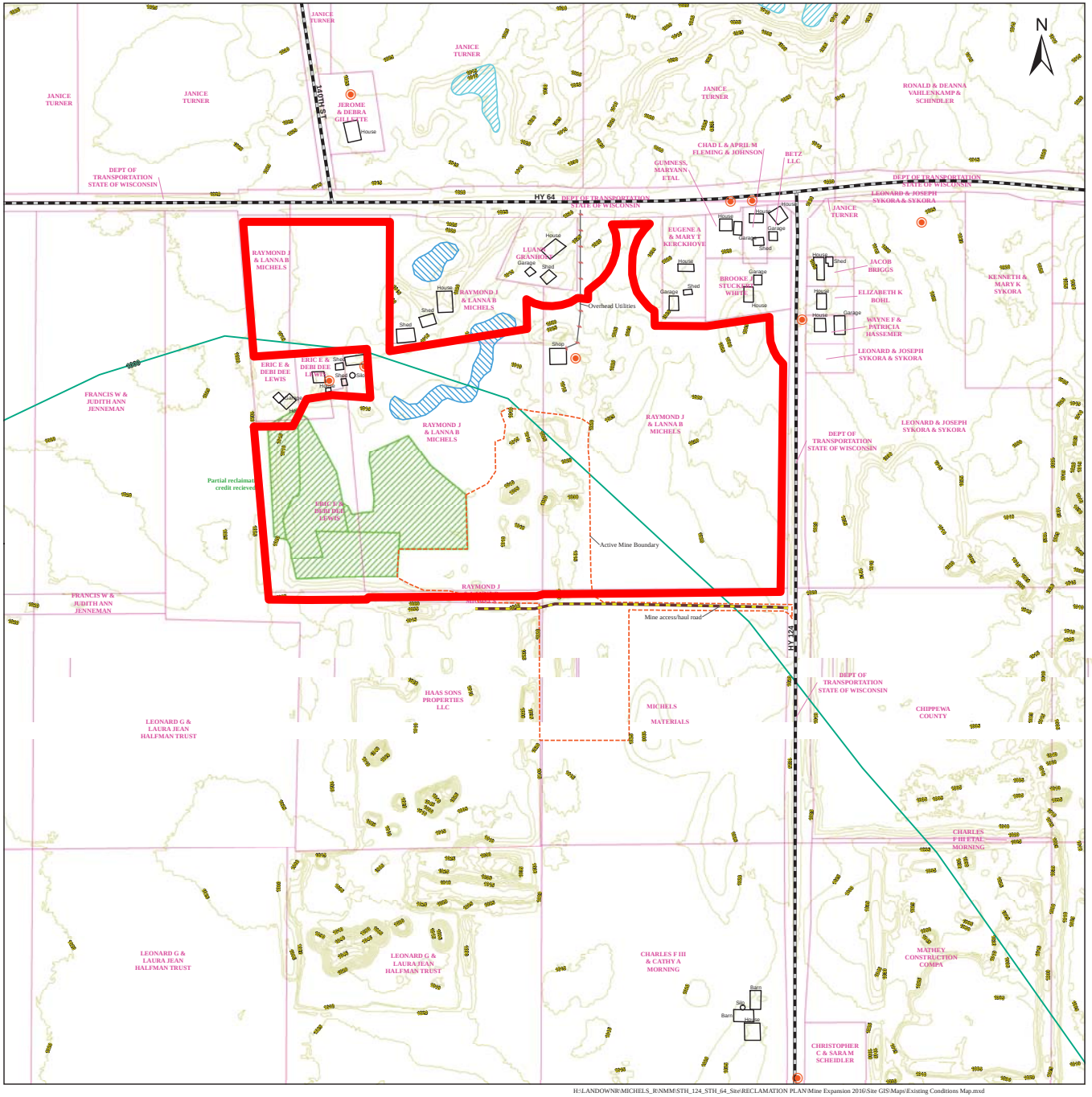
1992-0029 - Michels Materials & Michels Sand & Gravel (Hwy 64/124 Pit)
Conditional Use Permit - Zoning Districts



Produced on January 28, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only

Attachment: 1992-0029 Michels - Michels Pit - PZC Binder (6188 : 1992-0029 - Michels Materials - CUP)

Figure 3: Existing Conditions Map



H:\LANDOWNR\MICHELS_R\NMM\STH_124_STH_64_Site\RECLAMATION PLAN\Mine Expansion 2016\Site GIS\Maps\Existing Conditions Map.mxd

Legend

- Proposed Permitted Boundary
- Active Mine Boundary *(Disturbed Area)*
- Reclaimed Areas
- 5 Foot Contours
- Perennial Stream
- Intermittent Stream
- Chippewa County Water Table Contours
- DNR Wetlands
- NRCS Wetlands
- Mine Access/Haul Road
- Roads
- Utilities on Site
- Parcels
- Structures
- Wells

1 inch = 200 feet

0 400 800 1,600 Feet

Notes:

The reclaimed areas are officially reconized as partially reclaimed by Chippewa County LCFM.

5 foot contour intervals are from Chippewa County 2012 lidar dataset.

Water table contours are from Chippewa County groundwater elevations map. Groundwater elevation for the assumed to be 1000ft (above MSL).

There are no perennial or intermittent streams on site or within 660 feet.

Date: 10/10/2016

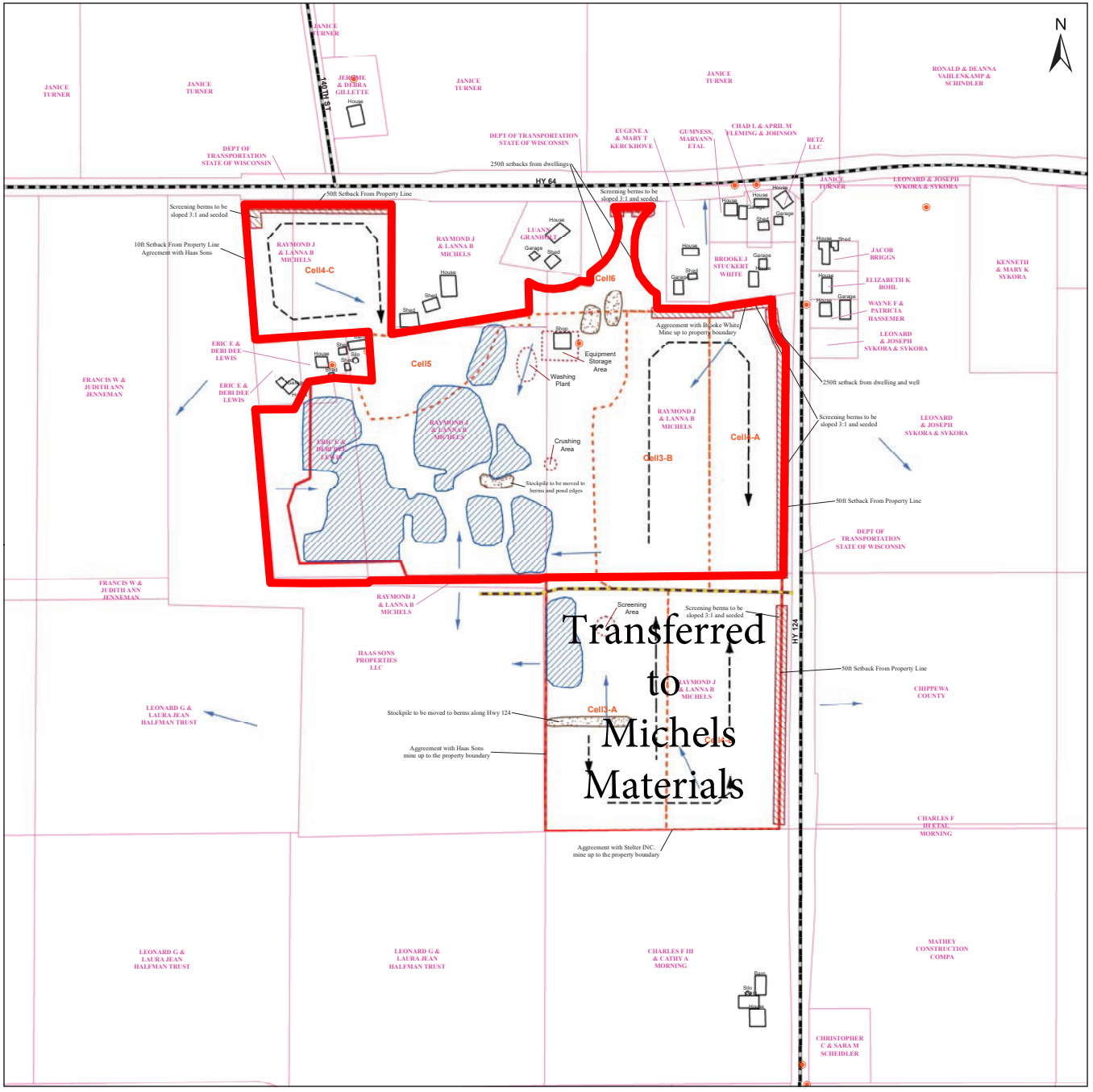
Photobase: 2015

Chippewa County
Stewardship for Sustainability
Land Conservation and Forest Management

Erik Bachman - Chippewa County Land Resource Technician

Attachment: 1992-0029 Michels - Michels Pit - Initial, Operations and Final Maps (2021) (6188 : 1992-0029 -

Figure 4: Site Operations Map



Legend

- Proposed Permitted Boundary
- New Cells
- Mine Architecture *(Direction of Mining)*
- Screening Berms
- Mine Access Road/Haul Road
- Existing Ponds
- Existing Topsoil Stockpiles
- Processing & Storage Areas
- Surface Water Flow
- Roads
- Parcels
- Structures
- Wells

1 inch = 200 feet

0 400 800 1,600 Feet

Notes:

There are no dewatering systems on site. The site is internally drained. Surface water runnoff flows toward existing ponds.

All topsoil and overburden will be stripped and stockpiled as berms around the site.

Screening berms are allowed withing the 50 foot setback from property lines as mentioned in Chippewa C Siting and Development Standards.

Photobase: 2015
Date: 10/10/2016

Chippewa County
Stewardship for Sustainability
Land Conservation and Forest Management

Erik Bachman - Chippewa County Land Resource Technician

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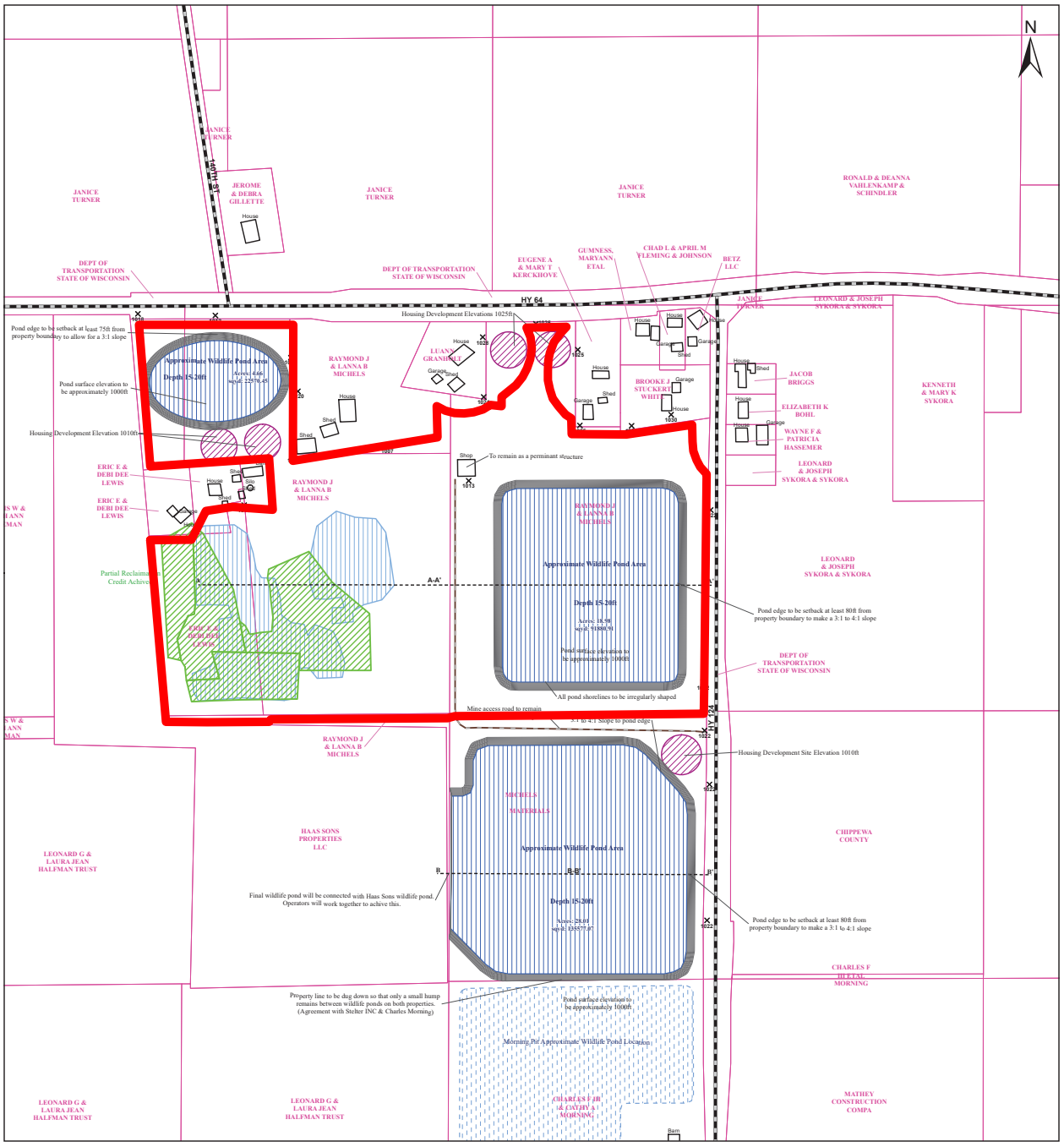
Attachment: 1992-0029 Michels - Michels Pit - Initial, Operations and Final Maps (2021) (6188 : 1992-0029 -

Figure 5: Final Site Map



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Legend

- Proposed Permitted Boundary
- Reclaimed Areas
- Spot Elevations
- Driveway
- Transects
- Roads
- Parcels
- Structures

Reclamation Plan

- Potential Housing Developments *(Single Family Residential)*
- Existing Wildlife Pond
- Proposed Wildlife Pond

1 inch = 200 feet

0 400 800 1,600 Feet

Notes

If final site elevation will be between 1005 to 1015 feet above mean sea level.

The proposed wildlife pond areas displayed are approximate. The edges of the ponds will vary based the operators abi and judgment during the reclamation process. The standards for wildlife pond reclamation will be met.

Pond surface elevations to be around 1000 feet (same as water table evevation).

Final pond depths will range from 15 to 20 feet.

Spot Elevation determined from Chippewa County 1 foot lidar contours.

Pond Contours displayed are 4:1 slopes

The reclaimed areas are officially reconized as partially reclaimed by Chippewa County LCFM

Date: 10/10/2016

Photobase: 2015

Chippewa County
Stewardship for Sustainability
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Attachment: 1992-0029 Michels - Michels Pit - Initial, Operations and Final Maps (2021) (6188 : 1992-0029 -

Hwy 124 & 64 Pit Reclamation Plan Modification

Owner: Raymond Michels
Operator: Raymond Michels

Erik Bachman
Chippewa County Land Resource Technician Intern

Attachment: 1992-0029 Michels - Michels Pit - Plan Narrative (2016) (6188 : 1992-0029 - Michels Materials - CUP)

Reclamation Plan Modification for the Hwy 124 & 64 Gravel Pit

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Introduction

The purpose of this document is to give supporting information for the proposal to modify the existing permitted mine boundary and reclamation plan for Ray Michels Highway 124 & 64 sand and gravel pit. The pit is located in section 5, T30N – R08W, in the Town of Woodmohr, Chippewa County, Wisconsin. The plan entails adding 21 acres to the existing permitted mining area and modifying the final reclamation plan and timeline for the site. The reclamation plan consists of adding wildlife pond habitats, upland grassland wildlife habitats and low density single family residential development sites. The information in this document follows the Chippewa County Reclamation ordinance code.

Initial Site Plan

A) Initial Site Maps include:

1. Location in the township and county – Figure 1, Hwy 124 & 64 Plat Map

Attachment: 1992-0029 Michels - Michels Pit - Plan Narrative (2016) (6188 : 1992-0029 - Michels Materials - CUP)

2. Topography of the affected lands
   – Figure 3, Existing Conditions Map

3. Property boundaries showing land under consideration and neighboring parcels within 660 feet
   – Figure 3, Existing Conditions Map

4. Roads within 660 feet of the proposed new site boundary
   – Figure 3, Existing Conditions Map

5. Road right of way lines
   – Figure 3, Existing Conditions Map

6. All structures within 660 feet of the new site boundary
   – Figure 3, Existing Conditions Map

7. Perennial and intermittent streams within 660 feet of the new site boundary
   – Figure 3, Existing Conditions Map
   There are no perennial or intermittent streams on or within 660 feet of the site.

8. Drainage ways/concentrated flow to or from the site
   – Figure 3, Existing Conditions Map
   There are no distinct drainage patterns on site; all runoff is concentrated toward the storm water ponds and the site is internally drained.

9. Wetlands within 660 feet of the new site boundary
   – Figure 3, Existing Conditions Map

10. Boundaries of previous excavations on site
    – Figure 3, Existing Conditions Map

11. Wells within 660 feet of the new site boundary
    – Figure 3, Existing Conditions Map

12. Groundwater elevations at the site and the source of information
    – Figure 3, Existing Conditions Map
    Groundwater elevations were determined using the Chippewa County groundwater map

13. Locations of all utilities at the site
    – Figure 3, Existing Conditions Map

Attachment: 1992-0029 Michels - Michels Pit - Plan Narrative (2016) (6188 : 1992-0029 - Michels Materials - CUP)

B) Supporting information for initial site description

1. Owner and applicant information
   The mine is owned by Ray Michels, and operated by Michels Sand & Gravel; 13601 State Hwy 64 Bloomer, WI

2. Lease
   There is no lease required

3. Legal description
   FRAC NE NW LYING E OF CSM #2720 & N OF CSM #2186; FRAC NW NE EX COM @ INTER OF CEN LN STATE HWY 64 & CEN LN MARSHMILLER RD, E 300' TO BEG; S 730', E TO E LN NW NE, N 730' TO CEN HWY 64, W TO B & EX PRT OF CSM #2186 & EX PRT DESCRI IN DOC #631847; FRAC NW NE & FRAC NE NW COM @ NW COR CSM #2186, S 5 D E 326.73' TO B; N 87 D E 402.97', N 9 D W 130.36, N 38 D E 17.61', N 79 D E 60.66', N 10 D W 59.04', N 78 D E 23.74', S 5 D E 1119.42' TO S LN NW; FRAC NE NE EX BEG @ NE COR; W 697',S 600', E 222', N 69', E 475' TO E LN, N 531' TO POB, EX BEG @ NW COR, E 174', S 464', NW TO W LN, N TO POB & EX .46 A. FOR STATE HWY 124 EX CSM #4499 FOR 2016 ASS; legal_desc SE NE EX .46 A. FOR STATE HWY 124

   Primary Parcel #
   23008-0612-00020000

4. Parties of interest
   List of names and addresses of landowners within 660 feet of the new site boundary.

Raymond Michels
13601 State Hwy 64
Bloomer, WI 54727

Chippewa County
711 North Bridge Street
Chippewa Falls, WI 54729

Janice Turner
1926 Kranzfelder Street
Bloomer, WI 54727

Jerome & Debora Gillette
19119 140th Street
Bloomer, WI 54727

Luann Granholt
13691 State Hwy 64
Bloomer, WI 54727

Eugene & Mary Kerckhove
13725 State Hwy 64
Bloomer, WI 54727

Chad & April Fleming & Johnson
13975 State Hwy 64
Bloomer, WI 54727

Betz LLC
16101 State Hwy 64
Bloomer, WI 54727

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Brooke Stuckert
18906 State Hwy 124
Bloomer, WI 54727

Leonard & Joseph Sykora & Sykora
14527 State Hwy 64
Bloomer, WI 54724

Karen Adrian
12280 180th Street
Chippewa Falls, WI 54729

Elizabeth Bohl
18901 State Hwy 124
Bloomer, WI 54724

Wayne & Patricia Hassemer
18891 State Hwy 124
Bloomer, WI 54724

Mathey Construction Company
920 10th Ave
Onalaska, WI 54650

Charles & Cathy Morning
18186 State Hwy 124
Bloomer, WI 54724

Leonard & Laura Jean Halfman
18303 130th Street
Bloomer, WI 54724

Haas Sons Properties LLC
203 E Birch Street
Throp, 54771

Francis & Judith Ann Jenneman
18529 130th Street
Bloomer, WI 54724

5. Soils Information
Thickness of the A horizon (topsoil), E horizon (subsurface soil), and B horizon (subsoil) and the method of determination.

The thicknesses of the soils on site were determined by using the USDA Soil Survey of Chippewa County Wisconsin. There are four different soil types on the site (refer to Figure 2, Soils Map), their names and thicknesses are as follows:

Soils	A horizon (Topsoil) Thickness (in)	E horizon (Subsurface Soil) Thickness (in)	B horizon (Subsoil) Thickness (in)
Chetek sandy loam (CkB)	8	5	7
Chetek sandy loam – eroded (CKC2)	7		12
Rosholt sandy loam (RoA)	7	17	14
Rosholt sandy loam (RoB)	8		24

Site Operations Plan

A) Site Operations Map Includes:

1. Location of mining site boundary
– Figure 4, Site Operations Map

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2. Separation boundaries and separation dimensions as referenced in Mine Siting Standards
   – Figure, 4 Site Operations Map

3. Planned cell boundaries
   – Figure 4, Site Operations Map

4. Location and extent of disturbed areas
   – Figure 4, Site Operations Map

5. Processing facilities
   – Figure, Site Operations Map

6. Location and discharge point of site dewatering systems
   There are no dewatering systems on site

7. Direction of flow of surface runoff
   – Figure 4, Site Operations Map

8. Vegetative and structural measures to be taken to screen the operation from view of surrounding land uses
   – Figure 4, Site Operations Map

9. Points of public road access
   – Figure 4, Site Operations Map

10. Temporary measures to limit on site erosion
    – Figure 4, Site Operations Map

B) Description of Site Operations

1. Material to be extracted
   Sand and Gravel

2. Description of the type of extraction and processing activities to be done on site
   The excavation sequence begins with the stripping of topsoil and overburden using appropriate equipment. The topsoil and overburden will be stored as berms around the site sloped 3:1 and seeded with DOT seed mix #20. These berms will act to screen the operation from view. Further berm/topsoil management is noted in the sequence and progression through new cells section. With the sand and gravel deposit exposed, extraction will occur above and below the water table. Processing operations include screening, crushing, and washing. Materials are then stockpiled before being hauled off site.

   Screening berms and tree planting is allowed within the 50 foot set back from property lines as stated in Chippewa County Siting and Development Standards.

Attachment: 1992-0029 Michels - Michels Pit - Plan Narrative (2016) (6188 : 1992-0029 - Michels Materials - CUP)

There is one primary access/haul road that is used for the site. It comes into the site from the east off of Highway 124 and is shown on the Operations Plan Map. Haas & Sons also uses this road to access the Jenneman Pit (Permit #2004-03) and Halfman Pit (Permit #2005-02) to the West and South.

The excavation process will be done using backhoes, bulldozers, and end loaders.

The water table is typically 10 to 30 feet below the ground surface. Mining is done 10 to 20 feet below the water table.

There are no high capacity wells on site and none are proposed for this operation.

Historical records indicate that a wetland previously existed on the site. Past mining activity has removed any ecological benefit from this wetland, so no mining setback is required. There is also one small potential wetland area to the north on the other side of Highway 64, roughly 500 feet from the property line. Both of these can be seen on the Existing Conditions Map.

The existing approved hours of operation at this pit are between 6:00am and 9:00pm for crushing and hauling. Startup of the crushing plant is allowed at 5:00am and shutdown at 10:00pm.

3. Estimates of the total volume of sand and gravel to be extracted by cell

Cell	Area (sq yd)	Sand & Gravel (cy)
3A	87,767	292,500
3B	89,087	296,900
4A	69,885	232,900
4B	83,612	278,700
5	59,945	199,800
6	26,971	89,900
7	31,882	106,300
TOTAL	449,149	1,497,000

Attachment: 1992-0029 Michels - Michels Pit - Plan Narrative (2016) (6188 : 1992-0029 - Michels Materials - CUP)

Estimates of the total volume of soil and overburden to be striped and stockpiled by cell.

Cell	Area (sq yd)	Composition	Topsoil (cy)	Subsoil (cy)	Total (cy)
3A	87,767	40%RoA, 40%RoB, 20%CkC2	18,000	38,000	56,000
3B	89,087	30%CkB, 70%RoB	19,800	27,100	46,900
4A	69,885	40%CkB, 60%RoB	15,500	20,600	36,100
4B	83,612	100%CkB	18,600	19,700	38,300
5	59,945	100%RoB	13,300	40,000	53,300
6	26,971	100%RoB	6,000	9,000	15,000
7	31,882	80%CkB, 20%CkC2	6,900	7,000	13,900
TOTAL	449,149		98,100	161,400	259,500

4. Topsoil management
   Topsoil and subsoil berms will be constructed during each mining phase to both screen the site and retain material for final reclamation. At a minimum, berms shall be eight (8) feet high, ten (10) feet wide on top, and have 3H:1V side slopes. Berms shall be constructed to be 50% subsoil and 50% topsoil. Immediately following installation of berms, they shall be seeded with DOT seed mix 20 to prevent erosion.

5. Sequence and progression though the new planned cells and soil management
   Please refer to the Operations Plan Map to aid in this description.
   There were originally 3 cells planned when the mine was first permitted in 1998. Mining is now ongoing though cell 3 of that plan. A new plan has been made with cells numbered 3 through 6. Mining is currently ongoing in cell 3-A and 3-B of the new plan.

   The sequence in which these cells will be mined is represented on the Operations Map as "Mine Architecture" and is as follows…

Attachment: 1992-0029 Michels - Michels Pit - Plan Narrative (2016) (6188 : 1992-0029 - Michels Materials - CUP)

3-A
The western side of Cell 3-A will be mined southward to the edge of the permitted mine boundary. There are no setbacks from the property boundaries to the West and South per agreements with Haas Sons and Stelter INC. The east side of the cell will then be mined northward until it has been mined out.

There is an existing topsoil stockpile in cell 3-A (noted on the Site Operations Map) which will be used to begin berm construction along highway 124 starting on the south end. Additional topsoil and overburden to be stripped in this cell will also be used to construct berms along highway 124.

3-B
Cell 3-B will be mined northward starting from the access road until it is mined out. Mining will cease at the 50 foot setback from the Kerckhove property line.

Topsoil and Subsoil stripping from this cell will be used to create berms on the north end of cell 3-B and cell 4-A.

4-A
Mining in Cell 4-A will begin on the north end of the cell just to the south of the existing berm. An agreement with Brook White has been made in that mining can occur within the 50' property line setback. Cell 4-A will be mined southward toward the access road. A 50 foot setback will be followed on the eastern side of the cell.

Topsoil and subsoil stripping from cell 4-A will be used to create screening berms along 124 starting on the north end.

4-B
Cell 4-B will be mined starting on the south end and mined up to the access road. A 50 foot setback from the property line on the east side of the cell will be followed. It is possible that the south half of this cell will be mined out with cell 3-A.

Topsoil and subsoil to be stripped in this cell will be used to complete the berms along highway 124 if they are not already complete.

4-C
Mining in cell 4-C will commence sometime after cells 4-A and 4-B have been started. Mining will start on the southern edge, leaving enough room to access the cell in the southeast corner. Cell 4-C will be mined out in a clockwise manner starting on the southern edge and ending in the southeast corner. A 10 foot setback from the property boundary with Haas Sons to the west will be followed. A 50 foot setback on the property boundary to the north will be followed.

Topsoil and subsoil to be stripped in this cell will be used to create a berm along the north edge of this cell to screen the operation from highway 64.

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Cells 5 & 6
Cell 5 will not be mined until cell 4-C is completely mined out. Direction of mining not yet determined. Cell 6 will be mined after all other cells have been mined out. Direction of mining not yet determined.

Topsoil and subsoil for cell 5 will be stockpiled around the edges of that cell. No screening will be required for cell 5. Topsoil and subsoil for cell 6 will be stored as a berm along the north edge of the cell. There is substantial existing tree cover to act as screening for cell 6 on both sides.

6. Methods for site dewatering and effluent discharge
   All runoff is contained in the ponds on site and the site is internally drained.

7. Stormwater permits required by other agencies
   Attachment 1

8. Erosion control permits required by other agencies
   Attachment 1

9. Reclamation activities to be conducted during mining operation
   As mining commences in new cells, reclamation will begin in cells that are no longer being mined or needed for storage. Topsoil and overburden that has been removed from the pit area will have been saved and stored as berms around the site. The topsoil and overburden will be removed from the berms that are no longer needed for screening and will be used for reclamation. This will consist of the reapplication of overburden and topsoil to create the slopes for the wildlife ponds.

   In addition to wildlife ponds, there will be potentially 5 areas throughout the site that will be intentionally left undisturbed or reclaimed with the intention of using them as sites for single family residential housing developments.

10. Timetable for commencement and cessation of nonmetallic mining operations
    The pit was opened and first mined in the fall of 1998. Nonmetallic mining has been ongoing at this site ever since and will continue until the sand and gravel resources on site are completely mine out. The final reclamation of wildlife ponds will be completed once mining has ceased.

    On average the 124 & 64 pit sees approximately 1 to 4 acres of land disturbed each year. A rough estimate of when the sand and gravel resource for the mine is depleted would be 2050. This is a very approximate estimate and is subject to change based on the demand for sand and gravel on a yearly basis.

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Timetable by cell:

Cell	**Mining Completion** *(years from now)*
3-A	5 years
3-B	5 - 10 years
4-A	10 - 20 years
4-B	10 - 20 years

11. Approximate reclamation timetable
In general, reclamation will be done by cell as mining moves to new cells. Mining is currently ongoing in cell 3-A and 3-B. As mining commences in 4-A and 4-B, wildlife pond reclamation work will begin in 3-A and 3-B. Reclamation of other cells will be done in a similar fashion.

An existing reclamation bond of $48,000 is currently on file with Chippewa County LCFM.

Final Site Plan

A) Final Site Map Includes:

1. Final depths, final slope angles, and slope stabilization measures
– Figure 5, Final Site Maps

2. Areas which convey concentrated flow to, across, or from the site
– Figure 5, Final Site Maps

3. Facilities or structures to remain in place
– Figure 5, Final Site Map

4. Planned development features on site following closure
– Figure 5, Final Site Map

5. Cross sections showing current ground surfaces, final slope, groundwater elevations
– Figure 6, Cross Sections

B) Description of Final Reclamation

1. Plans for disposition of surface structures, roads and related facilities after cessation of mining
Upon completion of mining, all operating facilities will be removed. These do not include any residential facilities which include the shop, barn, silo and sheds. The primary access

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road to the mine will remain in place a driveway. The access road is also used by Haas & Sons and they will need to be considered before removal of the section that leads to their mine site.

2. Topsoil reapplication
The topsoil and overburden will be removed from the berms around the site and reapplied as uniformly as possible across the site and sloped 3:1. The topsoil stockpiles will also be used to create the appropriate slope requirements around the wildlife ponds as required by Chippewa County.

   Topsoil and subsoil will be separated to the best of the operators' ability and placed in the area to be reclaimed; subsoil first, then topsoil. This will be graded to 3:1 slopes or less. Trucks will be routed away from the areas where topsoil is reapplied to limit compaction and rutting. Tracked equipment will also be used in the reapplication process to limit rutting and compaction.

   According to the USDA soil Survey of Chippewa County, the average topsoil (A horizon) thickness for the site is 6.5 inches. The average subsurface (E Horizon) and subsoil (B horizon) varies considerably but are no less than 10inches combined for the site. Therefore, 10 inches of reapplied subsoil and 6 inches of reapplied topsoil will be the goal for the reclaimed site.

3. Addressing long term safety of the reclaimed mine site
The final site will have slopes of no more than 3:1 within and around the perimeter of the site. The shoreline of the ponds will have slopes ranging from 3:1 to 10:1. The rest of the site will be above the water table after the soils have been reapplied. The site will be internally drained.

4. Seeding plan
The edges around the wild life ponds will be sloped and seeded with WI DNR Seed Mix #4. The Upland Grassland Wildlife areas (remainder of the site) will be seeded with WI DNR mix 2.
See Attachment 2

5. Standard for verifying successful reclamation

   The extent of reclamation success for the site will be measured over the term of a prescribed evaluation period. This evaluation period will extend for a period ranging from three (3) to ten (10) years based on the intended post-mining land use, the intended cover type, and the physical characteristics of the mine site.

   Reclamation success for the Wildlife Pond Habitat will be measured periodically throughout the term of the evaluation period using the following evaluation criteria:

Attachment: 1992-0029 Michels - Michels Pit - Plan Narrative (2016) (6188 : 1992-0029 - Michels Materials - CUP)

a. Site stability
   i. Establishment of irregular shorelines that vary from 3:1 to 10:1 and extend a minimum of 6 feet vertically below the water line
   ii. No visible erosion (rills, gullies, sluffing, etc.) around the shoreline
   iii. Establishment of a minimum of 6 inches of topsoil placed along the shoreline and on the slope a minimum of two feet vertically below the water line to encourage vegetative growth
b. Plant density and species diversity
   i. 75% or more are species from the specified seed mix, 25% or less are weeds, and 2% or less are invasive weeds as measured following standardized methods during and at the end of the established performance period
   ii. No more than 50% of the total vegetation is one species from the seed mix
   iii. A minimum of 70% ground cover during the growing season
c. Soil chemistry and fertility
   i. Establishment of a soil profile with a target pH to achieve the post mining land use
   ii. Organic matter greater than 1 percent

Reclamation success for the Upland Grassland Wildlife Habitat will be measured periodically throughout the term of the evaluation period using the following evaluation criteria:

a. Site stability
   i. Slopes no greater than 3:1
   ii. No visible erosion (rills, gullies, sluffing, etc.)
b. Plant density and species diversity
   i. 75% or more are species from the specified seed mix, 25% or less are weeds, and 2% or less are invasive weeds as measured following standardized methods during and at the end of the established performance period
   ii. No more than 50% of the total vegetation is one species from the seed mix
   iii. A minimum of 70% ground cover during the growing season
c. Soil chemistry and fertility
   i. Establishment of a soil profile with a target pH to achieve the post mining land use
   ii. Organic matter greater than 1 percent

6. <u>Description of anticipated future use of the site</u>
The future use of the site will include developed lands consisting of up to five low density single family residential housing sites. The site will also include several conservation wildlife ponds that will meet Chippewa County "standard for non-metallic mine sites in which ponds are created." The final pond depths will be between 15 and 20 feet. The site will also be reclaimed as an Upland Grassland Wildlife Habitat in the areas where there are no wildlife ponds, or residential sites planned.

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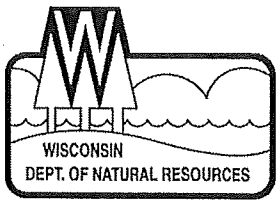
State of Wisconsin
DEPARTMENT OF NATURAL RESOURCES
101 S. Webster Street
Box 7921
Madison WI 53707-7921

Scott Walker, Governor
Cathy Stepp, Secretary
Telephone 608-266-2621
Toll Free 1-888-936-7463
TTY Access via relay - 711



August 26, 2016

001719
Facility Authorized Representative
Michels Sand and Gravel
13601 STH 64
Bloomer, WI 54724

DNR Region: WC
County: Chippewa
FIN: 16729
FID: 609000920

Subject: Reissued WPDES Nonmetallic Mining Operations General Permit Coverage for
Facility: MICHELS SAND AND GRAVEL
Location: 13601 STH 64 T30N, R8W, S6 NE1/4, T of WOODMOHR
Permit: WPDES General Permit for Nonmetallic Mining Operations (Non-Industrial Sand and Other Aggregates), Permit No. WI-A046515-06

Dear Permittee:

Pollutants carried in wastewater and storm water discharges from industrial sites threaten or degrade water quality in many areas of the state. Because of this problem, state and federal laws require that certain industrial dischargers have coverage under a water pollution discharge permit. The purpose of the permit is to identify conditions under which industrial wastewater and storm water can be discharged so that the quality of surface waters, wetlands and groundwater will be protected.

This letter serves as notification that the WPDES general permit previously covering your facility was reissued by the Department on August 1, 2016, and that your facility is now covered under the WPDES General Permit for Nonmetallic Mining Operations (Non-Industrial Sand and Other Aggregates), Permit No. WI-A046515-06 (general permit). Accordingly, discharges at your facility must comply with the terms and conditions of the reissued general permit. The reissued general permit is available on the Department's website at **dnr.wi.gov** and searching for keywords **industrial storm water**. If, for any reason, you are unable to access the general permit over the Internet, please contact the Department at the (608) 267-7694 for assistance.

The Effective Date for coverage under the general permit at your facility is August 1, 2016. It is important that you read and understand the terms and conditions of the general permit because it is enforceable under both state and federal law.

You may petition the Department to withdraw coverage under this general permit and to replace it with a more detailed site-specific permit. The Department is required by s. 283.35(2), Stats., to honor such a petition. Under these circumstances, you would be required to submit a detailed application for an individual permit. Please be advised that if the Department issues a site-specific individual permit for your facility, the annual fee shall be $500.00.

If you believe that you have a right to challenge this decision, you should know that the Wisconsin statutes and administrative rules establish time periods within which requests to review Department decisions must be filed. For judicial review of a decision pursuant to ss. 227.52 and 227.53, Stats., you have 30 days after the decision is mailed, or otherwise served by the Department, to file your petition with the appropriate circuit court and serve the petition on the Department. Such a petition for judicial review must name the Department of Natural Resources as the respondent.

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To request a contested case hearing pursuant to s. 227.42, Stats., you have 30 days after the decision is mailed, or otherwise served by the Department, to serve a petition for hearing on the Secretary of the Department of Natural Resources. All requests for contested case hearings must be made in accordance with s. NR 2.05(5), Wis. Adm. Code, and served on the Secretary in accordance with s. NR 2.03, Wis. Adm. Code. The filing of a request for a contested case hearing is not a prerequisite for judicial review and does not extend the 30 day period for filing a petition for judicial review.

If you have any questions about the reissued general permit, please contact the DNR staff person who handles the area of the state in which your facility is located. Staff contact information is available from the Department's website at **dnr.wi.gov** and searching for keywords **storm water contacts**.

Sincerely,

Jim Bertolacini
DNR Storm Water Program Coordinator

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MIX 1 - PASTURE

Common Name	Scientific Name	Lb./Ac.*
Timothy	*Phleum pratense*	4
Tall Fescue	*Festuca arundinaceae*	5
Canada Wild Rye	*Elymus canadensis*	3
Agricultural Rye	*Secale cereale*	4.5
Alfalfa**	*Medicago sativa*	10
Alsike Clover**	*Trifolium hybridum*	4.5
	Total	**31 lbs.**

MIX 2 – STABILIZATION/WILDLIFE/GRAZING

Common Name	Scientific Name	Lb./Ac.*
Agricultural Rye	*Secale cereale*	4
Timothy	*Phleum pratense*	2
Tall Fescue	*Festuca arundinaceae*	3
Switchgrass	*Panicum virgatum*	1
Big Bluestem	*Andropogon gerardi*	1
Canada Wild Rye	*Elymus canadensis*	3
Alsike Clover**	*Trifolium hybridum*	4
Red Clover**	*Trifolium repens*	4
Alfalfa**	*Medicago sativa*	5
	Total	**27 lbs.**

MIX 3 – NATIVE MIX FOR WILDLIFE/PASSIVE RECREATION

Common Name	Scientific Name	Unit	Unit/Ac.*
Big Bluestem	*Andropogon gerardi*	lb.	1
Canada Wild Rye	*Elymus canadensis*	lb.	3
Switchgrass	*Panicum virgatum*	lb.	1
Indiangrass	*Sorghastrum nutans*	lb.	3
Purple Prairie Clover**	*Dalea purpurea*	oz.	2
Canada Tick Trefoil**	*Desmodium canadensis*	oz.	5
New England Aster	*Aster novae angliae*	oz.	0.2
Purple Cone Flower	*Echinacea purpurea*	oz.	4
Dotted Mint**	*Monarda punctata*	oz.	4
Bergamot**	*Monarda fistulosa*	oz.	5
Yellow Coneflower	*Ratibida pinnata*	oz.	3
Blackeyed Susan	*Rudbeckia hirta*	oz.	0.5
Blue Vervain	*Verbena hastada*	oz.	1
		Total	**~9.5 lbs.**

* Seeding rates assume broadcast seeding and may be multiplied by 0.5 to approximate rates if drilled.

** Denotes legumes, which must be inoculated according to the seed provider's instructions prior to seeding.

Attachment: 1992-0029 Michels - Michels Pit - Plan Narrative (2016) (6188 : 1992-0029 - Michels Materials - CUP)

MIX 4 – WET SOILS/POND EDGE/WEDLAND AREA

Common Name	Scientific Name	Unit	Unit/Ac.*
Canada Wild Rye	*Elymus canadensis*	lb.	3
Switchgrass	*Panicum virgatum*	lb.	1
Timothy	*Phleum pratense*	lb.	2
Blue Joint Grass	*Calamagrotis canadensis*	oz.	3.2
Annual Oats	*Avena sativa*	lb.	8
Alsike Clover**	*Trifolium hybridum*	lb.	1
Red Clover**	*Trifolium repens*	lb.	1
Culver's Root	*Veronicastrum virginicum*	oz.	2
Canada Tick Trefoil**	*Desmodium canadensis*	oz.	5
Blackeyed Susan	*Rudbeckia hirta*	oz.	0.2
Smooth Aster	*Aster laevis*	oz.	2
New England Aster	*Aster novae angliae*	oz.	0.6
Joe Pye Weed	*Eupatorium maculatum*	oz.	1
		Total	**~17 lbs.**

* Seeding rates assume broadcast seeding and may be multiplied by 0.5 to approximate rates if drilled.

** Denotes legumes, which must be inoculated according to the seed provider's instructions prior to seeding.

Attachment: 1992-0029 Michels - Michels Pit - Plan Narrative (2016) (6188 : 1992-0029 - Michels Materials - CUP)

MIX 1 - PASTURE

Common Name	Scientific Name	Lb./Ac.*	Price/Lb.	Price
Timothy	*Phleum pratense*	4	$ 1.50	$ 6.00
Tall Fescue	*Festuca arundinaceae*	5	$ 1.50	$ 7.50
Canada Wild Rye	*Elymus canadensis*	3	$ 12.00	$ 36.00
Agricultural Rye	*Secale cereale*	4.5	$ 1.00	$ 9.00
Alfalfa**	*Medicago sativa*	10	$ 4.00	$ 40.00
Alsike Clover**	*Trifolium hybridum*	4.5	$ 2.00	$ 9.00
	Total	**31 lbs.**	**Total**	**$ 107.50**

MIX 2 – STABILIZATION/WILDLIFE/GRAZING (Mix 3 would be suitable too)

Common Name	Scientific Name	Lb./Ac.*	Price/Lb.	Price
Agricultural Rye	*Secale cereale*	4	$ 1.00	$ 4.00
Timothy	*Phleum pratense*	2	$ 1.50	$ 3.00
Tall Fescue	*Festuca arundinaceae*	3	$ 1.50	$ 4.50
Switchgrass	*Panicum virgatum*	1	$ 13.50	$ 13.50
Big Bluestem	*Andropogon gerardi*	1	$ 10.50	$ 10.50
Canada Wild Rye	*Elymus canadensis*	3	$ 12.00	$ 36.00
Alsike Clover**	*Trifolium hybridum*	4	$ 2.00	$ 8.00
Red Clover**	*Trifolium repens*	4	$ 2.00	$ 8.00
Alfalfa**	*Medicago sativa*	5	$ 4.00	$ 20.00
	Total	**27 lbs.**	**Total**	**$ 107.50**

MIX 3 – NATIVE MIX FOR WILDLIFE/PASSIVE RECREATION

Common Name	Scientific Name	Unit	Unit/Ac.*	Price/Unit	Price
Big Bluestem	*Andropogon gerardi*	lb.	1	$ 10.50	$ 10.50
Canada Wild Rye	*Elymus canadensis*	lb.	3	$ 12.00	$ 36.00
Switchgrass	*Panicum virgatum*	lb.	1	$ 13.50	$ 13.50
Indiangrass	*Sorghastrum nutans*	lb.	3	$ 16.00	$ 48.00
Purple Prairie Clover**	*Dalea purpurea*	oz.	2	$ 4.50	$ 9.00
Canada Tick Trefoil**	*Desmodium canadensis*	oz.	5	$ 20.75	$ 103.75
New England Aster	*Aster novae angliae*	oz.	0.2	$ 48.75	$ 9.75
Purple Cone Flower	*Echinacea purpurea*	oz.	4	$ 4.50	$ 18.00
Dotted Mint**	*Monarda punctata*	oz.	4	$ 51.25	$ 205.00
Bergamot**	*Monarda fistulosa*	oz.	5	$ 25.75	$ 128.75
Yellow Coneflower	*Ratibida pinnata*	oz.	3	$ 4.50	$ 13.50
Blackeyed Susan	*Rudbeckia hirta*	oz.	0.5	$ 3.00	$ 1.50
Blue Vervain	*Verbena hastada*	oz.	1	$ 6.75	$ 6.75
		Total	**~9.5 lbs.**	**Total**	**$ 604.00**

* Seeding rates assume broadcast seeding and may be multiplied by 0.5 to approximate rates if drilled.

** Denotes legumes, which must be inoculated according to the seed provider's instructions prior to seeding.

Pricing for native species found at Agrecol in 2012.
http://www.agrecol.com

Attachment: 1992-0029 Michels - Michels Pit - Plan Narrative (2016) (6188 : 1992-0029 - Michels Materials - CUP)

MIX 4 – WET SOILS/POND EDGE/WEDLAND AREA

Common Name	Scientific Name	Unit	Unit/Ac.*	Price/Unit	Price
Canada Wild Rye	*Elymus canadensis*	lb.	3	$ 12.00	$ 36.00
Switchgrass	*Panicum virgatum*	lb.	1	$ 13.50	$ 13.50
Timothy	*Phleum pratense*	lb.	2	$ 1.50	$ 3.00
Blue Joint Grass	*Calamagrotis canadensis*	oz.	3.2	$ 56.25	$ 180.00
Annual Oats	*Avena sativa*	lb.	8	$ 2.00	$ 16.00
Alsike Clover**	*Trifolium hybridum*	lb.	1	$ 2.00	$ 2.00
Red Clover**	*Trifolium repens*	lb.	1	$ 2.00	$ 2.00
Culver's Root	*Veronicastrum virginicum*	oz.	2	$ 77.00	$ 154.00
Canada Tick Trefoil**	*Desmodium canadensis*	oz.	5	$ 20.75	$ 103.75
Blackeyed Susan	*Rudbeckia hirta*	oz.	0.2	$ 3.00	$ 0.60
Smooth Aster	*Aster laevis*	oz.	2	$ 48.75	$ 97.50
New England Aster	*Aster novae angliae*	oz.	0.6	$ 30.75	$ 18.45
Joe Pye Weed	*Eupatorium maculatum*	oz.	1	$ 36.00	$ 36.00
		Total	**~17 lbs.**	**Total**	**$ 662.80**

* Seeding rates assume broadcast seeding and may be multiplied by 0.5 to approximate rates if drilled.

** Denotes legumes, which must be inoculated according to the seed provider's instructions prior to seeding.

Pricing for native species found at Agrecol in 2012.
http://www.agrecol.com

Attachment: 1992-0029 Michels - Michels Pit - Plan Narrative (2016) (6188 : 1992-0029 - Michels Materials - CUP)

WORKING DRAFT OF
STANDARDIZED CATEGORIES OF POST MINING LAND USES AND ASSOCIATED COVER TYPES FOR USE IN NON-METALLIC MINE RECLAMATION

POST MINING LAND USE 1.)	SUB-CATEGORY	LAND COVER TYPE/PLANT COMMUNITY	MGNT APPROACH/INTENSITY
Conservation Lands			
Conservation/Ecological Use		Forrest/Woodland Grassland/Prairie Grassland/Prairie/Forest Savannah Wet/Sedge Meadow Shallow Ponded/Deep Ponded	Defined in soil rehabilitation & vegetation management plan
Working Lands			
Forest Production		Even aged species Mixed aged species	Defined in soil rehabilitation & vegetation management plan
Ag Production		Pasture Perennial Forage - Conservation Cover Perennial Forage - Hay Cultivated Cropland; Forage Rotation Cultivated Cropland; Row Crop	Defined in soil rehabilitation & vegetation management plan
Developed Lands			
Residential	Low Density Med. Density High Density		Defined in Site Development Plan
Commercial	Low Intensity Med. Intensity High Intensity		Defined in Site Development Plan
Industrial	Low Intensity Med. Intensity High Intensity		Defined in Site Development Plan
Institutional	Public Inst. Private Inst.		Defined in Site Development Plan
Any other land use category, as defined in an approved comprehensive plan or zoning ordinance.			

H:\ADMIN\CO_REGS\MINES\NR135\RECLAMATION_PROJECTS\POST MINING LAND USE\[Post Mining Land Uses Chart 8_26_2015.xls]Sheet1

1.) Post mining land uses may include options for the voluntary establishment of conservation easements and public access

Attachment: 1992-0029 Michels - Michels Pit - Plan Narrative (2016) (6188 : 1992-0029 - Michels Materials - CUP)

Michels 124/64 Mine Inspection #2001-60 07/14/2020

1

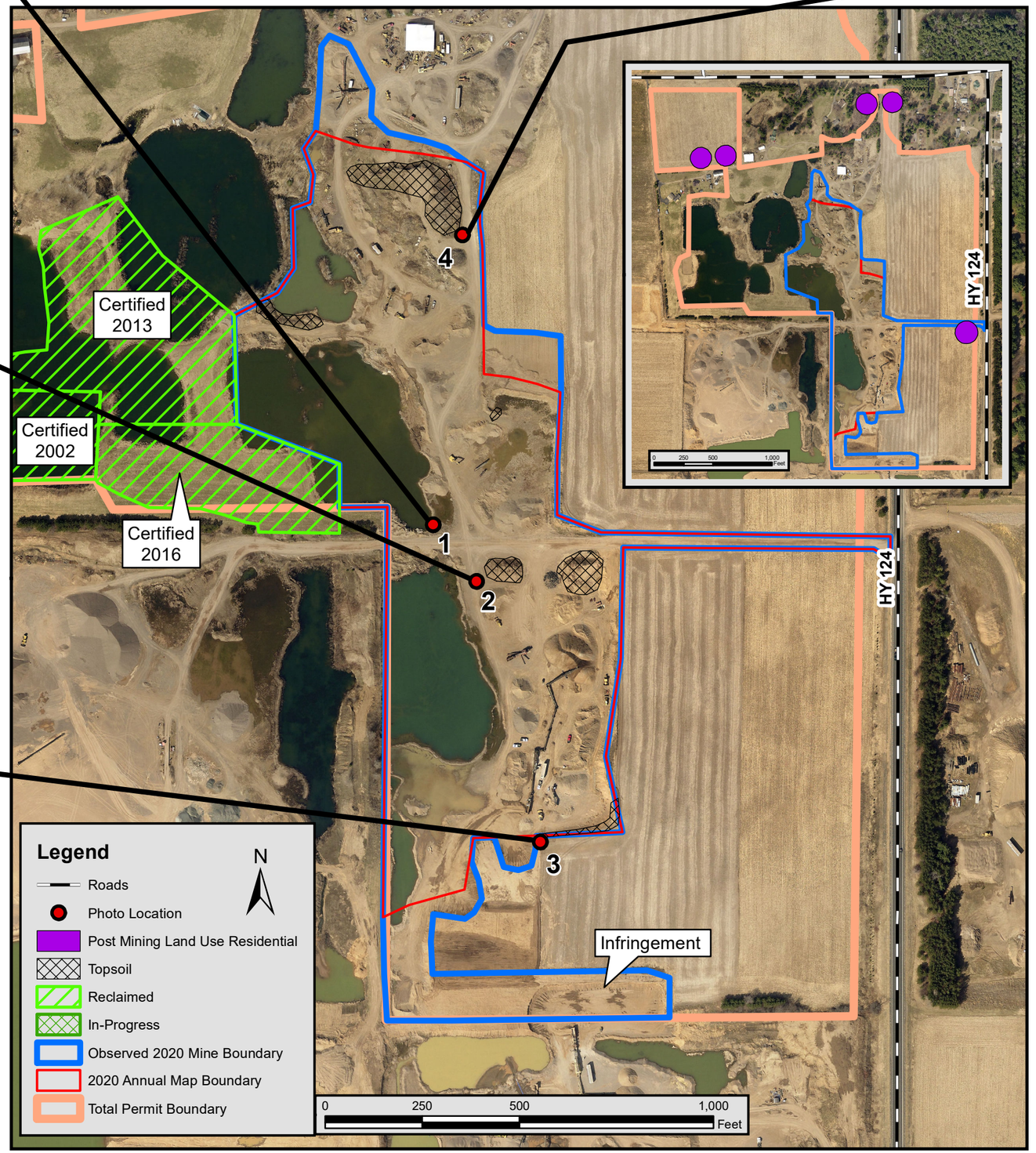
LOOKING NORTH AT WASTE MATERIALS ALONG THE PONDS BERM.

2

LOOKING EAST AT UNSEEDED TOPSOIL STOCKPILES.

3

LOOKING EAST AT SEEDED STOCKPILE.



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Photobase: 2020

4

LOOKING SOUTHWEST AT WASTE MATERIALS AND STOCKPILED CONCRETE.

Inspection Overview

Recommended Action

Spot spray invasive thistle and other broadleaf invasive plants with 2,4-D between September 20th and October 10th. Apply seed mix in March.

Mow the vegetated areas between June 1st and July 15th to control annual invasive species. Continue mowing until reclamation certification is achieved.

Post permanent signage to all topsoil and subsoil stockpiles in accordance to permit condition 5.a.

Corrective Action

Move topsoil along Hwy 124 and construct berms as described in the Non-Metallic Mining Reclamation Plan B.4. and “Operations Site Map” including seeding with DOT seed mix #20 within 60 days.

Provide a written lease agreement on infringement area with adjacent landowner to LCFM by October 25, 2020.

Post Mining Land Use

Residential, low density
Shallow pond/deep pond
Grassland/prairie

Note: See final site map for land use locations.

07/14/2020

Chippewa County
“Stewardship for Sustainability”
Land Conservation and Forest Management

Attachment: LCFM Inspection Form & Map (2020) (6188 : 1992-0029 - Michels Materials - CUP)

CHIPPEWA COUNTY
DEPARTMENT OF LAND CONSERVATION & FOREST MANAGEMENT
NONMETALLIC MINING COMPLIANCE/RECLAMATION INSPECTION FORM

Date: 7/14/2020 Site Name: Hwy 124 & 64 Pit

Owner: Ray Michels Permit Number: 2001-60

Operator: Ray Michels Reviewer: KJC, KGZ

Location: NE¼ of NE¼, Section 06, T 30 N, R 08 W

SUMMARY OF REVIEW

1. Type of Material Mined: ☒Sand & Gravel ☐Bedrock ☐Other _____
2. Total Permitted Area: 123.2 Acres Within Total Mine Boundary? ☒Yes ☐No
3. Active Mine Area: 29.7 Acres Change from 2019? ☒Yes ☐No
4. In Progress Reclamation: 0 Acres
5. Certified Reclaimed Area: 16.2 Acres Change from 2019? ☐Yes ☒No
6. Topsoil Stockpile: Mapped ☒Yes☐No Seeded ☐Yes☒No Managed ☐Yes☒No
7. Surface Water or Wetland Impacts: ☐Yes ☒No

   Offsite Discharge ☐Yes☒No Erosion ☐Yes ☒No Sediment Deposition ☐Yes ☒No

   Notes:

8. Financial Assurance Type: ☒Bond ☐Letter of Credit ☐Escrow
9. Financial Assurance Amount: ☐Adequate ☒Inadequate

   Current Amount $ 86,000 Amount Required $ 118,800
10. Waste Registration: ☒Yes ☐No
11. Waste on Site: ☒Asphalt 15 CY ☒Concrete 20 CY

    ☐Wood ___ CY ☒Other: Scrap metal 5 CY

    Notes:
12. Invasive Species: Present ☒Yes ☐No Mapped ☐Yes ☒No

    a. Perennial ☒Yes ☐No Annual ☒Yes ☐No

    b. Grass ☐Yes ☒No Broad Leaf ☒Yes ☐No
13. Post Mining Land Use

    Residential, low density
    Conservation/ecological use, shallow pond/deep pond
    Conservation/ecological use, grassland/prairie

Attachment: LCFM Inspection Form & Map (2020) (6188 : 1992-0029 - Michels Materials - CUP)

FINDINGS

☐ Compliance with nonmetallic mine reclamation permit.
☒ The following items were noted on site and require attention by the operator.

1. Permit condition not in compliance: 1.a.i.

"All mining and reclamation shall be conducted in compliance with the reclamation plan that is comprised of the following documents:

A reclamation plan narrative titled "Hwy 124 & 64 Non-Metallic Mining Reclamation Plan"; received October 10, 2016.

Four (4) 11" x 17" maps titled "Initial Site Map", "Operations Site Map" and "Final Site Map", and "Mine Cross Sections"; all received October 10, 2016."

Non-Metallic Mining Reclamation Plan B.4. received October 10, 2016 states:

"Topsoil management
Topsoil and subsoil berms will be constructed during each mining phase to both screen the site and retain material for final reclamation. At a minimum, berms shall be eight (8) feet high, ten (10) feet wide on top, and have 3H:1V side slopes. Berms shall be constructed to be 50% subsoil and 50% topsoil. Immediately following installation of berms, they shall be seeded with DOT seed mix 20 to prevent erosion."

Ray Michels has not constructed topsoil berms to screen the site and retain material for final reclamation.

Corrective Action: Move topsoil along Hwy 124 and construct berms as described in the Non-Metallic Mining Reclamation Plan B.4. and "Operations Site Map" including seeding with DOT seed mix #20 within 60 days.

Corrective Action: Provide a written lease agreement on infringement area with adjacent landowner to LCFM by October 25, 2020.

Recommended actions:

1. Spot spray invasive thistle and other broadleaf invasive plants with 2,4-D between September 20th and October 10th. Apply seed mix in March.

2. Mow the vegetated areas between June 1st and July 15th to control annual invasive species. Continue mowing until reclamation certification is achieved.

3. Post permanent signage to all topsoil and subsoil stockpiles in accordance to permit condition 6.a.

Attachment: LCFM Inspection Form & Map (2020) (6188 : 1992-0029 - Michels Materials - CUP)

STATEMENT OF EXPLANATION
1992-0066 MICHAEL DRESEL (DRESEL PIT) CONDITIONAL USE PERMIT - TOWN OF EAGLE POINT - DOUG CLARY

To allow a non-metallic mine (Dresel Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187of the Chippewa County Zoning Ordinance on Lot 1, Certified Survey Map (CSM) 3132, which is located in the SW 1/4 of the NE 1/4, Section 25, Township 30 North, Range 08 West. Town of Eagle Point.

APPEAL NUMBER: 1992-0066
APPEAL DATE: 02-18-2021

RECEIVED
DEC 31 2020
BY:

CONDITIONAL USE REQUEST
Chippewa County Planning & Zoning Committee

The undersigned applicants state the following points of consideration/acknowledgement:

(1) Michael Dresel of Dresel Excavating. is requesting a **Conditional Use Permit be granted which will allow a non-metallic mine ~~(Hwy 124 Pit)~~ in accordance with Section 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance**, on the following parcel of land:

a. 23008-2513-73132001

(2) This parcel is located within the **Agricultural** District.

(3) That Conditional Use Permit 1992-0066 was renewed on April 28, 2011 with an expiration date of April 28 2015.

(4) He is requesting the Chippewa County Planning & Zoning Committee grant a Conditional Use Permit for the project as shown on submitted documents with the same conditions and restrictions as approved in 2011.

(5) That all attached information or any additional requested information is true, accurate and completed to the best of his knowledge. And that the Planning & Zoning Committee considers it all as part of the application.

(6) I or my designated representative will have an opportunity to present to the committee in favor of this request.

(7) i have the authority to allow the Planning & Zoning Department staff and/or committee access to the property to conduct necessary inspections related to the request.

(8) I understand that I cannot direct any written communication about this application to a member of the Planning & Zoning Committee unless I also file a copy with the Department of Planning & Zoning and direct additional copies to each person who has registered an interest in this application.

(9) I also understand that if I or my designated representative fails to appear in front of the Planning & Zoning Committee during the **February 18, 2021** public hearing my request may be **DENIED** and/or additional republication fees may be required.

Signed: Michael Dresel
Michael Dresel

Date: Dec 22-2020

Please sign and return by January 4, 2021 utilizing one of the following:

Mailing Address: Chippewa County Department of Planning and Zoning 711 N. Bridge Street Chippewa Falls, Wisconsin 54729	**Email Address:** dclary@co.chippewa.wi.us
	Fax Number: (715) 726-4596

Attachment: 1992-0066 Dresel - Dresel Pit - PZC Binder (6187 : 1992-0066 - Michael Dresel - CUP)

CHIPPEWA COUNTY – PLANNING & ZONING COMMITTEE
NOTICE OF ACTION

Conditional Use Permit Renewal
Non-Metallic Mining in the Agricultural District

APPEAL NUMBER: # 1992-066
RENEWAL DATE: 04-28-2011
EXPIRES: 04-28-2015

LAND OWNER(S):
Michael Dresel
13490 200th St
Jim Falls, WI 54748

PROPERTY LOCATION:
187th Street
23008-2513-73132001

Dear Mr. Dresel

On April 28th, 2011, the Planning & Zoning Committee considered your request for a Conditional Use Renewal, which would allow non-metallic mining in the Agricultural District pursuant to 70-71(b)(2)c. The land associated with this particular conditional use permit is Lot 1, CSM 3132, located in the SW ¼ of the NE ¼, Section 25, Township 30N, Range 08W, Town of Eagle Point.

DECISION:
The Planning & Zoning Committee has **GRANTED** the conditional use renewal with the following conditions:

1. Activities to be in compliance with WDNR WPDES Permit.
2. Permit will allow mining activities in areas labeled cell 2 in the 4 year permit period, except those portions of lots 1-3 of CSM 3131 will be limited to 3 years due to the sale of the lots. Approximately the back 100' of these lots is currently in the last phase of operation.
3. Washing of non-metallic mining materials is allowed as long as there is no discharge of water from the site.
4. At the request of the Town Board the hours of operation for mining shall be from 6:00 a.m. to 8:00 p.m. Monday through Friday. No Saturdays, Sundays or Holidays. All other hours to be brought before the Planning & Zoning Committee for special approval.
5. Allow on-site storage of demolition asphalt and concrete for recycling purposes only. Burying of asphalt and concrete is prohibited.
6. This is a 4 year permit, no off-site hauling of material following permit expiration and in case of revocation.
7. It is the responsibility of the landowner and/or lease holder to keep all permits current.
8. Operator to follow: 1) All provisions of the Chippewa County Non-metallic Mining Reclamation Ordinance and; 2) Wisconsin Administrative Rule NR 135.
9. Activities to be conducted in compliance with the Plan Review Documents listed in the Land Conservation Department staff report of October 29, 1999.
10. Completion of restoration activities within one year of permit expiration.
11. Sign by entrance stating pit owner and operator as well as hours of operation.
12. A waiver has been granted for the well setback distance to the open mining operation for wells to be located on Lots 1-4 of CSM 3131. These lots were purchased by the Housing Authority with the knowledge that there is an existing gravel operation.
13. The reclamation of lots 1-3, CSM 3131 shall be completed by October 1st, 2011. This shall include the final grading of the site with black dirt and the location and identification of the northern property corners.

A complete record of the hearing and the decision of the Planning & Zoning Committee are available for inspection in the Chippewa County Planning & Zoning Department, Room 009, 711 N. Bridge Street, Chippewa Falls, Wisconsin. Information can be reviewed and/or requested between the hours of 8:00 a.m. and 4:30 p.m., Monday through Friday, excluding Holidays.

Attachment: 1992-0066 Dresel - Dresel Pit - PZC Binder (6187 : 1992-0066 - Michael Dresel - CUP)

REVOCATION OF PERMIT

If any condition of the permit is violated or if the use is substantially detrimental to persons or property in the neighborhood, the Planning & Zoning Committee shall hold a public hearing on the revocation of this permit. If, upon finding of facts, any material condition of the permit has been violated or if the character and quality of the area has been substantially and adversely affected by the continuation of the activities as allowed under the conditional use permit, the Planning & Zoning Committee may revoke and/or modify the conditional use permit. The Planning & Zoning Committee thereafter shall direct Corporation Counsel to initiate such legal actions as are necessary to ensure compliance with the Chippewa County Zoning Ordinance.

In the event of revocation or termination, the conditional use permit will be determined to be void and the property shall be governed thereafter by the rules of the zoning district to which the property is zoned or any other applicable ordinances at the time of the revocation or termination.

LAPSE OF PERMIT

The conditional use permit shall lapse and is void six (6) months after approval by the Planning & Zoning Committee unless the appropriate permits are granted and the activities to the property as described in the permit are implemented.

WRIT OF CERTIORARI

Any person or persons jointly or severally aggrieved by this decision of the Planning & Zoning Committee or any taxpayer, or any officer, department, board or bureau of the County, may commence an action in the circuit court for writ of certiorari to review the legality of such decision.

Dated this **26th** day of **May, 2011.**

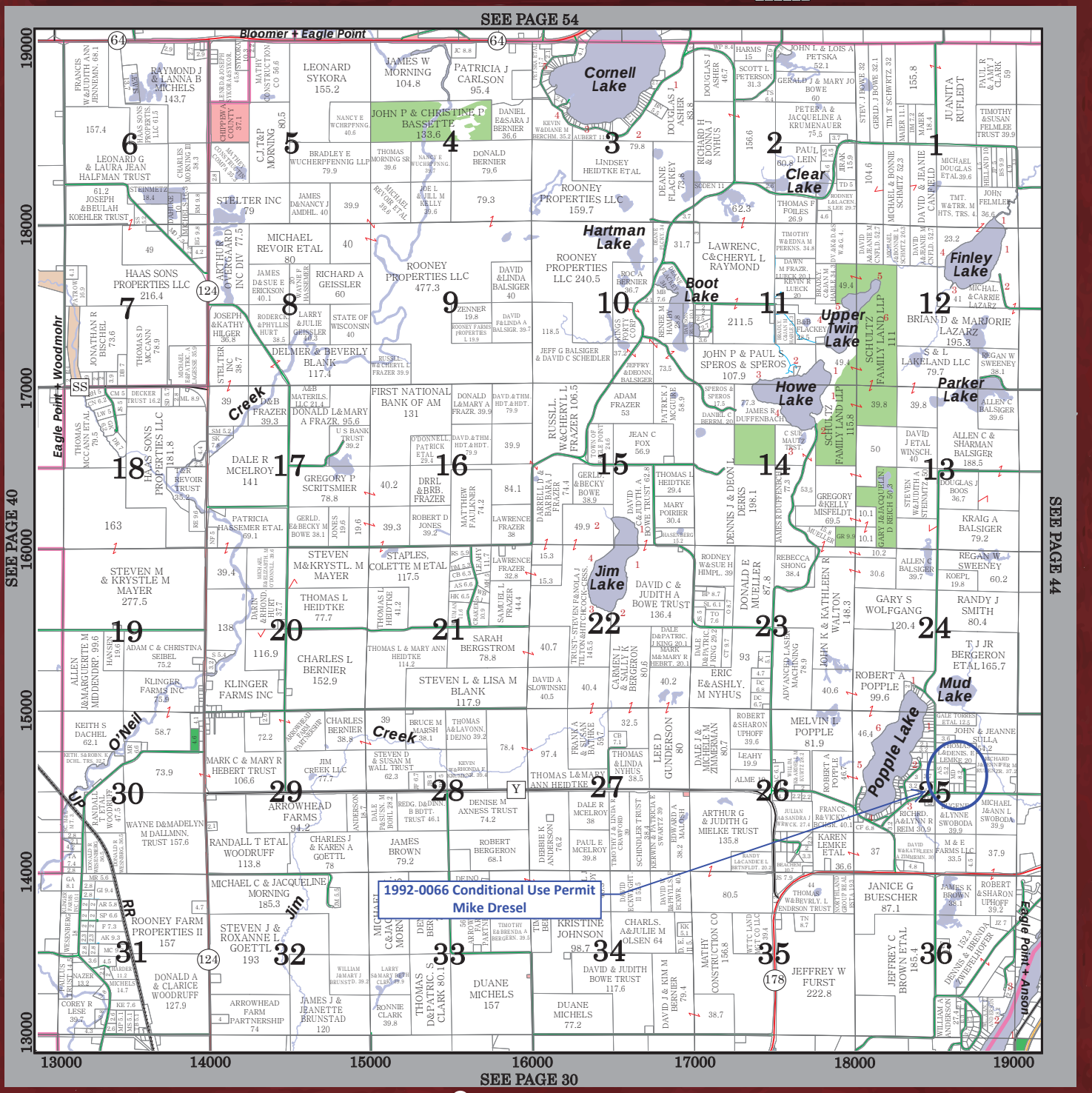
By the Order of the Planning & Zoning Committee.

Lee McIIquham
Planning & Zoning Committee Chair

CC: Mike Sedlacek, 13893 190th St, Chippewa Falls, WI 54729
Land Conservation & Forest Management
File

Attachment: 1992-0066 Dresel - Dresel Pit - PZC Binder (6187 : 1992-0066 - Michael Dresel - CUP)

EAGLE POINT (C), WOODMOHR (E), BLOOMER (SE) T30N R08W



© 2017 Chippewa County, WI
All acreages are computed & rounded to the closest tenth acre, roadways are excluded from totals. All mapping is for reference only and is not intended, or to be used for any legal purpose.

Cornell Flowage

Photo by Adam Johnson

Attachment: 1992-0066 Dresel - Dresel Pit - PZC Binder (6187 : 1992-0066 - Michael Dresel - CUP)

CHIPPEWA COUNTY
DEPARTMENT OF PLANNING & ZONING

• 711 North Bridge Street, Chippewa Falls, WI 54729 • Phone:715.726.7940 • Fax:715.726.4596 • www.co.chippewa.wi.us •

Land Management | Land Planning | Land Records & G.I.S. | POWTS & Wells

Date: February 1, 2021

To: Property Owner(s)

From: Douglas Clary, Director

Re: Public Meetings & Hearing

Dear Property Owner(s):

The Chippewa County Department of Planning & Zoning has received a conditional use petition on a parcel of land that is located either adjacent to or in the vicinity of property owned by you. You are receiving this notice because your property has been determined to be within the legal public hearing notification distance per county and state requirements. I have enclosed a map identifying the location of the parcel associated with this conditional use petition. If you have any questions regarding this conditional use petition, please contact me at (715) 726-7941.

CONDITIONAL USE PETITION #1992-0066
Petitioner: Michael Dresel **Property Owner:** Michael & Debra Dresel
To allow a non-metallic mine in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on Lot 1, Certified Survey Map 3132 located in the SW ¼ of the NE ¼, Section 25, Township 30 North, Range 08 West. Town of Eagle Point.

Eagle Point Plan Commission
The Eagle Point Plan Commission will **REVIEW** this request on **February 8, 2021** at **7:00 PM**, at the Eagle Point Town Hall, 14802 State Highway 124, Chippewa Falls, Wisconsin 54729. The Plan Commission will forward an **ADVISORY** recommendation to the Eagle Point Town Board to approve, disapprove or approve with modification(s) and/or condition(s).

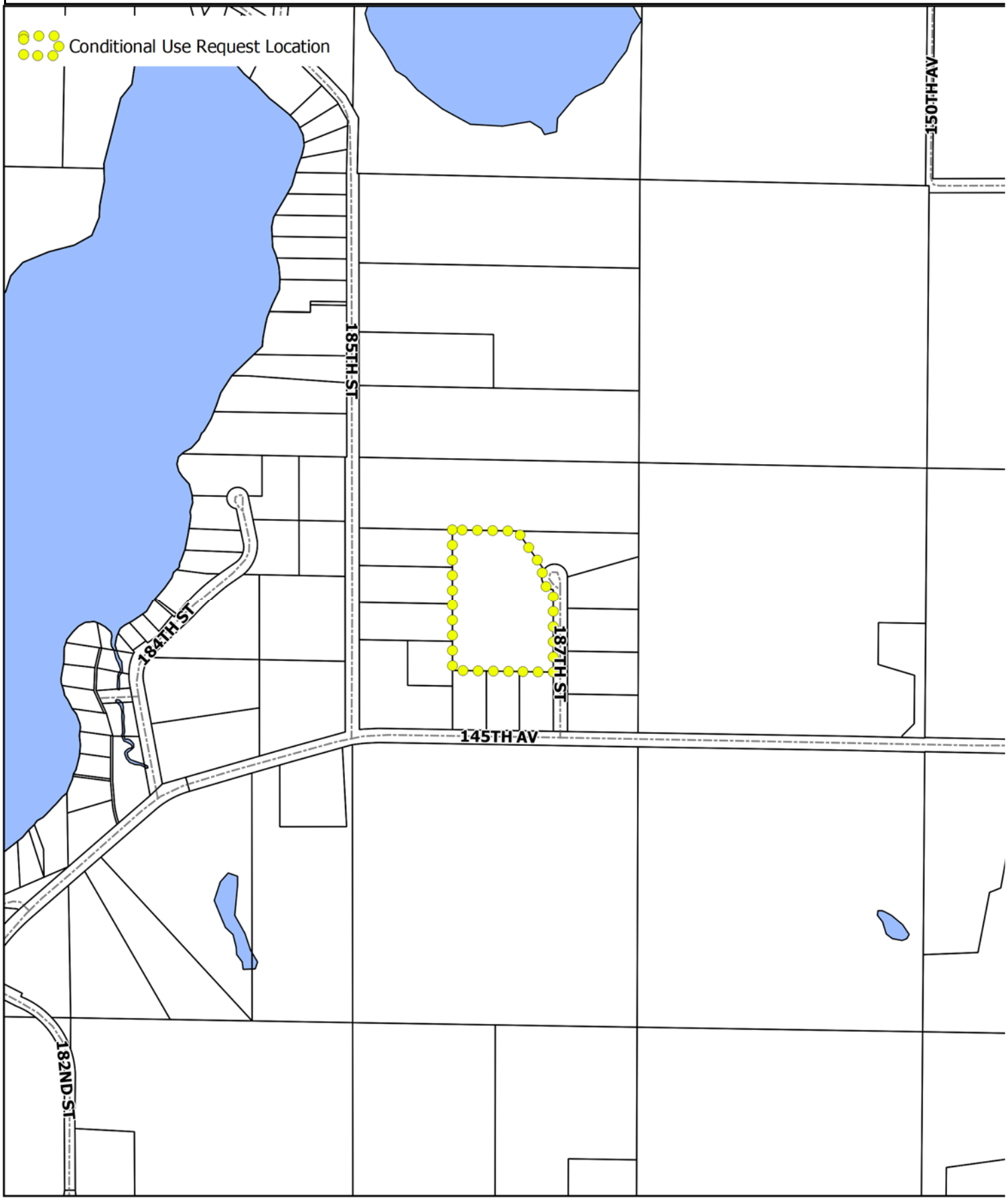
Eagle Point Town Board
The Eagle Point Town Board will **REVIEW** this request on **February 15, 2021** at **7:00 PM,** at the Eagle Point Town Hall, 14802 State Highway 124, Chippewa Falls, Wisconsin 54729. The Town Board will forward an **ADVISORY** recommendation to the Chippewa County Planning & Zoning Committee to approve, disapprove or approve with modification(s) and/or condition(s).

Chippewa County Planning & Zoning Committee
The Chippewa County Planning & Zoning Committee will hold a **PUBLIC HEARING** on **February 18, 2021** at **4:30 PM**. The Committee will make a final determination to approve or disapprove of the conditional use petition.

NOTE: Please consult the individual agendas for each of the meetings in regards to how you can attend the meeting. The agendas will have the procedures for calling into the meeting via a telephone or for personal protection equipment requirements, such as the wearing of face masks, limitations on the maximum number of individuals allowed in the meeting room, etc.

Attachment: 1992-0066 Dresel - Dresel Pit - PZC Binder (6187 : 1992-0066 - Michael Dresel - CUP)

1992-0066 - Dresel (Dresel Pit) - Conditional Use Permit - Location Map



Attachment: 1992-0066 Dresel - Dresel Pit - PZC Binder (6187 : 1992-0066 - Michael Dresel - CUP)

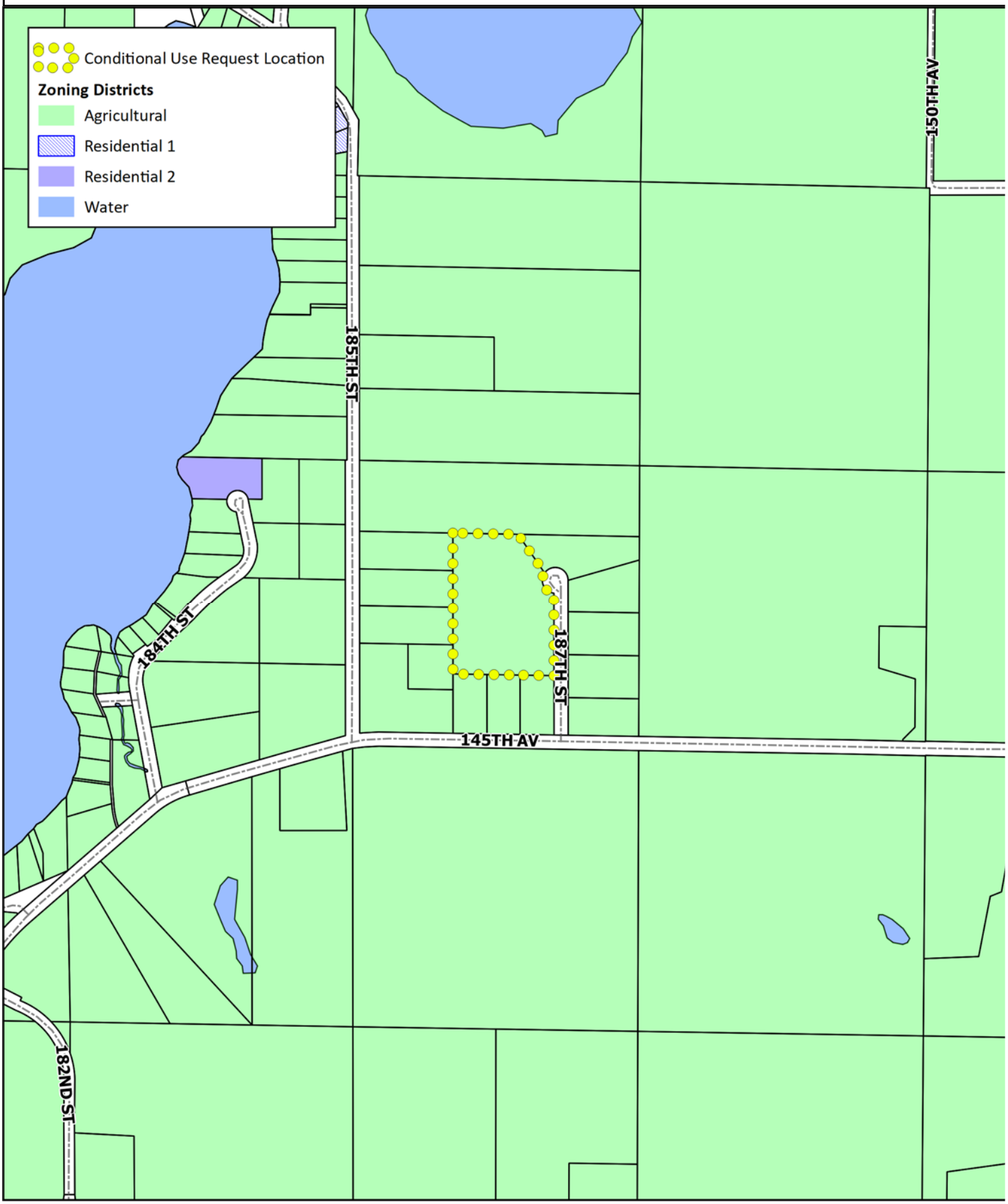
Produced on February 1, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only.

1992-0066 - Dresel (Dresel Pit) - Conditional Use Permit - Aerial (2020)

Attachment: 1992-0066 Dresel - Dresel Pit - PZC Binder (6187 : 1992-0066 - Michael Dresel - CUP)

Produced on February 1, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only.

1992-0066 - Dresel (Dresel Pit) - Conditional Use Permit - Zoning Districts



Produced on February 1, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only

Attachment: 1992-0066 Dresel - Dresel Pit - PZC Binder (6187 : 1992-0066 - Michael Dresel - CUP)

Inital Site Description
Drawing 1.

Mike Dresel Gravel Pit
Eagle Point Township
T30N - R8W - Sec. 25

N
W E
S

200 0 200 400
Feet

- Property Boundaries
- NRCS Wetlands
- DNR Wetlands
- Buildings
- Contour Lines

50' - SETBACK LINE

Note:

Roads, hydrology, topographic contours, and buildings are based on the USGS 1:24000 quadrangles.

Wetland data is based on DNR and NRCS maps which were digitized by Chippewa County in 1992. Mapping conventions may limit adequate depiction of all currently classified wetlands.

All data is approximate and is provided for planning purposes only; more specific needs may require ground verification by appropriate agencies.

* Groundwater Elevation is at ~980'. From the Generalized Water-Table Elevation of Chippewa County, Wi.; I. D. Lippelt, 1988.

Base Map Provided by
Chippewa County
Land Conservation Dept.
Final Plan Developed by Applicant

July 26, 1999

Well
House
Garage
Tom and Denise Lemke
Trees
Jim Holden & Arlene Berrum
Well
House
Shed
overhead Power Lines
Ziwiserman Road
185th St.
Ed Novak
Mike Novak
Well
EXISTING PIT AREA
TOPSOIL
TREES
Richard & Jennifer Rubenzer
Natural Waterway
overhead powerlines and underground phone line
Pit Entrance
145th Ave.
Popple Lake Road
Robert & Sharon Uphoff

DEC
OCT 29 1999

Michael Dresel Pit

5.c.b
Attachment: 1992-0066 Dresel - Dresel Pit - Initial, Operations and Final Maps (1999) (6187 : 1992-0066 - Michael Dresel - CUP)
Packet Pg. 82

Drawing 2. Operations Plan

Mike Dresel Gravel Pit
Eagle Point Township
T30N - R8W - Sec. 25

N
W E
S

200 0 200 400
Feet

- Property Boundaries
- NRCS Wetlands
- DNR Wetlands
- Buildings
- Contour Lines

50' SETBACK LINE

Note:

Roads, hydrology, topographic contours, and buildings are based on the USGS 1:24000 quadrangles.

Wetland data is based on DNR and NRCS maps which were digitized by Chippewa County in 1992. Mapping conventions may limit adequate depiction of all currently classified wetlands.

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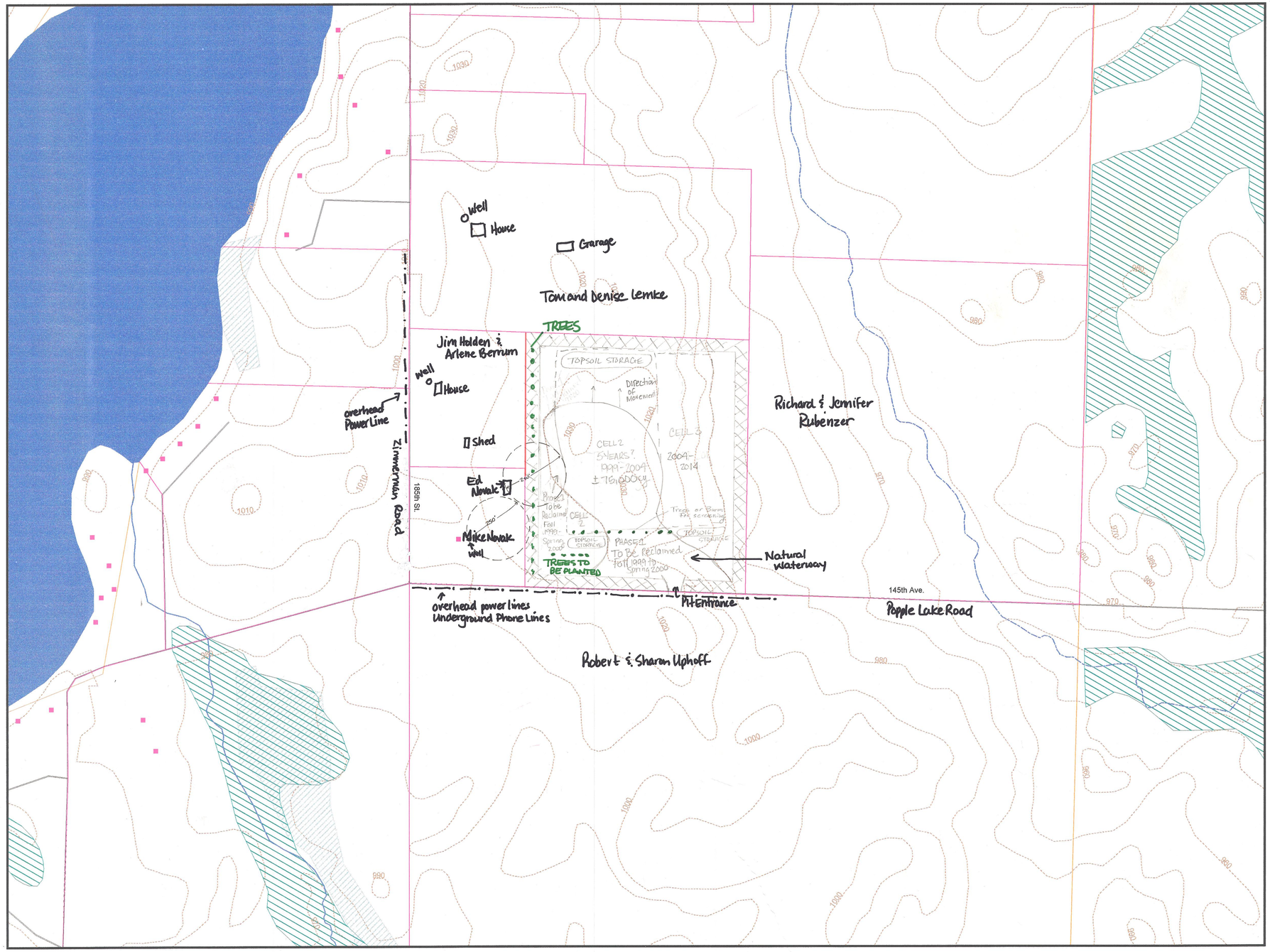
Base Map Provided by
Chippewa County
Land Conservation Dept.
Final Plan Developed by Applicant

July 26, 1999



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OCT 29 1999

Attachment: 1992-0066 Dresel - Dresel Pit - Initial, Operations and Final Maps (1999) (6187 : 1992-0066 - Michael Dresel - CUP)

Drawing 3. Reclamation Plan

Mike Dresel Gravel Pit
Eagle Point Township
T30N - R8W - Sec. 25

N
W E
S

200 0 200 400
Feet

- Property Boundaries
- NRCS Wetlands
- DNR Wetlands
- Buildings
- Contour Lines
- 50' setback

Note:

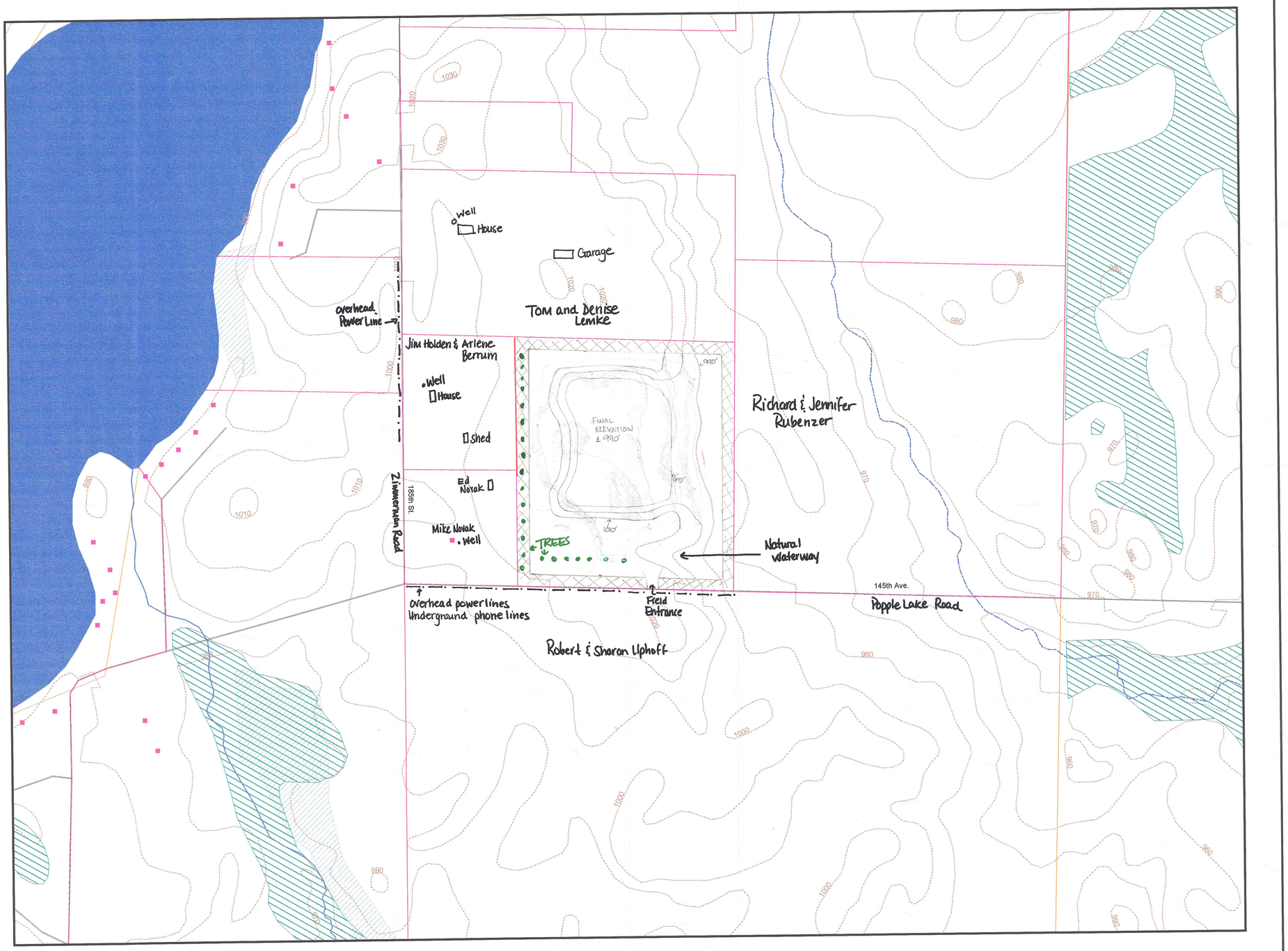
Roads, hydrology, topographic contours, and buildings are based on the USGS 1:24000 quadrangles.

Wetland data is based on DNR and NRCS maps which were digitized by Chippewa County in 1992. Mapping conventions may limit adequate depiction of all currently classified wetlands.

All data is approximate and is provided for planning purposes only; more specific needs may require ground verification by appropriate agencies.

Base Map Provided by
Chippewa County
Land Conservation Dept.
Final Plan Developed by Applicant

July 26, 1999



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Attachment: 1992-0066 Dresel - Dresel Pit - Initial, Operations and Final Maps (1999) (6187 : 1992-0066 - Michael Dresel - CUP)

FILE COPY

Received
OCT 29 1999

Information in Support of a Special Exception Use Permit for the Dresel Pit, in Eagle Point Township, Chippewa County

Prepared for:

Michael Dresel
19161 79th Avenue
Chippewa Falls, Wisconsin 54729

Prepared by:

Red Flint Group, LLC
PO Box 688
Eau Claire, Wisconsin 54702
October 12, 1999

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

SECTION 1.0

Information Supporting a Special Exception Use Permit

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

1.1 INTRODUCTION

Michael Dresel applying for a Special Exception Permit to allow for the operation of an existing sand and gravel pit on his property. The intent of this application is to bring the pit into compliance with Chippewa County Zoning Ordinances. The pit has historically been used by the Stelter, Inc. as a sand and gravel source.

This request encompasses an approximate 20 - acre site of which approximately 15 acres will actually be disturbed during the life of the pit. Approximately 10 acres will be disturbed during the term of this Special Exception Use Permit, however, 4 of the 10 acres will be disturbed due to reclamation.

In view of the fact that: 1) a pit presently exists on the property; 2) significant amounts of sand and gravel exist on the property for the Michael's needs for the next 2 to 10 years; 3) quarrying represents one of the highest and best uses of the property; and 4) the location of the property would allow quarrying to be done in such a manner that land use conflict with surrounding interests would be avoided; Red Flint Group, LLC hereby submits the following data in support of a Special Exception Use Permit application, on behalf of Mr. Dresel.

1.2 LOCATION, OWNERSHIP, AND MANAGEMENT

The Dresel Pit lies in the Southwest Quarter (SW ¼) of the Northeast Quarter (NE ¼) except the North 330', except the South 467' of the West 467' and Except CSM #1482, Eagle Point Township, Chippewa County, Wisconsin and comprises approximately 20 acres. The parcel number for the site is: 23008 – 2513 – 0002 – 0000.

The owners of the Dresel Pit, Michael and Deb Dresel, reside at 19161 79th Avenue, Chippewa Falls, Wisconsin 54729.

The present land use of the area immediately surrounding the existing pit is farmland, pastureland, residential, and quarrying.

Pit activities will be managed by Michael Dresel and the accountability for any and all conditions of mineral extraction are the responsibility of Michael Dresel.

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

EAGLE POINT (NC), BLOOMER (SE), WOODMOHR (E)

T.30N. - R.8W.

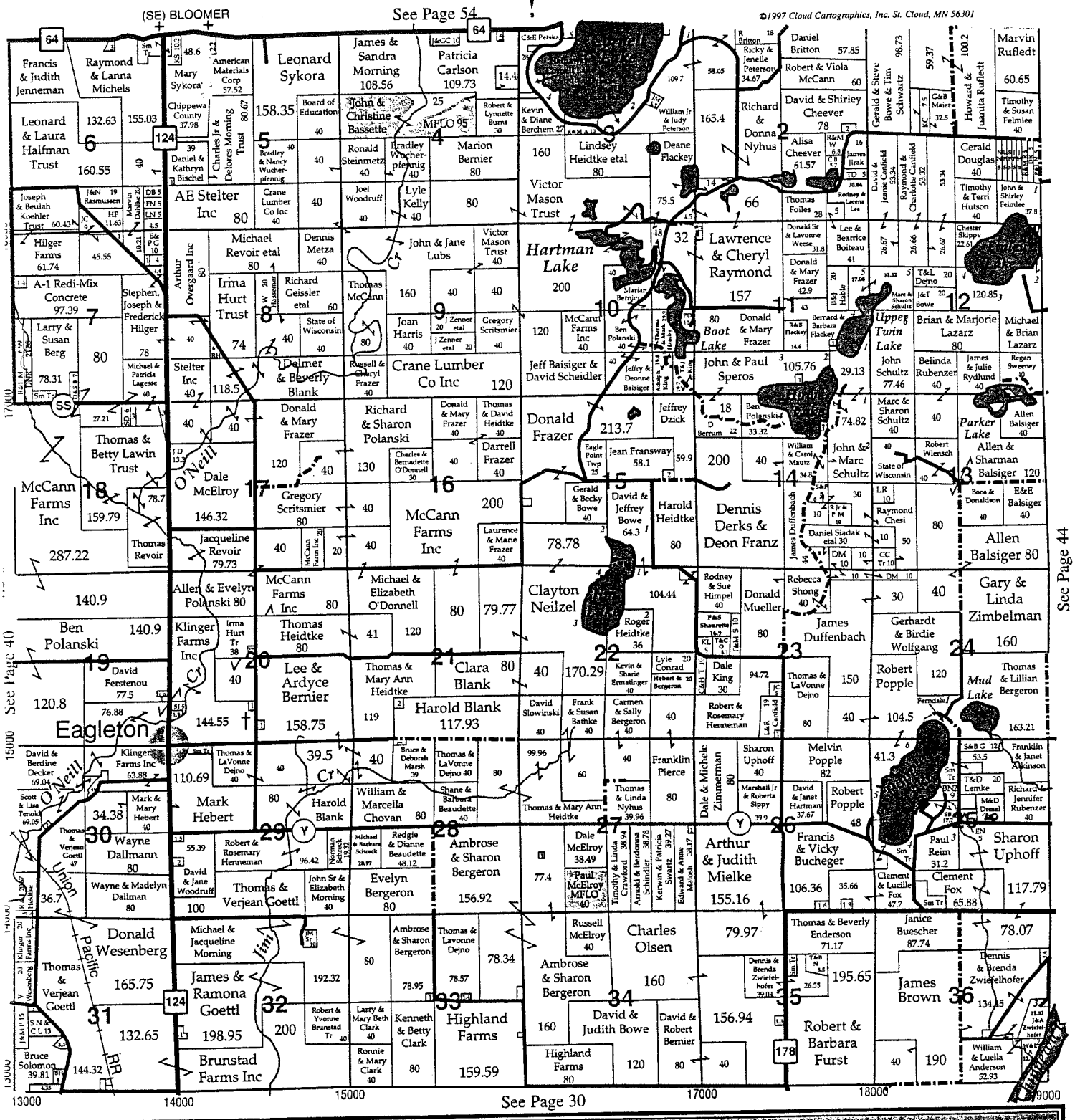


Figure 1. Plat Map Location of the Dresel Pit

MIDWEST TRANSIT INC.
G tal
• (715) 568-1180 •
PO Box 213 • Bloomer, WI 54724

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

1.3 OPERATIONS PLAN

Operations at the site will involve the quarrying of sand and gravel and subsequent crushing and sizing of it into marketable construction aggregate products for Michael's use in his company projects. Michael will also be hauling sand from the pit for projects that do not involve any crushing or processing of the material. Reserves for the Dresel Pit to are expected to last approximately 10 years.

Layout of the past, present and planned pit operations is depicted on the **Existing Conditions/Site Map, Drawing 1** and the **Operations Plan Map, Drawing 2,** and encompasses a total area of approximately 20 acres.

Quarrying operations at the site will consist of several distinctive and progressive stages:

1.3.1 Topsoil and Overburden Removal: The overlying topsoil and unsuitable soil/rock materials will be removed from the minable sand and gravel. These materials are kept separate and placed in temporary stockpiles surrounding the pit for future restoration use. Topsoil and overburden will be seeded to prevent material from eroding according to Wisconsin DOT standard specifications for seeding, Section 630; "Borrow Pits and Waste Areas" seed mix. Please refer to **Appendix D,** for the seed mixtures. Depth of topsoil ranges from approximately 2". The A Horizon and B Horizon of the topsoil will be kept separate, where practical. **All topsoil will be kept on-site for reclamation.** Secondary erosion control measures such as silt fence will be implemented, as needed, while the seed is establishing on the piles. Any existing topsoil piles on – site presently will be saved and used for reclamation.

1.3.2 Processing Operations: Once the topsoil and overburden have been stripped, sand and gravel will then be crushed and sized into construction aggregate products or hauled off site before any processing. Average depth of the resources is approximately 25 feet. Michael plans to excavate into the floor of the existing pit and expanding the pit to the north during the term of this permit. This expansion is labeled Cell 2 on the operations plan. Due to the fluctuating demand for the quarried products that will be produced at the site, portable equipment will be utilized to do any processing. Such equipment will consist of various combinations of crushing and screening units along with supporting equipment such as front end loaders, bulldozers, trucks, conveyors, etc. (See **Appendix A** for a list of equipment used on-site). The site has been divided into three phases, Phase 1 being entirely reclamation.

Mining activity at the pit is normally limited to the spring, summer and fall construction seasons, but sometimes processing operations must be done in the winter to accommodate the early spring construction season. The number of times a crushing plant

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

is in the pit and the duration of each crushing operation is largely dependent on the quantity and type of product being produced. Typically, the crushing plant will be in the pit for one to four weeks per year for one week sessions during the normal March through October construction season. As the demand for aggregates in the area increases, it may be necessary for the crushing plant to remain in the pit for longer periods. The proposed hours of crushing and processing operations at the site are from 7:00 am to 7:00 pm, Monday through Friday. Proposed crushing and processing operations are from 7:00 am to 3:00 pm on Saturdays (on an as-needed basis only). Operation hours may be temporarily extended on a limited basis to meet a particular project deadline. Hauling to and from the site may occur on a more regular basis, however this hauling be on a project – specific need and is not expected to continue for more than a day or two at one time.

Considering the natural topography of the area and that the nearest residence will always be at least 50 feet from the quarrying operations, the perception of disagreeable or uncomfortable noise levels is not anticipated. The pit is located in a lower area where the gravel face helps screen the pit from adjoining property owner's view and hearing. A list of adjoining Property owners is provided in **Appendix B.**
A separation distance of at least 50 feet will remain between the pit operations area and adjoining property lines at all times. Please refer to **Drawing 1, Existing Conditions Plan**.

Because of the varying nature of the aggregate industry, a front-end loader may be placed in the pit as needed.

1.3.3 **Access/Haul Roads:** Access to the pit will be directly from 145th Avenue at an existing driveway location. Please refer to **Drawing 1, Existing Conditions.**

1.3.4 **Miscellaneous:** All fuel storage is above ground and all waste oil and petroleum products are collected and disposed of according to state and federal regulations. The groundwater elevation at the site is approximately 980' according to the "Generalized Water Table Elevation Map of Chippewa County". Michael Dresel does not anticipate digging into the water table during the life of the project.

The pit area will be screened from 145th Street by a topsoil berm that will be constructed during reclamation of Phase 1 during Fall of 1999 to Spring of 2000. The pit is screened from neighbors by the pit face.

No aggregate washing will occur on-site during the term of this permit.

Please refer to Drawing 2, Operations Plan.

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

1.4 Erosion Control and Reclamation

Erosion at the pit is controlled through seeding existing topsoil and overburden piles. Erosion will be monitored to assure no sediment is leaving the site. Areas of the pit that may experience erosion will be protected with erosion bales and/or silt fence. All stormwater will collect at the pit floor and will be internally drained. No off site erosion is anticipated due to the natural topography of the site. While the seeding on the topsoil piles is being established, secondary erosion control measures will be implemented as needed. There is a natural waterway on the south edge of the site that will be protected during the reclamation process. No stormwater is expected to come in contact with the waterway, as all water drains into the pit directly.

A general WPDES Permits is required by the Department of Natural Resources. Because the permits have just become available, the Department is experiencing overwhelming backlog of permits to issue. For this reason, the Department has written a letter explaining that as soon as possible, the permit will be issued but due to the backlog of WPDES permit work, the Department cannot issue the permit as fast as Michael Dresel needs to begin operations at the site. Please refer to **Appendix D.**

Reclamation of the pit will be ongoing as the pit progresses. Phase 1 reclamation will be started in Fall of 1999 and completed by Spring 2000. Due to the small size of the proposed pit and short time frame for the pit to be open, final reclamation may have to take place after the pit operations have been completed. On – going reclamation may make it difficult for Michael to have enough room to operate all of the needed equipment at the pit. The pit area will be cleared of all debris and left in a workmanlike manner prior to completion of reclamation. The materials kept in temporary or permanent stockpiles will be placed on reclaimed areas and shaped to blend with the natural topography and erosion control measures (seeding, silt fences, bale checks, etc.) will be implemented, as needed, until such time as permanent placement, shaping and seeding is possible. Reclamation of the pit consists of putting the topsoil and overburden materials that have been stockpiled around the pit area back into the pit and sloping and shaping with construction grading equipment to blend with the surrounding topography.

Final reclamation will be completed with one year of completion of operations. The final end land use at the site will be pastureland, which was the land use for the property before it was opened as a sand and gravel source.

All slopes in both pit areas will continue to be restored to a 3:1 slope. All final slopes will be at a 3:1 slope.

Seeding and mulching will be done with mixtures as per the Wisconsin Department of Transportation Standard Specifications for Mulching and Seeding, Sections 627 and 630 ("Right-

of-Way" seed mixes), respectively (**Appendix C**). A reclamation plan map of the pit after restoration is shown is **Drawing 3, Reclamation Plan.**

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

SECTION 2.0

Appendix A - Equipment List

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

Appendix A - Equipment List

Processing Operations (all portable equipment):

1-3 crushing units (primary, secondary, and tertiary)
1-2 screening units
1-3 surge bins
1-2 front end loaders
1 bulldozer
1 tool van
1 fuel truck
1-2 conveyors/stackers

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

SECTION 3.0

Appendix B - Adjoining Property Owners

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

Adjoining Property Owners

Ed Novak
18556 145th Avenue
Jim Falls, WI 54748

Mike Novak
18556 145th Avenue
Jim Falls, WI 54748

Jim Holden and Arlene Berrum
14633 185th Avenue
Jim Falls, WI 54748

Tom and Denise Lemke
14771 185th Avenue
Jim Falls, WI 54748

Richard and Jennifer Rubenzer
18961 145th Avenue
Jim Falls, WI 54748

Robert and Sharon Uphoff
14086 STH 178
Chippewa Falls, WI 54729

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

SECTION 4.0

Appendix C - Wisconsin DOT Standard Specification for Mulching and Seeding

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

SECTION 627. MULCHING

627.1 Description. This work shall consist of furnishing, placing and anchoring a mulch cover, usually in connection with seeding, on surfaces of such portions of the roadway as provided by the plans, in the contract, or as designated in the field by the engineer.

627.2 Materials. Mulching material shall consist of any straw or hay in an air-dry condition, wood excelsior fiber, wood chips or other suitable material of a similar nature, as approved by the engineer, which is substantially free of noxious weed seeds and objectionable foreign matter.

Tackifier, if used, must be prequalified by the Department prior to use. Tackifiers shall be selected from the tackifier Product Acceptability List (PAL) developed and maintained by the Department. A copy of the PAL may be obtained from the Bureau of Highway Construction of the Department. A copy of the prequalification procedure for products not on the PAL may be obtained from the same office.

627.3 Construction Methods.

627.3.1 General. Unless otherwise directed, the mulch shall be placed on a given area within three days after the seeding has been completed.

Mulching operations shall not be performed during periods of excessively high winds which would preclude the proper placing of the mulch.

The placed mulch shall be loose or open enough to allow some sunlight to penetrate and air to slowly circulate, but thick enough to shade the ground, conserve soil moisture and prevent or reduce erosion.

The contractor shall maintain the mulched areas and shall repair any areas damaged by wind, erosion, traffic, fire or other causes prior to final or partial acceptance of work under the contract.

627.3.2 Placing. The contractor may elect to perform the work in accordance with either Method A, Method B, or Method C, or a combination thereof, unless a specific method is specified in the contract.

627.3.2.1 Method A. The mulching material shall be uniformly spread over the designated areas to a loose depth of 13 to 38 mm. The specific rate of application, depending on the character of the material, shall be such that the resulting cover conforms to the requirements specified under Subsection 627.3.1. The mulch material from compacted bales shall be well loosened or made fluffy before being spread in place. Unless otherwise directed, mulching operations shall begin at the top of the slopes and proceed downward.

Straw or hay mulch shall be securely anchored by the use of an approved netting sufficiently anchored to the ground with pegs or staples to prevent it from floating as the vegetation grows. In lieu of such anchorage, the mulch may be secured by means of heavy biodegradable twine fastened by pegs or staples to form a grid of from 1.8 to 3 m spacing.

Approved erosion control mats, as listed on the erosion mat PAL, may be used in lieu of separate applications of mulch and netting, but will be paid for at the contract unit price for Mulching only.

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

627.3.2.2 Method B. Straw or hay shall be treated with a tackifier, blown from a machine and uniformly deposited over designated areas in one operation. Straw or hay shall be placed uniformly over the area to a depth of 13 to 25 mm, using 3.4 to 6.7 megagrams of mulch per hectare. Tackifier shall be mixed and placed in accordance with guidelines of the tackifier PAL. Within the above-designated limits, the engineer will determine, on the job, the rate of application of the mulch and the tackifier, and the engineer may vary the rates during mulching operations to produce the desired results. The machine for placing the mulch shall be of an approved type which will blow or eject by constant air stream a controlled amount of mulch and which will introduce into the air stream a spray of tackifier to partially coat the straw or hay, producing a spotty tack sufficient to hold together and retain in place the deposited straw or hay. As an option, the tackifier may be applied as an overspray in a separate operation after placing the straw or hay.

Wood fiber, wood chips or similar material shall be applied with approved blowing machines or other approved methods which will place a controlled amount of mulch uniformly over the area to a depth of 13 to 38 mm. Areas to be mulched with wood chips shall be treated with 0.5 kg of available nitrogen per 100 m^2 of area either prior to or after application of the chips.

Throughout the process, the mulch material shall be fed into the blowing machine to produce a constant and uniform ejection from the discharge spout, operated in a position to produce a mulch of uniform depth and coverage.

627.3.2.3 Method C. The straw or hay mulch shall be uniformly spread over the designated areas to a loose depth of 13 to 38 mm, using 3.4 to 6.7 megagrams of mulch per hectare, by blowing from a machine, as described in Method B, or by other approved methods.

Immediately after spreading, the mulch shall be anchored in the soil by the use of a mulch tiller consisting of a series of dull, flat discs with notched edges. The discs shall be approximately 500 mm in diameter and shall be spaced at about 200 mm centers. The tiller shall be equipped with a ballast compartment to permit adjustment of the mass for depth control.

The mulch shall be impressed in the soil to a depth of approximately 38 to 64 mm in one pass of the tiller traveling longitudinally. Mulch tillers shall not be operated on slopes so steep that damage to the mulch, seedbed or soil occurs. The mulch on such areas shall be anchored by either Method A or Method B. Tractors shall be equipped and operated to minimize the disturbance or displacement of the soil. More than one pass of the tiller may be required to assure adequate anchoring of the mulch.

Method C shall not be used if the mulch cannot be impressed into the soil a minimum of 38 mm.

627.4 Method of Measurement. The item of Mulching will be measured by the square meter or by the megagram as provided in the contract.

When measured by the square meter, the quantity to be measured for payment shall be the number of square meters of surface area on which the mulch has been placed and accepted in accordance with the contract.

When measured by the megagram, the quantity to be measured for payment shall be the number of megagrams of mulch furnished, placed and accepted in accordance with the contract.

Tackifiers or nitrogen used for treating mulch will not be measured for payment but will be considered as subsidiary to and included as a part of the item.

627.5 Basis of Payment. The quantity, measured as provided above, will be paid for at the contract unit price per square meter or per megagram for Mulching, which price shall be full compensation for furnishing all materials, including tackifiers or nitrogen; for all hauling, treating, placing, spreading and anchoring of the mulch material; for maintenance of the work and repair of any damaged areas; and for furnishing all labor, tools, equipment and incidentals necessary to complete the work.

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

SECTION 630. SEEDING

630.1 Description. This work shall consist of preparing seed beds and furnishing and sowing the required seed on slopes, appurtenances and other areas, and on borrow pits and material disposal sites, as shown on the plans or designated in the contract, or as directed to be seeded by the engineer, all in accordance with the requirements of the specifications.

Seeding, Temporary shall consist of the furnishing and sowing of a temporary seed mixture on the slopes and appurtenances of temporary embankments and roadways as shown on the plans, designated in the contract or directed by the engineer.

630.2 Materials.

630.2.1 Seed.

630.2.1.1 General Requirements. All seed shall conform to the requirements of the Wisconsin Statutes and of the Wisconsin Administrative Code Chapter ATCP 20 regarding noxious weed seed content and labeling.

Seed shall not be used on the work later than one year after the test date which appears on the label.

630.2.1.2 Purity and Germination. Seed shall be tested when required in accordance with the methods and procedures used for sampling and analyzing seed for purity, germination and noxious weed seed content as prescribed by the current edition of Rules for Testing Seed, published by the Association of Official Seed Analysts.

630.2.1.3 Inoculation. White Clover, Red Clover, Ladino Clover, Alsike Clover, Alfalfa and Empire Birdsfoot Trefoil species shall be inoculated. Care shall be taken to follow the inoculation instructions which ordinarily accompany such culture purchases. When the seed is applied according to Method B, Subsection 630.3.3.2, seeds requiring inoculation shall be treated with five times the amount of inoculant recommended in the instructions.

Particular care shall be taken to avoid exposure of the culture or inoculated seed to the sunlight, and in no case shall such exposure exceed 1/2 hour.

630.2.1.4 Storage of Seed. Any seed delivered prior to use shall be stored in such a manner that it will be protected from damage by heat, moisture, rodents or other causes. Any previously tested and accepted seed that has become damaged shall be discarded and replaced by the contractor.

630.2.1.5 Seed Mixtures.

630.2.1.5.1 Right of Way.

630.2.1.5.1.1 Permanent.

630.2.1.5.1.1.1 Composition. Seed mixtures for use on the right of way and easements shall, unless otherwise provided, be composed of seeds of the purity, germination and proportions, by mass, as given in the Table of Seed Mixtures.

Seeds shall be of the species and varieties listed below. Where no variety is listed, there will be no restriction on the variety furnished, except as follows: Species composed of pure live seed (PLS) shall contain no named or improved varieties. Pure live seed shall be grown in Wisconsin or northern Illinois, northeastern Iowa or eastern Minnesota. Pure live seed shall be packaged separately by species and clearly labeled.

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

Species	Purity Min. %	Germination min.%	Mixture Proportions, Percent No. 10	No. 20	No. 30	No. 40	No. 50	No. 60	No. 70
Kentucky Bluegrass	85	80	40	6	10	35			
Red Fescue	97	85	25		30	20			
Hard Fescue	97	85		24	25	20			10
Tall Fescue	98	85		40					25
Salt Grass	98	85			10				
Redtop	92	85	5						
Timothy	98	90						12	
Little Bluestem		PLS*							15
Sideoats Grama		PLS*							15
Canada Wild Rye		PLS*						12	5
Perennial Ryegrass	97	90	20	30					30
Improved Fine Perennial Ryegrass	96	85			15	25			
Annual Ryegrass	97	90						35	
Alsike Clover	97	90						4	
Red Clover	98	90						4	
White Clover	95	90	10						
Birdsfoot Trefoil	95	80			10		100		
Japenese Millet	97	85						8	
Annual Oats*	98	90						25	

* Substitute winter wheat for annual oats in fall plantings started after September 1.

630.2.1.5.1.1.2 Mixture to be Used. The selection of the seed mixture or mixtures for use on the project shall meet with the approval of the engineer, and unless otherwise provided in the contract, shall be in accordance with the following:

Seed Mixture No. 10 is intended for use on projects where average loam, heavy clay or moist soils predominate.

Seed Mixture No. 20 is intended for use on projects where light, dry, well-drained, sandy or gravelly soils predominate and shall be used for all high cut and fill slopes (generally exceeding 1.8 to 2.4 m), except where No. 70 is used.

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

Species Common Name	Species Botanical Name	Acceptable Varieties
Kentucky Bluegrass	Poa pratensis	
Red Fescue	Festuca rubra	Creeping
Hard Fescue	Festuca ovina var. duriuscula	Improved
Tall Fescue	Festuca arundinacea	Improved turf type
Salt Grass	Puccinella distans	Fult's
Redtop	Agrostis alba	
Timothy	Phleum pratense	
Little Bluestem*	Andropogon scoparius	
Sideoats Grama*	Bouteloua curtipendula	
Canada Wild Rye*	Elymus canadensis	
Perennial Ryegrass	Lolium perenne	
Perennial Ryegrass	Lolium perenne	Improved Fine
Annual Ryegrass	Lolium multiflorum	
Alsike Clover	Trifolium hybridum	
Red Clover	Trifolium pratense	
White Clover	Trifolium repens	
Birdsfoot Trefoil	Lotus corniculatus	Empire
Japanese Millet	Echinochola crusgalli var. frumentacea	
Annual Oats	Avena sativa	
Alfalfa	Medicago sativa	
Bromegrass	Bromus inermis	
Orchardgrass	Dactylis glomerata	
Ladino Clover	Trifolium repens	Ladino
	var. latum	
Agricultural Rye	Secale cereale	
Winter Wheat	Triticum aestivum	

*Pure Live Seed

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

Seed Mixture No. 10 or No. 20 shall be used on all ditches, inslopes, median areas and low fills, except where Seed Mixture No. 30 or No. 70 is used.

Seed Mixture No. 30 is intended for use on medians and on slopes or ditches generally within 4.5 m of the shoulder where a salt-tolerant turf is desired.

Seed Mixture No. 40 shall be used in urban or other areas where a lawn type turf is desired.

Seed Mixture No. 50 is designed to produce in conjunction with Seed Mixture No. 20 a suitable ground cover on slopes steeper than 1:3 where sterile soil and erosive conditions preclude the establishment of normal turf. Seed Mixture No. 50 shall be used only on areas designated in the contract or by the engineer.

Seed Mixture No. 60 shall be used only on areas designated in the contract or by the engineer. It is to be used as a cover seeding for newly graded wet areas or as a nurse crop for specified wetland seed mixtures. It is not to be applied to inundated areas.

Seed Mixture No. 70 shall be used only on areas designated in the contract or by the engineer. It is to be used on slopes and upland areas having well drained soils where dry, droughty conditions are likely to exist.

630.2.1.5.1.2 Temporary. Temporary seed mixture for use with the item of Seeding, Temporary shall conform to the requirements of Subsection 630.2.1.5.2.1. Oats shall be used in spring and summer plantings. Winter wheat or rye shall be used for fall plantings started after September 1.

630.2.1.5.2 Borrow Pits and Material Disposal Sites.

630.2.1.5.2.1 Composition. Seed mixtures for seeding borrow pits, and material disposal sites beyond the right of way, shall conform to the requirements of Seed Mixture No. 10 or No. 20 of Subsection 630.2.1.5.1.1, or be a Borrow Pit Mixture composed of seeds of the species, purity, germination and proportions, by mass as given below:

Species	Min. % Purity	Min. % Germination
Permanent		
Alfalfa	98	90
Bromegrass	85	85
Orchardgrass	80	85
Timothy	98	90
Red Clover	98	90
Alsike Clover	97	90
Ladino Clover	95	90
Kentucky Bluegrass	85	80
Birdsfoot Trefoil	95	80
Temporary		
Annual Oats	98	90
Agricultural Rye	97	85
Winter Wheat	95	90

The Borrow Pit Mixture shall be composed, by mass, of 60 percent temporary species seeds and 40 percent permanent species seeds.

The temporary component shall be composed of any combination of temporary seeds listed in the foregoing table.

The permanent component shall be composed of seeds of not more than four of the permanent species listed in the foregoing table in any combination.

630.3 Construction Methods.

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

630.3.1 General. Seeding, except Nos. 60 and 70 Mixtures, when not protected with a mulch cover, shall be done at such time of the year, except during midsummer, when temperature and moisture conditions are suitable for work of this nature.

Seeding, except Nos. 60 and 70 Mixtures, when performed in conjunction with Mulching as specified in Section 627, may be done at any time when permitted by the engineer.

Seeding of Nos. 60 and 70 Mixtures may be done at any time during the growing season when soil conditions are suitable except between July 15 and October 15, unless otherwise permitted by the engineer.

Seed Mixture No. 50 may be applied together with Seed Mixture No. 20, or be used to overseed Mixture No. 20 when necessary.

Seeding shall be done with the selected seed mixture sown at the specified rate.

630.3.2 Preparation of Seed Bed. Grading, shouldering, topsoiling and fertilizing items, when part of the work under the contract, shall be completed before permanent seeding, except that when equipment designed for the purpose is used, the fertilizer and seed mixture may be placed in one operation.

The area to be seeded shall be worked with discs, harrows or other appropriate equipment until a reasonably even and loose seed bed is obtained immediately in advance of the seeding. Topsoil shall be placed in accordance with Subsection 625.3.3.

630.3.3 Sowing. The method of sowing shall be selected from either Method A or Method B described below. The selected method will be approved by the engineer.

630.3.3.1 Method A. The selected seed mixture shall be sown by means of equipment adapted to the purpose, or it may be scattered uniformly over the areas to be seeded, and lightly raked or dragged to cover the seed with approximately 6 mm of soil. After seeding, the areas shall be lightly rolled or compacted by means of suitable equipment, preferably of the cultipacker type when in the judgment of the engineer the seedbed is either too loose or contains clods which would reduce the germination of the seed. Slopes steeper than 1:3 need not be rolled.

Scattering seed by hand shall be done only with satisfactory hand seeders and only at such times when the air is sufficiently quiet to prevent seeds from blowing away.

630.3.3.2 Method B. Upon the prepared seed bed, the seed shall be sown or spread by means of a stream or spray of water under pressure operated from an approved type of machine designed for that purpose. The selected seed mixture and water shall be placed into a tank, provided within the machine, in sufficient quantities that when the contents of the tank are sprayed on a given area the seed will be uniformly spread at the required rate of application. During the process the contents of the tank shall be kept stirred or agitated to provide uniform distribution of the seed. The contents of the tank shall be emptied within one hour after the seed is added to the tank. Seed which is allowed to remain mixed with the water for longer than one hour will be rejected. Dragging or rolling will not be required.

630.3.3.3 Borrow Pits and Material Disposal Sites. Borrow pits, and material disposal sites off the right of way, shall be seeded with the selected seed mixture permitted in Subsection 630.2.1.5.2.1. Selection of such seed mixture shall be made in consultation with the landowner or the landowner's agent. If the landowner does not want the pit or material disposal site seeded or seeded with any of the permitted mixtures, no payment will be made for fertilization or seeding of such areas.

630.3.3.4 Seeding Rates.

630.3.3.4.1 Right-of-Way. The sowing rate for seeds in kilograms per 100 m^2 of area shall be as follows:

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

Seed Mixture No. 10 at 1.0 kg
Seed Mixture No. 20 at [illegible] kg
Seed Mixture No. 30 at 1.0 kg
Seed Mixture No. 40 at 1.0 kg
Seed Mixture No. 50 at 0.2 kg
Seed Mixture No. 60 at 0.5 kg (equivalent)*
Seed Mixture No. 70 at 1.5 kg (equivalent)*
Seeding, Temporary at 1.5 kg

*The actual seeding rate for Seed Mixture No. 60 and Seed Mixture No. 70 shall be determined by multiplying the equivalent rate of seeding for each of these mixtures by the sum of the unadjusted and adjusted percentages of the various species in the seed mixtures as sown.

The unadjusted percentage shall be the minimum percent of purity and germination specified in the Table of Seed Mixtures contained in Subsection 630.2.1.5.1.1.1 for the applicable species.

The adjusted percentage shall be obtained for each of the PLS species by dividing the specified percentage of such species by the product of the percent of purity and the percent of germination for each of the PLS species as delivered.

630.3.3.4.2 Borrow Pits and Material Disposal Areas. Seed mixtures specified in Subsection 630.2.1.5.2.1 for seeding borrow pits, and material disposal off the right of way, shall be sown at the following rates per kilogram per 100 m^2 of area:

Seed Mixture No. 10 at 1.0 kg
Seed Mixture No. 20 at 1.0 kg
Seed Mixture No. 30 at 1.0 kg
Borrow Pit Mixture at 0.8 kg

630.4 Method of Measurement.

630.4.1 General. Measurement will be based on net masses of seed shipments or on quantities weighed on approved scales furnished by the contractor.

Deductions will be made for any quantities wasted or not actually incorporated in the work in accordance with the contract.

630.4.2 Seeding and Seeding, Temporary. The items of Seeding, (Mixture) and Seeding, Temporary will be measured by the kilogram. The quantity to be measured for payment shall be the actual number of kilograms of seed furnished and sown in accordance with the contract, within the limits of such work designated on the plans, or in the contract or as ordered by the engineer.

The equivalent kilograms of seed furnished and applied shall be determined by dividing the actual kilograms of seed applied by the sum of the unadjusted and adjusted percentages of the various species in the seed mixture sown.

The unadjusted and adjusted percentages shall be the percentages described in Subsection 630.3.3.4.1.

630.5 Basis of Payment.

630.5.1 Seeding. This item, measured as provided above, will be paid for at the contract unit price per kilogram for Seeding, (Mixture Number), which price shall be full compensation for furnishing, handling and storing all seed; for furnishing the required culture and inoculating seed as specified; for preparing the seed bed, sowing, covering and firming the seed; and for all labor, tools, equipment and incidentals necessary to complete the work.

630.5.2 Seeding, Temporary. This item, measured as provided above, will be paid for at the contract unit price per kilogram for Seeding, Temporary, which price shall be full compensation for furnishing, handling and storing the seed; for preparing the seed bed, sowing, covering and firming the seed; and for all labor, tools, equipment and incidentals necessary to complete the work.

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

SECTION 5.0

Appendix D - Wisconsin DNR Letter Discussion Erosion Control Permits

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Tommy G. Thompson, Governor
George E. Meyer, Secretary
Scott A. Humrickhouse, Regional Director

West Central Region Headquarters
1300 W. Clairemont Avenue
PO Box 4001
Eau Claire, Wisconsin 54702-4001
Telephone 715-839-3700
FAX 715-839-6076
TDD 715-839-2786

August 12, 1999

Mr. Mike Dressel
19161 79th Ave.
Chippewa Falls, WI 54729

SUBJECT: Wastewater Permits for Gravel Pits: "Jack Delter Pit"
Location:, Chippewa County

Dear Mr Dressel:

As per our recent conversation I would like to advise you of the status of wastewater permits for quarrying of sand and gravel. The Department has prepared a comprehensive wastewater General Permit that will include stormwater, washing, and dewatering operations. The quarrying industry representatives have indicated a preference for this type of permit. The permit was recently issued but is not available for distribution at this point.
In order to be considered in compliance with the wastewater requirements you should submit a wastewater permit application. A blank copy is enclosed. I will proceed to forward a copy of the appropriate General Permit when it is ultimately ready for distribution.

Thank you for your cooperation. Please feel free to contact me with any questions or comments.

Sincerely:

Steve Thon PE
Environmental Engineer
Lower Chippewa Basin
(715) 839-3776

cc:
Holzer-WCR

T. Bauman-WT/2

Dave Nashold, Chippewa County LCD, Courthouse, 711 N. Bridge St., Chippewa Falls, WI 54729

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

WISCONSIN DEPARTMENT OF NATURAL RESOURCES
WPDES GENERAL PERMIT PROGRAM
WASTEWATER DISCHARGE INFORMATION SUMMARY
(Revision Date - March 28, 1991)

Please print or type requested information (except for the signature).

1. General facility information.

A. Name of Facility Michael Dresel Pit
(Full official, legal name of the facility)

B. Mail Address 19161 79th Avenue; Chippewa falls, Wisconsin 54759
(Number and Street, Box and/or Route, City, State, Zip Code)

C. Location Address 145th Street; Jim Falls, Wisconsin
(Number and Street, City, Town or Village) or (Highway or road with distance and direction from nearest city)

D. County Chippewa County

E. Agent's Name _____ Title _____ Telephone Number (___)_____
(Agent at this address who can answer questions regarding this form)

F. Official Representative's Name Michael Dresel Title President
(Official representative signing this form if he/she is located at the facility, see item No. 18)

2. Parent company or organization, if any, with direct control over facility.

A. Company Name _____
(Full official, legal name of the parent company)

B. Mail Address _____
(Number and Street, Box and/or Route, City, State, Zip Code)

C. Official Representative's Name _____ Title _____
(Official representative signing this application if he/she is located at this address, see item No. 18.)

3. Check here ☐ if it is planned that present discharges will be continued. No present or planned discharges

4. The principal business or activity of the facility resulting in discharge is (be specific) (include SIC codes if known):
There are no discharges planned at this site.

5. A. Are wastewaters (including cooling waters) discharged to a land disposal system: Yes ☐ No ☒

If yes, enter type of system Not applicable and
(e.g. unsealed settling pond, absorption pond, earthen lagoon, field spreading, spray irrigation, septic tanks sytem, etc.)

location of land disposal system Not applicable
(Use quarter, quarter, section, town, range description and nearest road intersection)

Size of system The proposed pit will be approximately 6 acres
(Acres)

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

B. Are wastewaters (including cooling water) discharged to surface waters: Yes ☐ No ☒

If yes, identify the lake, stream or tributary which receives the wastewater discharge:

_____

C. Attach a line drawing (to scale) showing the water flow through the facility, the points of discharge, and the treatment facilities. Indicate if the discharge is direct or via a storm sewer or other conveyance. Estimate the approximate distance to the receiving waters. For all land disposal systems, identify the system as a discharge point to groundwaters. For absorption ponds and unsealed settling ponds and other land disposal systems that have an overflow discharge, identify the seepage to groundwater as one discharge point and any overflow from the pond to surface waters as a second discharge point. Number all discharge points and sampling points on the drawing. For stormwater runoff, washwater, and other overland flows, be sure to show the drainage patterns. Indicate the paved and non-paved areas including the dimensions and total surface of the areas.

6. Provide information on all wastewater discharges other than to publicly owned treatment works (POTW) via sanitary sewers. Describe the wastewater type such as boiler blowdown, ion exchange wastewater, noncontact cooling water, stormwater, washwater, cooling tower blowdown, condensate, etc. and the source such as air compressor, refrigeration unit, furnace, degreasers, etc. For each discharge point, identify if the discharge is to groundwater or surface water. Include discharge volumes for each discharge point, including discharges to groundwater.

Discharge Point Number Corresponding to attached drawing	Wastewater Type and Source Description	Type of Treatment and Percent Treated	Volume of Discharge, per operating day (gal./day)		Maximum Discharge Temperature °F
			Average	Maximum	
	There is no wastewater discharge from the site.				

Note: If discharge flows and/or temperatures are significantly different during summer or winter conditions, make separate entries above such as Outfall 001 (summer) and Outfall 001 (winter). Make a special note if discharge only occurs during summer. (Summer conditions include the months of May through October.)

7. Are any of the discharges listed above regulated by a WPDES permit other than that referred to in the cover letter accompanying this form? If so, specify which discharges and list the WPDES permit number.

8. Do you have any reason to believe that any of the discharges listed above in #6 may contain oil, heavy metals, PCB's or other substances as a result of your facility operations? Yes ☐ No ☐

If yes, provide a description of substances, the wastewater stream, and outfall: _____

_____

9. Are water treatment additives used in any cooling water and/or boiler makeup water discharged? Yes ☐ No ☒

If yes, attach copies of MSDS sheets and indicate the chemical supplier's name, product commercial name and product number, and quantity added per frequency of use (gal./day, lbs./week, etc.):

Cooling water additives: _____

Boiler makeup water additives: _____

Indicate if cooling tower blowdown is continuous or intermittent: _____

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

10. Show ☐ average daily production or ☒ use of raw material (check which is used):

A. On an annual basis maximum 10,000 cubic yards (specify units used)

B. For a maximum month approximately 500 cubic yards (use same units)

C. Principal products or services are fill material and road gravel

11. Check here ☐ if discharges occur all year, or check the months in which they normally occur:

☐ Jan., ☐ Feb., ☐ Mar., ☐ April, ☐ May, ☐ June, ☐ July, ☐ Aug., ☐ Sept., ☐ Oct., ☐ Nov., ☐ Dec.

12. Enter the number of days per week when such discharges normally occur none - pit is self drained days per week.

13. Enter the percent of normal operations under 8 hr/day x 8-16 hrs/day _____ 16-24 hrs/day _____.

14. Number of employes 1 normally, and 1 maximum.

15. Sanitary wastes and process wastes not described in numbers 5 or 6, are disposed of: (check which)

	Sanitary Waste	Process Waste	
A.	☐	☐	in a septic tank system and/or subsurface absorption system.
B.	☐	☐	in a privately owned treatment system owned by you or others identify _____
C.	☐	☐	in a publicly owned system operated by _____
D.	☐	☐	by other means. Describe: _____

E. Summarize types of wastes (i.e. boiler blowdown, cooling tower blowdown, domestic, etc.) discharged to the sanitary sewer. NO waste material is processed at this site.

16. Have any of the presently permitted discharge outfalls been discontinued or abandoned, or is it planned that they will be in the future? If so, attach an explanation identifying any such outfalls by number and the expected date of discontinuation or abandonment.

Yes ☐ No ☐ There are no outfalls on site

17. Do any plans exist to significantly change the quantity or quality of any of the discharges listed in no.6 above?

Yes ☐ No ☒ If yes, attach a brief summary of the planned changes and the effects on the discharge(s).

18. This form must be signed by the official representative of the facility who is: the owner, the sole proprietor for a sole proprietorship, a general partner for a partnership, or an executive officer of at least the level of vice president for a corporation, having overall responsibility for the operation of the facility.

Michael Dresel
Typed or Printed Name of Official Representative

President
Title

Michael Dresel
Signature of Official Representative

Oct 12-99
Date Signed

(715) 723-1255
Telephone Number

NOTE: If you do not return this form we will not be able to continue to permit your discharge. Wastewater discharge without a WPDES permit or misrepresentation of any information required by this form is a violation of ch. 147, Wis. Stats., which may be subject to enforcement by the Wisconsin Department of Justice.

v:\perm\ww9wwdis.beb

Attachment: 1992-0066 Dresel - Dresel Pit - NR135 Narrative - Eagle Point (6187 : 1992-0066 - Michael Dresel - CUP)

Dresel Mine Inspection #2001-57 09/04/2020

1

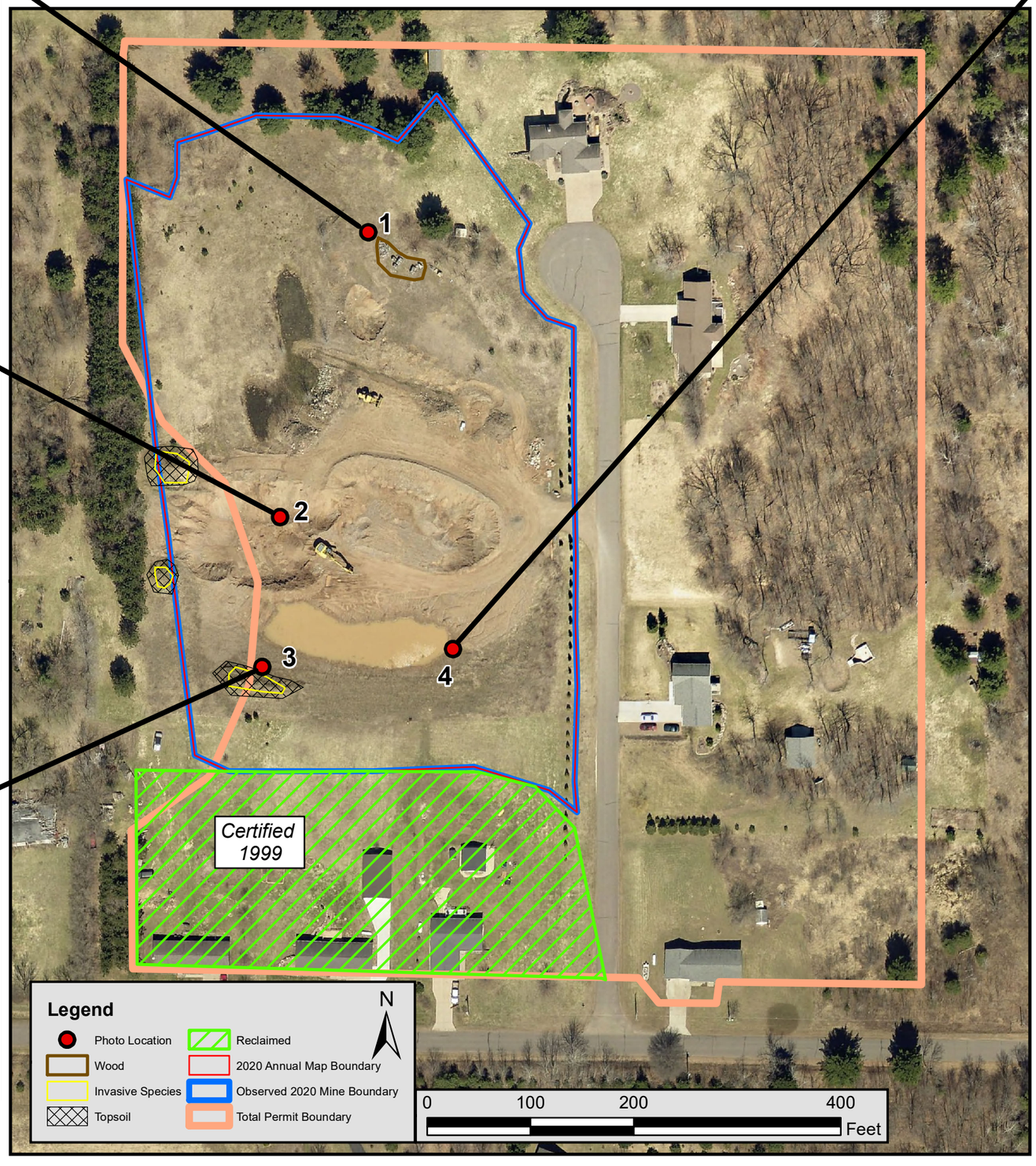
LOOKING SOUTHEAST AT STOCKPILED WOOD.

2

LOOKING EAST AT EQUIPMENT NEAR ERODING DROPOFF.

3

LOOKING SOUTH AT INVASIVE THISTLE DOMINANT ON SOIL BERM.



4

LOOKING WEST AT STORMWATER POND.

Inspection Overview

Recommended Action

Mow the vegetated areas between June 1st and July 15th to control annual invasive species. Continue mowing until reclamation certification is achieved.

Spot spray invasive thistle and other broadleaf invasive plants with 2,4-D between September 20th and October 10th.

Post permanent signage on all topsoil and subsoil stockpiles.

Corrective Action

Regrade slopes to 3:1 and seed topsoil berms according to the Wisconsin DOT standard specifications for seeding, Section 630 “Borrow Pits and Waste Areas” seed mix before June 1, 2021.

Post Mining Land Use

Conservation/Ecological – Grassland Prairie

Conservation/Ecological – Shallow Ponded

Note: See final site map for land use locations.

09/04/2020

Chippewa County
“Stewardship for Sustainability”
Land Conservation and Forest Management

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Photobase: 2020

Attachment: Dresel_LCFM Inspection Form & Map (2020) (6187 : 1992-0066 - Michael Dresel - CUP)

CHIPPEWA COUNTY
DEPARTMENT OF LAND CONSERVATION & FOREST MANAGEMENT
NONMETALLIC MINING COMPLIANCE/RECLAMATION INSPECTION FORM

Date: 09/04/2020 Site Name: Michael Dresel Mine
Owner: Michael Dresel Permit Number: 2001-57
Operator: Michael Dresel Reviewer: KJC, KGZ
Location: SW¼ of NE¼, Section 25, T 30 N, R 08 W

SUMMARY OF REVIEW

1. Type of Material Mined: ☒Sand & Gravel ☐Bedrock ☐Other _____
2. Total Permitted Area: 15 Acres Within Total Mine Boundary? ☐Yes ☒No
3. Active Mine Area: 5.5 Acres Change from 2019? ☐Yes ☒No
4. In Progress Reclamation: 0 Acres
5. Certified Reclaimed Area: 1.9 Acres Change from 2019? ☐Yes ☒No
6. Topsoil Stockpile: Mapped ☒Yes☐No Seeded ☐Yes☒No Managed ☐Yes☒No
7. Surface Water or Wetland Impacts: ☐Yes ☒No

   Offsite Discharge ☐Yes☒No Erosion ☐Yes ☒No Sediment Deposition ☐Yes ☒No

   Notes:

8. Financial Assurance Type: ☐Bond ☒Letter of Credit ☐Escrow
9. Financial Assurance Amount: ☒Adequate ☐Inadequate
   Current Amount $ 22,000 Amount Required $ 22,000
10. Waste Registration: ☒Yes ☐No
11. Waste on Site: ☐Asphalt ___ CY ☐Concrete ___ CY
    ☒Wood 10 CY ☒Other: Brick 2 CY

    Notes:

12. Invasive Species: Present ☒Yes ☐No Mapped ☒Yes ☐No
    a. Perennial ☒Yes ☐No Annual ☐Yes ☐No
    b. Grass ☐Yes ☐No Broad Leaf ☒Yes ☐No
13. Post Mining Land Use

    Conservation/Ecological – Grassland Prairie
    Conservation/Ecological – Shallow Ponded

Attachment: Dresel_LCFM Inspection Form & Map (2020) (6187 : 1992-0066 - Michael Dresel - CUP)

FINDINGS

☐ Compliance with nonmetallic mine reclamation permit.

☒ The following items were noted on site and require attention by the operator.

"Information in Support of a Special Exception Use Permit for the Dresel Pit, in Eagle Point Township" States:

> "Topsoil and overburden will be seeded to prevent material from eroding according to Wisconsin DOT standard specifications for seeding, Section 630; 'Borrow Pits and Waste Areas' seed mix."

Mike Dresel has not seeded topsoil berms according to the Wisconsin DOT standard specifications for seeding, Section 630 "Borrow Pits and Waste Areas" seed mix.

Corrective Action: Regrade slopes to 3:1 and seed topsoil berms according to the Wisconsin DOT standard specifications for seeding, Section 630 "Borrow Pits and Waste Areas" seed mix before June 1, 2021.

Recommended actions:

1. Mow the vegetated areas between June 1st and July 15th to control annual invasive species. Continue mowing until reclamation certification is achieved.

2. Spot spray invasive thistle and other broadleaf invasive plants with 2,4-D between September 20th and October 10th.

3. Post permanent signage on all topsoil and subsoil stockpiles.

H:\ADMIN\CO_REGS\MINES\NR135\FORMS\INSPECTION\NMM_Inspection_Form_2019.docx

Attachment: Dresel_LCFM Inspection Form & Map (2020) (6187 : 1992-0066 - Michael Dresel - CUP)

STATEMENT OF EXPLANATION
2004-0010 STELTER INC (MORNING EAST PIT) CONDITIONAL USE PERMIT - TOWN OF EAGLE POINT - DOUG CLARY

To allow a non-metallic mine (Morning East Pit) in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on a parcel, located in the SW 1/4 of the NW 1/4 and the NE 1/4 of the SE 1/4, Section 05, Township 30 North, Range 08 West. Town of Eagle Point. Physical Address: 18253 State Highway 124.

APPEAL NUMBER: 2004-0010
APPEAL DATE: 02-18-2021

CONDITIONAL USE REQUEST
Chippewa County Planning & Zoning Committee

The undersigned applicants state the following points of consideration/acknowledgement:

(1) Ryan Stelter of Stelter Inc. is requesting a **Conditional Use Permit be granted which will allow a non-metallic mine (~~Hwy 124 Pit~~) in accordance with Section 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance**, on the following parcels of land:

a. Charles & Kathy Morning Trust Etal, 13951 State Hwy 64, Bloomer, Wisconsin 54724
(Parcel #: 23008-0024-000000001)
b. Charles & Kathy Morning Trust Etal, 13951 State Hwy 64, Bloomer, Wisconsin 54724
(Parcel #: 23008-0531-00000000)

(2) That these parcels are located within the **Agricultural** District.

(3) That Conditional Use Permit 2004-0010 was renewed on May 27, 2010 with an expiration date of 05-27-2014.

(4) They are requesting the Chippewa County Planning & Zoning Committee grant a Conditional Use Permit for the project as shown on submitted documents with the same conditions and restrictions as approved in 2010.

(5) That all attached information or any additional requested information is true, accurate and completed to the best of their knowledge. And that the Planning & Zoning Committee considers it all as part of the application.

(6) We or our designated representative will have an opportunity to present to the committee in favor of this request.

(7) We have the authority to allow the Planning & Zoning Department staff and/or committee access to the property to conduct necessary inspections related to the request.

(8) We understand that we cannot direct any written communication about this application to a member of the Planning & Zoning Committee unless we also file a copy with the Department of Planning & Zoning and direct additional copies to each person who has registered an interest in this application.

(9) We also understand that if we or our designated representative fails to appear in front of the Planning & Zoning Committee during the **February 18, 2021** public hearing our request may be **DENIED** and/or additional republication fees may be required.

Signed: _____ Date: 12-28-20
Ryan Stelter, Agent

Please sign and return by January 4, 2021 utilizing one of the following:

Mailing Address: Chippewa County Department of Planning and Zoning 711 N. Bridge Street Chippewa Falls, Wisconsin 54729	**Email Address:** dclary@co.chippewa.wi.us **Fax Number:** (715) 726-4596

Attachment: 2004-0010 Stelter Inc - Morning East Pit - PZC Binder (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

CHIPPEWA COUNTY – PLANNING & ZONING COMMITTEE
NOTICE OF ACTION

Conditional Use Permit Renewal
for a Non-Metallic Mine

APPEAL NUMBER: # 2004-010
RENEWAL DATE: 05-25-2010
EXPIRATION DATE: 05-27-2014

LAND OWNER(S):
Charles Morning III Etal, 18186 St Hwy 124, Bloomer, Wisconsin 54724.

OPERATOR:
Ryan Stelter Agent, Stelter Inc, 15331 St Hwy 124, Bloomer, WI 54724

Dear Mr. Morning & Mr. Stelter,

On May 25th, 2010, the Planning & Zoning Committee considered your request for a Conditional Use Permit Renewal, which would allow for extraction of natural minerals and resources in the Agricultural District pursuant to 70-71(b)(2)c. The land associated with this particular conditional use permit is located in the SE ¼ of the NW ¼ and the NE ¼ of the SW ¼, Section 05, Town 30, Range 08. Physical Address: State Highway 124. Town of Eagle Point.

DECISION:
The Planning & Zoning Committee has **GRANTED** the conditional use permit renewal with the following conditions:

1. Activities to be in compliance with WDNR WPDES Permit.
2. Permit will allow activities in areas labeled cell 1 & 2.
3. No discharge of water to be allowed from this site.
4. Hours of operation will be Monday through Friday 6:00 a.m. to 9:00 p.m. Saturdays 6:00 a.m. to 3:00 p.m. No Sundays or Holidays. All other hours to be brought before the Planning & Zoning Committee for special approval.
5. Allow onsite storage of demolition asphalt and concrete for recycling purposes only. Burying of asphalt or concrete is prohibited.
6. This is a 4 year permit, no off-site hauling of material following permit expiration and in case of revocation. Permit to expire May 27, 2014.
7. Operator to follow: 1) All provisions of Chippewa County Non-Metallic Mining Reclamation Ordinance and 2) Wisconsin Administrative Rule NR 135.
8. Activities to be conducted in compliance with the approved Reclamation Plan, Plan Sheets and Narrative Report dated January 28, 2004..
9. It shall be the responsibility of the landowner and/or lease holder to keep all permits current.
10. Sig n by entrance stating pit owner and operator as well as hours of operation.
11. Entrance/e xit to pit to be allowed from the existing Stelter Inc mine to the south only.
12. Maintai n 100 foot mining separation from the onsite wetlands.
13. Mini ng is allowed to the shared property line between Morning and the Chippewa County land. (The SW ¼ of the NW ¼, Section 5, Township 30N, Range 08W only.)

A complete record of the hearing and the decision of the Planning & Zoning Committee are available for inspection in the Chippewa County Planning & Zoning Department, Room 009, 711 N. Bridge Street, Chippewa Falls, Wisconsin. Information can be reviewed and/or requested between the hours of 8:00 a.m. and 4:30 p.m., Monday through Friday, excluding Holidays.

Attachment: 2004-0010 Stelter Inc - Morning East Pit - PZC Binder (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

REVOCATION OF PERMIT

If any condition of the permit is violated or if the use is substantially detrimental to persons or property in the neighborhood, the Planning & Zoning Committee shall hold a public hearing on the revocation of this permit. If, upon finding of facts, any material condition of the permit has been violated or if the character and quality of the area has been substantially and adversely affected by the continuation of the activities as allowed under the conditional use permit, the Planning & Zoning Committee may revoke and/or modify the conditional use permit. The Planning & Zoning Committee thereafter shall direct Corporation Counsel to initiate such legal actions as are necessary to ensure compliance with the Chippewa County Shoreland Ordinance.

In the event of revocation or termination, the conditional use permit will be determined to be void and the property shall be governed thereafter by the rules of the zoning district to which the property is zoned or any other applicable ordinances at the time of the revocation or termination.

LAPSE OF PERMIT

The conditional use permit shall lapse and is void six (6) months after approval by the Planning & Zoning Committee unless the activities to the property as described in the permit are implemented.

WRIT OF CERTIORARI

Any person or persons jointly or severally aggrieved by this decision of the Planning & Zoning Committee or any taxpayer, or any officer, department, board or bureau of the County, may commence an action in the circuit court for writ of certiorari to review the legality of such decision.

Dated this 1st day of **June, 2010.**

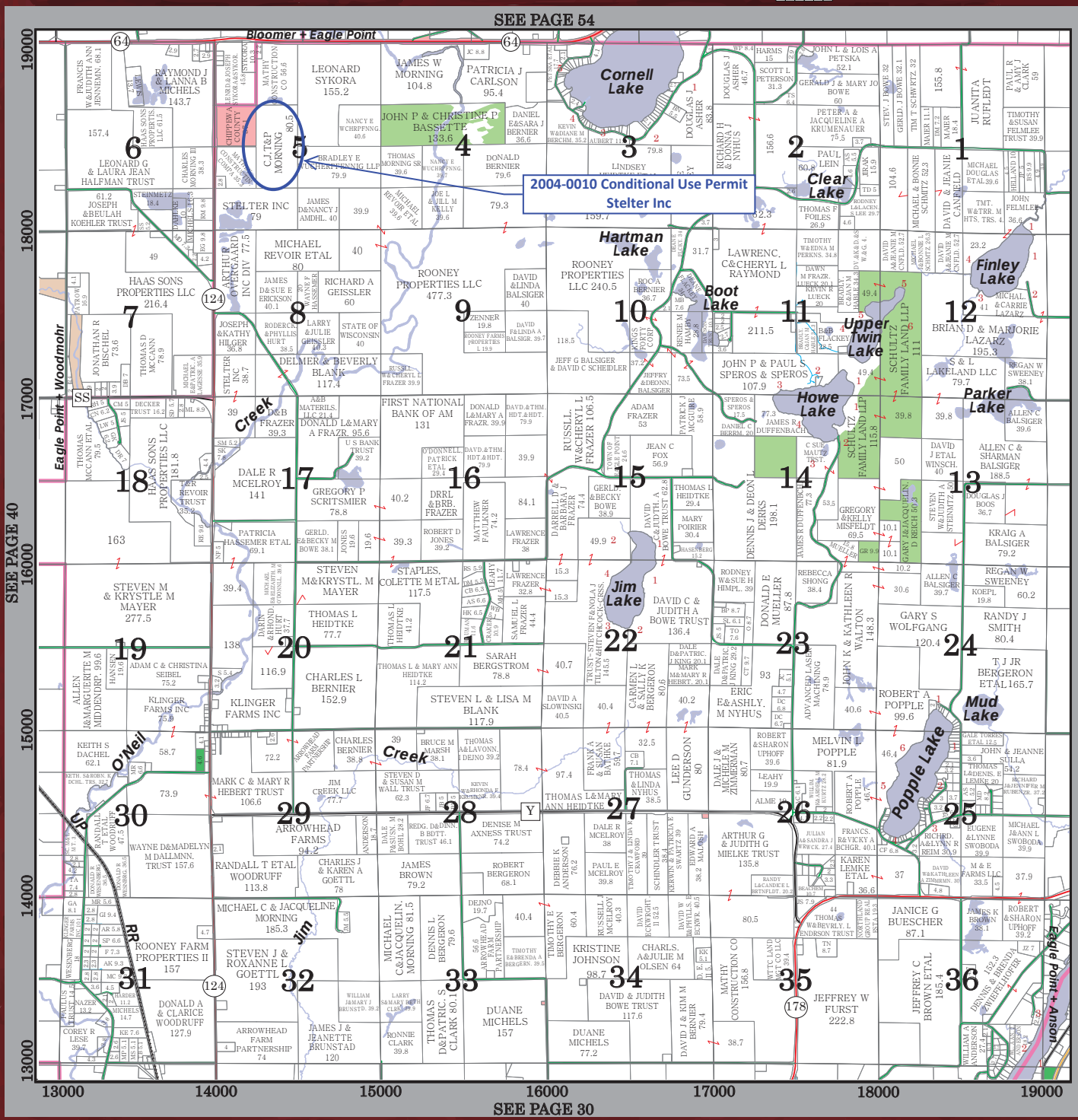
By the Order of the Planning & Zoning Committee.

Lee McIlquham
Planning & Zoning Committee Chair

CC: Michael Sedlacek, Eagle Point Town Chair, 13893 190th Street, Chippewa Falls, Wisconsin 54729
File
Land Conservation & Forest Management Dept.

Attachment: 2004-0010 Stelter Inc - Morning East Pit - PZC Binder (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

EAGLE POINT (C), WOODMOHR (E), BLOOMER (SE) T30N R08W



© 2017 Chippewa County, WI
All acreages are computed & rounded to the closest tenth acre, roadways are excluded from totals. All mapping is for reference only and is not intended, or to be used for any legal purpose.

Attachment: 2004-0010 Stelter Inc - Morning East Pit - PZC Binder (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

CHIPPEWA COUNTY
DEPARTMENT OF PLANNING & ZONING

• 711 North Bridge Street, Chippewa Falls, WI 54729 • Phone:715.726.7940 • Fax:715.726.4596 • www.co.chippewa.wi.us •

Land Management | Land Planning | Land Records & G.I.S. | POWTS & Wells

Date: February 1, 2021

To: Property Owner(s)

From: Douglas Clary, Director

Re: Public Meetings & Hearing

Dear Property Owner(s):

The Chippewa County Department of Planning & Zoning has received a conditional use petition on parcels of land that are located either adjacent to or in the vicinity of property owned by you. You are receiving this notice because your property has been determined to be within the legal public hearing notification distance per county and state requirements. I have enclosed a map identifying the location of the parcels associated with this conditional use petition. If you have any questions regarding this conditional use petition, please contact me at (715) 726-7941.

CONDITIONAL USE PETITION #2004-0010
Petitioner: Stelter Inc/Ryan Stelter Agent **Property Owner:** Karen M Schick Trust
To allow a non-metallic mine (Morning East Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on a parcel, located in the SW ¼ of the NW ¼ and the NE ¼ of the SE ¼, Section 05, Township 30 North, Range 08 West. Town of Eagle Point. Physical Address: 18253 State Highway 124.

Eagle Point Plan Commission
The Eagle Point Plan Commission will **REVIEW** this request on **February 8, 2021** at **7:00 PM**, at the Eagle Point Town Hall, 14802 State Highway 124, Chippewa Falls, Wisconsin 54729. The Plan Commission will forward an **ADVISORY** recommendation to the Eagle Point Town Board to approve, disapprove or approve with modification(s) and/or condition(s).

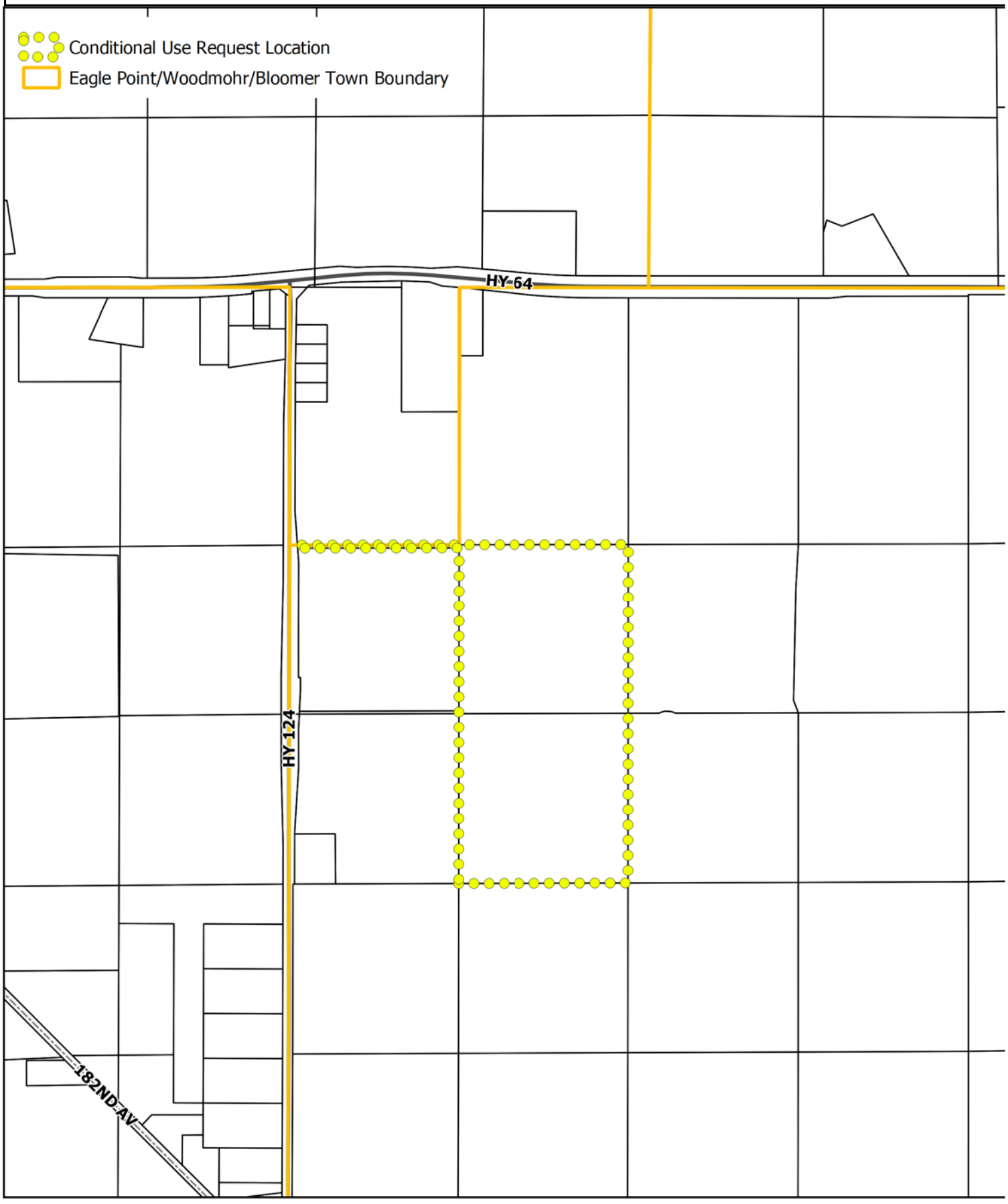
Eagle Point Town Board
The Eagle Point Town Board will **REVIEW** this request on **February 15, 2021** at **7:00 PM,** at the Eagle Point Town Hall, 14802 State Highway 124, Chippewa Falls, Wisconsin 54729. The Town Board will forward an **ADVISORY** recommendation to the Chippewa County Planning & Zoning Committee to approve, disapprove or approve with modification(s) and/or condition(s).

Chippewa County Planning & Zoning Committee
The Chippewa County Planning & Zoning Committee will hold a **PUBLIC HEARING** on **February 18, 2021** at **4:30 PM**. The Committee will make a final determination to approve or disapprove of the conditional use petition.

NOTE: Please consult the individual agendas for each of the meetings in regards to how you can attend the meeting. The agendas will have the procedures for calling into the meeting via a telephone or for personal protection equipment requirements, such as the wearing of face masks, limitations on the maximum number of individuals allowed in the meeting room, etc.

Attachment: 2004-0010 Stelter Inc - Morning East Pit - PZC Binder (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

2004-0010 Stelter Inc (Morning East Pit) - Conditional Use Permit - Location Map



Attachment: 2004-0010 Stelter Inc - Morning East Pit - PZC Binder (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

Produced on February 1, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only.

2004-0010 Stelter Inc (Morning East Pit) - Conditional Use Permit - Aerial (2020)

Attachment: 2004-0010 Stelter Inc - Morning East Pit - PZC Binder (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

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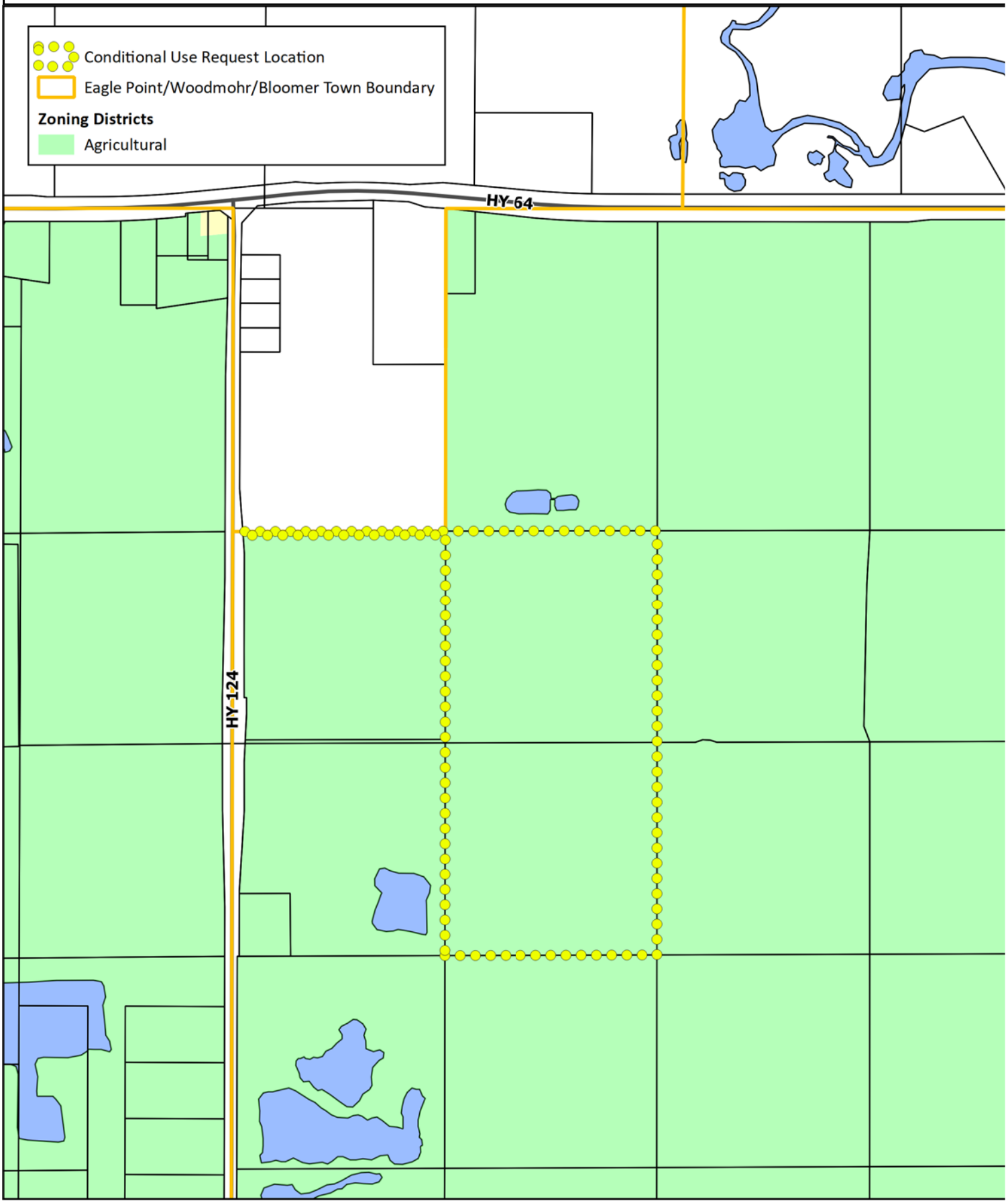
2004-0010 Stelter Inc (Morning East Pit) - Conditional Use Permit - Zoning Districts



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Attachment: 2004-0010 Stelter Inc - Morning East Pit - PZC Binder (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

Initial Site

N

200 0 200 400
Feet
1" = 200'

- Site Property Boundary
- Parcel Boundaries
- NRCS Wetlands
- DNR Wetlands
- Hydric Soils
- Contour Lines
- Buildings
- Wells
- Roads
- Lakes
- Streams
- Drainageways

Note:

Roads, hydrology, topographic contours, and buildings are based on the USGS 1:24000 quadrangles.

Wetland data is based on DNR and NRCS maps which were digitized by Chippewa County in 1992. Mapping conventions may limit adequate depiction of all currently classified wetlands. Hydric soils data is based on NRCS digital soil maps obtained from the USDA in 1999.

All data is approximate and is provided for planning purposes only; more specific needs may require ground verification by appropriate agencies.

Chippewa County
Land Conservation Dept.

April 17, 2003

W - Well

Gravel Pit Maps

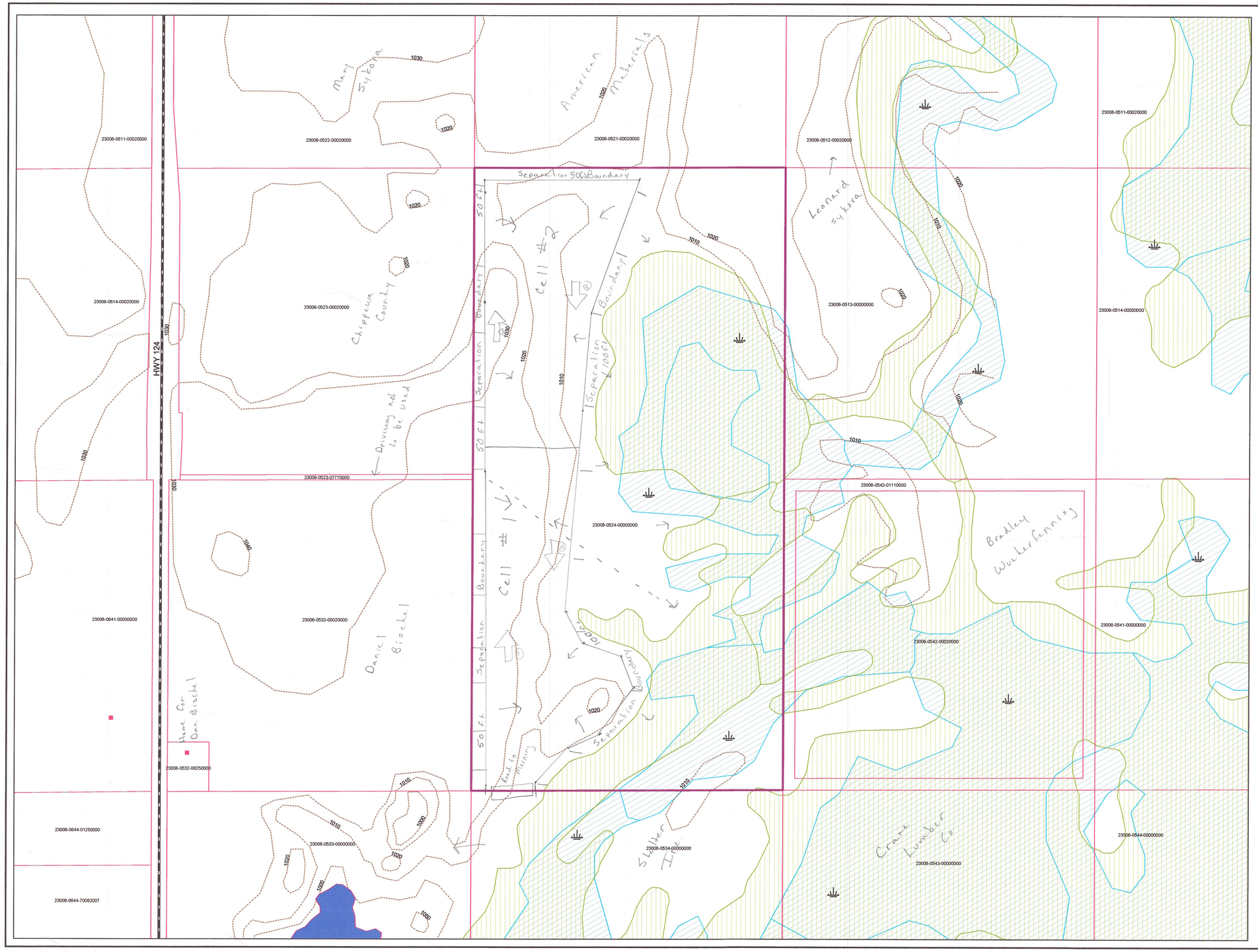
Path: H:\LANDOWNR\MORN_TRS\GRAVEL\SITE_GIS\BASEMAP

OWNER:	Charles Morning
OPERATOR:	Stelter Inc.
PERMIT HOLDER:	Stelter Inc.
DATE DRAWN:	2-4-04
LOCATION:	__ 1/4 of __ 1/4 of Sec 5, T 30 N, R 8 W

Initial Site

Attachment: 2004-0010 Stelter Inc - Morning East Pit - Initial, Operations and Final Maps (2004) (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

Site Operations



N

200 0 200 400

Feet

1" = 200'

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- Parcel Boundaries
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- Driveway to Flamberau Trail

Chippewa County
Land Conservation Dept.

April 17, 2003

- Topsoil - Berm
- Water Flow
- Aboveground
- Underground

RECEIVED
MAR - 4 2004

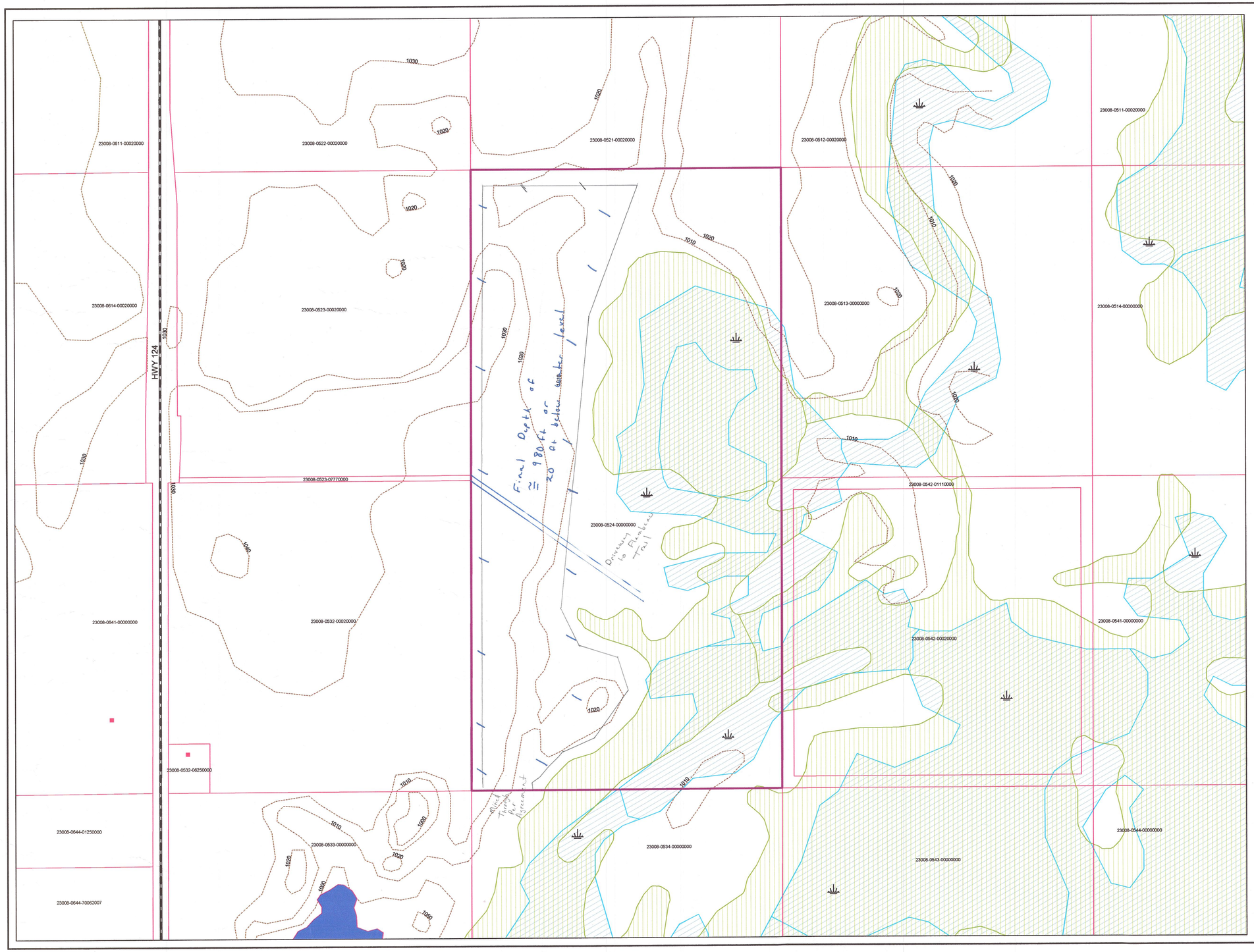
Gravel Pit Maps

Path: H:\LANDOWNR\MORN_TRS\GRAVEL\SITE_GIS\BASEMAP

OWNER:	Charles Morning
OPERATOR:	Skelter Inc
PERMIT HOLDER:	Skelter Inc
DATE DRAWN:	2-4-04
LOCATION:	__ 1/4 of __ 1/4 of Sec 5, T 30 N, R 8 W

Attachment: 2004-0010 Stelter Inc - Morning East Pit - Initial, Operations and Final Maps (2004) (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

Final Site Plan



N

200 0 200 400
Feet

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- Site Property Boundary
- Parcel Boundaries
- NRCS Wetlands
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Chippewa County
Land Conservation Dept.

April 17, 2003

1 - 3 to 1 Slope

RECEIVED MAR - 4 2004

Gravel Pit Maps

Path: H:\LANDOWNR\MORN_TRS\GRAVEL\SITE_GIS\BASEMAP

OWNER:	CHARLES MORNINK
OPERATOR:	STELTER, INC
PERMIT HOLDER:	STELTER INC
DATE DRAWN:	2-4-2004
LOCATION:	__ 1/4 of __ 1/4 of Sec 5, T 30 N, R 8 W

Attachment: 2004-0010 Stelter Inc - Morning East Pit - Initial, Operations and Final Maps (2004) (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

Stelter Incorporated Morning Pit Permit Request 1-28-04

Supporting Information for Initial Site Description

1. Owner: Charles A. and Delores C. Morning
   18186 State Hwy. 124
   Bloomer, WI 54724
   Operator: Stelter Inc.
   15331 State Highway 124
   Bloomer, WI 54724

2. See attached Lease Agreement dated May 5, 2003

3. Section 5 T.30N. – R.8W.
   Tax Parcel Numbers: 23008-0524-00000000
   23008-0531-00000000

4. Dan Bischel
   18259 State Hwy. 124
   Bloomer, WI 54724

   Stelter Inc.
   15331 State Hwy. 124
   Bloomer, WI 54724

   Mary Sykora
   Bloomer, WI 54724

   Leonard Sykora
   Bloomer, WI 54724

RECEIVED
APR - 2 2004
LCD

Attachment: 2004-0010 Stelter Inc - Morning East Pit - NR135 Narrative - Eagle Point (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

Brad Wucherfenning
4454 125th
Chippewa Falls, WI 54729

Mathy Construction
Onalaska, WI

American Materials
Eau Claire, WI

Chippewa County Hwy. Dept.
Chippewa Falls, WI 54729

Crane Lumber Co. Inc.
Chippewa Falls, WI 54729

5. Soil Thicknesses:
A Horizon is black dirt and is approximately 12-15 inches
B Horizon is clay and is approximately 18-24 inches

Description of Site Operation

1. Materials to be included are gravel, sand, and fill.

2. Extraction includes using a loader, hydraulic excavator and dragline crane to take gravel from the land and feed it into a primary breaker. Then the breaker feeds a secondary crusher and then it is put into stockpiles by a stacker conveyor. Dump trucks or haul trucks will be the means of taking the material from the site. No washing or other forms of production will happen on site.

3. Cell 1 or Southern Portion = 13 acres
362,000 cubic yards above water
200,000 cubic yards below water

Cell 2 or Northern Portion = 12 acres
420,000 cubic yards above water
142,500 cubic yards below water
Permit Period or 2 Years = 300,000 cubic yards
Full Life of Mine= Estimated 1,125,000 cubic yards or 25 acres

4. Site is to be internally drained with no offsite drainage.

Attachment: 2004-0010 Stelter Inc - Morning East Pit - NR135 Narrative - Eagle Point (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

5. Stormwater permit is applied for with the WDNR

6. Erosion permits are included in the Stormwater permit.

7. Topsoil will be stripped and stockpiled progressively to obtain gravel and sand. Stripping will be done when it is necessary to proceed with mining. Topsoil will then be seeded to prevent any loss of material. Reclamation activities to include the stockpiling and conservation of topsoil for future use after mining is complete. A berm will be utilized to stockpile topsoil until it is needed for reclamation. This berm will be placed along both the West and East boundaries of the site inside the 50 ft. separation boundary on the West and the 100 ft. separation boundary on the East. On the East Side or the wetland side the berm will be within the 50 ft. nearest to the pit and the other 50 ft. will remain a clear buffer. This berm will have no greater a slope of 3 to 1. It will consist of the A horizon being stockpiled first and then the B horizon being stockpiled inside the A horizon so that the B horizon may be placed first when reclaiming.

8. The sequence of progression through the cell boundaries are as follows.
   1. Cell #1 to include everything above water
   2. Cell #2 to include everything above water
   3. Cell #2 to include everything below water
   4. Cell #1 to include everything below water

9. **Within Permit Period:** Would like Cell #1 and Cell #2 to be permitted. The berm will be used to store both the A and B horizons. The A horizon is to be stripped and placed in berms with conservative measures and some B horizon will also be used as part of the berm. Excavation to include gravel crushing and sand extraction.

   Within Cell #1: Excavation to include gravel crushing and sand extraction. Topsoil to be stripped and stockpiled. The life of this cell is to be about 6 years. Areas in this cell are not likely to be reclaimed until the other cells are finished because travel through and the use of the cell for stockpiles will be needed.. They will be sloped to no more

Attachment: 2004-0010 Stelter Inc - Morning East Pit - NR135 Narrative - Eagle Point (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

than a 3 to 1 and seeded down with the proper mixture of number 20 at the rate of 3 pounds per 1000 square feet. Cell #1 is approximately 13 acres.

Within Cell #2: Topsoil will continue to be stripped and stockpiled. Leveling of the mine floor will commence and slopes will begin to take shape wherever feasible. Excavation to include gravel crushing and sand extraction. Cell #2 has a life span of about 4 years. After this time it the site will almost be totally reclaimed due to the fact that we will be digging below the water table. Cell #2 is approximately 12 acres.

Within Site Life: Slopes will be set up to standards and topsoil will be put back on site from the stockpiles. The slopes will be seeded and if necessary any other means of keeping the topsoil from eroding will be taken. Excavation will include gravel crushing until supply has dissipated and sand will also be extracted until dissipated. The floor of the mine will be about 20 feet below the water table. The current depth of the water table is 995 ft. +/- 3 ft. according to field observation and confirmed with the Generalized Water-Table-Elevation of Chippewa County, WI maps. The slopes will be of a 3 to 1 ratio or flatter unless the slopes have already been designated like along the south end of the pit. The site has a life span of about 8-10 years. After this time and whenever feasible during the mine life reclamation activities will be onging. The work hours during the mine life are crushing from 6am-5:30pm (NO Sundays or Holidays) and hauling from 6am-9pm (NO Sundays or Holidays).

Description of Final Reclamation Measures

1. All structures to be removed. Driveway will remain for use on the property. The final drainage pattern of the site will be that it will internally drain. Berms will be used to construct the correct slopes in the mine for final reclamation standards. An uneven pattern to sloping into the water will be kept whenever feasible. A driveway will cross the remaining pond so it can be used by the Morning Family to reach the Flambeau Trail. Mulching will be used on any

Attachment: 2004-0010 Stelter Inc - Morning East Pit - NR135 Narrative - Eagle Point (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

slope of 10 to 1 or steeper. None of these are expected but if necessary mulch will be used.

2. Topsoil will be reapplied evenly throughout the mine after slopes are met. It will be reapplied evenly to the mine. Any further steps needed to keep the topsoil from eroding on the slopes will be taken at that time. The B horizon will be applied first with the A horizon following on top. NOTE: Current topsoil depths are minimal but all available topsoil will be stripped for future reapplication.

3. Seeding Plan to include a Seed Mixture of Number 20 and will be spread at a rate of 3 pounds per 1000 square feet. Any further means of erosion control will be taken if necessary on the slopes. This could include mulching and/or netting. The seeding schedule will commence when all reclamation standards have been met and it will be seeded until the soil is stable with grass. Mulch will be added to any slope of greater than 10 to 1.

4. Anticipated use will be a pond with forest land around it. After all materials have been extracted from the site, it will be landscaped and used for a recreational area for the Morning family. The Morning family will take over control of land decisions after the 10 year lease is up.

Attachment: 2004-0010 Stelter Inc - Morning East Pit - NR135 Narrative - Eagle Point (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

Morning Mine Inspection #2004-02 07/14/2020

1

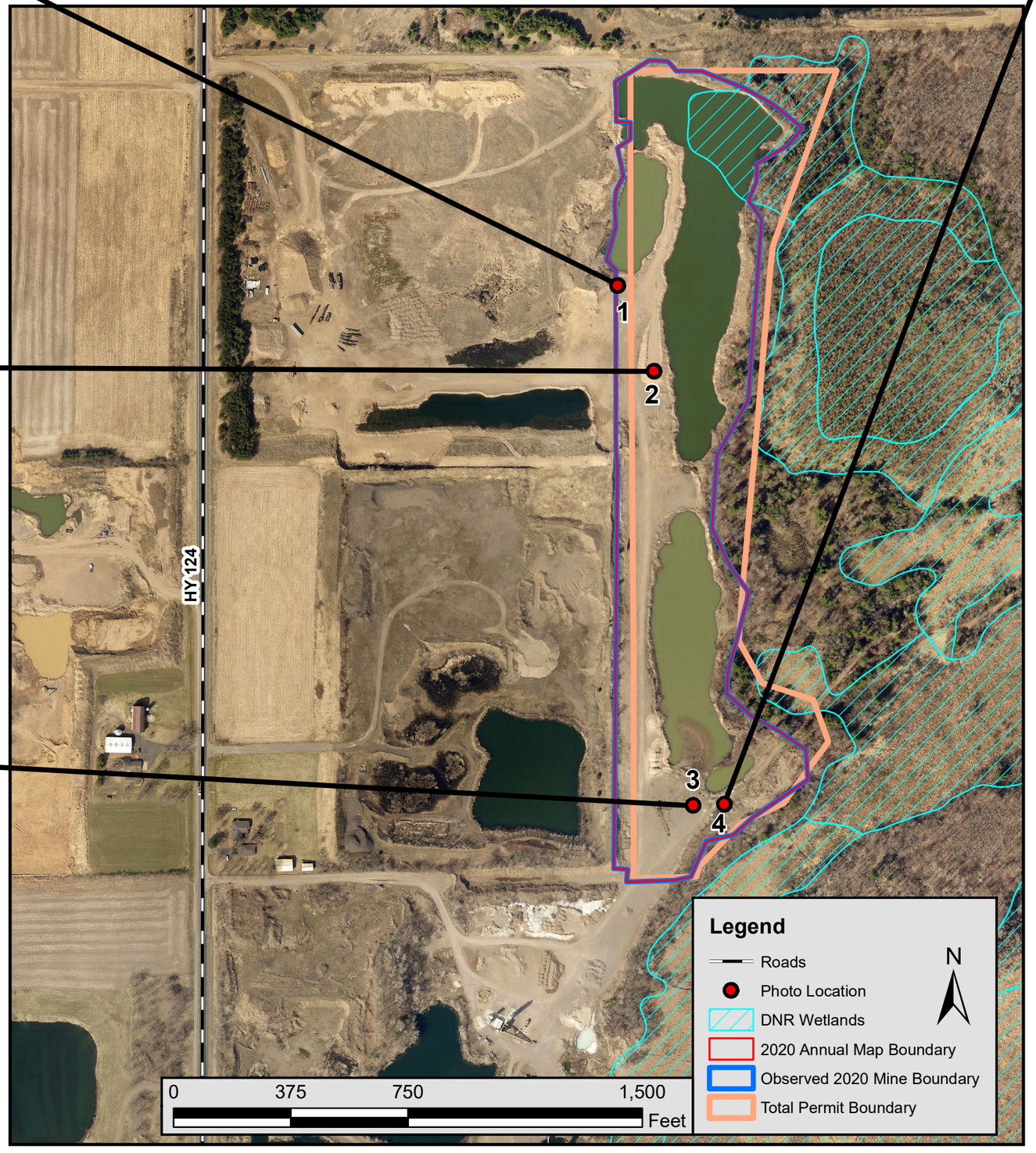
LOOKING SOUTH AT SMALL BERM SEPERATING MINES.

2

LOOKING SOUTH AT THE INVASIVE WHITE SWEET CLOVER ON SITE.

3

LOOKING EAST AT PILE OF METAL CULVERTS AND OTHER DEBRIS.



LOOKING NORTH AT PILE OF WASTE MATERIALS.

Inspection Overview

Recommended Action

Spot spray invasive thistle and other broadleaf invasive plants with 2,4-D between September 20th and October 10th. Apply seed mix in March.

Mow the vegetated areas between June 1st and July 15th to control annual invasive species. Continue mowing until reclamation certification is achieved.

Add permanent signage to all topsoil and subsoil stockpiles.

Corrective Action

Provide LCFM with location of the topsoil to be used in reclamation within 60 days.

Complete the stockpile registration and the annual stockpile report form and return it to LCFM within 60 days.

Post Mining Land Use

Shallow ponded/Deep ponded

Note: See final site map for land use locations.

07/14/2020

Chippewa County "Stewardship for Sustainability" Land Conservation and Forest Management

H:\LANDOWNR\MORNING_TRUST\NMM\COMPLIANCE\2020REPORT\Morning_Mine_Inspection_07-01-2020.mxd

Photobase: 2020

Attachment: Morning East_LCFM Inspection Map & Form (2020) (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

CHIPPEWA COUNTY
DEPARTMENT OF LAND CONSERVATION & FOREST MANAGEMENT
NONMETALLIC MINING COMPLIANCE/RECLAMATION INSPECTION FORM

Date: 7/14/2020 Site Name: Morning site
Owner: Charles Morning Permit Number: 2004-02
Operator: Stelter Inc. Reviewer: KJC, KGZ
Location: NE ¼ of the SE ¼ Section 6 T30N R8W

SUMMARY OF REVIEW

1. Type of Material Mined: ☒Sand & Gravel ☐Bedrock ☐Other _____
2. Total Permitted Area: 26.4 Acres Within Total Mine Boundary? ☐Yes ☒No
3. Active Mine Area: 25.0 Acres Change from 2019? ☐Yes ☒No
4. In Progress Reclamation: 0 Acres
5. Certified Reclaimed Area: 0 Acres Change from 2019? ☐Yes ☒No
6. Topsoil Stockpile: Mapped ☐Yes☒No Seeded ☐Yes☒No Managed ☐Yes☒No
7. Surface Water or Wetland Impacts: ☐Yes ☒No

   Offsite Discharge ☐Yes☒No Erosion ☐Yes ☒No Sediment Deposition ☐Yes ☒No

   Notes:

8. Financial Assurance Type: ☐Bond ☒Letter of Credit ☐Escrow
9. Financial Assurance Amount: ☒Adequate ☐Inadequate
   Current Amount $ 107,000 Amount Required $ 100,000
10. Waste Registration: ☐Yes ☒No
11. Waste on Site: ☐Asphalt ___ CY ☐Concrete ___ CY
    ☒Wood 5 CY ☒Other: Metal Culverts 2 CY

    Notes: Metal culverts, scrap wood, and other waste materials.
12. Invasive Species: Present ☒Yes ☐No Mapped ☐Yes ☐No
    a. Perennial ☒Yes ☐No Annual ☒Yes ☐No
    b. Grass ☐Yes ☒No Broad Leaf ☒Yes ☐No
13. Post Mining Land Use

    Conservation/ecological use, shallow ponded/deep ponded

Attachment: Morning East_LCFM Inspection Map & Form (2020) (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

FINDINGS

☐ Compliance with nonmetallic mine reclamation permit.
☒ The following items were noted on site and require attention by the operator.

1. Reclamation condition not in compliance: 7

   Reclamation condition 7 states:

   > "Topsoil will be stripped and stockpiles progressively to obtain gravel and sand. Stripping will be done when it is necessary to proceed with mining. Topsoil will then be seeded to prevent any loss of material. Reclamation activities to include the stockpiling and conservation of topsoil for future use after mining is complete. A berm will be utilized to stockpile topsoil until it is needed for reclamation. This berm will be placed along both the west and the east boundaries of the site inside the 50 ft. separation boundary on the west and the 100 ft. separation boundary on the east. On the east side or the wetland side the berm will be within the 50 ft. nearest to the pit and the other 50 ft. will remain a clear buffer. This berm will have no greater a slope of 3 to 1. It will consist of the A horizon being stockpiled first and then the B horizon being stockpiled inside the A horizon so that the B horizon may be placed first when reclaiming."

   No topsoil was located on site during inspection.

   Corrective Action: Provide LCFM with location of the topsoil to be used in reclamation within 60 days.

2. Chippewa County Ordinance not in compliance: Sec. 30-77 a.

   Chippewa County Ordinance Sec. 30-77 a. states:

   > *"Registration of sites.* A non-metallic mine site permitted under Sec. 30-105 that has an existing stockpile of solid waste or recyclable material, or that receives non-metallic mining refuse, solid waste or recyclable material generated outside of the non-metallic mine site, shall register with the administrative authority before March 1, 2011.
   >
   > A non-metallic mine site permitted under Sec. 30-105 that does not have an existing stockpile of solid waste or recyclable material, shall register with the administrative authority before any non-metallic mining refuse, solid waste or recyclable material generated outside of the non-metallic mine site, is transported to, stored at or disposed in the mine site."

   Stelter Inc. has not registered for stockpiling solid waste or recyclable material.

   Corrective Action: Complete the stockpile registration and the annual stockpile report form and return it to LCFM within 60 days.

Recommended actions:

1. Spot spray invasive thistle and other broadleaf invasive plants with 2,4-D between September 20th and October 10th. Apply seed mix in March.

Attachment: Morning East_LCFM Inspection Map & Form (2020) (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

2. Mow the vegetated areas between June 1st and July 15th to control annual invasive species. Continue mowing until reclamation certification is achieved.

3. Add permanent signage to all topsoil and subsoil stockpiles.

Attachment: Morning East_LCFM Inspection Map & Form (2020) (6185 : 2004-0010 - Charles & Kathy Morning - CUP)

STATEMENT OF EXPLANATION
2005-0009 OLYNICK INC (SCHICK PIT) CONDITIONAL USE PERMIT - TOWN OF EAGLE POINT - DOUG CLARY

To allow a non-metallic mine (Schick Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on parcels which are located in the W 1/2 of the NW 1/4 and the NW 1/4 of the SW 1/4, Section 02, Township 29 North, Range 08 West. Town of Eagle Point. Physical Address 12643 170th St.

RECEIVED
JAN - 5 2020
BY:

APPEAL NUMBER: 2005-0009
APPEAL DATE: 02-18-2021

CONDITIONAL USE REQUEST
Chippewa County Planning & Zoning Committee

The undersigned applicants state the following points of consideration/acknowledgement:

(1) John Olynick of Olynick Inc. is requesting a **Conditional Use Permit be granted which will allow a non-metallic mine (Hwy ~~124~~ 178 Pit) in accordance with Section 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance**, on the following parcels of land:

a. Karen Schick Trust, 12560 State Hwy 178, Chippewa Falls, Wisconsin 54729
(Parcel #: 22908-0223-00000000)
b. Karen Schick Trust, 12560 State Hwy 178, Chippewa Falls, Wisconsin 54729
(Parcel #: 22908-0232-00000000)

(2) That these parcels are located within the Agricultural District.

(3) That Conditional Use Permit 2005-0009 was renewed on April 25, 2013 with an expiration date of 04-24-2017.

(4) They are requesting the Chippewa County Planning & Zoning Committee grant a Conditional Use Permit for the project as shown on submitted documents with the same conditions and restrictions as approved in 2010.

(5) That all attached information or any additional requested information is true, accurate and completed to the best of their knowledge. And that the Planning & Zoning Committee considers it all as part of the application.

(6) We or our designated representative will have an opportunity to present to the committee in favor of this request.

(7) We have the authority to allow the Planning & Zoning Department staff and/or committee access to the property to conduct necessary inspections related to the request.

(8) We understand that we cannot direct any written communication about this application to a member of the Planning & Zoning Committee unless we also file a copy with the Department of Planning & Zoning and direct additional copies to each person who has registered an interest in this application.

(9) We also understand that if we or our designated representative fails to appear in front of the Planning & Zoning Committee during the **February 18, 2021** public hearing our request may be **DENIED** and/or additional republication fees may be required.

Signed: Ronald Olynick Date: 12-29-2020
~~John Schick~~ Agent
Ron Olynick

Please sign and return by January 4, 2021 utilizing one of the following:

Mailing Address: Chippewa County Department of Planning and Zoning 711 N. Bridge Street Chippewa Falls, Wisconsin 54729	**Email Address:** dclary@co.chippewa.wi.us
	Fax Number: (715) 726-4596

Attachment: 2005-0009 Olynick - Schick Pit - PZC Binder (6190 : 2005-0009 - Karen Schick Trust - CUP)

CHIPPEWA COUNTY – PLANNING & ZONING COMMITTEE
NOTICE OF ACTION

Conditional Use Permit Renewal for Non-Metallic Mining in the Agricultural District

APPEAL NUMBER: # 2005-009
RENEWAL DATE: 04-25-2013
EXPIRES: 04-24-2017

LAND OWNER:
Glen Schick
12375 State Highway 178
Chippewa Falls, Wisconsin 54729

PROPERTY LOCATION:
12643 170th Street
Town of Eagle Point
22908-0223-00000000
22908-0232-00000000

OPERATOR:
John S. Olynick
N7918 Highway 73
Gilman, Wisconsin 54433

Dear Mr. Schick & Mr. Olynick:

On April 25th, 2012, the Planning & Zoning Committee considered your request for a renewal to the existing Conditional Use Permit, which would allow the continuance of an existing non-metallic mine in the Agricultural District pursuant to 70-71(b)(2). The land associated with this particular conditional use permit is located in the SW ¼ of the NW ¼ and the NW ¼ of the SW ¼, Section 02, Township 29N, Range 08W, Town of Eagle Point.

DECISION:
The Planning & Zoning Committee has **GRANTED** the conditional use renewal with revisions to conditions 4, 8 and 11 and the removal of condition 13.

1. Activities to be in compliance with WDNR WPDES Permit.
2. Permit will allow activities in areas labeled cells 1 through 5 during the 4-year permit.
3. No discharge of water to be allowed from this site.
4. Hours of operation will be Monday thru Friday 6:00 a.m. to 9:00 p.m. and Saturday 6:00 a.m. to 3:00 p.m. No Sunday or holidays. All other hours to be brought before the Board of Adjustment for special approval.
5. Allow onsite storage of demolition asphalt and concrete for recycling purposes only. Burying of asphalt or concrete is prohibited.
6. No off-site hauling of material following permit expiration and in case of revocation. This will be the responsibility of the landowner to make sure permits are up to date.
7. Operator to follow: 1) All provisions of Chippewa County Non-Metallic Mining Reclamation Ordinance and; 2) Wisconsin Administrative Rule NR 135.
8. Activities to be conducted in compliance with the approved Initial, Operation and final plan sheets and the Reclamation Plan dated February 21, 2005 and received April 21, 2005.
9. It shall be the responsibility of the land owner and/or the lease holder to keep all permits current.
10. Sign by the entrance stating pit owner and operator as well as hours of operation.
11. Trees to be planted along cells #1, #2 and #5 and 170th St within 6 months.
12. All unlicensed, inoperable, abandoned, disassembled, disabled, junked or wrecked motor vehicles, equipment or machinery to be removed prior to mining. The permit will not be issued until the property owner has successfully brought the property into compliance with this section of the ordinance.

A complete record of the hearing and the decision of the Planning & Zoning Committee are available for inspection in the Department of Planning & Zoning, Room 009, 711 N. Bridge Street, Chippewa Falls, Wisconsin. Information can be reviewed and/or requested between the hours of 8:00 a.m. and 4:30 p.m., Monday through Friday, excluding Holidays.

Attachment: 2005-0009 Olynick - Schick Pit - PZC Binder (6190 : 2005-0009 - Karen Schick Trust - CUP)

CUP 2005-009
Olynick – Schick Pit
April 25th, 2013 - Renewal

REVOCATION OF PERMIT

If any condition of the permit is violated or if the use is substantially detrimental to persons or property in the neighborhood, the Planning & Zoning Committee shall hold a public hearing on the revocation of this permit. If, upon finding of facts, any material condition of the permit has been violated or if the character and quality of the area has been substantially and adversely affected by the continuation of the activities as allowed under the conditional use permit, the Planning & Zoning Committee may revoke and/or modify the conditional use permit. The Planning & Zoning Committee thereafter shall direct Corporation Counsel to initiate such legal actions as are necessary to ensure compliance with the Chippewa County Zoning Ordinance.

In the event of revocation or termination, the conditional use permit will be determined to be void and the property shall be governed thereafter by the rules of the zoning district to which the property is zoned or any other applicable ordinances at the time of the revocation or termination.

LAPSE OF PERMIT

The conditional use permit shall lapse and is void six (6) months after approval by the Planning & Zoning Committee unless the appropriate permits are granted and the activities to the property as described in the permit are implemented.

WRIT OF CERTIORARI

Any person or persons jointly or severally aggrieved by this decision of the Planning & Zoning Committee or any taxpayer, or any officer, department, board or bureau of the County, may commence an action in the circuit court for writ of certiorari to review the legality of such decision.

Dated this **25th** day of **April, 2013.**

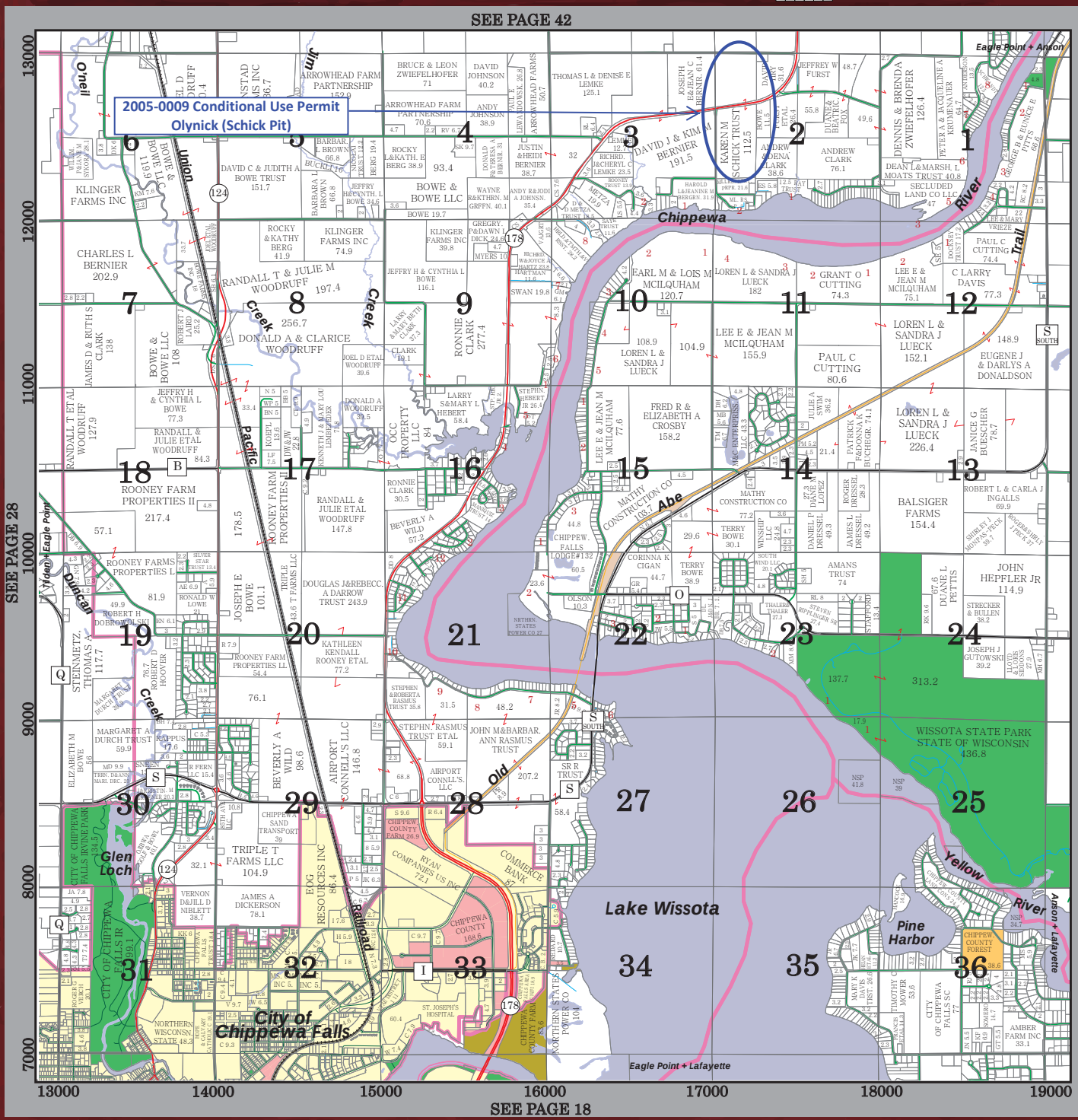
By the Order of the Planning & Zoning Committee.

Douglas Clary
Planning & Zoning Administrator

CC: Town Board & Clerk - *via email*
Troy Story, Design 45 - *via email*
File

Attachment: 2005-0009 Olynick - Schick Pit - PZC Binder (6190 : 2005-0009 - Karen Schick Trust - CUP)

ANSON(W),EAGLE POINT(S),LAFAYETTE(NW),TILDEN(E),CHIPPEWA FALLS(N) T29N R08W



© 2017 Chippewa County, WI
All acreages are computed & rounded to the closest tenth acre, roadways are excluded from totals. All mapping is for reference only and is not intended, or to be used for any legal purpose.

Land Records Division / County Surveyor

- Coordinates land records modernization in Chippewa County
- Files and records land record information pertaining to land corners, maps of survey and information relating to land parcels
- Prepares parcel maps for Chippewa County lands
- Maintains the Public Land Survey System
- Creates and maintains the County Geographic Information System (GIS)
- Determines the geodetic positions of locations for survey and mapping projects
- Publishes the plat book for Chippewa County

Chippewa County Land Records
711 North Bridge Street
Chippewa Falls, WI 54729
www.co.chippewa.wi.us/government/land-records-county-surveyor

Attachment: 2005-0009 Olynick - Schick Pit - PZC Binder (6190 : 2005-0009 - Karen Schick Trust - CUP)

CHIPPEWA COUNTY
DEPARTMENT OF PLANNING & ZONING

• 711 North Bridge Street, Chippewa Falls, WI 54729 • Phone:715.726.7940 • Fax:715.726.4596 • www.co.chippewa.wi.us •

Land Management | Land Planning | Land Records & G.I.S. | POWTS & Wells

Date: February 1, 2021

To: Property Owner(s)

From: Douglas Clary, Director

Re: Public Meetings & Hearing

Dear Property Owner(s):

The Chippewa County Department of Planning & Zoning has received a conditional use petition on parcels of land that are located either adjacent to or in the vicinity of property owned by you. You are receiving this notice because your property has been determined to be within the legal public hearing notification distance per county and state requirements. I have enclosed a map identifying the location of the parcels associated with this conditional use petition. If you have any questions regarding this conditional use petition, please contact me at (715) 726-7941.

CONDITIONAL USE PETITION #2005-0009
Petitioner: Olynick Inc/Ronald Olynick Agent
Property Owner: Charles F III & Cathy A Morning Trust ETAL
To allow a non-metallic mine (Schick Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on parcels which are located in the W ½ of the NW ¼ and the NW ¼ of the SW ¼, Section 02, Township 29 North, Range 08 West. Town of Eagle Point. Physical Address: 12643 170th Street.

Eagle Point Plan Commission
The Eagle Point Plan Commission will **REVIEW** this request on **February 8, 2021** at **7:00 PM**, at the Eagle Point Town Hall, 14802 State Highway 124, Chippewa Falls, Wisconsin 54729. The Plan Commission will forward an **ADVISORY** recommendation to the Eagle Point Town Board to approve, disapprove or approve with modification(s) and/or condition(s).

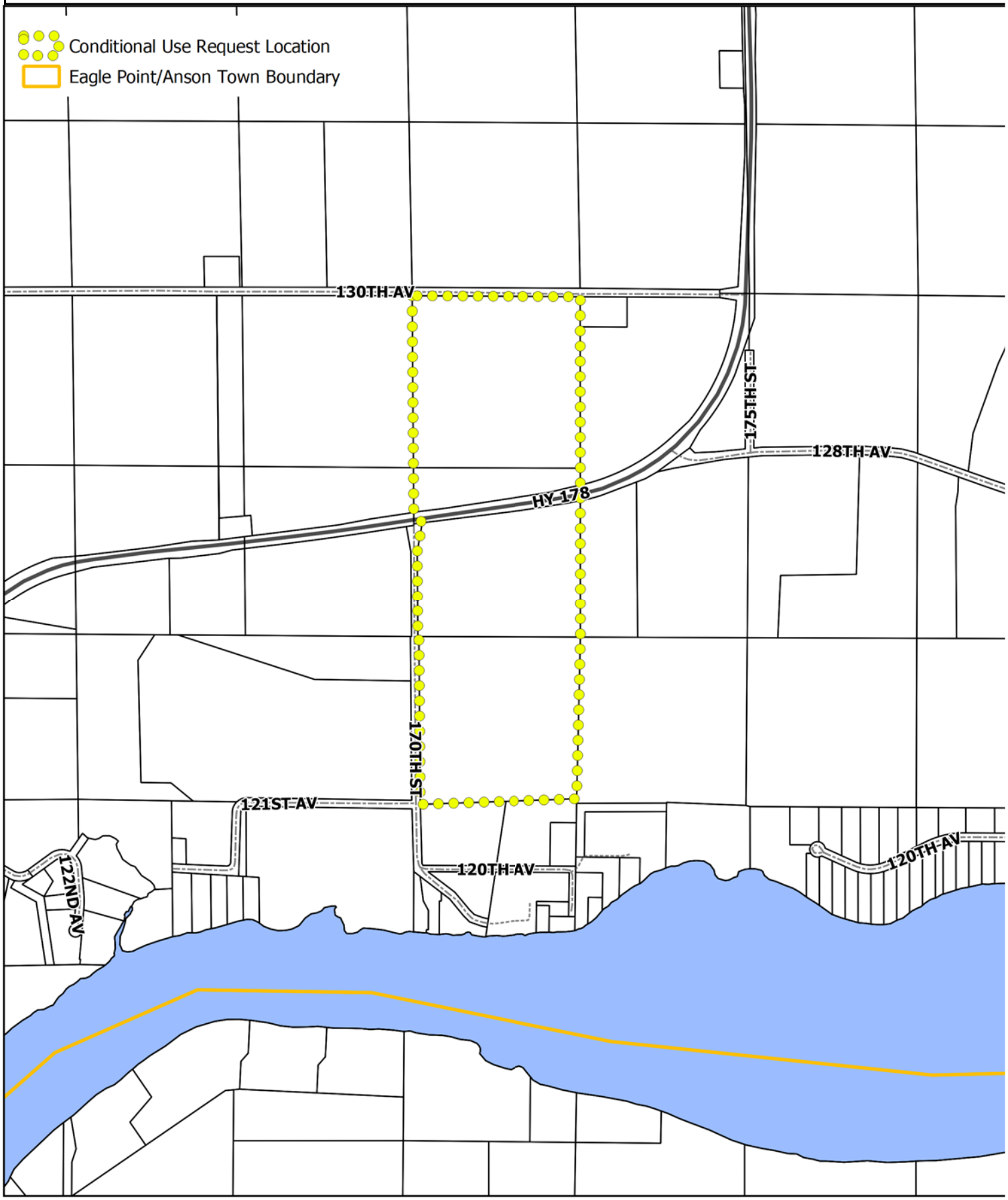
Eagle Point Town Board
The Eagle Point Town Board will **REVIEW** this request on **February 15, 2021** at **7:00 PM,** at the Eagle Point Town Hall, 14802 State Highway 124, Chippewa Falls, Wisconsin 54729. The Town Board will forward an **ADVISORY** recommendation to the Chippewa County Planning & Zoning Committee to approve, disapprove or approve with modification(s) and/or condition(s).

Chippewa County Planning & Zoning Committee
The Chippewa County Planning & Zoning Committee will hold a **PUBLIC HEARING** on **February 18, 2021** at **4:30 PM**. The Committee will make a final determination to approve or disapprove of the conditional use petition.

NOTE: Please consult the individual agendas for each of the meetings in regards to how you can attend the meeting. The agendas will have the procedures for calling into the meeting via a telephone or for personal protection equipment requirements, such as the wearing of face masks, limitations on the maximum number of individuals allowed in the meeting room, etc.

Attachment: 2005-0009 Olynick - Schick Pit - PZC Binder (6190 : 2005-0009 - Karen Schick Trust - CUP)

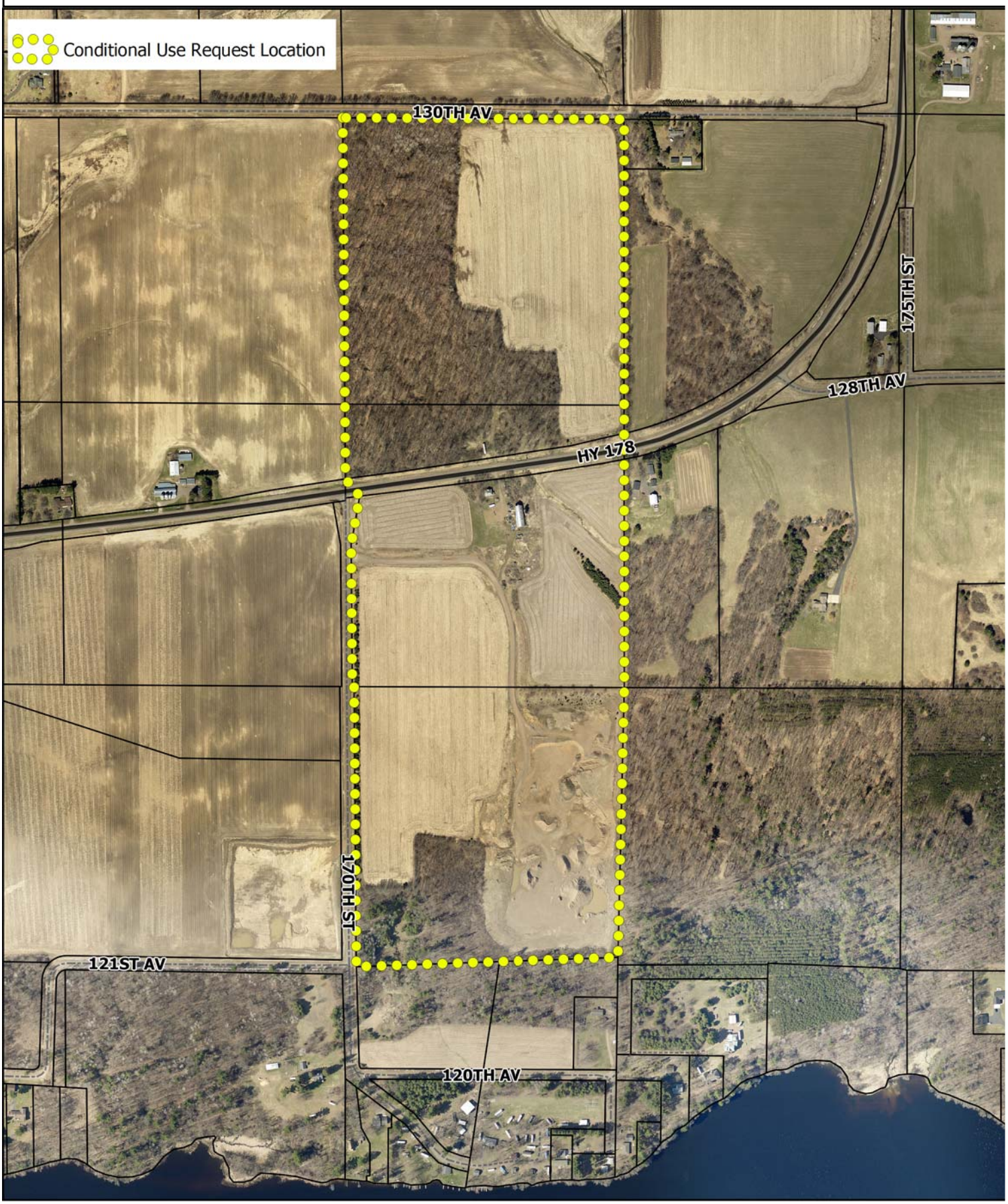
2005-0009 Olynick Inc (Schick Pit) - Conditional Use Permit - Location Map



Produced on February 1, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only.

Attachment: 2005-0009 Olynick - Schick Pit - PZC Binder (6190 : 2005-0009 - Karen Schick Trust - CUP)

2005-0009 Olynick Inc (Schick Pit) - Conditional Use Permit - Aerial (2020)



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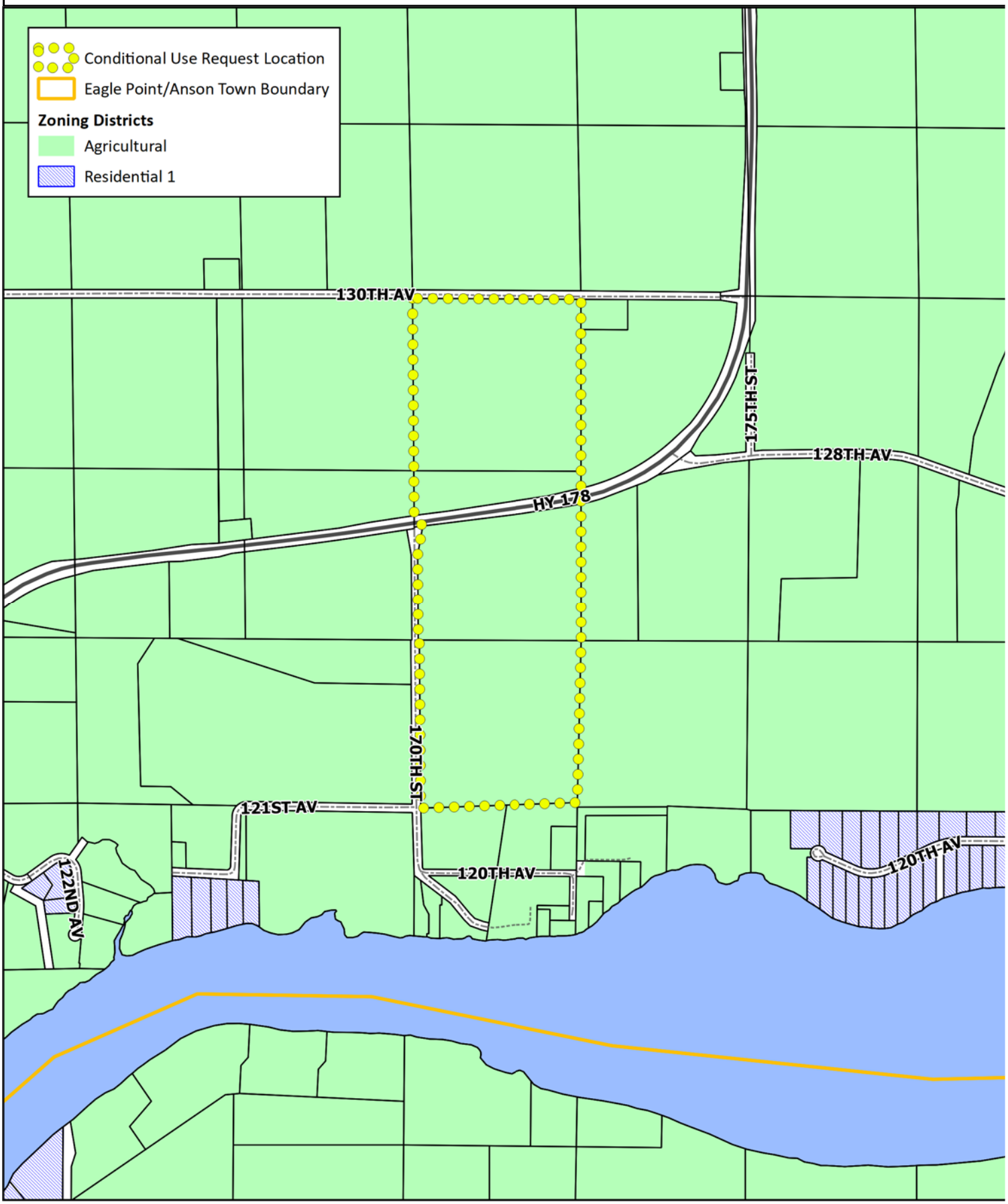
Attachment: 2005-0009 Olynick - Schick Pit - PZC Binder (6190 : 2005-0009 - Karen Schick Trust - CUP)

2005-0009 Olynick Inc (Schick Pit) - Conditional Use Permit - Zoning Districts



Attachment: 2005-0009 Olynick - Schick Pit - PZC Binder (6190 : 2005-0009 - Karen Schick Trust - CUP)

Produced on February 1, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only

RECEIVED
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NO.	BY	DATE	REVISIONS	DRAFTED BY	DESIGN BY	CHECKED

PROJ. NO. 0507

TEC DESIGN
YOUR SITE SPECIALIST
TECHNICAL ENGINEERING CONCEPTS & DESIGN

5828 ARNDT LANE
EAU CLAIRE, WI 54701
PH 715-552-0330
FX 715-552-0332
EMAIL TEC@TECDESIGNINC.COM

JOHN S. OLYNICK
EXISTING CONDITIONS
T29N–R8W–SEC2

SCHICK PIT
CHIPPEWA COUNTY, WI

DWG NAME 0507EX
DATE 2/21/05

2/5

Attachment: 2005-0009 Olynick - Schick Pit - Initial, Operations and Final Maps - Eagle Point (6190 : 2005-0009 - Karen Schick Trust - CUP)

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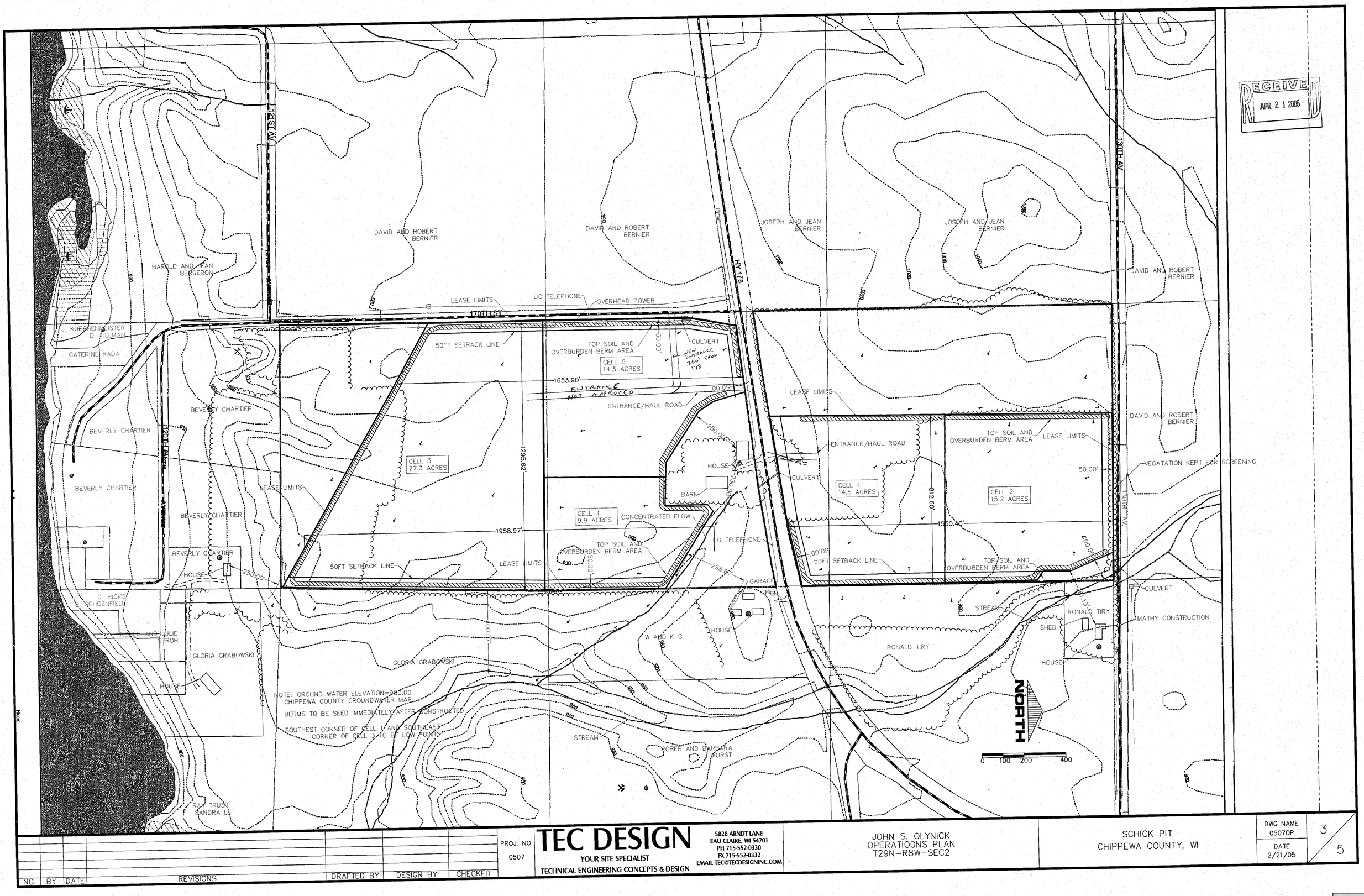

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T29N-R8W-SEC2

SCHICK PIT
CHIPPEWA COUNTY, WI

DWG NAME 0507OP
DATE 2/21/05
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Attachment: 2005-0009 Olynick - Schick Pit - Initial, Operations and Final Maps - Eagle Point (6190 : 2005-0009 - Karen Schick Trust - CUP)

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APR 2 1 2005

DAVID AND ROBERT BERNIER
HAROLD AND JEAN BERGERON
JOSEPH AND JEAN BERNIER
J. KUEPPENMEISTER
D. TILLMAN
CATERINE RADA
BEVERLY CHARTIER
LEASE LIMITS
UG TELEPHONE
OVERHEAD POWER
170TH ST
CULVERT
ENTRANCE TO BE REMOVED UPON FINAL RESTORATION.
HY 178
125TH AVENUE
130TH AVENUE
120TH AVENUE
HOUSE
BARN
GARAGE
D. HICKS
L. SCHOENFIELD
TED AND JULIE STROH
GLORIA GRABOWSKI
W AND K G.
RONALD TIRY
SHED
MATHY CONSTRUCTION
STREAM
ROBER AND BARBARA FURST
RAY TRUST
SANDRA L.

NOTES:
PIT FLOOR ELEVATION=960±
OVERBURDEN TO BE APPLIED TO SLOPES
3:1 SLOPES MAXIMUM
MINIMUM OF 8" TOPSOIL TO BE RESPREAD AND ALL DISTURBED AREAS SEEDED W/ WIDOT MIXTURE & MAINTAINED UNTIL STABILIZED. SLOPES TO BE MULCHED PER WIDOT REQUIREMENTS. RECLAMATION TO TAKE PLACE AS PHASES ARE COMPLETED. FUTURE USE TO BE FARMLAND OR MEADOW

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EMAIL TEC@TECDESIGNINC.COM

JOHN S. OLYNICK
RECLAMATION PLAN
T29N-R8W-SEC2

SCHICK PIT
CHIPPEWA COUNTY

DWG NAME 0507REC
DATE 2/21/05
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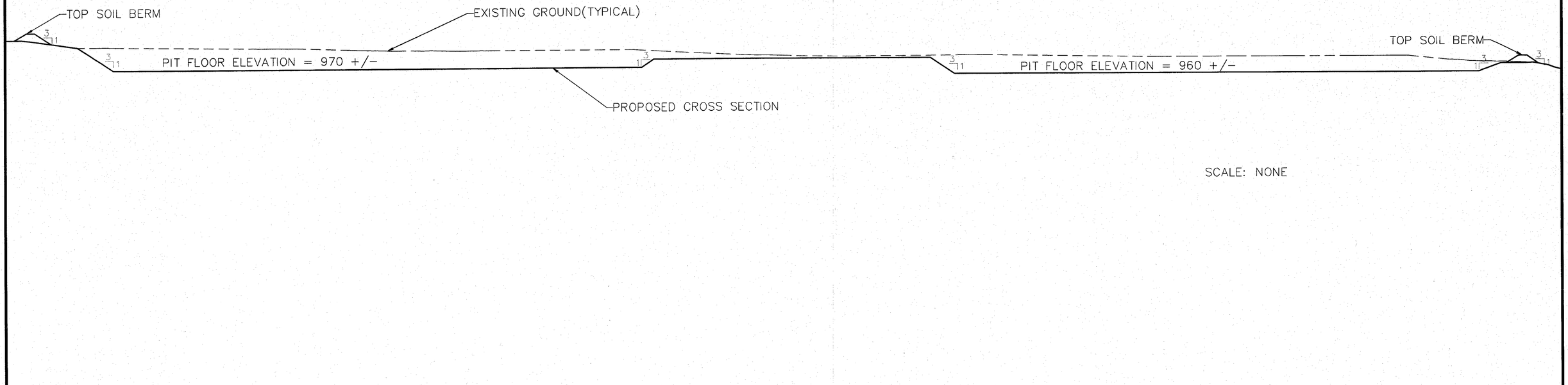
Attachment: 2005-0009 Olynick - Schick Pit - Initial, Operations and Final Maps - Eagle Point (6190 : 2005-0009 - Karen Schick Trust - CUP)



SCALE: NONE

NO.	BY	DATE	REVISIONS	DRAFTED BY	DESIGN BY	CHECKED

PROJ. NO. 0507

TEC DESIGN
YOUR SITE SPECIALIST
TECHNICAL ENGINEERING CONCEPTS & DESIGN

5828 ARNDT LANE
EAU CLAIRE, WI 54701
PH 715-552-0330
FX 715-552-0332
EMAIL TEC@TECDESIGNINC.COM

JOHN S. OLYNICK
PIT CROSS SECTION
T29N–R8W–SEC2

SCHICK PIT
CHIPPEWA COUNTY, WI

DWG NAME 0507REC
DATE 2/21/05
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Attachment: 2005-0009 Olynick - Schick Pit - Initial, Operations and Final Maps - Eagle Point (6190 : 2005-0009 - Karen Schick Trust - CUP)

RECLAMATION PLAN
NARRATIVE
OLYNICK – SCHICK PIT

RECEIVED
APR - 7 2005

Attachment: 2005-0009 Olynick - Schick Pit - NR135 Narrative (6190 : 2005-0009 - Karen Schick Trust - CUP)

1. Initial Site Plan

a.	**Existing Site**	see "Existing site map"
	Location Map	see "Appendix A"
	Property Boundary	see "Existing site map"
	Roads and Road Labels	see "Existing site map"
	Roads R.O.W. Lines	see "Existing site map"
	Structures and Labels	see "Existing site map"
	Intermittent Streams	see "Existing site map"
	Concentrated Flow	see "Existing site map"
	Wetlands – See Narrative P. 2	see "Existing site map"
	Wells	see "Existing site map"
	Groundwater Elevation	see "Existing site map"
	Utilities	see "Existing site map"

b Supporting Information

1. Owner/Applicant Information:

Landowner: Glen Schick
12735 State Hwy.178
Chippewa Falls, WI 54729

Applicant: John S. Olynick, Inc.
N7918 Hwy. 73
Sheldon, WI 54766

2. Lease:

Attached is a copy of the signed lease dated November 15, 2004. See Appendix B

3. Legal Description:
Tax parcel numbers 22908-0222-00000000
22908-0232-00000000

The West ½ of the Northwest Quarter (NW ¼) and the Northwest Quarter (NW1/4) of the Southwest Quarter (SW ¼), Township Twenty-nine (29) North, Range Eight (8) West, Section Two (2), Township of Eagle Point (leased premises)

4. Parties of Interest

Jean and Joseph Bernier
12640 State Hwy. 178
Chippewa Falls, WI 54729

David and Robert Bernier
12181 State Hwy. 178
Chippewa Falls, WI 54729

Harold and Jeanine Bergeron
12032 170th Street
Chippewa Falls, WI 54729

Gloria Grabowski
17238 120th Avenue
Chippewa Falls, WI 54729

Robert Furst
17469 128th Avenue
Chippewa Falls, WI 54729

Ron Tiry
17293 130th Avenue
Chippewa Falls, WI 54729

Beverly Chartier
11939 170th Street
Chippewa Falls, WI 54729

Scott and Bridget McCann
17232 120th Street
Chippewa Falls, WI 54729

John Kuechenmeister
1008 Macomber Street
Chippewa Falls, WI 54729

Daniel Tallman
1008 Macomber Street
Chippewa Falls, WI 54729

Catherin Rada
11980 170th Street
Chippewa Falls, WI 54729

Ray Trust, Sandra and Karen Hicks
12280 180th Street
Chippewa Falls, WI 54729

Doug Hicks
Susan Schoenfield
3215 East 24th Street

Robert and Julie Stroh
17234 120th Ave.
Chippewa Falls, WI 54729

Mathy Construction
920 10th Ave.
Onalaska, WI 54650

5. Soil Information

Method of Determination = Test Pit (backhoe)

North side of Hwy 178
- A Horizon= 6" topsoil
- B Horizon= 6'-8'clay, SW corner to the North along woods
- B Horizon= 1.5' clay, center of pit boundary (lower lying land)

South side of Hwy 178
- A Horizon= 6" topsoil
- B Horizon= 7'-9'clay, along East side of pit boundary
- B Horizon= 1.5' clay, along South pit boundary
- B Horizon= 5' clay, along West side of pit boundary

Test holes were dug in November of 2004. Soil thickness was noted at that time.

Wetlands

There are no wetlands within 660' of the proposed mine sight. (per 1999 Wetland Inventory Report)

2. Site Operations Plan

a. Site Operations Map	See attached 24"x36" Map
Mine Site Boundary	See "Operation Site Map"
Separation Boundaries and Separation Dimensions	See "Operation Site Map"
Planned Cell Boundaries	See "Operation Site Map"
Arrows Showing Surface Run off Flow	See "Operation Site Map"
Screening Measures	See "Operation Site Map", Narrative
Roads, Culverts, and Points of Public Road Access	See "Operation Site Map"
Practices to limit Erosion and Sediment Delivery	See "Operation Site Map"

b. Description of Site Operations

1. Description of Materials to be Extracted:

Sand and Rock will be extracted.

2. Processing Facilities:

A portable crusher will be used for processing the material. Additional equipment used may include front-end loaders, bulldozers, and backhoe, off road trucks, dump trucks, and conveying equipment.

3. Volume of Material to be Extracted:

(Estimated Cubic Yards of Raw Material)

Approximately 30,000 minimum CY's per year. Depending on Demand.

Cell 1	14.5 Acres including berms	468,000 cubic yards	30,000 the first year
Cell 2	15.2 Acres including berms	490,000 cubic yards	30,000-50,000
Cell 3	27.3 Acres including berms	880,000 cubic yards	30,000-50,000
Cell 4	9.90 Acres including berms	319,000 cubic yards	30,000-50,000
Cell 5	14.5 Acres including berms	468,000 cubic yards	30,000-50,000
	81.4		

Approximately 2,600,000 Cubic Yards Total

Attachment: 2005-0009 Olynick - Schick Pit - NR135 Narrative (6190 : 2005-0009 - Karen Schick Trust - CUP)

4. Site Dewatering and Effluent Discharge

No mining will take place below the water table (elevation 950.00, source: Chippewa County groundwater map.). The pit will be internally drained. No dewatering is anticipated. No effluent or run off water will be allowed to discharge through surface flow from the site

5. Storm Water Permits/Management. NOI's has been submitted to the DNR. This pit will be classified with the DNR as internally drained.

6. Erosion Control

All topsoil berms and piles will be seeded down immediately after their construction.

7. Reclamation Activities During Operations

All topsoil will be systematically stripped and stockpiled from each cell for later reapplication. The A horizon (topsoil) will be placed on the outside of the berm area and the B horizon (subsoil) will be stockpiled on the inside of the berm area. These berms will be used to store soil and for screening operations from view of surrounding land uses. Berms will have 3:1 slopes and a 4-foot top, heights may vary. Berms used, as visual screening will be at least 5 feet high. Berms will be maintained until needed for reclamation, except for screening berms, which will remain for the life of the pit. Reapplication of topsoil and seeding will be done, as phases are completed contingent upon access to future phases.

8. Timetable/Sequence of Operations.

Cell 1	Strip topsoil and subsoil to south for screening of Highway 178, and east and west to pit boundary Sand and gravel excavation/crushing Begin reclamation of Cell 1. Grade slopes to 3:1 or flatter. Screening topsoil berm will remain for life of pit (Cell 1 and Cell 2) A portion of Cell 1 to be used for facility and stockpiles for Cell 2
Cell 2	Strip topsoil and subsoil to the north for screening of 130th Avenue, and strip to the east and west to the pit boundary. Sand and gravel excavation/crushing Grade slopes to 3:1 or flatter Reclamation of both Cell 1 and Cell 2
Cell 3	Strip topsoil and subsoil to south, east, and west to pit boundary Sand and gravel excavation/crushing Begin reclamation of Cell 3. Grade slopes to 3:1 or flatter Part of Cell 3 to be used for facility and stockpile area for Cell 4 and Cell 5
Cell 4	Strip topsoil and subsoil to the north for screening of Highway 178. Strip topsoil and subsoil to the west for screening homestead and east to pit boundary. Sand and gravel excavation/crushing Progressive reclamation of Cell 3, part of Cell 3 to be used for facility and stockpile area for Cell 4 and Cell 5. Reclamation of all of Cell 4. Grade slopes to 3:1 or flatter
Cell 5	Strip topsoil and subsoil to the north for screening of Highway 178. Strip topsoil and subsoil to the west for screening of 170th Avenue, and east to screen homestead. Sand and gravel excavation/crushing Progressive reclamation of all of Cell 3 and Cell 4. Grade slopes to 3:1 or flatter Total reclamation of Cell 5, grade slopes to 3:1 or flatter

9. Timetable

Cell 1	15 years
Cell 2	12 years
Cell 3	22 years
Cell 4	8 years
Cell 5	15 years
Total	72 years

Attachment: 2005-0009 Olynick - Schick Pit - NR135 Narrative (6190 : 2005-0009 - Karen Schick Trust - CUP)

3. Final Site Plan

a.	**Final Site Maps**	See attached 24"x 34"
1.	**Final Depths, Final Slopes, Slope Stability Measures**	See Final Reclamation Plan
2.	**Areas which Convey Concentrated Flow**	See Final Reclamation Plan
3.	**Planned Development Site Following Closure**	See Final Reclamation Plan
4.	**Cross Sections Through Site**	See Cross Section Plan

b. **Description of Final Reclamation.**

1. **Disposition of Structures and Roads**
   Existing driveway to north will remain; all other roads and driveway to the South will be removed. All facilities and structures will be removed. Holes will be filled with overburden.
   After completion and use in each cell, the slopes will be graded to 3:1 or flatter. Overburden and topsoil berms will be used for grading slopes.
2. **Soil Reapplication**
   First, subsoil will be uniformly applied to all disturbed areas. Next, topsoil will be uniformly applied on top of subsoil. Seeding of all exposed areas will occur immediately as described in the following seeding plan.
3. **Seeding Plan.**
   After the subsoil and topsoil has been reapplied to all disturbed areas, the seedbed will be prepared by disking or dragging as necessary. Seed mixture No. 20 will be applied at a rate of 3 pounds per 1000 square feet, per DOT Spec 630.
4. **Future Use**
   The bottom is intended to be used for farmland and meadow.
   Following completion and County Certification of reclamation, the owner will assume responsibility for future land use decisions.

Attachments

Appendix A: Site Location
Appendix B: Lease Agreement

Attachment: 2005-0009 Olynick - Schick Pit - NR135 Narrative (6190 : 2005-0009 - Karen Schick Trust - CUP)

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Attachment: 2005-0009 Olynick - Schick Pit - NR135 Narrative (6190 : 2005-0009 - Karen Schick Trust - CUP)

5.e.c

GRAVEL AND SOIL LEASE

Lease indenture made this 15th day of November, 2004, between Glen Schick, 12735 State Hwy 178, Chippewa Falls, WI 54729 (715) 288-6543 (hereafter referred to as "Owner") and John S. Olynick, Inc., a Wisconsin corporation, with office located at N7918 State Highway 73, Gilman, Wisconsin (hereafter referred to as "lessee");

1. Owner, for and in consideration of the rental herein specified, and the conditions, provisions, and reservations set forth herein, does lease, let, and demise to Lessee, for the purpose of removing sand, gravel, rock and fill ("Gravel/Soil") therefrom, the following described real estate situated in Chippewa County, Wisconsin, to wit:

The West 1/2 of the Northwest Quarter (NW 1/4) and the Northwest Quarter (NW 1/4) of the Southwest quarter (SW 1/4), Township Twenty-nine (29) North, Range Eight (8) West, Section Two (2), Township of Eagle Point ("Leased Premises")

2. Lease shall be for a term of five (5) years commencing the 15th day of November, 2004, and terminating on the 15th day of November, 2009. Rental shall be paid at the rate of Seventy-five Cents ($.75) per yard for all Gravel/Soil removed from the Leased Premises. Lessee shall make prepayments of Five Thousand Dollars ($5,000.00) payable on the 1st day of June and the 1st day of October of each year during the term of this Lease. Said payments shall be applied towards the removed Gravel/Soil taken by Lessee during said year. The balance of rental shall be computed and paid annually on or before the 31st day of December of each year during the term of this Lease based on the quantity of Gravel/Soil removed during the calendar year. If in any lease year Lessee fails to remove as much material as has been paid for by prepayment, the excess prepayment shall be promptly refunded to Lessee. If all necessary permits are approved, Lessee guarantees a minimum payment of $5,000 to Owner for each year that this lease is in effect.

3. All payments hereunder are subject to Lessee's ability to obtain all permits required for removal of Gravel/Soil. All payments shall be made to the attention of Glen ~~Schick~~ SCHICK, Owner.

4. Owner shall be granted the right to inspect those books and records of Lessee relative to Gravel/Soil removal and sale to verify quantities of the same removed from the Leased Premises.

5. Lessee shall commence any removal operations in the Southeast corner of the above described real estate and work and reclaim systematically from this starting point throughout the course removal operations. Lessee shall commence removal operations on North Side of 178 Ron Olynick Glen Schick

6. Lessee may build and maintain roads upon the Leased Premises and shall have the full use of the premises for the removal of Gravel/Soil therefrom, and may install pipelines or other equipment incidental to the removal of Gravel/Soil from the premises. The buffer strip around buildings will not be touched within two hundred feet (200') of buildings unless otherwise agreed upon, in writing, by Owner and Lessee. Owner agrees to maintain all fences surrounding the Leased Premises and to install and maintain fences around the gravel pit(s)

Attachment: 2005-0009 Olynick - Schick Pit - NR135 Narrative (6190 : 2005-0009 - Karen Schick Trust - CUP)

wherein Lessee is removing Gravel/Soil; said fencing being installed for the purpose of restraining animals of the Owner or other adjoining property owner(s) from entering the gravel work areas or interfering with the work of Lessee in removing Gravel/Soil from the Leased Premises.

7. Sufficient topsoil to be stockpiled to be used for pit reclamation. Lessee will be responsible for all permits and reclamation. Owner shall be granted the right to obtain Gravel/Soil in reasonable amounts for Owner's personal use, providing such removal does not interfere with activities of Lessee.

8. Owner may conduct farm operations on the Leased Premises and may have freedom of movement upon and use of the same; provided, however, that Owner's use of said premises shall be incidental and subordinate to the removal of Gravel/Soil therefrom and shall in no manner interfere with Lessee's Gravel/Soil removal operations. Any other renters of farm land shall cooperate and work with Lessee in their farm operation so as not to interfere with Lessee's lease rights hereunder. Lessee also agrees to cooperate and work with Renter to resolve any disputes if crops are damaged by Lessee.

9. Lessee shall pay all taxes levied against personal property brought upon or installed on the premises by Lessee.

10. In the event the Owner considers any sale of the Leased Premises during the term of this Lease, he shall grant to Lessee the right to purchase the same on the same terms and conditions as then being offered to and considered by Owner, except the portion of land Owner's son wants to retain for a building site located in the Southwest corner of the property consisting of 5 acres. To this end, Owner agrees that he shall require all offers to purchase being considered by him for the Leased Premises (or any part thereof) to be reduced to writing by the offeror and that a copy of said offer be delivered to Lessee for its consideration. Lessee shall have fifteen (15) days from receipt of such written offer from Owner to accept the same in writing to Owner under the same terms and conditions. In the event Lessee fails to exercise in writing this right of first refusal within said fifteen (15) days after receipt from Owner of any written offer being considered by Owner and Owner subsequently conveys the Leased Premises within ninety (90) days to the original offeror, according to the terms of said offer, this right of first refusal shall automatically lapse and be null and void. In addition, Lessee shall have the first option to renew this Lease on the Leased Premises in the event Owner determines to lease the same within twenty-four (24) months of the termination of this Lease.

11. Lessee shall have the right to maintain and remove stockpiles of Gravel/Soil for two (2) years following the termination of this Lease and shall have access to said premises for such purposes.

12. Lessee and Owner agree to renegotiate the price per yard of Gravel/Soil taken from the Leased Premises every two (2) years during the term of this Lease and any extension thereof. In the event the parties cannot reach an acceptable agreement on the price per yard, the same shall be determined by binding arbitration under Chapter 788 of Wisconsin Statutes. The arbitration will be held in Chippewa County, Wisconsin, and be subject to the jurisdiction of the Circuit Court for Chippewa County. Pending any such arbitration, the parties agree to continue to honor this Lease subject to any payment adjustment as may be determined by the arbitrator.

Attachment: 2005-0009 Olynick - Schick Pit - NR135 Narrative (6190 : 2005-0009 - Karen Schick Trust - CUP)

5.e.c

13. Owner warrants that he has full right and authority to enter into this Lease and authorize the removal of Gravel/Soil from the Leased Premises and that no other consents are needed from any lien holders, mortgage holders or any other parties of interest of the Leased Premises.

14. The terms and provisions of this Lease shall be binding upon the respective parties, their legal representatives, successors, heirs, or assigns.

15. This Lease shall be null and void if Lessee does not secure necessary permits for a its removal operations by November 15, 2006.

IN WITNESS WHEREOF, the parties have hereunto set their hands and seals on the day and year first above written.

LESSEE
JOHN S. OLYNICK, INC.

By: Ronald J. Olynick V.P.
Ronald J. Olynick, Vice President

WITNESS

OWNER

Glen Schick
Glen Schick
Social Security No. 395 36 3237

WITNESS

STATE OF WISCONSIN)
)ss.
Taylor COUNTY)

Personally came before me this 26th day of January, 2004, Ronald J. Olynick, Vice President of the above-named corporation to me known to be such Vice President of said corporation and acknowledge that he/she executed the foregoing instrument as such officer as the deed of said corporation, by its authorities.

Christine H. Fritz
Notary Public
Taylor County, Wisconsin
My commission expires/is: 10/7/07

STATE OF WISCONSIN)
)ss.
Taylor COUNTY)

Personally came before me this 28th day of January, 2004, the above-named Glen Schlick to me known to be such person who executed the foregoing and acknowledged the same.

Ronald J. Olynick
Notary Public
Taylor County, Wisconsin
My commission expires/is: 10/7/07

F:\Docs\Client N-Q\Olynick\Gravel and Soil Lease 3.wpd

Attachment: 2005-0009 Olynick - Schick Pit - NR135 Narrative (6190 : 2005-0009 - Karen Schick Trust - CUP)

5.e.c

ADDENDUM TO GRAVEL AND SOIL LEASE

Agreement made this 15th day of NOVEMBER, 2004, between Glen Schick, 12735 State Hwy. 178, Chippewa Falls, WI 54729 (715) 288-6543 and John S. Olynick, Inc., a Wisconsin corporation, with office located at N7918 State Hwy. 73, Gilman, Wisconsin.

John S. Olynick, Inc. agrees to pay an additional Twenty-five Cents ($.25) per yard above regular rental for any Gravel/Soil removed for any state work.

If clay were found to be usable for landfill, price per yard would be negotiable at that time.

Proof of bonding for reclamation will be provided to Owner at time permits are obtained.

LESSE:
John S. Olynick, Inc. By:

Ronald J. Olynick, Vice-President

OWNER(S):

Glen Schick

WITNESS:

WITNESS:

F:\Docs\Client N-Q\Olynick\GravelAndSoil.Addendum.wpd

Attachment: 2005-0009 Olynick - Schick Pit - NR135 Narrative (6190 : 2005-0009 - Karen Schick Trust - CUP)

Schick Mine Inspection #2005-03 09/03/2020

1

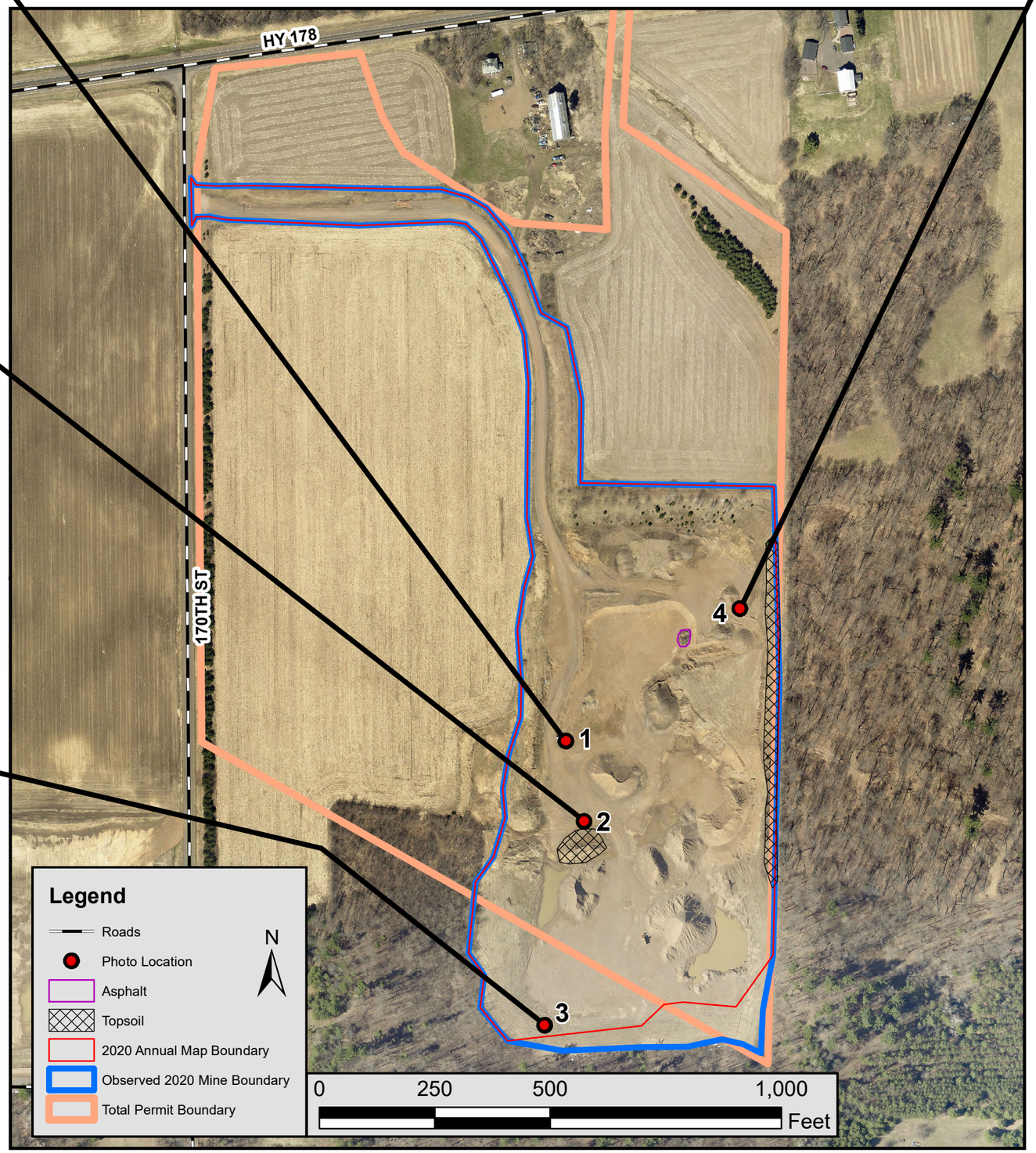
LOOKING NORTHWEST AT FUEL TANK.

2

LOOKING SOUTH AT STOCKPILED TOPSOIL BERM.

3

LOOKING EAST AT SEEDED SLOPE.



4

LOOKING SOUTHWEST AT SEDIMENT DEPOSITION TO MINE FLOOR.

Inspection Overview

Recommended Action

Mow the vegetated areas between June 1st and July 15th to control annual invasive species. Continue mowing until reclamation certification is achieved.

Post Mining Land Use

Grassland/Prairie

Perennial Forage - Hay

Note: See final site map for land use locations.

09/03/2020

Chippewa County "Stewardship for Sustainability" Land Conservation and Forest Management

H:\LANDOWNR\SCHICK_G\NMM\COMPLIANCE\2020REPORT\Schick_Mine_Inspection_09-03-2020.mxd

Photobase: 2020

Attachment: Schick_LCFM Inspection Map & Form (2020) (6190 : 2005-0009 - Karen Schick Trust - CUP)

CHIPPEWA COUNTY
DEPARTMENT OF LAND CONSERVATION & FOREST MANAGEMENT
NONMETALLIC MINING COMPLIANCE/RECLAMATION INSPECTION FORM

Date: 09/03/2020 Site Name: Schick Pit

Owner: Glen Schick Permit Number: 2005-03

Operator: John Olynick Inc. Reviewer: KJC, KGZ

Location: NW¼ of SE¼, Section 2, T 29 N, R 8 W

SUMMARY OF REVIEW

1. Type of Material Mined: ☒Sand & Gravel ☐Bedrock ☐Other _____
2. Total Permitted Area: 75.4 Acres Within Total Mine Boundary? ☐Yes ☒No
3. Active Mine Area: 17.8 Acres Change from 2019? ☒Yes ☐No
4. In Progress Reclamation: 0 Acres
5. Certified Reclaimed Area: 0 Acres Change from 2019? ☐Yes ☒No
6. Topsoil Stockpile: Mapped ☐Yes☒No Seeded ☒Yes☐No Managed ☐Yes☒No
7. Surface Water or Wetland Impacts: ☐Yes ☒No

   Offsite Discharge ☐Yes☒No Erosion ☐Yes ☒No Sediment Deposition ☐Yes ☒No

   Notes:

8. Financial Assurance Type: ☐Bond ☒Letter of Credit ☐Escrow
9. Financial Assurance Amount: ☒Adequate ☐Inadequate

   Current Amount $ 71,200 Amount Required $ 71,200
10. Waste Registration: ☐Yes ☒No
11. Waste on Site: ☒Asphalt 10 CY ☐Concrete ___ CY

    ☐Wood ___ CY ☐Other: ___ ___ CY

    Notes:
12. Invasive Species: Present ☒Yes ☐No Mapped ☐Yes ☒No
    a. Perennial ☒Yes ☐No Annual ☒Yes ☐No
    b. Grass ☐Yes ☒No Broad Leaf ☒Yes ☐No
13. Post Mining Land Use

    Conservation/Ecological, Grassland/Prairie
    Agricultural Production, Perennial Forage- hay

Attachment: Schick_LCFM Inspection Map & Form (2020) (6190 : 2005-0009 - Karen Schick Trust - CUP)

FINDINGS

☒ Compliance with nonmetallic mine reclamation permit.
☒ The following items were noted on site and require attention by the operator.

Recommended actions:

1. Mow the vegetated areas between June 1st and July 15th to control annual invasive species. Continue mowing until reclamation certification is achieved.

H:\LANDOWNR\SCHICK_G\NMM\COMPLIANCE\2020REPORT\Schick_NMM_Inspection_Form_2020.docx

Attachment: Schick_LCFM Inspection Map & Form (2020) (6190 : 2005-0009 - Karen Schick Trust - CUP)

STATEMENT OF EXPLANATION
2011-0014 A & B MATERIALS LLC (FRAZER PIT) CONDITIONAL USE PERMIT - TOWN OF EAGLE POINT - DOUG CLARY

To allow a non-metallic mine (Frazer Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on parcels which are located in the W 1/2 of the NE 1/4 and the NE 1/4 of the NW 1/4, Section 17, Township 30 North, Range 08 West. Town of Eagle Point. Physical Address: 16999 145th St.

APPEAL NUMBER: 2011-0014
APPEAL DATE: 02-18-2021

RECEIVED
DEC 29 2020
BY:

CONDITIONAL USE REQUEST
Chippewa County Planning & Zoning Committee

The undersigned applicants state the following points of consideration/acknowledgement:

(1) Adam ~~Darrel~~ Frazer of A & B Materials. is requesting a **Conditional Use Permit be granted which will allow a non-metallic mine ~~(Hwy 124 Pit)~~ in accordance with Section 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance**, on the following parcels of land:

a. A & B Materials, 16317 160th Street, Bloomer, Wisconsin 54724 (Parcel #: 23008-1712-00210000)
b. Donald & Mary Frazer, 16783 145th Street, Bloomer, Wisconsin 54724 (Parcel #: 23008-1713-00000001)
c. Darrell & Barbara Frazer, 16317 160th Street, Bloomer, Wisconsin 54724 (Parcel #23008-1721-00000000)

(2) That these parcels are located within the **Agricultural** District.

(3) That Conditional Use Permit 2011-0014 was issued on October 27, 2011 with an expiration date of 10-27-2015.

(4) They are requesting the Chippewa County Planning & Zoning Committee grant a Conditional Use Permit for the project as shown on submitted documents with the same conditions and restrictions as approved in 2010.

(5) That all attached information or any additional requested information is true, accurate and completed to the best of their knowledge. And that the Planning & Zoning Committee considers it all as part of the application.

(6) We or our designated representative will have an opportunity to present to the committee in favor of this request.

(7) We have the authority to allow the Planning & Zoning Department staff and/or committee access to the property to conduct necessary inspections related to the request.

(8) We understand that we cannot direct any written communication about this application to a member of the Planning & Zoning Committee unless we also file a copy with the Department of Planning & Zoning and direct additional copies to each person who has registered an interest in this application.

(9) We also understand that if we or our designated representative fails to appear in front of the Planning & Zoning Committee during the **February 18, 2021** public hearing our request may be **DENIED** and/or additional republication fees may be required.

Signed: _____ Date: 12-28-20
~~Darrell~~ Frazer, Agent
Adam

Please sign and return by January 4, 2021 utilizing one of the following:

Mailing Address: Chippewa County Department of Planning and Zoning 711 N. Bridge Street Chippewa Falls, Wisconsin 54729	**Email Address:** dclary@co.chippewa.wi.us **Fax Number:** (715) 726-4596

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - PZC Binder (6186 : 2011-0014 - A & B Materials - CUP)

A&B MATERIALS
BLOOMER, WI - 715-456-5326
SAND - ROCK - BASE COURSE - STONE
16317 160th St.
Bloomer, WI 54724

RECEIVED
DEC 29 2020
BY:

A & B Materials has not made any deviations from the Conditional Use Permit #2011-0014. At this time there are no plans for any expansion or modifications to this permit.

Adam Frazer
A&B Materials Representative

12-28-20
Date

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - PZC Binder (6186 : 2011-0014 - A & B Materials - CUP)

CHIPPEWA COUNTY – PLANNING & ZONING COMMITTEE
NOTICE OF ACTION

Conditional Use Permit
Non-Metallic Mining in the Agricultural District

APPEAL NUMBER: # 2011-014
APPEAL DATE: 10-27-2011

LAND OWNER(S):
Donald & Mary Frazer
16783 145th Street
Bloomer, Wisconsin 54724

PROPERTY LOCATION:
145th Street
23008-1712-00000000 &
23008-1713-00000000 &
23008-1721-00000000

OPERATOR:
Frazer Excavating
Darrell Frazer
16317 160th Street
Bloomer, Wisconsin 54724

Dear Mr. & Mrs. Frazer and Frazer Excavating,

On October 27th, 2011, the Planning & Zoning Committee considered your request for a Conditional Use Permit, which would allow non metallic mining in the Agricultural District pursuant to 70-71(b)(2). The land associated with this particular conditional use permit are located in the NW ¼ of the NE ¼, the SW ¼ of the NE ¼ and the NE ¼ of the NW ¼, Section 17, Township 30N, Range 08W, Town of Eagle Point.

DECISION:
The Planning & Zoning Committee has **GRANTED** the conditional use permit with the following conditions:

1. This is a 4-year permit, set for renewal prior to October 27th, 2015.
2. Permit will allow activities and reclamation in area labeled cells 1-4.
3. Activities to be in compliance with WDNR WPDES Permit.
4. Separation distance of 50' from all property lines must be maintained unless agreement in writing is obtained from the property owners.
5. No discharge of water is allowed from the site.
6. Mining activities cannot be any closer than 250' to a residence and/or well.
7. Plans show that several ponds will be included in the site reclamation with a bottom elevation at approximately 958'. Non-metallic mining is requested below the water table, which is estimated to be between 988' – 922' msl.
8. Hours of operation 6:00 a.m. to 9:00 p.m. Monday through Friday. Saturday 6:00 a.m. to 3:00 p.m. No Sundays or holidays. All other hours to be brought before the Planning & Zoning Committee for special approval.
9. A sign must be placed by the entrance stating the property owners name and the operator as well as hours of operation. A driveway permit and 911 number will be required.
10. Operator to follow: 1) All provisions of Chippewa County Non-Metallic Mining Reclamation Ordinance and; 2) Wisconsin Administrative Rule NR 135.
11. Activities to be conducted in compliance with the approved Non-Metallic Mining Reclamation Plan Narrative and the "Initial Site Map", "Site Operations Map" and "Final Site Map" all date stamped received September 29, 2011.

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - PZC Binder (6186 : 2011-0014 - A & B Materials - CUP)

12. Off-site hauling of material following permit expiration and in case of revocation will be prohibited. It is the responsibility of the land owner and/or operator to keep all applicable permits current.
13. Onsite hauling of material following permit expiration and in case of revocation will be prohibited. It is the responsibility of the landowner and/or operator to keep all applicable permits current.
14. Onsite temporary storage of recycled asphalt and/or concrete is allowed.
15. No burying of any materials will be allowed onsite.
16. Grade soil piles to a 3 to 1 slop & mulch with seeding.
17. The washing & crushing of sand and gravel will occur onsite, but is limited to the site specific material. The operator will not have a well for washing as the operation will be mining below the water table.
18. Operator has agreed that no chemicals or flocculants will be utilized and as part of this permit would be prohibited.

A complete record of the hearing and the decision of the Planning & Zoning Committee are available for inspection in the Chippewa County Planning & Zoning Department, Room 009, 711 N. Bridge Street, Chippewa Falls, Wisconsin. Information can be reviewed and/or requested between the hours of 8:00 a.m. and 4:30 p.m., Monday through Friday, excluding Holidays.

REVOCATION OF PERMIT

If any condition of the permit is violated or if the use is substantially detrimental to persons or property in the neighborhood, the Planning & Zoning Committee shall hold a public hearing on the revocation of this permit. If, upon finding of facts, any material condition of the permit has been violated or if the character and quality of the area has been substantially and adversely affected by the continuation of the activities as allowed under the conditional use permit, the Planning & Zoning Committee may revoke and/or modify the conditional use permit. The Planning & Zoning Committee thereafter shall direct Corporation Counsel to initiate such legal actions as are necessary to ensure compliance with the Chippewa County Zoning Ordinance.

In the event of revocation or termination, the conditional use permit will be determined to be void and the property shall be governed thereafter by the rules of the zoning district to which the property is zoned or any other applicable ordinances at the time of the revocation or termination.

LAPSE OF PERMIT

The conditional use permit shall lapse and is void six (6) months after approval by the Planning & Zoning Committee unless the appropriate permits are granted and the activities to the property as described in the permit are implemented.

WRIT OF CERTIORARI

Any person or persons jointly or severally aggrieved by this decision of the Planning & Zoning Committee or any taxpayer, or any officer, department, board or bureau of the County, may commence an action in the circuit court for writ of certiorari to review the legality of such decision.

Dated this **7th** day of **November**, 2011.

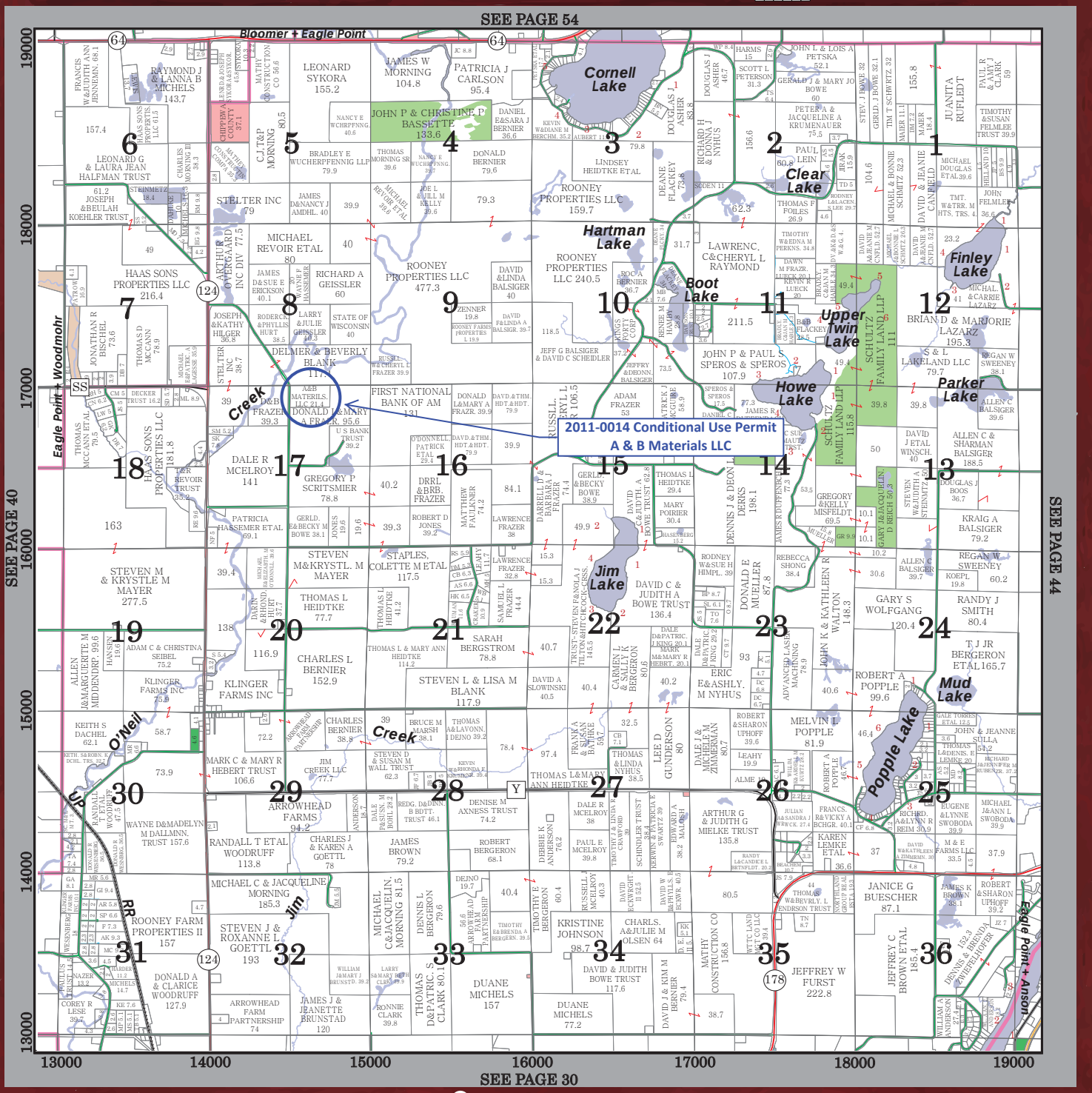
By the Order of the Planning & Zoning Committee.

Lee McIIquham
Planning & Zoning Committee Chair

CC: Michael Sedlacek, Eagle Point Town Chair – *via email*
Karen Knorn, Eagle Point Town Clerk – *via email*
File

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - PZC Binder (6186 : 2011-0014 - A & B Materials - CUP)

EAGLE POINT (C), WOODMOHR (E), BLOOMER (SE) T30N R08W



© 2017 Chippewa County, WI
All acreages are computed & rounded to the closest tenth acre, roadways are excluded from totals. All mapping is for reference only and is not intended, or to be used for any legal purpose.

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - PZC Binder (6186 : 2011-0014 - A & B Materials - CUP)

CHIPPEWA COUNTY
DEPARTMENT OF PLANNING & ZONING

• 711 North Bridge Street, Chippewa Falls, WI 54729 • Phone:715.726.7940 • Fax:715.726.4596 • www.co.chippewa.wi.us •

Land Management | Land Planning | Land Records & G.I.S. | POWTS & Wells

Date: February 1, 2021

To: Property Owner(s)

From: Douglas Clary, Director

Re: Public Meetings & Hearing

Dear Property Owner(s):

The Chippewa County Department of Planning & Zoning has received a conditional use petition on parcels of land that are located either adjacent to or in the vicinity of property owned by you. You are receiving this notice because your property has been determined to be within the legal public hearing notification distance per county and state requirements. I have enclosed a map identifying the location of the parcels associated with this conditional use petition. If you have any questions regarding this conditional use petition, please contact me at (715) 726-7941.

CONDITIONAL USE PETITION #2011-0014
Petitioner: A & B Materials/Adam Frazer Agent
Property Owners: A & B Materials, Donald & Mary Frazer and Darrell & Barbara Frazer
To allow a non-metallic mine (Frazer Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on parcels which are located in the W ½ of the NE ¼ and the NE ¼ of the NW ¼, Section 17, Township 30 North, Range 08 West. Town of Eagle Point. Physical Address: 16999 145th Street.

Eagle Point Plan Commission
The Eagle Point Plan Commission will **REVIEW** this request on **February 8, 2021** at **7:00 PM**, at the Eagle Point Town Hall, 14802 State Highway 124, Chippewa Falls, Wisconsin 54729. The Plan Commission will forward an **ADVISORY** recommendation to the Eagle Point Town Board to approve, disapprove or approve with modification(s) and/or condition(s).

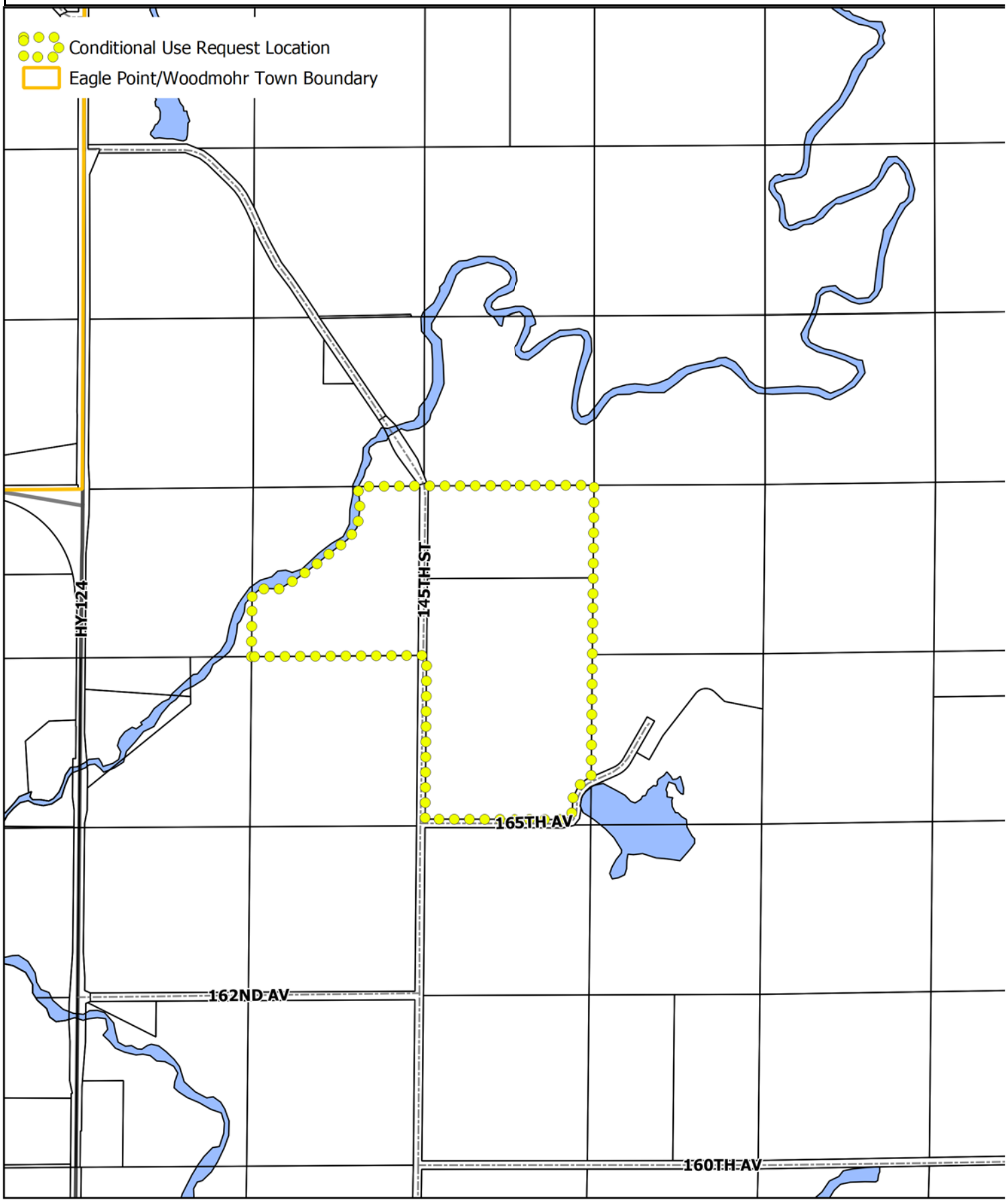
Eagle Point Town Board
The Eagle Point Town Board will **REVIEW** this request on **February 15, 2021** at **7:00 PM,** at the Eagle Point Town Hall, 14802 State Highway 124, Chippewa Falls, Wisconsin 54729. The Town Board will forward an **ADVISORY** recommendation to the Chippewa County Planning & Zoning Committee to approve, disapprove or approve with modification(s) and/or condition(s).

Chippewa County Planning & Zoning Committee
The Chippewa County Planning & Zoning Committee will hold a **PUBLIC HEARING** on **February 18, 2021** at **4:30 PM**. The Committee will make a final determination to approve or disapprove of the conditional use petition.

NOTE: Please consult the individual agendas for each of the meetings in regards to how you can attend the meeting. The agendas will have the procedures for calling into the meeting via a telephone or for personal protection equipment requirements, such as the wearing of face masks, limitations on the maximum number of individuals allowed in the meeting room, etc.

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - PZC Binder (6186 : 2011-0014 - A & B Materials - CUP)

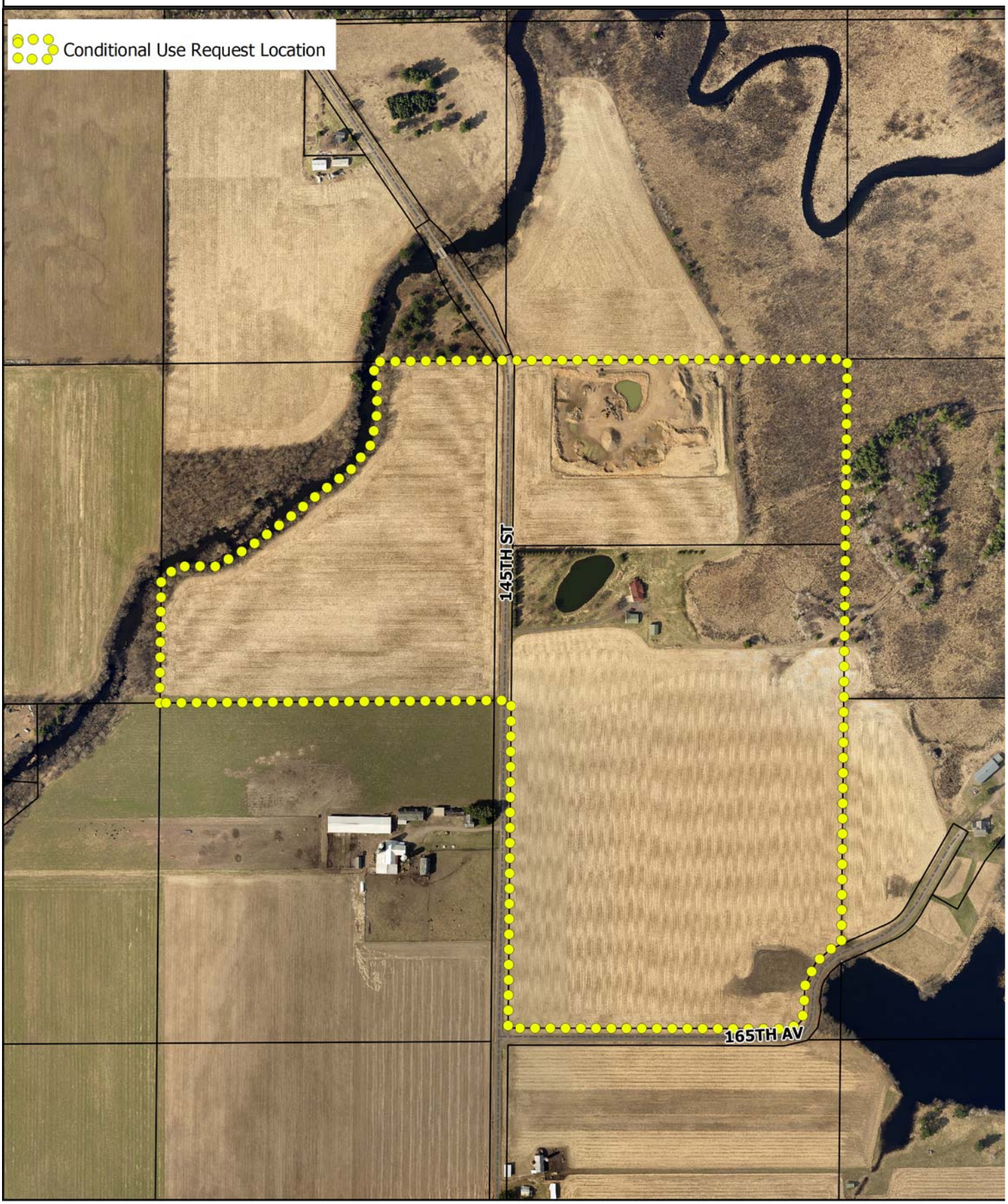
2011-0014 A & B Materials LLC (Frazer Pit) - Conditional Use Permit - Location Map



Produced on February 1, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only.

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - PZC Binder (6186 : 2011-0014 - A & B Materials - CUP)

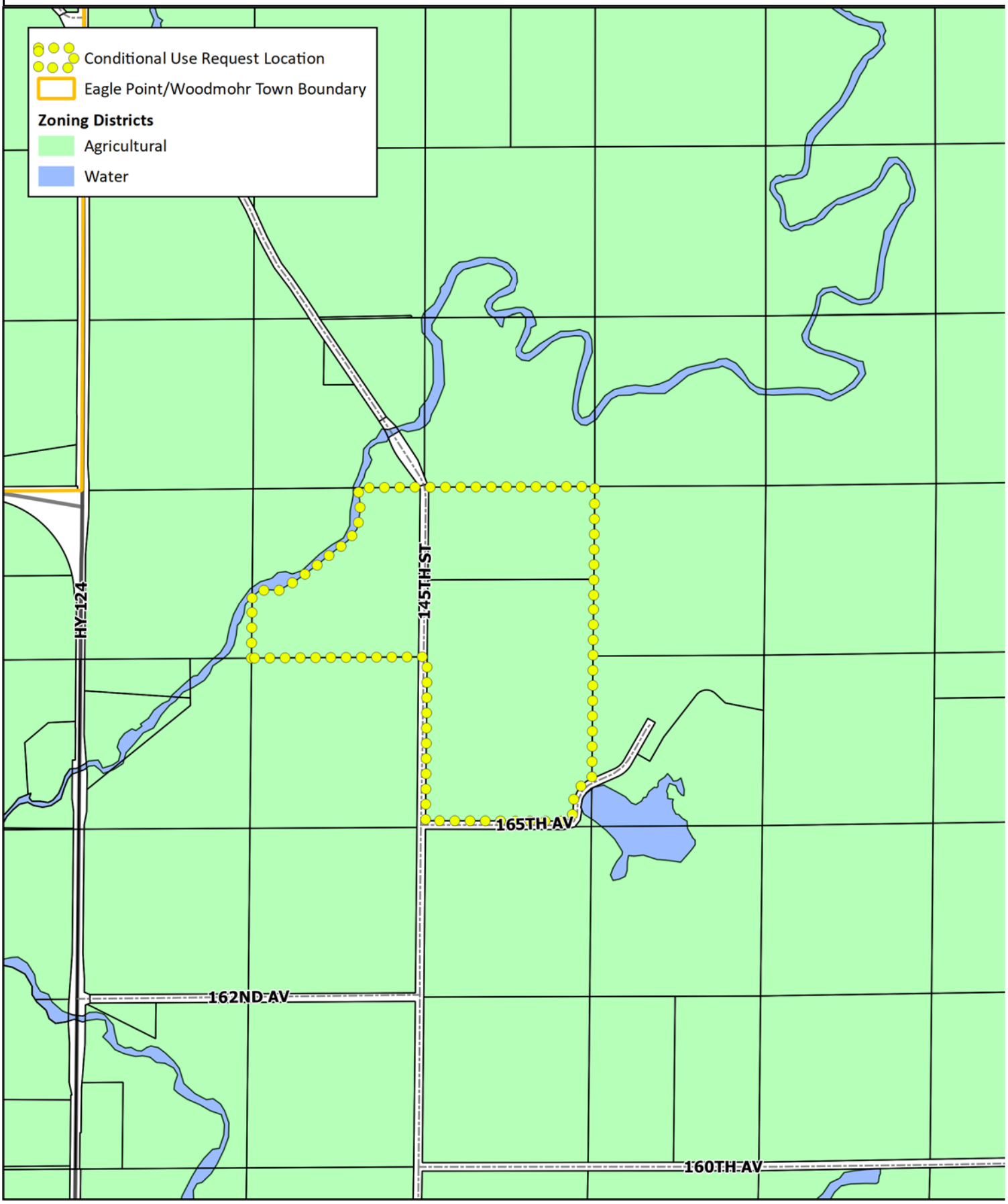
2011-0014 A & B Materials LLC (Frazer Pit) - Conditional Use Permit - Aerial (2020)



Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - PZC Binder (6186 : 2011-0014 - A & B Materials - CUP)

Produced on February 1, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only.

2011-0014 A & B Materials LLC (Frazer Pit) - Conditional Use Permit - Zoning Districts



Produced on February 1, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only

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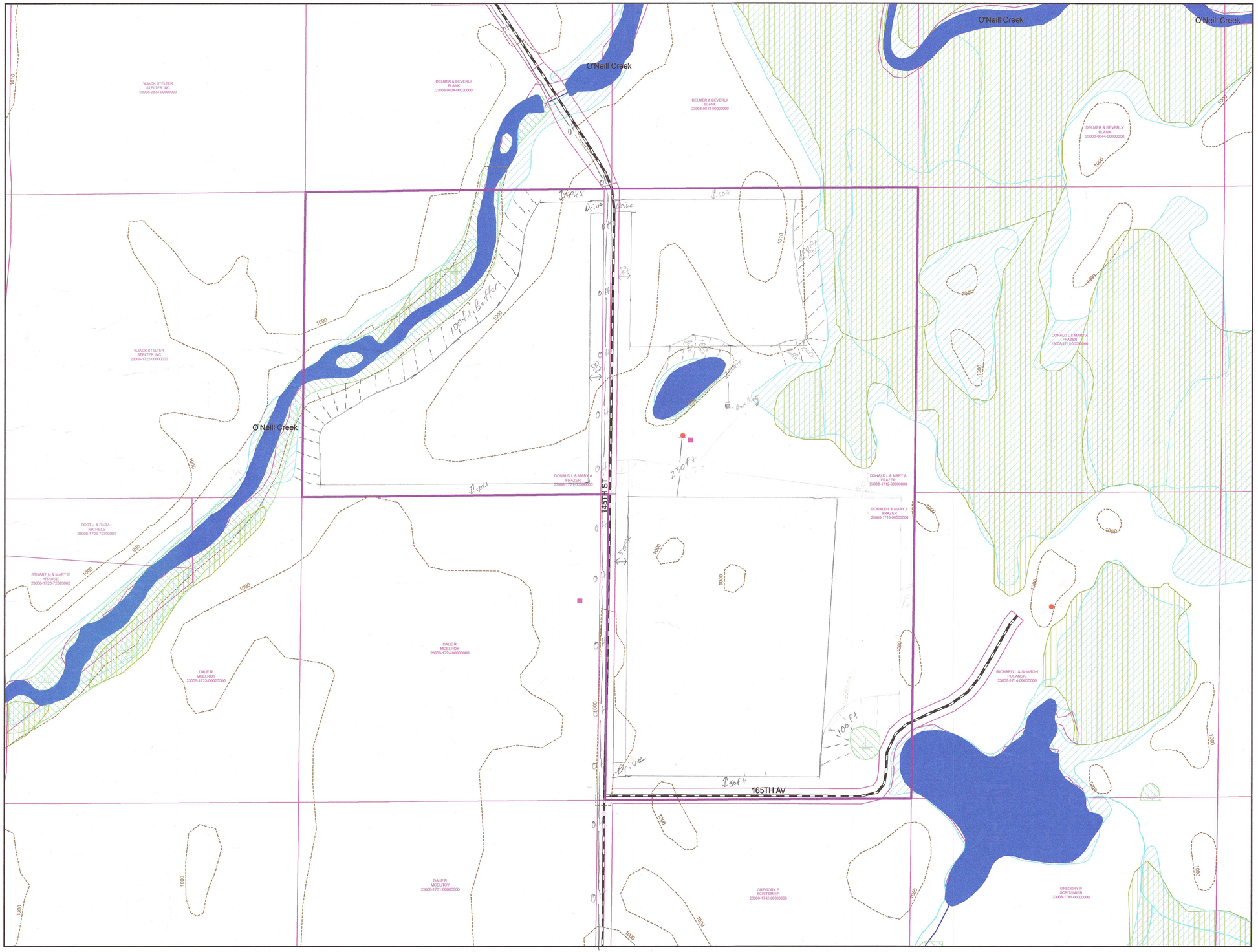
O'Neill Creek
O'Neill Creek
O'Neill Creek
O'Neill Creek
145TH ST
165TH AV
%JACK STELTER
STELTER INC
23008-0833-00000000
DELMER & BEVERLY
BLANK
23008-0834-00000000
DELMER & BEVERLY
BLANK
23008-0843-00000000
DELMER & BEVERLY
BLANK
23008-0844-00000000
%JACK STELTER
STELTER INC
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DONALD L & MARY A
FRAZER
23008-1711-00000000
SCOT J & SARA L
MICHELS
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STUART H & MARY E
KRAUSE
23008-1723-72393002
DONALD L & MARY A
FRAZER
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DONALD L & MARY A
FRAZER
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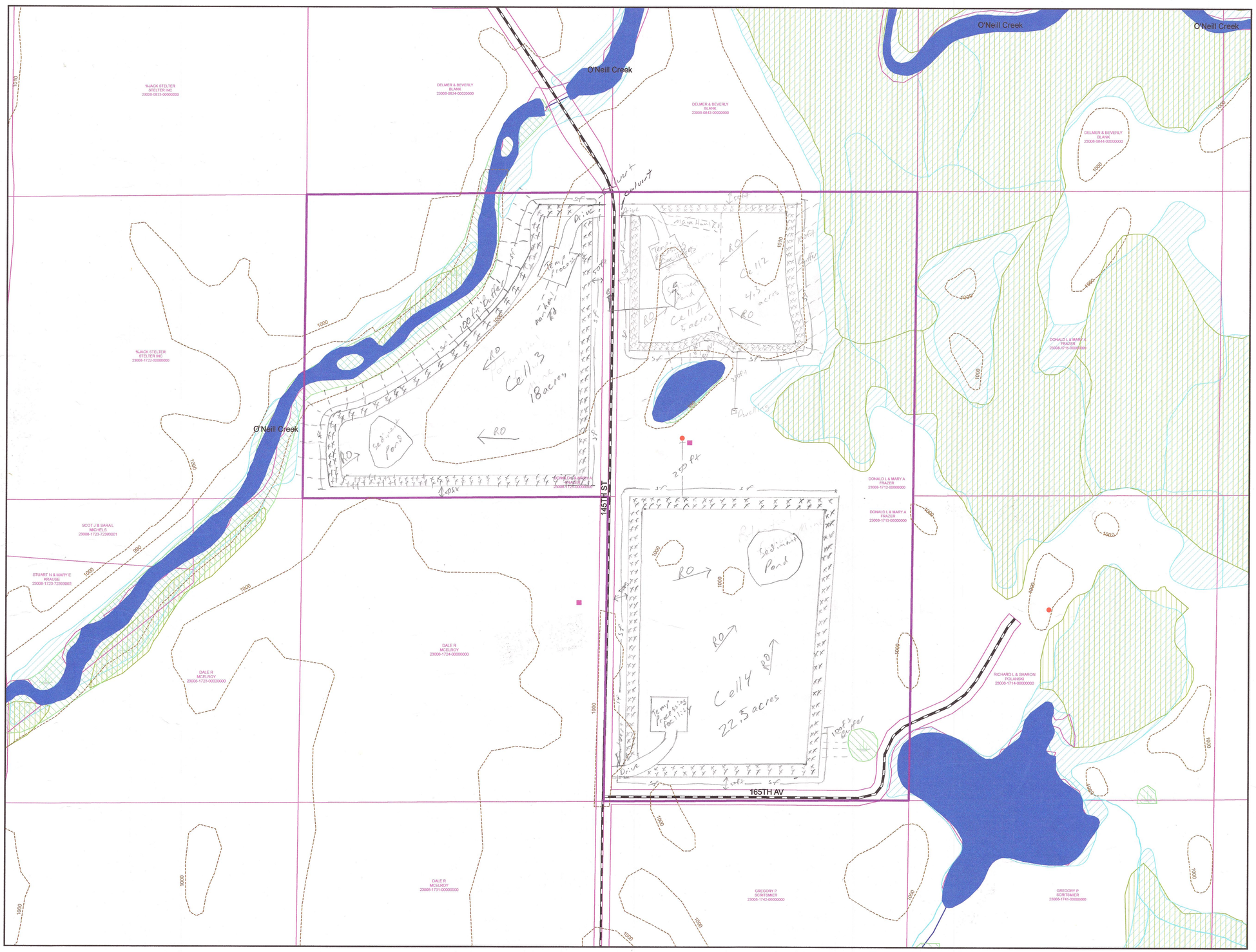
DONALD L & MARY A
FRAZER
23008-1713-00000000
DALE R
MCELROY
23008-1724-00000000
DALE R
MCELROY
23008-1723-00002000
DALE R
MCELROY
23008-1731-00000000
GREGORY P
SCRITSMIER
23008-1742-00000000
RICHARD L & SHARON
POLANSKI
23008-1714-00000000
GREGORY P
SCRITSMIER
23008-1741-00000000
1000ft Buffer
Drive
Drive
Drive



N

200 100 0 200 400

1 inch = 200 feet

- Site Property Boundary
- Parcel Boundaries
- NRCS Wetlands
- DNR Wetlands
- Hydric Soils
- Contour Lines
- Buildings
- Wells
- Roads
- Lakes
- Streams
- Drainageways
- — sf — silt fence

Note:

Roads, hydrology, topographic contours, and buildings are based on USGS 1:24000 quadrangles.

Wetland data is based on NRCS maps digitized by Chippewa County in 1992, and DNR 1996 Wetland Inventory maps digitized in 2010 by Wisconsin DNR. Mapping conventions may limit adequate depiction of all currently classified wetlands.

All data is approximate and is provided for planning purposes only. Specific needs may require ground verification by appropriate agencies.

Base Map Provided By:

CHIPPEWA COUNTY
Land Conservation & Forest Management

Final Plans Developed by Applicant

Non-Metallic Mine Maps

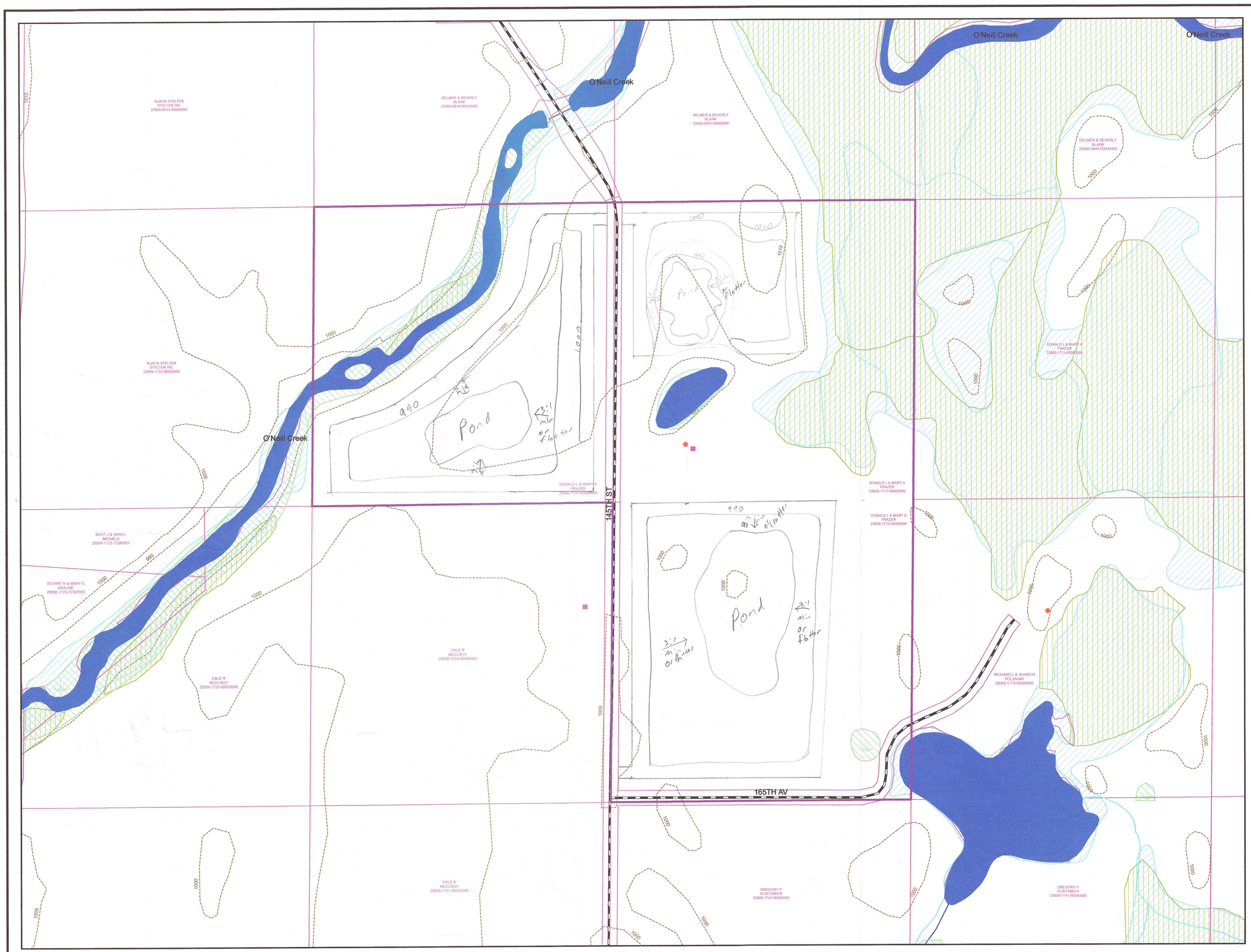
OPERATIONS SITE MAP

Path: H:\LANDOWNR\Frazer_DNMM\SITE_GIS\BASEMAP.mxd

RECEIVED
SEP 29 2011

OWNER:	Don Frazer
OPERATOR:	Frazer Excavating
DATE DRAWN:	June 22, 2011
LOCATION:	W½ OF NE¼ & NE¼ OF NW¼, SEC 17, T30N-R8W

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - Initial, Operations and Final Maps (2011) (6186 : 2011-0014 - A & B Materials - CUP)



N

200 100 0 200 400

1 inch = 200 feet

- Site Property Boundary
- Parcel Boundaries
- NRCS Wetlands
- DNR Wetlands
- Hydric Soils
- Contour Lines
- Buildings
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- Roads
- Lakes
- Streams
- Drainageways

Note:

Roads, hydrology, topographic contours, and buildings are based on USGS 1:24000 quadrangles.

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Base Map Provided By:

CHIPPEWA COUNTY
Land Conservation & Forest Management

Final Plans Developed by Applicant

Non-Metallic Mine Maps

FINAL SITE MAP

Path: H:\LANDOWNR\Frazer_D\NMM\SITE_GIS\BASEMAP.mxd

RECEIVED
SEP 29 2011
BY: LCFM

OWNER:	Don Frazer
OPERATOR:	Frazer Excavating
DATE DRAWN:	June 22, 2011
LOCATION:	W½ OF NE¼ & NE¼ OF NW¼, SEC 17, T30N-R8W

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - Initial, Operations and Final Maps (2011) (6186 : 2011-0014 - A & B Materials - CUP)

NON-METALLIC MINING RECLAMATION PLAN NARRATIVE

Operator: Frazer Excavating
Owner: Donald Frazer

RECEIVED
SEP 2 9 2011
BY:

(1) Initial Site Plan

(a.) **Initial Site Maps** - see attached 24" x 36" map

1. **Location Map**	See "Appendix A"
2. **Topographic Map**	See "Initial Site Map"
3. **Property Boundaries**	See "Initial Site Map"
4. **Roads and Road Labels**	See "Initial Site Map"
5. **Road Right-of-way Lines**	See "Initial Site Map"
6. **Structures and Structure Labels**	See "Initial Site Map"
7. **Intermittent and Perennial Streams**	See "Initial Site Map"
8. **Concentrated Flow**	See "Initial Site Map"
9. **Wetlands**	See "Initial Site Map"
10. **Previous Excavations**	See "Initial Site Map"
11. **Wells**	See "Initial Site Map"
12. **Groundwater Elevation**	See "Initial Site Map"
13. **Utilities**	See "Initial Site Map"

(b.) **Supporting Information**

1. **Landowner:** Donald Frazer
   Address: 16783 145th St.
   City, State, ZIP: Bloomer, WI 54724

   Applicant: Frazer Excavating
   Address: 16317 160th St.
   City, State, ZIP: Bloomer, WI 54724
2. **Lease:** Attached is a copy of the signed lease dated September 16, 2011. The lease expires September 16, 2031. See Appendix B.
3. **Legal Description**

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - NMM Plan Narrative (6186 : 2011-0014 - A & B Materials - CUP)

Tax Parcel Number(s): 23008-1712-00000000

Described as follows: NW ¼ of the NE 1/4, Section 17, Town 30N Range 8 West
SW ¼ of the NE ¼, Section 17, Town 30N, Range 8 West
NE ¼ of the NW ¼, Section 17, Town 30N, Range 8 West

4. **Property Owners Within 660 Feet of Project Site**

Richard L. & Sharon Polanski 14900 165th Ave. Bloomer, WI	Gregory R. Scritsmier 1435DuncanRd. Bloomer, WI	Dale R. McElroy 16662 145th St. Bloomer, WI
Stuart & Mary Krause 16687 Hwy. 124 Bloomer, WI	Scott & Sara Michels 1318 Therbrook St. Chippewa, WI	Jack Stelter/ Stelter Inc. 15331 Hwy 124 Bloomer, WI
Delmer & Beverly Blank 17196 145th St. Bloomer, WI		

5. **Soil Information**
A horizon - 5" of silt loam topsoil

B horizon - 0" to 1.5 "of sandy clay subsoil

Source of information Soil thicknesses were noted during site investigation.

(2) Site Operations Plan

(a.) **Site Operations Map** - see attached 24" x 36" map

1. **Mine Site Boundary** — See "Operation Site Map"
2. **Separation Boundaries and Separation Dimensions** — See "Operation Site Map"
3. **Planned Cell Boundaries** — See "Operation Site Map"
4. **Disturbed Areas** — See "Operation Site Map"
5. **Processing Facilities** — See "Operation Site Map"
6. **Dewatering Systems** — See "Operation Site Map"
7. **Arrows Showing Surface Runoff Flow** — See "Operation Site Map"
8. **Screening Measures** — See "Operation Site Map" and Section "B-B"

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - NMM Plan Narrative (6186 : 2011-0014 - A & B Materials - CUP)

9. **Roads, Culverts, and Points of Public Road Access** — See "Operation Site Map"

10. **Practices to Limit Erosion and Sediment Delivery** — See "Operation Site Map"

(b.) **Description of Site Operations**

1. **Description of Materials to be Extracted**

Sand and Gravel will be extracted. Both crushed and washed gravel products will be processed at the site.

2. **Extraction and Processing to be Conducted at the Site**

The sand and gravel will be quarried without blasting. A temporary processing facility will be set up periodically on site to process materials when needed. A portion of the gravel processed will be made into washed stone product. Additional equipment to be used will include front end loaders, and bulldozers. There will also be washing, screening, and crushing equipment.

3. **Volumes of Materials**

(Estimated Cubic Yards of Raw Material)

Cell	Area (acre), includes berms, roads, etc.	During 1st two years	During Full Life of Operation
1	5	20,000	55,000
2	4.3	0	60,000
3	18	0	200,000
4	22.5	0	250,000

3. **Volumes of Materials (continued from previous page)**

(Estimated Cubic Yards of Raw Material)

Cell	Area (acre), includes berms, roads, etc.	During 1st two years	During Full Life of Operation

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - NMM Plan Narrative (6186 : 2011-0014 - A & B Materials - CUP)

Total	49.8	20,000	565,000

4. **Site Dewatering and Effluent Discharge**

Effluent generated from aggregate washing operations will be discharged to the sediment pond allowing the solids to settle out. No effluent or runoff water will be allowed to discharge through surface flow from the site. A Non-Metallic Mining Operations permit has been obtained from the Wisconsin Department of Natural Resources (DNR) under general permit number WI-0046515-3. This permit addresses process water, stormwater, and erosion control requirements of the DNR.

5. **Storm water Permits/Management**

During all phases of the operation storm water runoff will be fully contained within the excavated area and managed to avoid off-site runoff. Site runoff will be directed into the sediment pond. The water will be allowed to infiltrate through the porous bottom of the pit and sediment basin.

6. **Erosion Control & Permits**

Both WI-DNR and Chippewa County have state that a separate erosion control permit will not be required as long as the DNR general permit is followed and that this Reclamation Plan addresses erosion Control.

Silt fence will be installed at the toes of the soil berms and placed parallel with the contours of the region. All soil berms and topsoil stockpiles will be seeded down and mulched immediately after their construction. The seed specifications will be Standard Specifications for Road and Bridge Construction WI DOT, 1989 Edition (hereinafter referred to as "DOT Specs"), Section 630. Seed mixture no. 20 will be used on the berms and the topsoil stockpiles. Seed will be sown at a rate of 3 lb/1000 sq. ft. Mulch will be applied per DOT Spec 627.

7. **Reclamation Activities During Operations**

Earthen berms, constructed of stripped topsoil and subsoil, will be used to store soil and as visual screening. The berm on the west side will also serve to visually screen the site from the road. Berms will have a 3H: 1V slopes and a 4 foot top, heights may vary. Berms used

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - NMM Plan Narrative (6186 : 2011-0014 - A & B Materials - CUP)

as visual screens will be at least 5 feet high. Berms will be maintained until needed for reclamation, except that screening berms will remain for the life of the mine.
All topsoil will be systematically stripped and stockpiled from each mine cell for later reapplication. The A horizon (topsoil) will be placed on the outside of the berms and the B horizon (subsoil) will be stockpiled on the inside of the berms.
All topsoil and subsoil will be left on site during operations and be used for reclamation activities only.

8. Timetable/Sequence of Operations

Location	Activity
Cell 1	_Separately strip A and B horizons; Place soil in berms.
	Sediment Ponds constructed to immediately receive runoff.
	Sand and gravel excavation.
	Stockpile excavated materials
	Set up temporary processing facilities when necessary.
	Grade slopes to 3H: 1V or flatter.
	Keep cell partially unreclaimed for access to cell 2.
Cell 2	__Separately strip A and B horizons; Place soil in berms.
	Storm water routed to sediment pond in Cell 1
	Sand and gravel excavation.
	Stockpile excavated materials
	Set up temporary processing facilities when necessary.
	Grade slopes to 3H: 1V or flatter.
__Cell 3_	__Separately strip A and B horizons; Place soil in berms.
	Sediment Ponds constructed to immediately receive runoff.
	Sand and gravel excavation.
	Stockpile excavated materials.
	Set up temporary processing facilities when necessary.
	Grade slopes to 3H: 1V or flatter.
__Cell 4_	_Separately strip A and B horizons; Place soil in berms.
	Sediment Ponds constructed to immediately receive runoff.
	Sand and gravel excavation.
	Stockpile excavated materials.
	Set up temporary processing facilities when necessary.

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - NMM Plan Narrative (6186 : 2011-0014 - A & B Materials - CUP)

Grade slopes to 3H: 1V or flatter.

9. Timetable

Estimated period of operation/extraction for each cell:

Cell _1___	__6___ years
Cell __2__	___5__ years
Cell __3__	___20__ years
Cell __4__	___25_ years
Cell _____	_____ years
Cell _____	_____ years
Cell _____	_____ years
Cell _____	_____ years
Cell _____	_____ years
Cell _____	_____ years
Cell _____	_____ years
Cell _____	_____ years
Cell _____	_____ years
Total _____	___**56**_ years

(3) Final Site Plan

(a.) **Final Site Maps** - see attached 24" x 36" map

1. **Final Depths, Final Slope Angles, and Slope Stabilization Measures**
   See __"Final Site Map"_____

2. **Areas which Convey Concentrated Flow**
   See __"Final Site Map"_____

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - NMM Plan Narrative (6186 : 2011-0014 - A & B Materials - CUP)

3. **Locations of Facilities or Structures to Remain in Place**
   See "Final Site Map"

4. **Planned Development Features on the Site Following Closure**
   See "Final Site Map"

5. **Cross Sections through the Site**
   See "Section B-B"

(b.) **Description of Final Reclamation**

1. **Disposition of Structures and Roads**
   All facilities, roads, and structures will be removed after mining is complete. Holes will be filled with waste sand and overburden.
   After completion of mining in each cell, the slopes will be graded to 3H: 1V or flatter.
   As part of soil reapplication (see 2 below), the soil stockpiles and berms will be removed.
2. **Soil Reapplication**
   First, subsoil will be uniformly applied to all disturbed areas. Nest, topsoil will be uniformly applied on top of the subsoil. Seeding of all exposed area will occur immediately as described in the following seeding plan.
3. **Safety Assurances**
   The slopes of the reclaimed mine will be sloped to 3H: 1V or flatter. The remaining pond shoreline will be planted to tall vegetation to deter people from entering the water. The entrance to the site will remain gated. No trespassing signs will be posted as well.
4. **Seeding Plan**
   After the subsoil and topsoil has been reapplied, the seedbed will be prepared by disc and drag as necessary. Seed mixture No. 20 will be applied at a rate of 3 lb/1000 sp ft per DOT Spec 630. Within 24 hours, chopped straw mulch will be applied per DOT spec 627.
5. **Future Use**
   The bottom is intended to have ponds and to be farmed after completion of reclamation. Steeper side slopes will be kept as permanent sod vegetation.
   Following completion and County certification of reclamation, the owner will assume responsibility for future land use decisions.

Attachments

APPENDIX A : Site Location

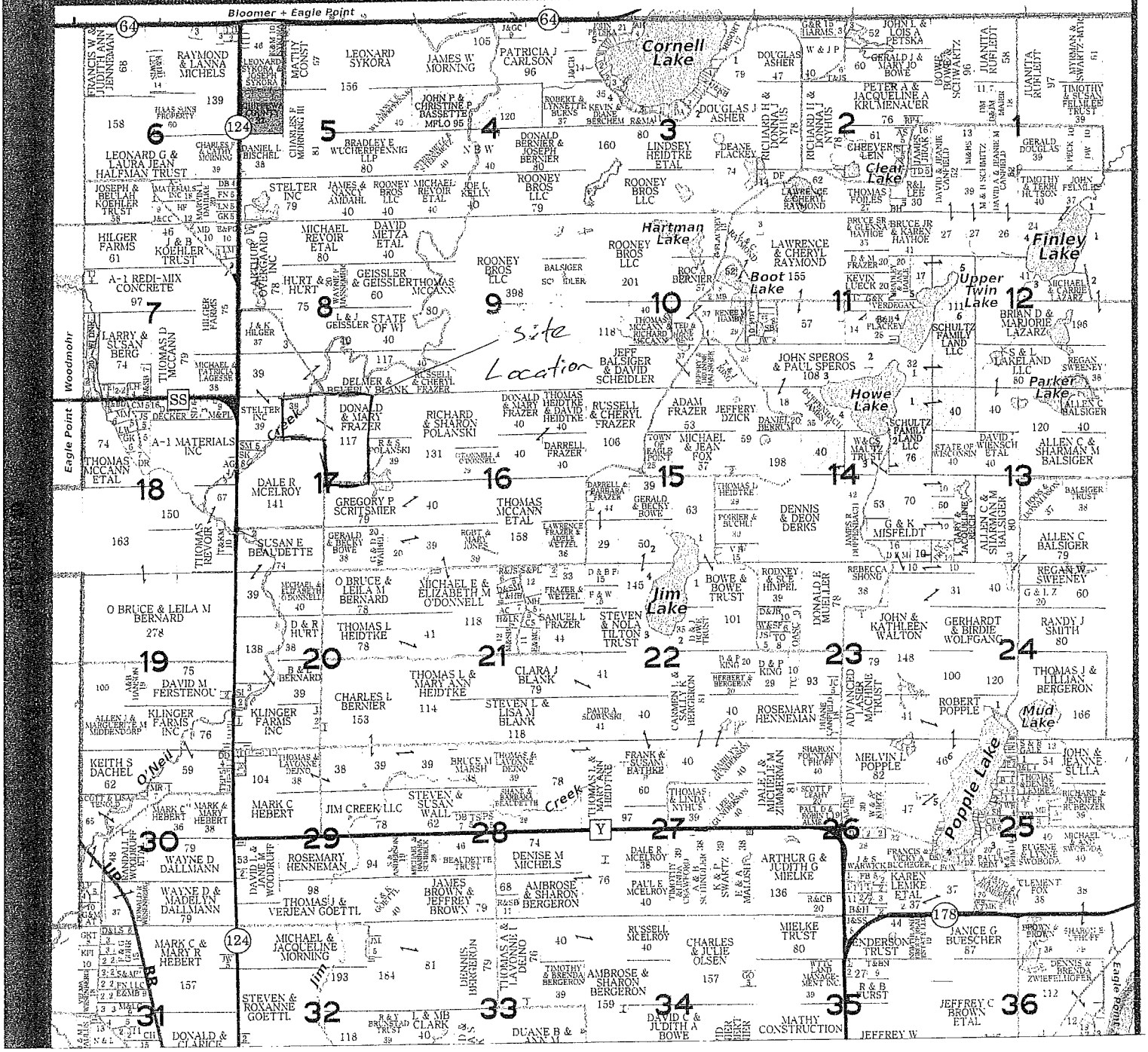
Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - NMM Plan Narrative (6186 : 2011-0014 - A & B Materials - CUP)

APPENDIX _B_ : __Lease Agreement__

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - NMM Plan Narrative (6186 : 2011-0014 - A & B Materials - CUP)

EAGLE POINT(C),WOODMOHR(E),BLOOMER(SE) T30N R08W

SEE PAGE 54



Appendix A: General Site Location

Chippewa County

Township T28N - R8W

Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - NMM Plan Narrative (6186 : 2011-0014 - A & B Materials - CUP)

APPENDIX B: Lease Agreement

Lease made September 16, 2011 between Donald Frazer (hereinafter referred to as "Lessor") and Frazer Excavating (hereinafter referred to as "Lessee").

Purpose and Activities
This lease agreement grants the Lessee exclusive rights to mine non-metallic mineral (sand & gravel) at the site described as follows:
NW ¼ of the NE ¼, Section 17, T30N, R08W
SW ¼ of the NE ¼, Section 17, T30N, R08W
NE ¼ of the NW ¼, Section 17, T30N, R08W

Lessee may have access to the property, may build haul roads, may build temporary structures, and do such other activities as may be necessary to carry on excavation and processing of sand, gravel, and soil products.

Lessee is responsible for acquiring all required permits.

Lessee is responsible for performing site reclamation.

Payment
Lessee shall make payments to the Lessor on or before the 15th of each month for mineral products removed through the end of the previous month. Price is per ton of material removed. Amount per ton is stated in a separate annual contract.

Expiration
This agreement expires twenty years from the contract date. The agreement may be renegotiated at that time.

Assignment
Lessee shall not assign or transfer this lease, or any part of it, without prior written consent of Lessor.

Donald Frazer
Donald Frazer, Landowner

9-16-11
Dated

Darrell Frazer
Darrell Frazer, Owner, Frazer Excavating

9-16-11
Dated

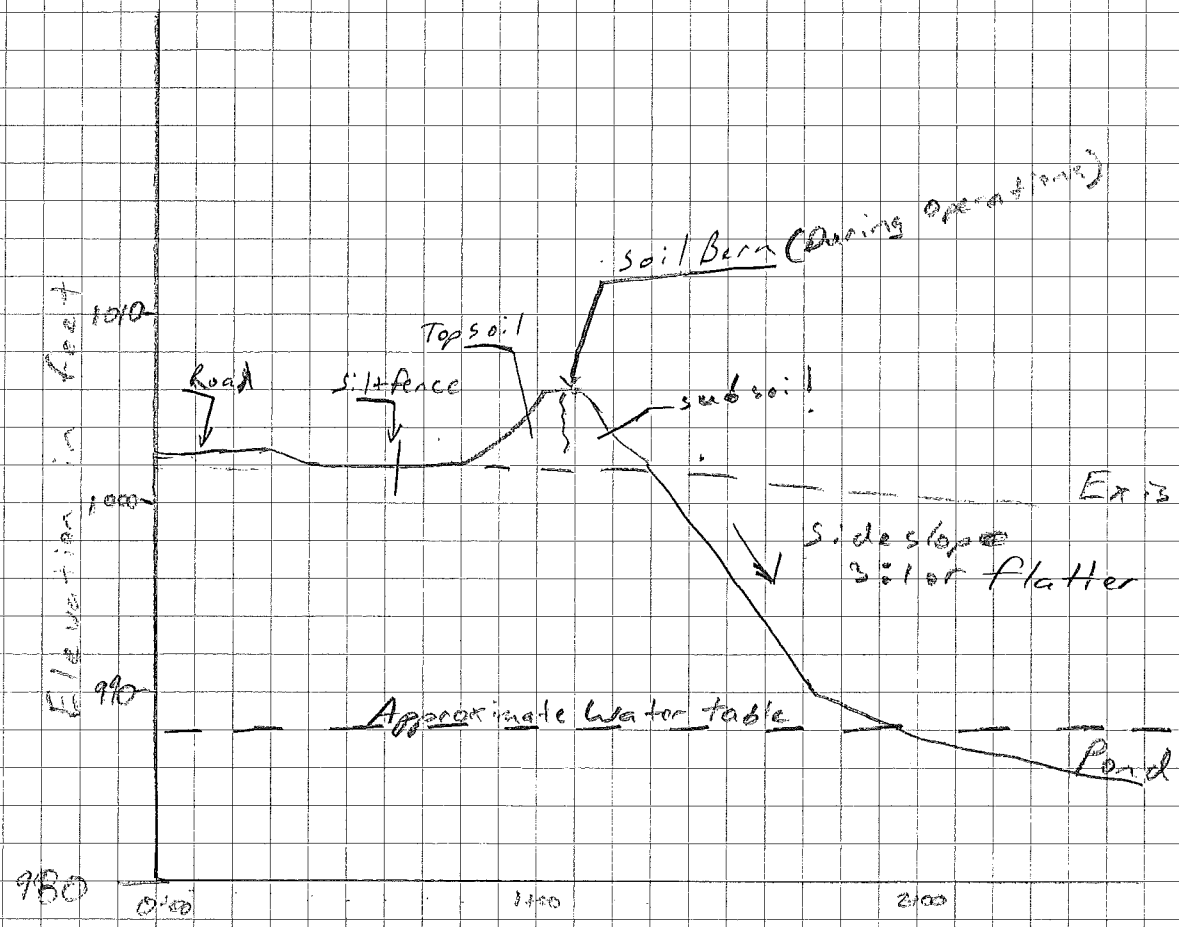
Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - NMM Plan Narrative (6186 : 2011-0014 - A & B Materials - CUP)

PROJECT Section B - B

Conference with

Date Time

James Ross BERGER IBS JUB



Attachment: 2011-0014 A & B Materials LLC - Frazer Pit - NMM Plan Narrative (6186 : 2011-0014 - A & B Materials - CUP)

Frazer Mine Inspection #2011-04 07/15/2020

1

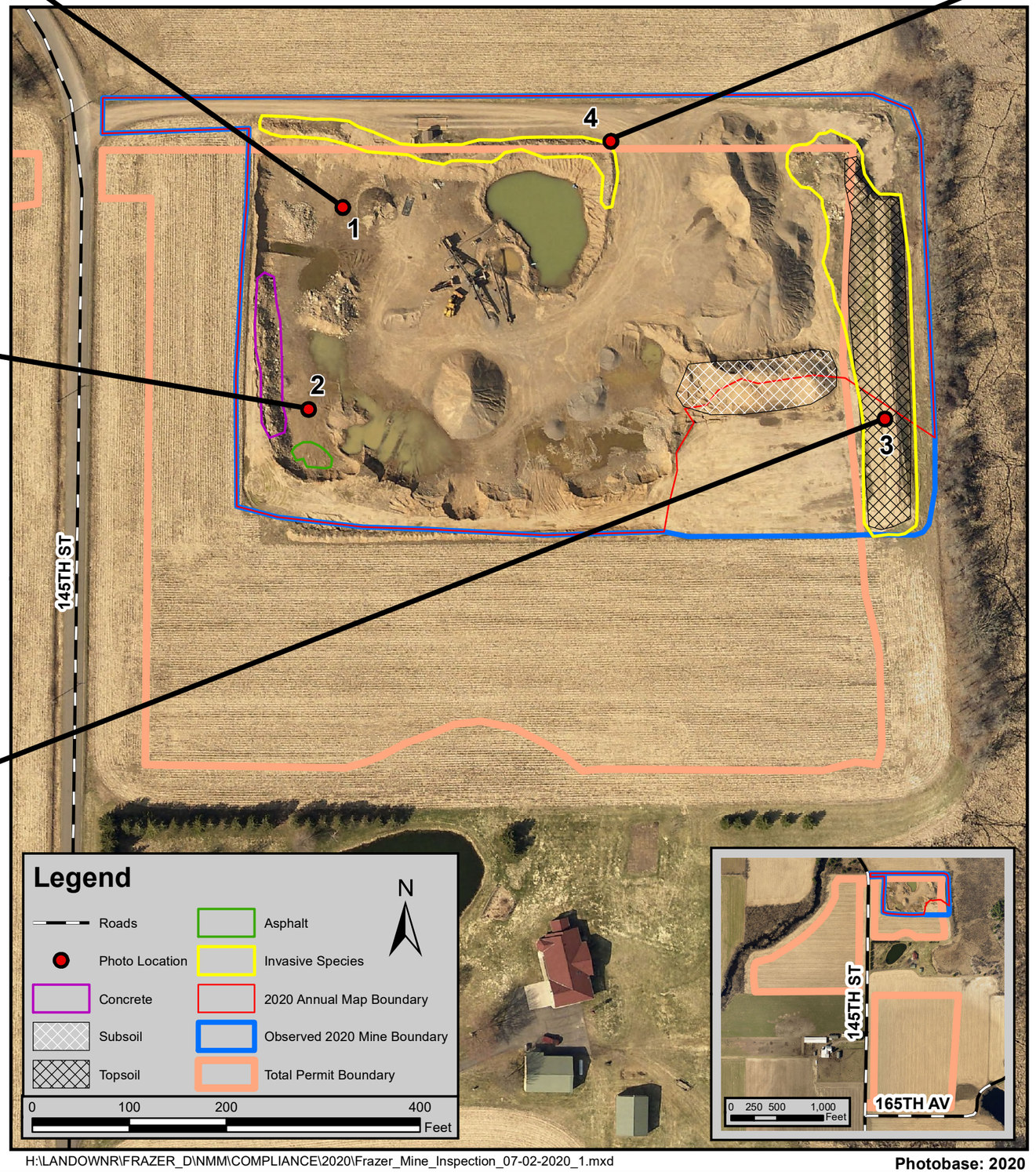
LOOKING EAST AT UNSEEDED TOPSOIL PILES.

2

LOOKING NORTHWEST AT DEBRIS.

3

LOOKING SOUTHWEST AT UNSEEDED TOPSOIL BERM.



H:\LANDOWNR\FRAZER_D\NMM\COMPLIANCE\2020\Frazer_Mine_Inspection_07-02-2020_1.mxd

Photobase: 2020

LOOKING SOUTHWEST AT POND AND MINE FLOOR.

Inspection Overview

Recommended Action

Spot spray invasive thistle and other broadleaf invasive plants with 2,4-D between September 20th and October 10th. Apply seed mix in March.

Mow the vegetated areas between June 1st and July 15th to control annual invasive species. Continue mowing until reclamation certification is achieved.

Post permanent signage to all topsoil and subsoil stockpiles.

Corrective Action

Seed and mulch topsoil and subsoil berms within 60 days.

Complete the stockpile registration and the annual stockpile report form and return it to LCFM within 60 days.

Post Mining Land Use

Shallow ponded/Deep ponded

Agricultural, pasture

Note: See final site map for land use locations.

07/15/2020

Chippewa County
"Stewardship for Sustainability"
Land Conservation and Forest Management

Attachment: Frazer_ LCFM Inspection Map & Form (2020) (6186 : 2011-0014 - A & B Materials - CUP)

CHIPPEWA COUNTY
DEPARTMENT OF LAND CONSERVATION & FOREST MANAGEMENT
NONMETALLIC MINING COMPLIANCE/RECLAMATION INSPECTION FORM

Date: 07/15/2020 Site Name: Frazer Mine

Owner: Donald Frazer Permit Number: 2011-04

Operator: A & B Materials, LLC Reviewer: KJC, KGZ

Location: NW¼ of NE¼, Section 17, T 30 N, R 08 W

SUMMARY OF REVIEW

1. Type of Material Mined: ☒Sand & Gravel ☐Bedrock ☐Other _____
2. Total Permitted Area: 53.8 Acres Within Total Mine Boundary? ☐Yes ☒No
3. Active Mine Area: 7.4 Acres Change from 2019? ☒Yes ☐No
4. In Progress Reclamation: 0 Acres
5. Certified Reclaimed Area: 0 Acres Change from 2019? ☐Yes ☒No
6. Topsoil Stockpile: Mapped ☒Yes☐No Seeded ☐Yes☒No Managed ☐Yes☒No
7. Surface Water or Wetland Impacts: ☐Yes ☒No

   Offsite Discharge ☐Yes☒No Erosion ☐Yes ☒No Sediment Deposition ☐Yes ☒No

   Notes:

8. Financial Assurance Type: ☒Bond ☐Letter of Credit ☐Escrow
9. Financial Assurance Amount: ☐Adequate ☒Inadequate
   Current Amount $ 20,000 Amount Required $ 29,600
10. Waste Registration: ☐Yes ☒No
11. Waste on Site: ☒Asphalt 10 CY ☒Concrete 10 CY
    ☐Wood ___ CY ☐Other: ___ ___ CY

    Notes:

12. Invasive Species: Present ☒Yes ☐No Mapped ☒Yes ☐No
    a. Perennial ☒Yes ☐No Annual ☒Yes ☐No
    b. Grass ☐Yes ☐No Broad Leaf ☒Yes ☐No
13. Post Mining Land Use

    Conservation/ecological use, shallow ponded/deep ponded
    Ag production, pasture

Attachment: Frazer_ LCFM Inspection Map & Form (2020) (6186 : 2011-0014 - A & B Materials - CUP)

FINDINGS

☐ Compliance with nonmetallic mine reclamation permit.
☒ The following items were noted on site and require attention by the operator.

1. Permit condition not in compliance: 1

   Permit condition 1 states:

   > "All mining and reclamation shall be conducted in compliance with the reclamation plan that is comprised of the following documents: a). Three 24 x 36 plan documents entitled "Initial Site Map", "Operations Site Map", and "Final Site Map", received September 29, 2011; b). plan report "Non-metallic Mining Reclamation Plan Narrative", received September 29, 2011. All mining and reclamation shall be conducted in compliance with all provisions and standards of the Chippewa County Nonmetallic Mining Reclamation Ordinance and Wisconsin Administrative Code NR135."

   Non-metallic Mining Reclamation Plan Narrative 6. received September 29, 2011 states:

   > "Silt fence will be installed at the toes of the soil berms and placed parallel with the contours of the region. All soil berms and topsoil stockpiles will be seeded down and mulched immediately after their construction. The seed specifications will be Standard Specifications for Road and Bridge Construction WI DOT, 1989 Edition (hereinafter referred to as "DOT Specs"), Section 630. Seed mixture no 20 will be used on the berms and the topsoil stockpiles. Seed will be sown as a rate of 3 lb/ 100 sq. ft. Mulch will be applied per DOT Spec 627."

   A&B Materials has not seeded and mulched the topsoil and subsoil berms.

   Corrective action: Seed and mulch topsoil and subsoil berms within 60 days.

2. Permit condition not in compliance: 11

   Permit condition 11 states:

   > "The import, storage, or disposal of any solid waste, recyclable materials, or nonmetallic mine refuse generated outside the mine site is subject to the registration provisions prescribed in Chapter 30-77 of the Chippewa County Nonmetallic Mining Reclamation Ordinance."

   Chapter 30-77 of the Chippewa County Nonmetallic Mining Reclamation Ordinance." states:

   > *"Registration of sites.* A non-metallic mine site permitted under Sec. 30-105 that has an existing stockpile of solid waste or recyclable material, or that receives non-metallic mining refuse, solid waste or recyclable material generated outside of the non-metallic mine site, shall register with the administrative authority before March 1, 2011."

   A&B Materials has not registered for stockpiling solid waste or recyclable material.

Attachment: Frazer_ LCFM Inspection Map & Form (2020) (6186 : 2011-0014 - A & B Materials - CUP)

Corrective action: Complete the stockpile registration and the annual stockpile report form and return it to LCFM within 60 days.

Recommended actions:

1. Spot spray invasive thistle and other broadleaf invasive plants with 2,4-D between September 20th and October 10th. Apply seed mix in March.

2. Mow the vegetated areas between June 1st and July 15th to control annual invasive species. Continue mowing until reclamation certification is achieved.

3. Post permanent signage to all topsoil and subsoil stockpiles.

Attachment: Frazer_ LCFM Inspection Map & Form (2020) (6186 : 2011-0014 - A & B Materials - CUP)

STATEMENT OF EXPLANATION
2012-0003 - MICHELS SAND & GRAVEL (HWY 124 PIT) CONDITIONAL USE PERMIT - TOWN OF WOODMOHR - DOUG CLARY

To allow a non-metallic mine (Hwy 124 Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on parcels, located in the SE 1/4 of the SE 1/4, Section 06 and the NE 1/4 of the NW 1/4, Section 17, Township 30 North, Range 08 West. Town of Eagle Point. Physical Address: 18120 State Highway 124.

APPEAL NUMBER: 2012-0003
APPEAL DATE: 01-21-2021

CONDITIONAL USE REQUEST
Chippewa County Planning & Zoning Committee

The undersigned applicants state the following points of consideration/acknowledgement:

(1) Raymond Michels, Michels Sand & Gravel is requesting a **Conditional Use Permit be granted which will allow a non-metallic mine in accordance with Section 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance**, on the following parcels of land:

a. 23008-0644-01250001
b. 23008-0644-70062005
c. 23008-0644-70062006
d. 23008-0644-70062007

RECEIVED
DEC - 7 2020
BY:

(2) That this parcel is located within the **Agricultural** District.

(3) That Conditional Use Permit 2012-0003 was renewed in 2017 and had an expiration date of 12-21-2019

(4) He is requesting the Chippewa County Planning & Zoning Committee grant a Conditional Use Permit for the project as shown on submitted documents with the same conditions and restrictions as approved in 2017.

(5) That all attached information or any additional requested information is true, accurate and completed to the best of their knowledge. And that the Planning & Zoning Committee considers it all as part of the application.

(6) I or my designated representative will have an opportunity to present to the committee in favor of this request.

(7) I have the authority to allow the Planning & Zoning Department staff and/or committee access to the property to conduct necessary inspections related to the request.

(8) I understand that I cannot direct any written communication about this application to a member of the Planning & Zoning Committee unless I also file a copy with the Department of Planning & Zoning and direct additional copies to each person who has registered an interest in this application.

(9) I also understand that if I or my designated representative fails to appear in front of the Planning & Zoning Committee during the **January 21, 2021** public hearing our request may be **DENIED** and/or additional republication fees may be required.

Signed: Raymond Michels Date: 12-1-20
Raymond Michels

Please sign and return by December 7, 2020 utilizing one of the following:

Mailing Address: Chippewa County Department of Planning and Zoning 711 N. Bridge Street Chippewa Falls, Wisconsin 54729	**Email Address:** dclary@co.chippewa.wi.us **Fax Number:** (715) 726-4596

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - PZC Binder (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

MICHELS SAND & GRAVEL
Ray Michels - Owner
13601 St. Hwy. 64
BLOOMER, WISCONSIN 54724

(715) 568-5824

INVO

8240

DATE 12-5-2020
ORDER NO.

SHIP TO

TO Chippewa Co. Zoning
711 North Bridge St
Chippewa Falls, WI 54729

SALESPERSON	DATE SHIPPED	SHIPPED VIA	F.O.B. POINT	TERMS

QUANTITY	DESCRIPTION	UNIT PRICE	TOTAL
>	I request renewal of Hwy 124 pit # 2012-0003 be renewed with conditions + operations as. Nothing new requested at this time.		

Ray Michels

DEC - 7 2020

THANK YOU

Doug
Line # 9 of Permit
Sign is on order
Shoud be post by
Dec 15 TH
Ray M

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - PZC Binder (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

CHIPPEWA COUNTY – PLANNING & ZONING COMMITTEE
NOTICE OF ACTION

Conditional Use Permit
Non-Metallic Mining in the Agricultural District

APPEAL NUMBER: # 2012-0003
APPEAL DATE: 12-21-2017

LAND OWNER(S):

Raymond J Michels, 13601 State Hwy 40, Bloomer, Wisconsin 54724	(Parcel #: 23008-0644-01250001)
Raymond J & Lanna B Michels, 13601 Stat Hwy 40, Bloomer, Wisconsin 54724	(Parcel #: 23008-0644-70062005)
Raymond Michels, 13601 Stat Hwy 40, Bloomer, Wisconsin 54724	(Parcel #: 23008-0644-70062006)
Raymond Michels, 13601 Stat Hwy 40, Bloomer, Wisconsin 54724	(Parcel #: 23008-0644-70062007)

OPERATOR:
Michels Sand & Gravel, Raymond Michels, 13601 St Hwy 64, Bloomer, Wisconsin 54724

Dear Mr. Michels, Mr. & Mrs. Michels & Michels Sand & Gravel:

On December 21, 2017, the Planning & Zoning Committee considered your request for a Conditional Use Permit, which would allow non-metallic mining in the Agricultural District pursuant to 70-71(b)(2). The lands associated with this particular conditional use permit are Lots 5, 6 & 7, CSM 62, and parcel number 23008-0644-01250001 which are located in the SE¼ of the SE ¼, Section 06, Township 30N, Range 08W, Town of Woodmohr.

DECISION:
The Planning & Zoning Committee has **GRANTED** the conditional use permit with the following conditions:

1. This is a 2-year permit and must be renewed prior to December 21, 2019.
2. Permit will allow non-metallic mining activities and the associated reclamation on Lots 5, 6 & 7, Certified Survey Map 62 and parcel number 23008-0644-01250001.
3. Activities are to be in compliance with the WDNR WPDES Permit.
4. Separation distance of 50' from all property lines must be maintained unless an agreement in writing is obtained from the property owners and submitted to the Department of Planning & Zoning
    a. A waiver from 50' to 0' has been filed for the northern property line of parcel number 23008-0644-0125001, which abuts the Charles Morning III property.
    b. A waiver from 50' to 5' has been filed for the southern property line of parcel number 23008-0644-70060005, which abuts the Edwin & Pamela Gehrig property.
5. No discharge of water is allowed from the site.
6. Mining activities cannot be any closer than 250' to a residence and/or well, except for the well located on parcel number 23008-0644-70062005, which is owned by Michels.
7. Non-Metallic Mining is allowed below the water table as shown in the submitted documents.
8. Hours of operation 6:00 a.m. to 9:00 p.m. Monday through Friday. Saturday 6:00 a.m. to 3:00 p.m. No Sundays or holidays. All other hours to be brought before the Planning & Zoning Committee for special approval.
9. A sign must be placed by the entrance stating the property owners name and the operator as well as hours of operation. A driveway permit and 911 number will be required.
10. Operator to follow: 1) All provisions of Chippewa County Non-Metallic Mining Reclamation Ordinance and; 2) Wisconsin Administrative Rule NR 135.

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - PZC Binder (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

11. Activities to be conducted in compliance with the approved Non-Metallic Mining Reclamation Plan Narrative and the "Initial Site Map", "Site Operations Map" and "Final Site Map" as approved by the Land Conservation and Forest Management Department and dated October 13, 2017.
12. Off-site hauling of material following permit expiration and in case of revocation will be prohibited. It is the responsibility of the land owner and/or operator to keep all applicable permits current.
13. Onsite temporary storage of recycled asphalt and/or concrete is allowed.
14. No burying of any materials will be allowed onsite.
15. Grade soil piles to a 3 to 1 slope & mulch with seeding.
16. The washing & crushing of sand and gravel will occur onsite, but is limited to the site specific material. The operator will not have a well for washing as the operation will be mining below the water table.
17. Operator has agreed that no chemicals or flocculants will be utilized and as part of this permit would be prohibited.
18. Ingress/Egress Access: Appropriately recorded documents showing ingress/egress to the site shall be submitted to the Department of Planning & Zoning and the Town of Woodmohr prior to non-metallic mining activities onsite. This would include access across other private property and the access point onto a state or local road.

A complete record of the hearing and the decision of the Planning & Zoning Committee are available for inspection in the Chippewa County Planning & Zoning Department, Room 009, 711 N. Bridge Street, Chippewa Falls, Wisconsin. Information can be reviewed and/or requested between the hours of 8:00 a.m. and 4:30 p.m., Monday through Friday, excluding Holidays.

TERMINATION:

This conditional use permit shall not be terminated or denied without first providing the operator with a notice of a public hearing and a public hearing at which the operator shall be given the right to respond to any alleged noncompliance of the conditions of the permit and this division. Termination or non-renewal shall occur only in the event of an operator's failure to comply with any material term of the initial or renewed conditional use permit, the Reclamation Plan, the performance standards incorporated herein, or upon a significant change, as determined by the Committee, in material circumstances rendering continued operation under the conditional use permit to be contrary to the health, safety, or welfare of the County.

TRANSFER OF PERMIT:

In the event an operator succeeds the interest of another at an uncompleted nonmetallic mine site, the former operator shall be released of the responsibilities imposed by the current permit issued to the former operator upon satisfaction of the following conditions.

(1) The nonmetallic mine site is in compliance with the requirements of this division and the permit for the operation of the nonmetallic mine site.

(2) The new operator assumes the responsibility of the former operator to complete the reclamation of the entire permitted nonmetallic mining site by a written, signed and notarized document and provides adequate financial assurance for approved reclamation of the nonmetallic mine site.

NONMETALLIC MINE SITE ENLARGEMENT:

Any proposed nonmetallic mining site enlargement shall be processed as a new application pursuant to this division. All provisions of this division shall apply to the proposed enlargement.

FAILURE TO OPEN AND OPERATE:

Failure of an operator to take substantial steps to open and operate a nonmetallic mining site within 1 year of the initial permit issuance shall invalidate the permit. A new permit application shall be required for any future nonmetallic mining activity.

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - PZC Binder (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

APPEAL NUMBER: # 2012-0003
APPROVAL DATE: 12-21-2017

ABANDONMENT OF NONMETALLIC MINE OPERARATIONS:

Any nonmetallic mine site on which no nonmetallic mining activity has taken place for 24 consecutive months shall be determined to be abandoned. If the abandonment of a nonmetallic mine site occurs, the conditional use permit shall be terminated and all applicable reclamation standards and bonds shall be enforced or executed. Nonmetallic mining operations shall not be conducted within the boundaries of the previously permitted nonmetallic mine site, unless a new nonmetallic mine permit has been issued under this division.

WRIT OF CERTIORARI

Any person or persons jointly or severally aggrieved by this decision of the Planning & Zoning Committee or any taxpayer, or any officer, department, board or bureau of the County, may commence an action in the circuit court for writ of certiorari to review the legality of such decision.

Dated this **21st** day of **December, 2017**.

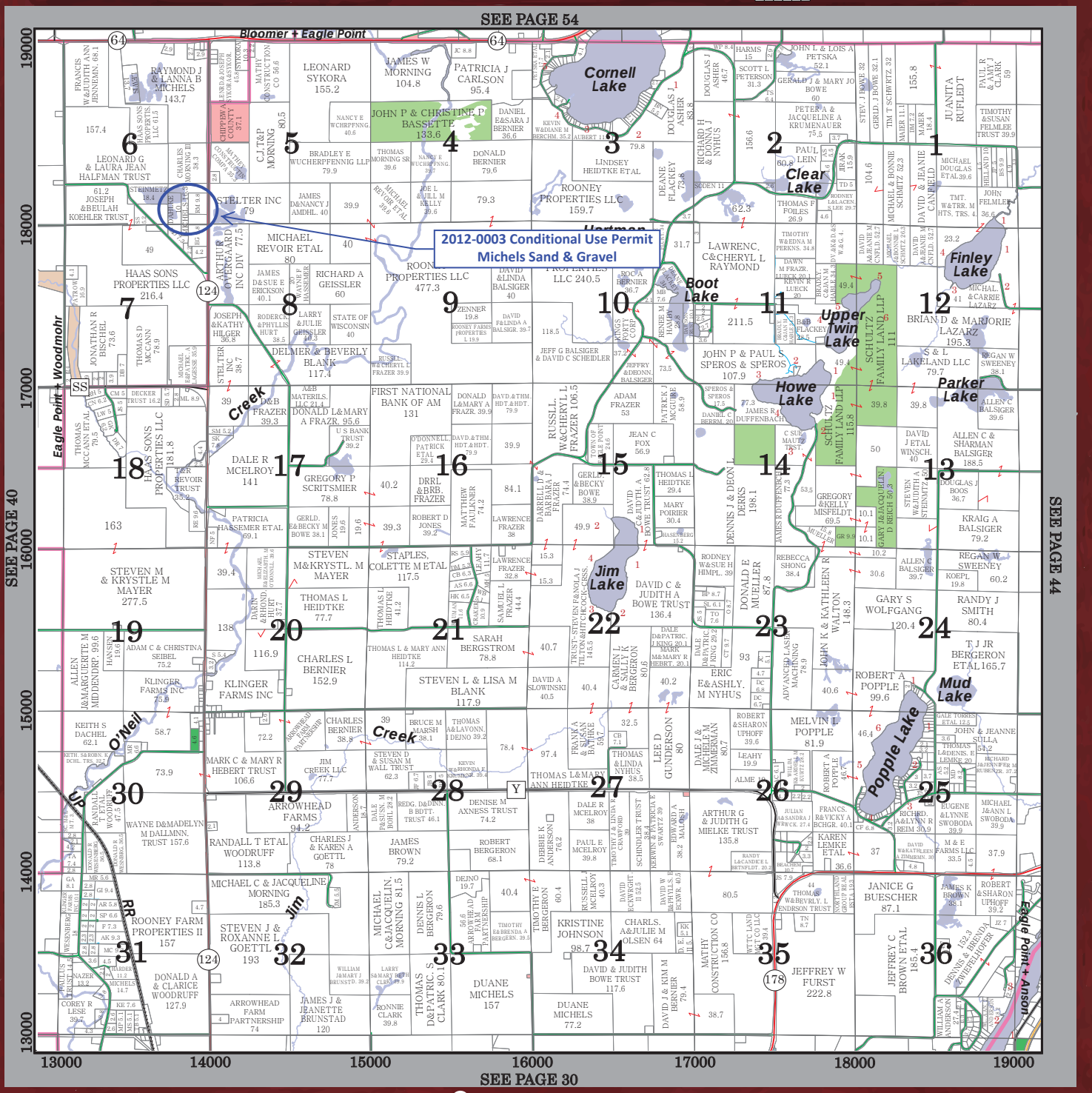
By the Order of the Planning & Zoning Committee.

Douglas Clary, Director
Department of Planning & Zoning

CC: Jerry Johnson, Woodmohr Town Chair
Ann Jenneman, Woodmohr Town Clerk – *via email*
File

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - PZC Binder (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

EAGLE POINT (C), WOODMOHR (E), BLOOMER (SE) T30N R08W



© 2017 Chippewa County, WI
All acreages are computed & rounded to the closest tenth acre, roadways are excluded from totals. All mapping is for reference only and is not intended, or to be used for any legal purpose.

Cornell Flowage

Photo by Adam Johnson

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - PZC Binder (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

CHIPPEWA COUNTY
DEPARTMENT OF PLANNING & ZONING

• 711 North Bridge Street, Chippewa Falls, WI 54729 • Phone:715.726.7940 • Fax:715.726.4596 • www.co.chippewa.wi.us •

Land Management | Land Planning | Land Records & G.I.S. | POWTS & Wells

Date: January 28, 2021

To: Property Owner(s)

From: Douglas Clary, Director

Re: Public Meetings & Hearing

Dear Property Owner(s):

The Chippewa County Department of Planning & Zoning has received a conditional use petition on parcels of land that are located either adjacent to or in the vicinity of property owned by you. You are receiving this notice because your property has been determined to be within the legal public hearing notification distance per county and state requirements. I have enclosed a map identifying the location of the parcels associated with this conditional use petition. If you have any questions regarding this conditional use petition, please contact me at (715) 726-7941.

CONDITIONAL USE PETITION #2012-0003
Petitioner: Raymond Michels
Property Owners: Raymond & Lanna Michels, Daniel Michels, Deb Lewis
To allow a non-metallic mine (Hwy 124 Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on parcels, located in the SE ¼ of the SE ¼, Section 06, and the NE ¼ of the NE ¼, Section 07, Township 30 North, Range 08 West. Town of Woodmohr. Physical Address: 18120 State Highway 124.

Woodmohr Plan Commission
The Woodmohr Plan Commission will **REVIEW** this request on **February 10, 2021** at **6:00 PM**, at the Woodmohr Town Hall, 16738 125th Street, Bloomer, Wisconsin 54724. The Plan Commission will forward an **ADVISORY** recommendation to the Woodmohr Town Board to approve, disapprove or approve with modification(s) and/or condition(s).

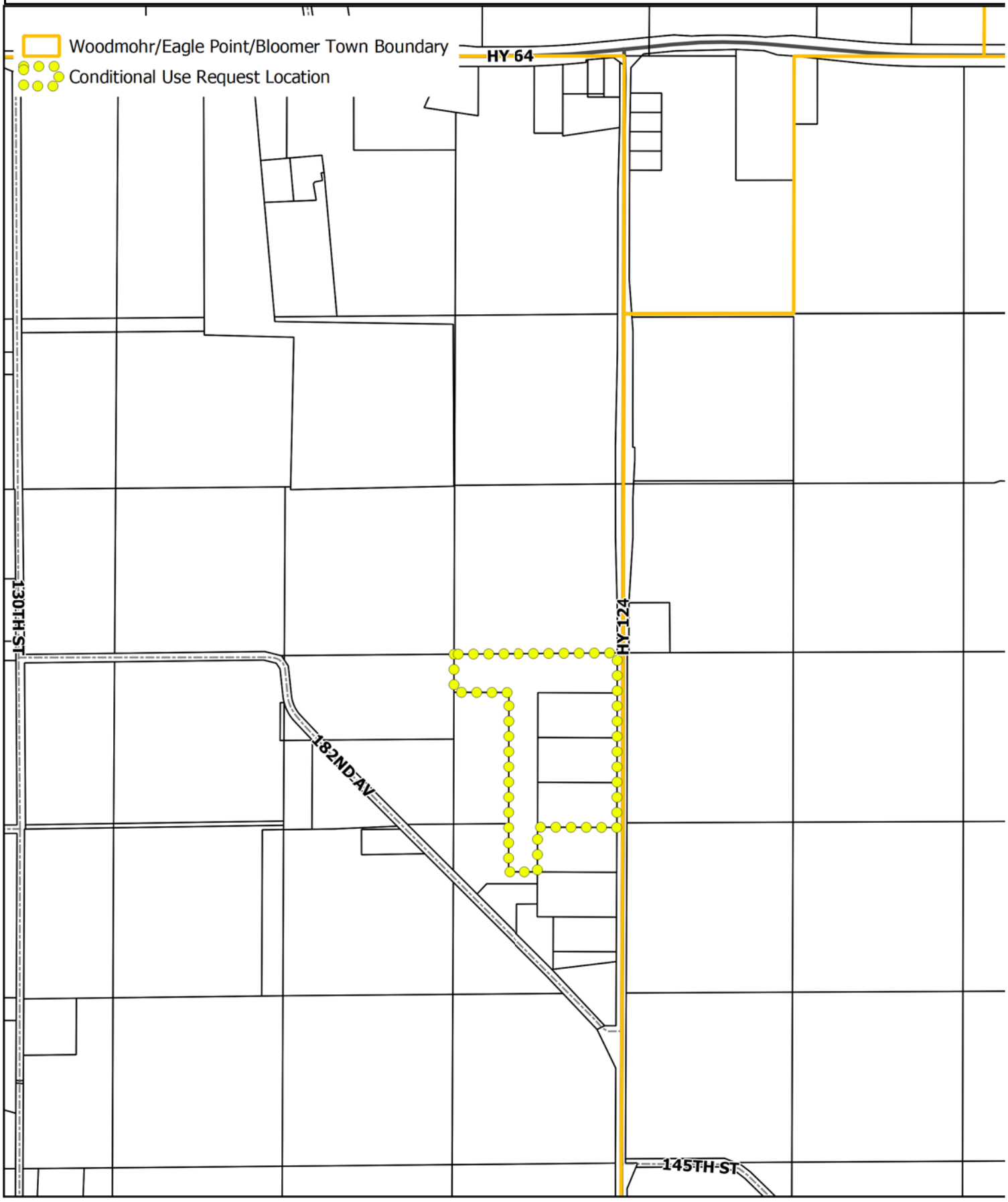
Woodmohr Town Board
The Woodmohr Town Board will **REVIEW** this request on **February 10, 2021** at **7:00 PM,** at the Woodmohr Town Hall, 16738 125th Street, Bloomer, Wisconsin 54724. The Town Board will forward an **ADVISORY** recommendation to the Chippewa County Planning & Zoning Committee to approve, disapprove or approve with modification(s) and/or condition(s).

Chippewa County Planning & Zoning Committee
The Chippewa County Planning & Zoning Committee will hold a **PUBLIC HEARING** on **February 18, 2021** at **4:30 PM**. The Committee will make a final determination to approve or disapprove of the conditional use petition.

NOTE: Please consult the individual agendas for each of the meetings in regards to how you can attend the meeting. The agendas will have the procedures for calling into the meeting via a telephone or for personal protection equipment requirements, such as the wearing of face masks, limitations on the maximum number of individuals allowed in the meeting room, etc.

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - PZC Binder (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

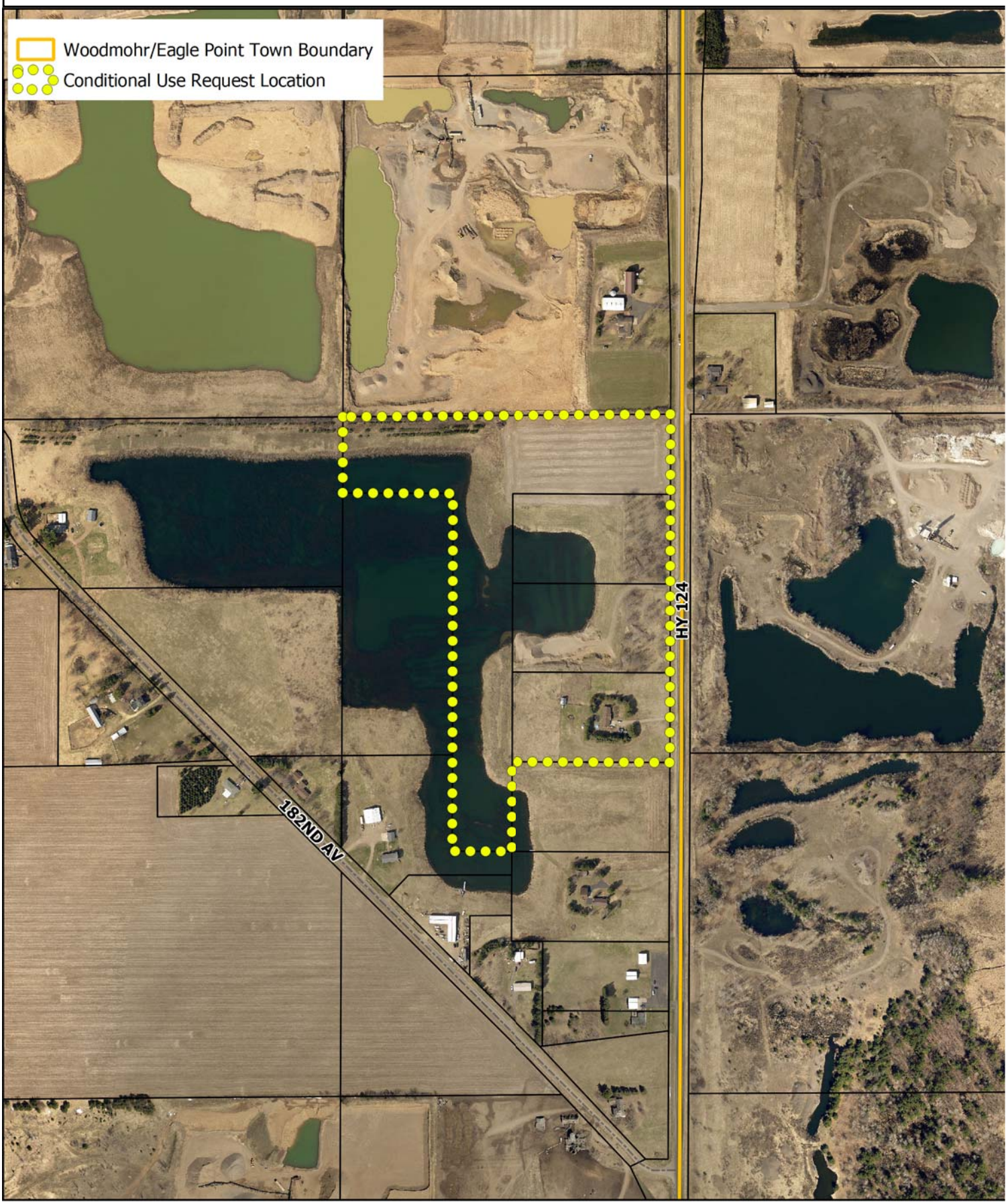
2012-0003 - Michels Sand & Gravel (Hwy 124 Pit)
Conditional Use Permit - Location Map



Produced on January 28, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only.

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - PZC Binder (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

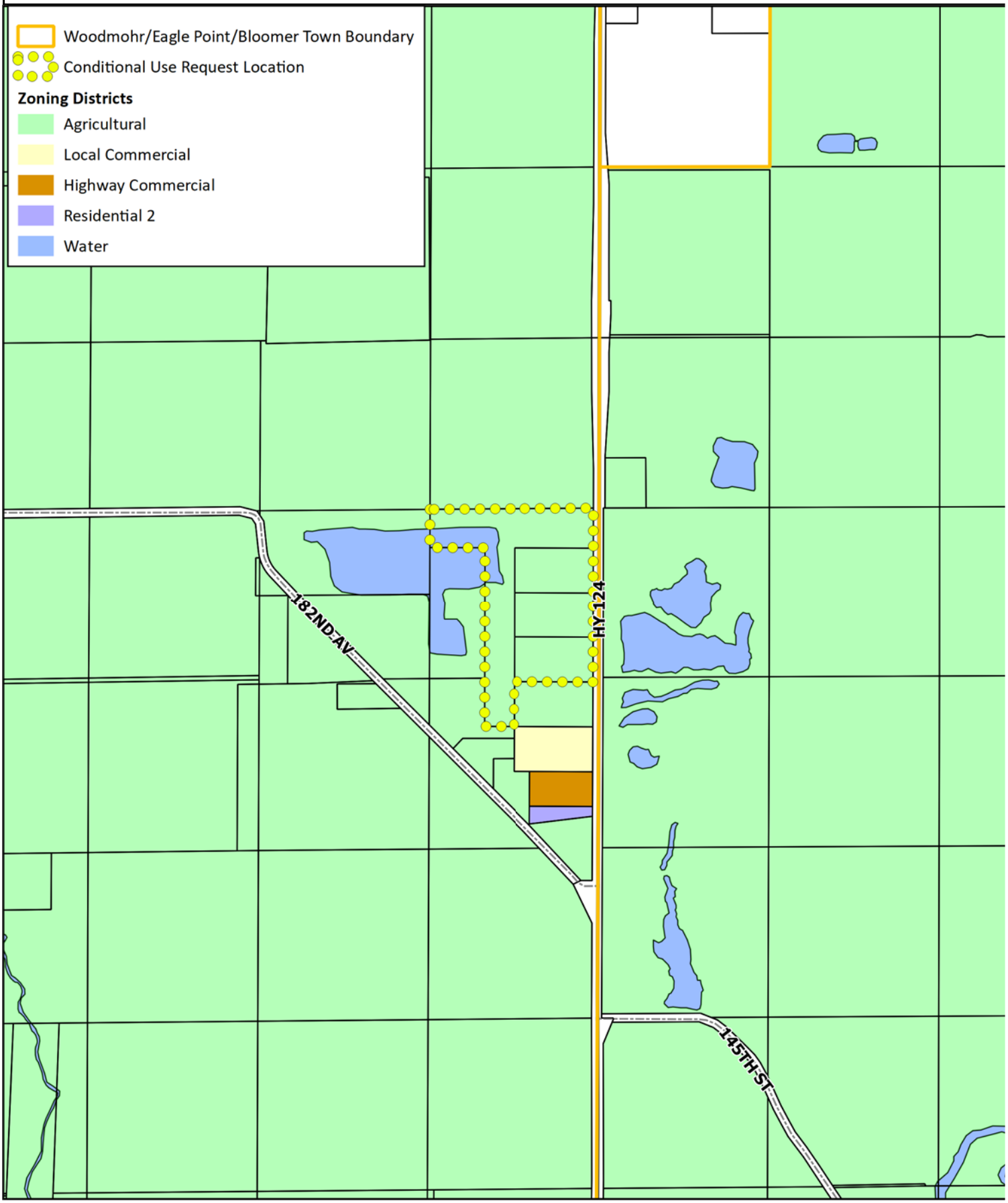
2012-0003 - Michels Sand & Gravel (Hwy 124 Pit)
Conditional Use Permit - Aerial (2020)



Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - PZC Binder (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Produced on January 28, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only.

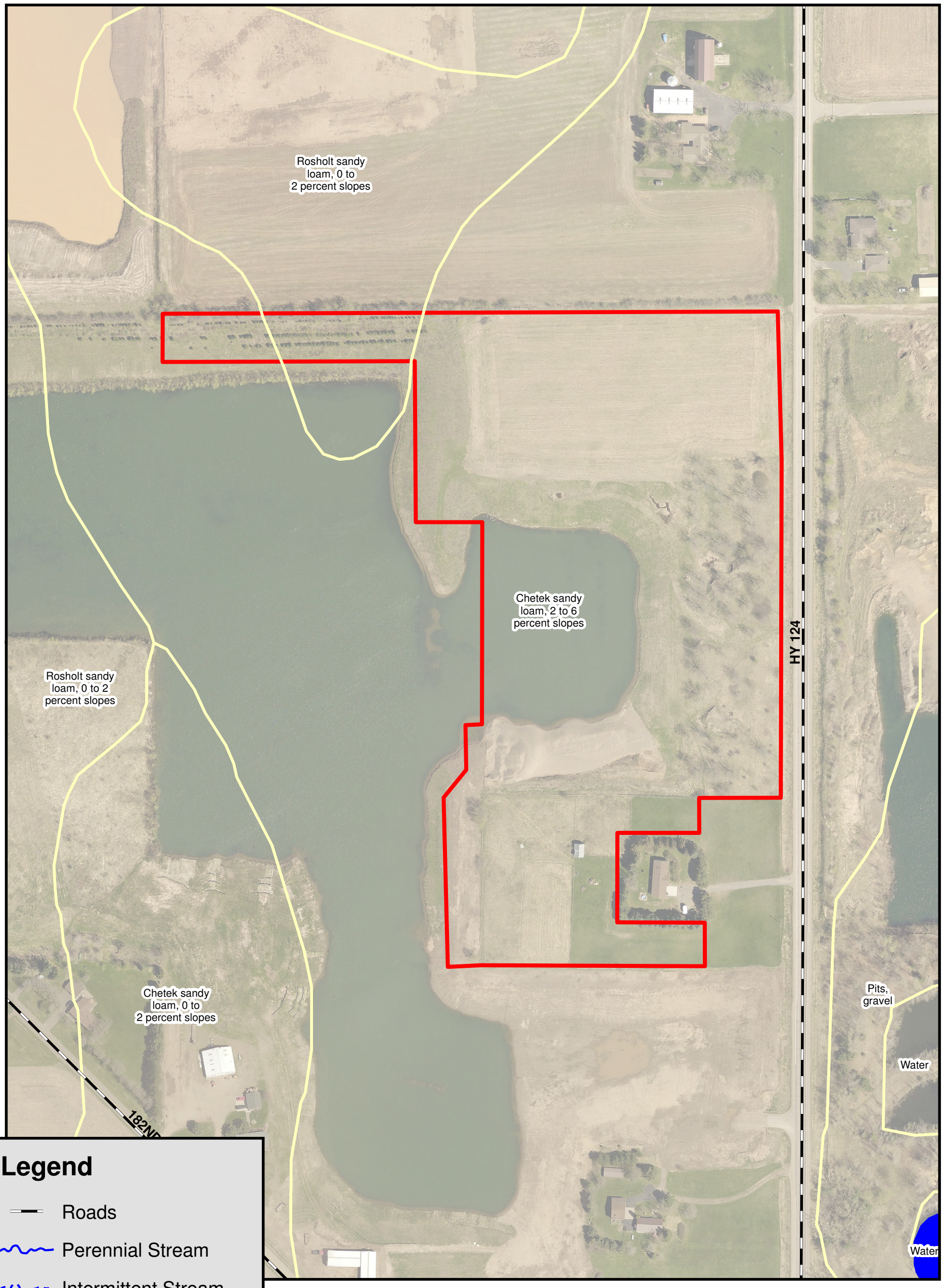
2012-0003 - Michels Sand & Gravel (Hwy 124 Pit)
Conditional Use Permit - Zoning Districts



Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - PZC Binder (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Produced on January 28, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only

Michels - Hwy 124 Mine - Soil



Legend

- Roads
- Perennial Stream
- Intermittent Stream
- Lakes
- DNR Wetlands
- DNR Wetlands
- Total Permit Boundary

Photobase: 2017
10/13/2017

N

Soil Conditions

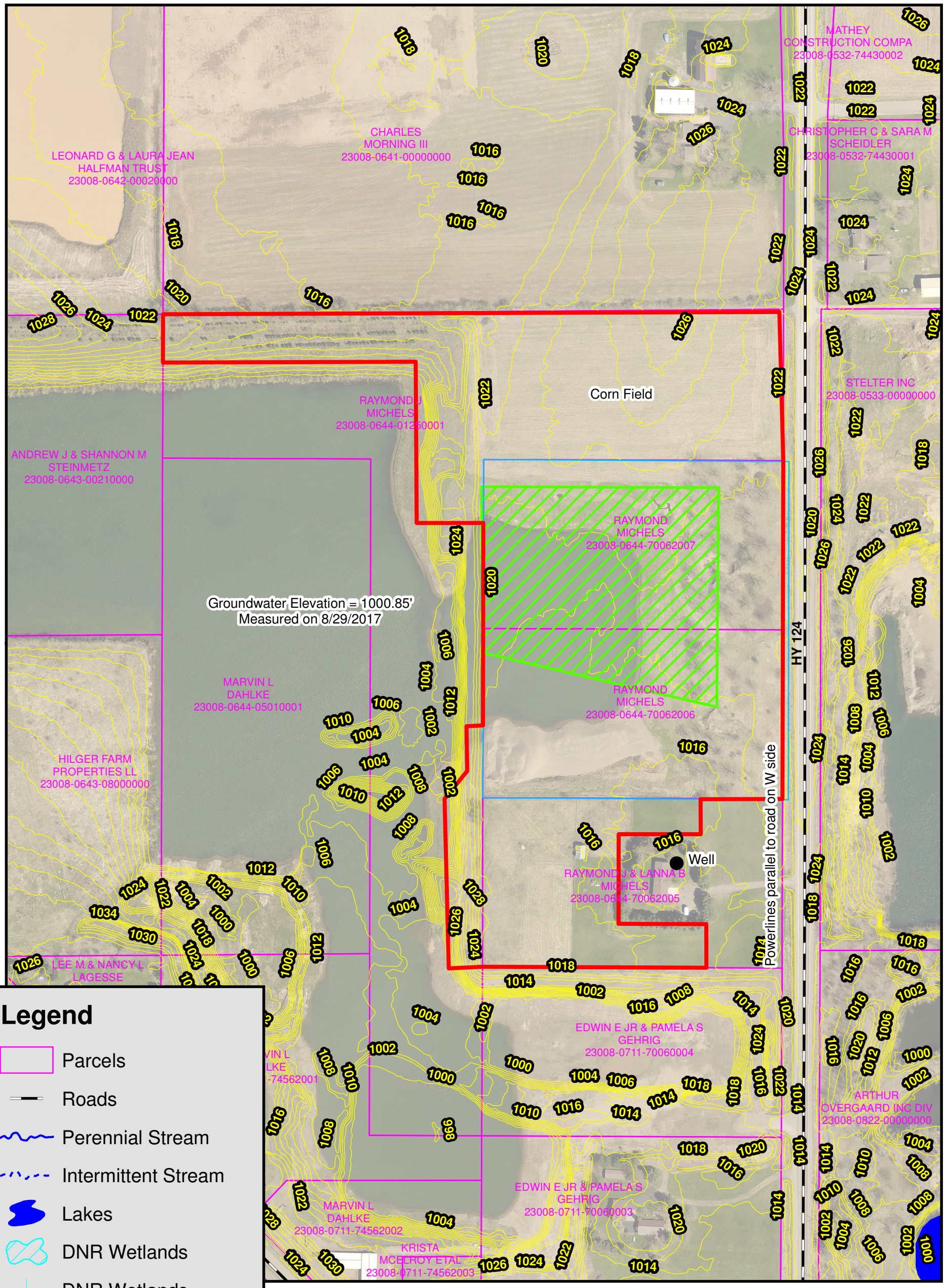
0 100 200 400 Feet

1 inch = 200 feet

Chippewa County
"Stewardship for Sustainability"
Land Conservation and Forest Management

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - Initial, Operations & Final Maps (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Michels - Hwy 124 Mine



Legend

- Parcels
- Roads
- Perennial Stream
- Intermittent Stream
- Lakes
- DNR Wetlands
- DNR Wetlands
- 2 foot Contours
- Total Permit Boundary
- Existing Total Permit
- Reclaimed

Photobase: 2017
10/13/2017

N

0 100 200 400 Feet

1 inch = 200 feet

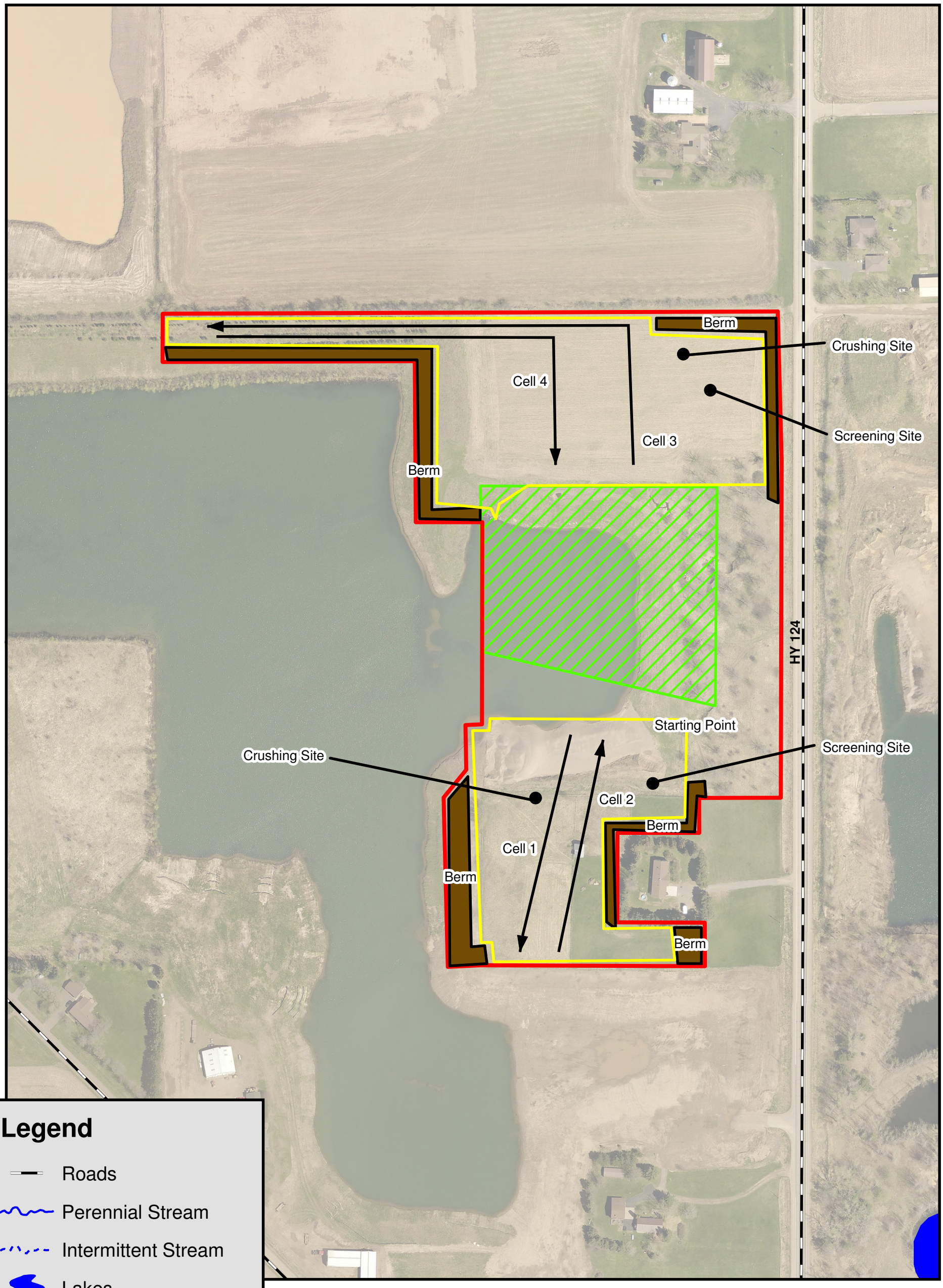
Existing Conditions

Chippewa County
"Stewardship for Sustainability"
Land Conservation and Forest Management

H:\LANDOWNR\MICHELS_R\NMM\STH_124\RECLAMATION PLAN\2017_Rec_Plan_Update\MAPS 2017_10_13\Existing Conditions.mxd

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - Initial, Operations & Final Maps (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Michels - Hwy 124 Mine



Legend

- Roads
- Perennial Stream
- Intermittent Stream
- Lakes
- DNR Wetlands
- DNR Wetlands
- Total Permit Boundary
- Reclaimed

Photobase: 2017
10/13/2017

N

Site Operations

0 100 200 400 Feet
1 inch = 200 feet

Chippewa County
"Stewardship for Sustainability"
Land Conservation and Forest Management

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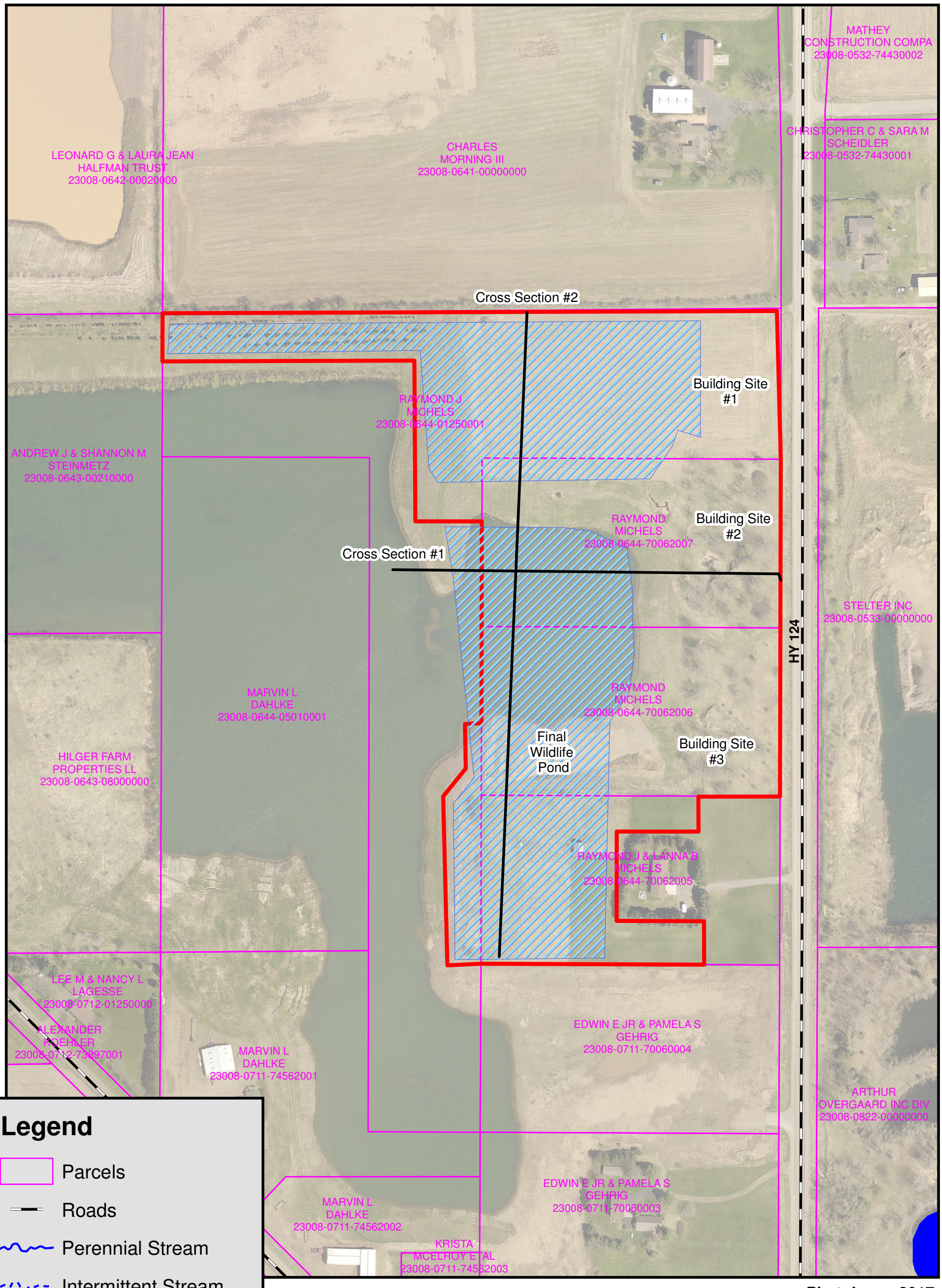
Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - Initial, Operations & Final Maps (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Michels - Hwy 124 Mine



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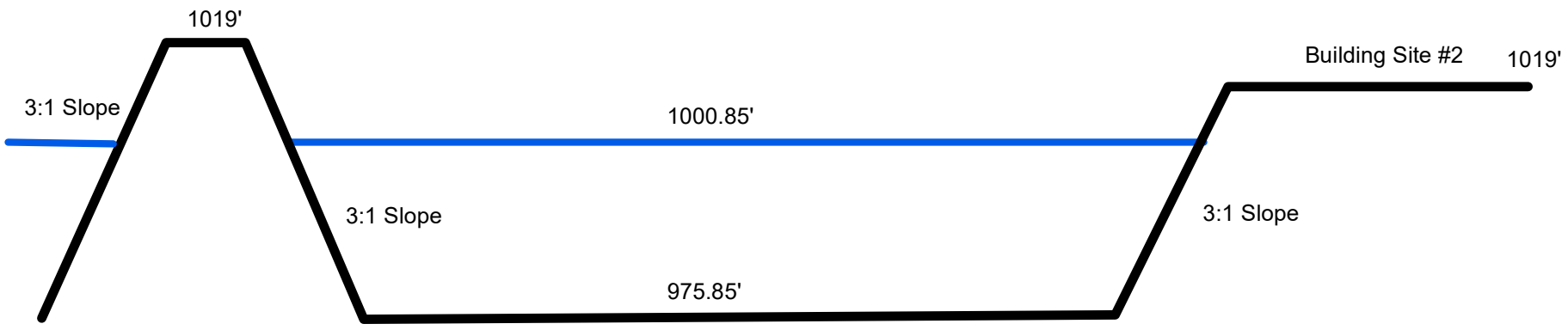
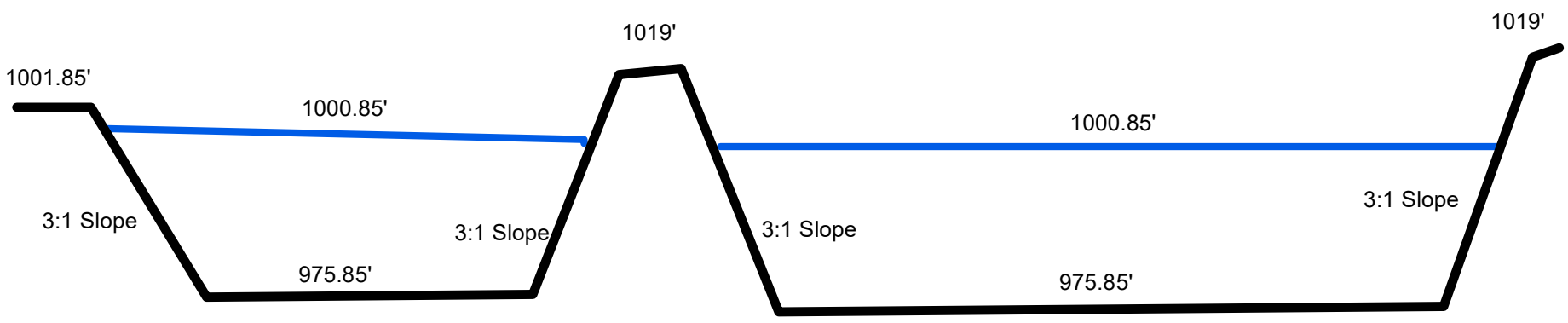
Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - Initial, Operations & Final Maps (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Michels - Hwy 124 Mine

Cross Section #1



Cross Section #2



Cross Sections

Date: 10/13/2017

Chippewa County "Stewardship for Sustainability" Land Conservation and Forest Management

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - Initial, Operations & Final Maps (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Hwy 124 Pit Reclamation Plan Modification

Owner: Raymond Michels
Operator: Raymond Michels

Caleb Meyer
Chippewa County Land Resource Technician Intern

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Reclamation Plan Modification for the Hwy 124 Gravel Pit

Table of Contents

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Stormwater Permit	Attachment 1
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Setback Waivers	Attachment 4
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Soils Map with Descriptions	Figure 2
Existing Conditions Map	Figure 3
Operations Map	Figure 4
Final Site Map	Figure 5
Cross Sections	Figure 6

Introduction

The purpose of this document is to give supporting information for the proposal to modify the existing permitted mine boundary and reclamation plan for Ray Michels Highway 124 sand and gravel pit. The pit is located in section 6, T30N – R08W, in the Town of Woodmohr, Chippewa County, Wisconsin. The plan entails adding 10.3 acres to the existing permitted mining area and modifying the final reclamation plan and timeline for the site. The post-mining land use is updated to include deep ponds, grassland prairie wildlife habitat, and low density single family residential development sites. The information in this document follows the Chippewa County Reclamation ordinance code.

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Initial Site Plan

A) Initial Site Maps include:

1. Location in the township and county
   – Figure 1, Hwy 124 & 64 Plat Map

2. Topography of the affected lands
   – Figure 3, Existing Conditions Map

3. Property boundaries showing land under consideration and neighboring parcels within 660 feet
   – Figure 3, Existing Conditions Map

4. Roads within 660 feet of the proposed new site boundary
   – Figure 3, Existing Conditions Map

5. Road right of way lines
   – Figure 3, Existing Conditions Map

6. All structures within 660 feet of the new site boundary
   – Figure 3, Existing Conditions Map

7. Perennial and intermittent streams within 660 feet of the new site boundary
   – Figure 3, Existing Conditions Map
   There are no perennial or intermittent streams on or within 660 feet of the site.

8. Drainage ways/concentrated flow to or from the site
   – Figure 3, Existing Conditions Map
   There are no distinct drainage patterns on site; all runoff is concentrated toward the storm water ponds and the site is internally drained.

9. Wetlands within 660 feet of the new site boundary
   – Figure 3, Existing Conditions Map

10. Boundaries of previous excavations on site
    – Figure 3, Existing Conditions Map

11. Wells within 660 feet of the new site boundary
    – Figure 3, Existing Conditions Map

12. Groundwater elevations at the site and the source of information
– Figure 3, Existing Conditions Map
Groundwater elevations were determined using the Chippewa County groundwater map

13. Locations of all utilities at the site
– Figure 3, Existing Conditions Map

B) Supporting information for initial site description

1. Owner and applicant information
The mine is owned by Ray Michels, and operated by Michels Sand & Gravel; 13601 State Hwy 64 Bloomer, WI

2. Lease
There is no lease required

3. Legal Description

Primary Parcel #
23008-0644-70062006 and 23008-0644-70062007

4. Parties of interest
List of names and addresses of landowners within 660 feet of the new site boundary.

Charles Morning
18186 State Hwy 124
Bloomer, WI 54724

Leonard Halfman
18303 130th Street
Bloomer, WI 54724

Edwin Gehring
17756 State Hwy 124
Bloomer, WI 54724

Marvin Dahlke
13674 182nd Ave
Bloomer, WI 54724

Andrew Steinmetz
13334 182nd Ave
Bloomer, WI 54724

Jack Stelter Inc
15330 State Hwy 124
Bloomer, WI 54724

Mathy Construction
PO BOX 189
Onalaska, WI

Arthur Overgaard Inc
PO BOX 189
Onalaska, WI

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

5. Soils Information
   Thickness of the A horizon (topsoil), E horizon (subsurface soil), and B horizon (subsoil) and the method of determination.

   The thicknesses of the soils on site were determined by using the USDA Soil Survey of Chippewa County Wisconsin. There are four different soil types on the site (refer to Figure 2, Soils Map), their names and thicknesses are as follows:

Soils	A horizon (Topsoil) Thickness (in)	E horizon (Subsurface Soil) Thickness (in)	B horizon (Subsoil) Thickness (in)
Chetek sandy loam (CkB)	8	5	7
Chetek sandy loam – eroded (CKC2)	7		12
Rosholt sandy loam (RoA)	7	17	14
Rosholt sandy loam (RoB)	8		24

Site Operations Plan

A) Site Operations Map Includes:

1. Location of mining site boundary
   – Figure 4, Site Operations Map

2. Separation boundaries and separation dimensions as referenced in Mine Siting Standards
   – Figure, 4 Site Operations Map

3. Planned cell boundaries
   – Figure 4, Site Operations Map

4. Location and extent of disturbed areas
   – Figure 4, Site Operations Map

5. Processing facilities
   – Figure 4, Site Operations Map

6. Location and discharge point of site dewatering systems
   There are no dewatering systems on site

7. Direction of flow of surface runoff
   – Figure 4, Site Operations Map

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

8. Vegetative and structural measures to be taken to screen the operation from view of surrounding land uses
   – Figure 4, Site Operations Map

9. Points of public road access
   – Figure 4, Site Operations Map

10. Temporary measures to limit on site erosion
    – Figure 4, Site Operations Map

B) Description of Site Operations

1. Material to be extracted
   Sand and Gravel

2. Description of the type of extraction and processing activities to be done on site
   The excavation sequence begins with the stripping of topsoil and overburden using appropriate equipment. The topsoil and overburden will be stored as berms around the site sloped 3:1 and seeded with DOT seed mix #20. These berms will act to screen the operation from view. Further berm/topsoil management is noted in the sequence and progression through new cells section. With the sand and gravel deposit exposed, extraction will occur above and below the water table. Processing operations include screening, crushing, and washing. Materials are then stockpiled before being hauled off site.

   Screening berms and tree planting is allowed within the 50 foot set back from property lines as stated in Chippewa County Siting and Development Standards.

   There is one primary access/haul road that is used for the site. It comes into the site from the east off of Highway 124 and is shown on the Operations Plan Map.

   The excavation process will be done using backhoes, bulldozers, end loaders, dredges, and draglines.

   The water table is typically 10 to 30 feet below the ground surface. Mining is done 20 to 25 feet below the water table.

   There are no high capacity wells on site and none are proposed for this operation.

   The existing approved hours of operation at this pit are 6:00 am to 9:00 pm Monday through Friday, 6:00 am to 3:00 pm Saturday, and no Sundays or holidays.

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

3. Estimates of the total volume of sand and gravel to be extracted by cell

Cell	Description	Sand & Gravel (cy)
1	Above Water	46,403
2	Below Water	52,963
3	Above Water	93,445
4	Below Water	96,000
Total		288,811

Estimates of the total volume of soil and overburden to be striped and stockpiled by cell.

Cell	Topsoil (cy)	Subsoil (cy)	Total (cy)
1	2,442	2,442	4,884
3	4,833	4,833	9,666
TOTAL	7,275	7,275	14,550

Calculation assumes 9" of topsoil and 9" of subsoil,
as determined by the operator based on previous excavations.

4. Topsoil management
   Topsoil and subsoil berms will be constructed during each mining phase to both screen the site and retain material for final reclamation. At a minimum, berms shall be eight (8) feet high, ten (10) feet wide on top, and have 3H:1V side slopes. Berms shall be constructed to be 50% subsoil and 50% topsoil. Immediately following installation of berms, they shall be seeded with DOT seed mix 20 to prevent erosion. Topsoil will be located on the outside perimeter of berms and subsoil will be on the inside perimeter of the berms.

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

5. Sequence and progression though the new planned cells and soil management
Please refer to the Operations Plan Map to aid in this description.

The sequence in which these cells will be mined is represented on the Operations Map as "Mine Architecture" and is as follows…

Cell 1
Cell 1 will be mined from the NE to the W and S to pit boundary for the layer above the water table.

Cell 2
Cell 2 will be mined from the S end to the N ending at the NE corner below the water table.

Cell 3
Cell 3 will be mined from the SE to the NW for the top layer above the water table.

Cell 4
Cell 4 will be mined from the NW to the SW below the water table.

6. Methods for site dewatering and effluent discharge
All runoff is contained in the ponds on site and the site is internally drained.

7. Stormwater permits required by other agencies
Attachment 1

8. Erosion control permits required by other agencies
Attachment 1

9. Reclamation activities to be conducted during mining operation
As mining commences in new cells, reclamation will begin in cells that are no longer being mined or needed for storage. Topsoil and subsoil that has been removed from the pit area will have been saved and stored as berms around the site. The topsoil and subsoil will be removed from the berms that are no longer needed for screening and will be used for reclamation. This will consist of the reapplication of subsoil and topsoil to create the slopes for the wildlife ponds.

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

10. Timetable for commencement and cessation of nonmetallic mining operations

    Timetable by cell:

Cell	**Mining Completion** *(years from now)*
1	5 years
2	10 years
3	15 years
4	20 years

11. Approximate reclamation timetable
    In general, reclamation will be done by cell as mining moves to new cells. Mining is currently ongoing in cell 1 and 2. As mining commences in 3 and 4, wildlife pond reclamation work will begin in 1 and 2.
    An existing reclamation bond of $25,000 is currently on file with Chippewa County LCFM.

Final Site Plan

A) Final Site Map Includes:

1. Final depths, final slope angles, and slope stabilization measures
   – Figure 5, Final Site Maps

2. Areas which convey concentrated flow to, across, or from the site
   – Figure 5, Final Site Maps

3. Facilities or structures to remain in place
   – Figure 5, Final Site Map

4. Planned development features on site following closure
   – Figure 5, Final Site Map

5. Cross sections showing current ground surfaces, final slope, groundwater elevations
   – Figure 6, Cross Sections

B) Description of Final Reclamation

1. Plans for disposition of surface structures, roads and related facilities after cessation of mining
   Upon completion of mining, all operating facilities will be removed. The pit access road will be removed and 2 new shared driveways will be installed. One of the driveways will

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

lead to lot 5 and 6 while the other driveway will lead to lots 6 and 7. Driveways will be installed to Wisconsin DOT specs.

2. Topsoil reapplication
   The topsoil and overburden will be removed from the berms around the site and reapplied as uniformly as possible across the site and sloped 3:1. The topsoil stockpiles will also be used to create the appropriate slope requirements around the wildlife ponds as required by Chippewa County.

   Topsoil and subsoil will be separated to the best of the operators' ability and placed in the area to be reclaimed; subsoil first, then topsoil. This will be graded to 3:1 slopes or less. Trucks will be routed away from the areas where topsoil is reapplied to limit compaction and rutting. Tracked equipment will also be used in the reapplication process to limit rutting and compaction.

   According to the USDA soil Survey of Chippewa County, the average topsoil (A horizon) thickness for the site is 8 inches. The average subsurface (E Horizon) and subsoil (B horizon) varies considerably but are no less than 12 inches combined for the site. Therefore, 9 inches of reapplied subsoil and 9 inches of reapplied topsoil will be the goal for the reclaimed site.

3. Addressing long term safety of the reclaimed mine site
   The final site will have slopes of no more than 3:1 within and around the perimeter of the site. The shoreline of the ponds will have slopes ranging from 3:1 to 10:1. The rest of the site will be above the water table after the soils have been reapplied. The site will be internally drained.

4. Seeding plan
   The edges around the wild life ponds will be sloped and seeded with WI DNR Seed Mix #4. The Upland Grassland Wildlife areas (remainder of the site) will be seeded with WI DNR mix 2.
   See Attachment 2

5. Standard for verifying successful reclamation
   The extent of reclamation success for the site will be measured over the term of a prescribed evaluation period. This evaluation period will extend for a period ranging from three (3) to ten (10) years based on the intended post-mining land use, the intended cover type, and the physical characteristics of the mine site.

   Reclamation success for the Wildlife Pond Habitat will be measured periodically throughout the term of the evaluation period using the following evaluation criteria:

   a. Site stability
      i. Establishment of irregular shorelines that vary from 3:1 to 10:1 and extend a minimum of 6 feet vertically below the water line

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

ii. No visible erosion (rills, gullies, sluffing, etc.) around the shoreline
iii. Establishment of a minimum of 6 inches of topsoil placed along the shoreline and on the slope a minimum of two feet vertically below the water line to encourage vegetative growth

b. Plant density and species diversity
   i. 75% or more are species from the specified seed mix, 25% or less are weeds, and 2% or less are invasive weeds as measured following standardized methods during and at the end of the established performance period
   ii. No more than 50% of the total vegetation is one species from the seed mix
   iii. A minimum of 70% ground cover during the growing season
c. Soil chemistry and fertility
   i. Establishment of a soil profile with a target pH to achieve the post mining land use
   ii. Organic matter greater than 1 percent

Reclamation success for the Upland Grassland Wildlife Habitat will be measured periodically throughout the term of the evaluation period using the following evaluation criteria:

a. Site stability
   i. Slopes no greater than 3:1
   ii. No visible erosion (rills, gullies, sluffing, etc.)
b. Plant density and species diversity
   i. 75% or more are species from the specified seed mix, 25% or less are weeds, and 2% or less are invasive weeds as measured following standardized methods during and at the end of the established performance period
   ii. No more than 50% of the total vegetation is one species from the seed mix
   iii. A minimum of 70% ground cover during the growing season
c. Soil chemistry and fertility
   i. Establishment of a soil profile with a target pH to achieve the post mining land use
   ii. Organic matter greater than 1 percent

6. <u>Description of anticipated future use of the site</u>
The future use of the site will include developed lands consisting of up to 3 low density single family residential development site along highway 124. Land W of the residential sites will be reclaimed to deep wildlife ponds surrounded by grassland/prairie habitats. Wildlife ponds will meet Chippewa County “standard for non-metallic mine sites in which ponds are created.”

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Attachment 1

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Attachment 2

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Attachment 3

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Attachment 4

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Figure 1

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Figure 2

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Figure 3

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Figure 4

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Figure 5

Attachment: 2012-0003 Michels - CUP - HWY 124 Pit - NR135 Narrative (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

Figure 6

Michels Hwy124 Mine Inspection #2012-05 07/14/2020

1

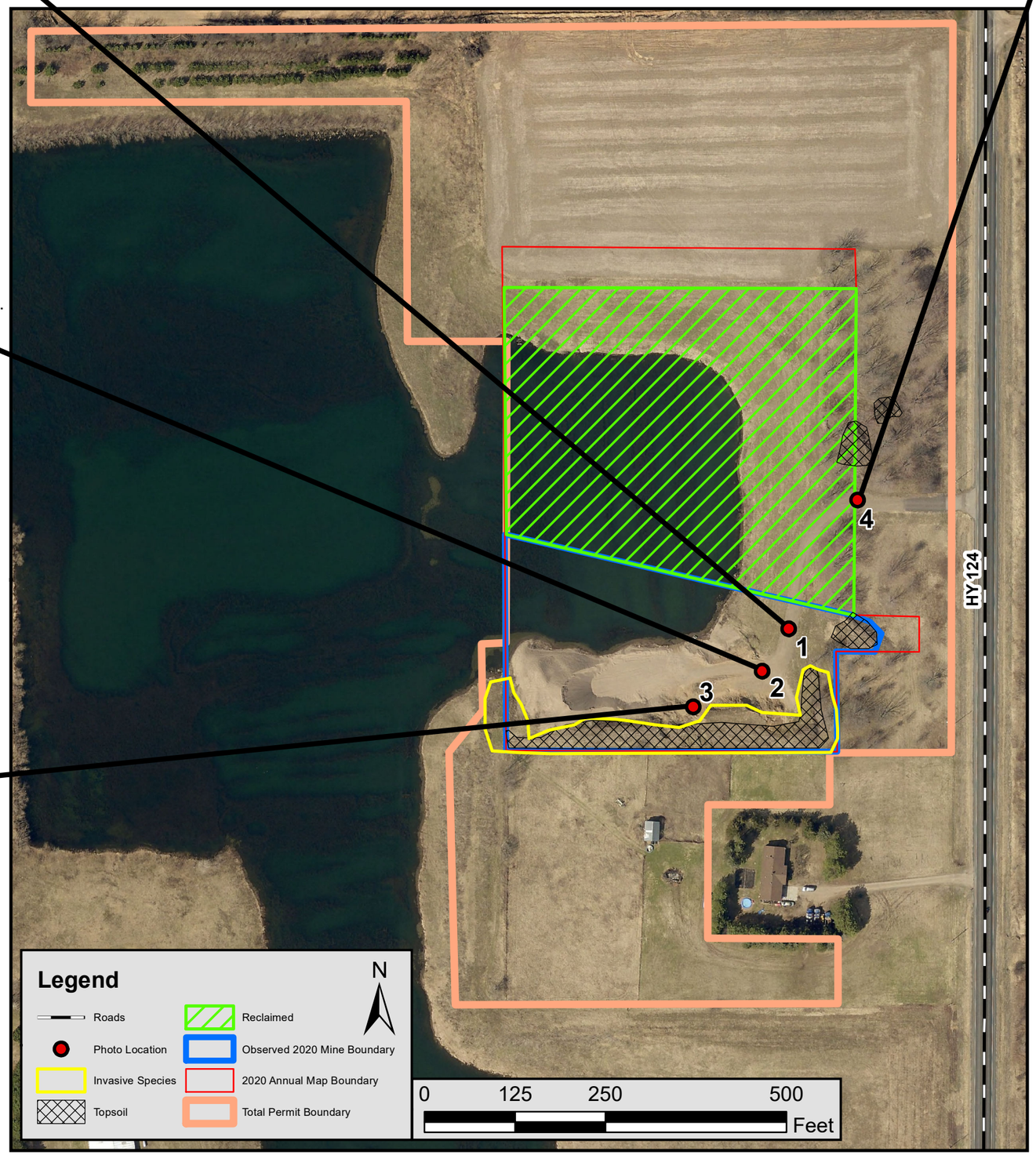
LOOKING WEST AT CERTIFIED RECLAIMED AREA.

2

LOOKING WEST AT MINE FLOOR.

3

LOOKING SOUTH WEST AT TOPSOIL BERM.



4

LOOKING NORTH AT DISTURBED TOPSOIL BERM.

Inspection Overview

Recommended Action

Spot spray invasive thistle and other broadleaf invasive plants with 2,4-D between September 20th and October 10th. Apply seed mix in March.

Mow the vegetated areas between June 1st and July 15th to control annual invasive species. Continue mowing until reclamation certification is achieved.

Post permanent signage to all topsoil and subsoil stockpiles in accordance to permit condition 6.a.

Corrective Action

Move topsoil to locations described in the “Operations Site Map” and construct berms per Non-Metallic Mining Reclamation Plan B.4. including seeding with DOT seed mix #20 within 60 days.

Post Mining Land Use

Low density residential
Shallow ponded/Deep ponded
Grassland/Prairie

Note: See final site map for land use locations.

07/14/2020

Chippewa County
“Stewardship for Sustainability”
Land Conservation and Forest Management

H:\LANDOWNR\MICHELS_R\NMM\STH_124\COMPLIANCE\2020 REPORT\Michels_Mine_Inspection_07-14-2020_1.mxd

Photobase: 2020

Attachment: HWY124_LCFM Inspection Form & Map (2020) (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

CHIPPEWA COUNTY
DEPARTMENT OF LAND CONSERVATION & FOREST MANAGEMENT
NONMETALLIC MINING COMPLIANCE/RECLAMATION INSPECTION FORM

Date: 07/14/2020 Site Name: Hwy 124 Mine

Owner: Ray Michels Permit Number: 2012-05

Operator: Ray Michels Reviewer: KJC, KGZ

Location: SE¼ of SE¼, Section 06, T 30 N, R 08 W

SUMMARY OF REVIEW

1. Type of Material Mined: ☒Sand & Gravel ☐Bedrock ☐Other _____
2. Total Permitted Area: 20.4 Acres Within Total Mine Boundary? ☒Yes ☐No
3. Active Mine Area: 3.4 Acres Change from 2019? ☐Yes ☒No
4. In Progress Reclamation: 0 Acres
5. Certified Reclaimed Area: 4.4 Acres Change from 2019? ☐Yes ☒No
6. Topsoil Stockpile: Mapped ☒Yes☐No Seeded ☐Yes☒No Managed ☐Yes☒No
7. Surface Water or Wetland Impacts: ☐Yes ☒No

   Offsite Discharge ☐Yes☒No Erosion ☐Yes ☒No Sediment Deposition ☐Yes ☒No

   Notes:

8. Financial Assurance Type: ☒Bond ☐Letter of Credit ☐Escrow
9. Financial Assurance Amount: ☒Adequate ☐Inadequate

   Current Amount $ 25,000 Amount Required $ 13,600
10. Waste Registration: ☐Yes ☒No
11. Waste on Site: ☐Asphalt ___ CY ☐Concrete ___ CY

    ☐Wood ___ CY ☐Other: ___ ___ CY

    Notes:
12. Invasive Species: Present ☒Yes ☐No Mapped ☒Yes ☐No
    a. Perennial ☒Yes ☐No Annual ☒Yes ☐No
    b. Grass ☐Yes ☐No Broad Leaf ☒Yes ☐No
13. Post Mining Land Use

    Residential, low density
    Conservation/ecological use, shallow pond/deep pond
    Conservation/ecological use, grassland/prairie

Attachment: HWY124_LCFM Inspection Form & Map (2020) (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

FINDINGS

☐ Compliance with nonmetallic mine reclamation permit.
☒ The following items were noted on site and require attention by the operator.

1. Permit condition not in compliance: 1.a.i.

   Permit condition 1.a.i. states:

   > "All mining and reclamation shall be conducted in compliance with the reclamation plan that is comprised of the following documents:
   >
   > > A reclamation plan narrative titled "Non-Metallic Mining Reclamation Plan"; received October 13, 2017."

   Non-Metallic Mining Reclamation Plan 2. received October 13, 2017 states:

   > "The excavation sequence begins with the stripping of topsoil and overburden using appropriate equipment. The topsoil and overburden will be stored as berms around the site sloped 3:1 and seeded with DOT seed mix #20. These berms will act to screen the operation from view. Further berm/topsoil management is noted in the sequence and progression through new cells section. With the sand and gravel deposit exposed, extraction will occur above and below the water table. Processing operations include screening, crushing, and washing. Materials are then stockpiled before being hauled off site."

   Ray Michels has not seeded the topsoil and overburden.

   Corrective action: Seed the topsoil and overburden with DOT seed mix #20 within 60 days.

Recommended actions:

1. Spot spray invasive thistle and other broadleaf invasive plants with 2,4-D between September 20th and October 10th. Apply seed mix in March.

2. Mow the vegetated areas between June 1st and July 15th to control annual invasive species. Continue mowing until reclamation certification is achieved.

3. Post permanent signage to all topsoil and subsoil stockpiles in accordance to permit condition 6.a.

Attachment: HWY124_LCFM Inspection Form & Map (2020) (6189 : 2012-0003 - Michels Sand & Gravel - CUP)

STATEMENT OF EXPLANATION
2012-0006 STELTER INC (MORNING WEST PIT) CONDITIONAL USE PERMIT - TOWN OF WOODMOHR - DOUG CLARY

To allow a non-metallic mine (Morning West Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on a parcel which is located in the NE 1/4 of the SE 1/4, Section 06, Township 30 North, Range 08 West. Town of Woodmohr. Physical Address: 18404 State Highway 124.

APPEAL NUMBER: 2012-0006
APPEAL DATE: 01-21-2021

CONDITIONAL USE REQUEST
Chippewa County Planning & Zoning Committee

The undersigned applicants state the following points of consideration/acknowledgement:

(1) Ryan Stelter, Stelter Inc is requesting a **Conditional Use Permit be granted which will allow a non-metallic mine in accordance with Section 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance**, on the following parcel of land:

a. 23008-0641-00000000

(2) That this parcel is located within the **Agricultural** District.

(3) That Conditional Use Permit 2012-0006 was issued in 2012 with an expiration date of 11-17-2016.

(4) He is requesting the Chippewa County Planning & Zoning Committee grant a Conditional Use Permit for the project as shown on submitted documents with the same conditions and restrictions as approved in 2012.

(5) That all attached information or any additional requested information is true, accurate and completed to the best of their knowledge. And that the Planning & Zoning Committee considers it all as part of the application.

(6) I or my designated representative will have an opportunity to present to the committee in favor of this request.

(7) I have the authority to allow the Planning & Zoning Department staff and/or committee access to the property to conduct necessary inspections related to the request.

(8) I understand that I cannot direct any written communication about this application to a member of the Planning & Zoning Committee unless I also file a copy with the Department of Planning & Zoning and direct additional copies to each person who has registered an interest in this application.

(9) I also understand that if I or my designated representative fails to appear in front of the Planning & Zoning Committee during the **January 21, 2021** public hearing our request may be **DENIED** and/or additional republication fees may be required.

Signed: _____ Date: 12-1-20
Ryan Stelter

Please sign and return by December 7, 2020 utilizing one of the following:

Mailing Address: Chippewa County Department of Planning and Zoning 711 N. Bridge Street Chippewa Falls, Wisconsin 54729	**Email Address:** dclary@co.chippewa.wi.us
	Fax Number: (715) 726-4596

Attachment: 2012-0006 Stelter - Morning West Pit - PZC Binder (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

CHIPPEWA COUNTY – PLANNING & ZONING COMMITTEE
NOTICE OF ACTION

Conditional Use Permit

Non-Metallic Mine In the Agricultural District

APPEAL NUMBER: # 2012-0006
ORIGINAL APPROVAL DATE: 07-26-2012
RENEWAL & EXPANSION DATE: 11-17-2016

LAND OWNER:
Charles & Cathy Morning, 18186 State Highway 124, Bloomer, Wisconsin 54724 (Parcel #:23008-0641-00000000)

OPERATOR:
Stelter Inc., 15331 State Highway 124, Bloomer, Wisconsin 54724

Dear Mr. & Mrs. Morning & Mr. Stelter:

On November 17, 2016, the Planning & Zoning Committee considered your request for a Conditional Use Permit Renewal & Expansion, which would allow for extraction of natural minerals and resources in the Agricultural District pursuant to 70-71(b)(2), 70-108 and sections 70-180 through 70-187 of the Chippewa County Zoning Ordinance. The land associated with this particular conditional use permit is located in the NE ¼ of the SE ¼, Section 06, Township 30N, Range 08W, Town of Woodmohr.

DECISION:
The Planning & Zoning Committee has **GRANTED** the renewal and expanson of this conditional use based on the submitted information and plans with the following conditions:

(1) This permit expires on March 31st, 2020 and must be renewed prior to this date.

(2) Permit will allow activities and reclamation in areas as depicted on the submitted maps.

(3) Activities to be in compliance with WDNR WPDES Permit.

(4) Separation distance of 50' from all property lines must be maintained unless an agreement in writing is obtained from the property owners and submitted to the Planning & Zoning Department.

   a. A waiver agreement, dated October 14, 2016, has been reached between the northern property (23008-0614-00020000) and southern property (23008-0644-01250000). The agreement waives the 50' setback to these specific properties.

(5) No discharge of water is allowed from the site.

(6) Mining activities cannot be any closer than 250' to a residence and/or well.

(7) Non-Metallic Mining is requested below the water table and approved as part of this permit.

(8) Hours of operation 6:00 a.m. to 9:00 p.m. Monday through Friday. Saturday 6:00 a.m. to 3:00 p.m. No Sundays or holidays. All other hours to be brought before the Planning & Zoning Committee for special approval.

(9) A sign must be placed by the entrance stating the property owners name and the operator as well as hours of operation. A driveway permit and 911 number will be required.

(10) Operator to follow: 1) All applicable provisions of the Chippewa County Zoning Ordinance, 2) All provisions of Chippewa County Non-Metallic Mining Reclamation Ordinance and; 3) Wisconsin Administrative Rule NR 135.

(11) Activities to be conducted in compliance with the approved Non-Metallic Mining Reclamation Plan Narrative and the "Initial Site Map", "Site Operations Map" and "Final Site Map" all dated October 11, 2016 and submitted to the Department of Land Conservation and Forest Management.

Attachment: 2012-0006 Stelter - Morning West Pit - PZC Binder (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

(12) Off-site hauling of material following permit expiration and in case of revocation will be prohibited. It is the responsibility of the land owner and/or operator to keep all applicable permits current.

(13) Onsite hauling of material for the purpose of washing, crushing or storage will be prohibited, except as allowed under this permit.

(14) Onsite temporary storage of recycled asphalt and/or concrete is allowed.

(15) No burying of any materials will be allowed onsite.

(16) Grade soil piles to a 3 (horizontal) to 1 (vertical) slope & mulch with seeding.

(17) The washing & crushing of sand and gravel will occur onsite, but is limited to the site specific material. The operator will not have a well for washing as the operation will be mining below the water table.

(18) Operator has agreed that no chemicals or flocculants will be utilized and as part of this permit would be prohibited.

(19) Ingress/Egress Access: Appropriately recorded documents showing ingress/egress to the site shall be submitted to the Chippewa County Department of Planning & Zoning and the Town of Woodmohr prior to non-metallic mining activities onsite. This would include access across other private property and the access point onto a state or local road.

A complete record of the hearing and the decision of the Planning & Zoning Committee are available for inspection in the Chippewa County Planning & Zoning Department, Room 009, 711 N. Bridge Street, Chippewa Falls, Wisconsin. Information can be reviewed and/or requested between the hours of 8:00 a.m. and 4:30 p.m., Monday through Friday, excluding Holidays.

TERMINATION AND REVOCATION

The conditional use permit shall lapse and is void:

(1) Twelve (12) months after approval by the Committee unless the use is fully established and improvement to the property described in the permit is implemented.
(2) On the date of expiration set forth in the conditional use permit.
(3) At such time as the conditional use for which the permit was granted shall cease or be abandoned for twelve (12) consecutive months.
(4) If any condition of the permit is violated or if the conditional use is substantially detrimental to persons or property in the neighborhood, the Committee, following notice to all parties listed in 70-108(b)(2), shall hold a public hearing on the revocation of the conditional use permit. If, upon finding of facts, any material condition of the conditional use permit has been violated or if the character and quality of the area has been substantially and adversely affected by the continuation of the conditional use permit, the Committee may revoke or modify the conditional use. The Committee may thereafter direct counsel for the county to initiate such legal actions as are necessary to ensure compliance with this chapter.

EFFECT OF REVOCATION

In the event of revocation or termination, the conditional use is void and the property shall be governed thereafter by the rules of the zoning district to which the property is zoned at the time of the termination.

BINDING EFFECT

The applicant shall acknowledge in their application and the conditional use permit shall recite that the use is conditional and binding upon the applicant, his successors, assigns and personal representatives and is a restriction that runs with the land.

WRIT OF CERTIORARI

Any person or persons jointly or severally aggrieved by this decision of the Planning & Zoning Committee or any taxpayer, or any officer, department, board or bureau of the County, may commence an action in the circuit court for writ of certiorari to review the legality of such decision.

Dated this **17th** day of **November, 2016.**

By the Order of the Planning & Zoning Committee.

Douglas Clary

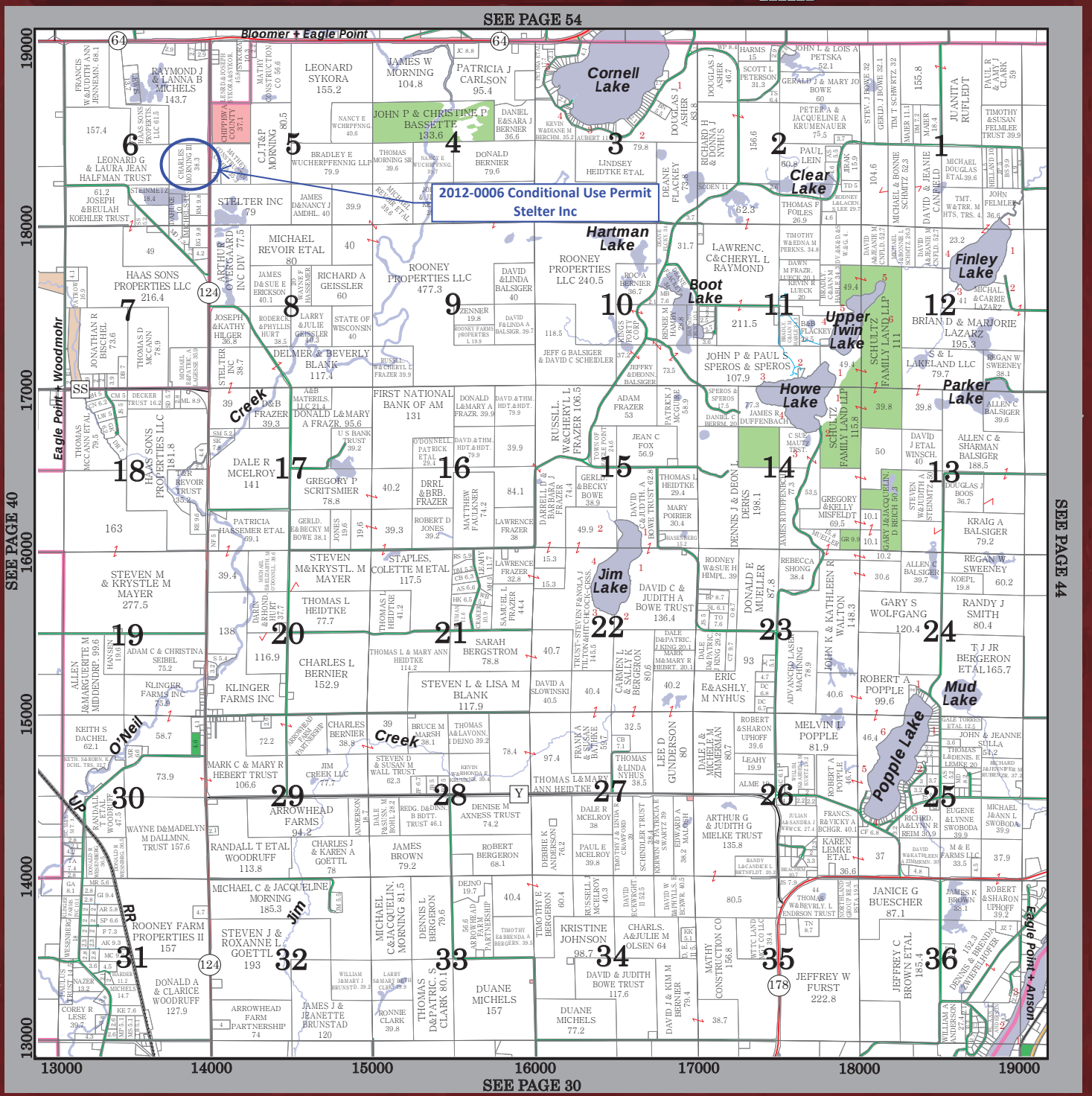
Attachment: 2012-0006 Stelter - Morning West Pit - PZC Binder (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

Douglas Clary, Director
Department of Planning & Zoning

CC: Town Board & Clerk
File

Attachment: 2012-0006 Stelter - Morning West Pit - PZC Binder (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

EAGLE POINT (C), WOODMOHR (E), BLOOMER (SE) T30N R08W



© 2017 Chippewa County, WI
All acreages are computed & rounded to the closest tenth acre, roadways are excluded from totals. All mapping is for reference only and is not intended, or to be used for any legal purpose.

Attachment: 2012-0006 Stelter - Morning West Pit - PZC Binder (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

CHIPPEWA COUNTY
DEPARTMENT OF PLANNING & ZONING

• 711 North Bridge Street, Chippewa Falls, WI 54729 • Phone:715.726.7940 • Fax:715.726.4596 • www.co.chippewa.wi.us •

Land Management | Land Planning | Land Records & G.I.S. | POWTS & Wells

Date: January 28, 2021

To: Property Owner(s)

From: Douglas Clary, Director

Re: Public Meetings & Hearing

Dear Property Owner(s):

The Chippewa County Department of Planning & Zoning has received a conditional use petition on a parcel of land that is located either adjacent to or in the vicinity of property owned by you. You are receiving this notice because your property has been determined to be within the legal public hearing notification distance per county and state requirements. I have enclosed a map identifying the location of the parcel associated with this conditional use petition. If you have any questions regarding this conditional use petition, please contact me at (715) 726-7941.

CONDITIONAL USE PETITION #2012-0006
Petitioner: Stelter Inc – Ryan Stelter **Property Owners:** Charles & Kathy Morning
To allow a non-metallic mine (Morning west Pit) in the Agricultural District in accordance with sections 70-71(b)(2), 70-108 and 70-180 through 70-187 of the Chippewa County Zoning Ordinance on a parcel which is located in the NE ¼ of the SE ¼, Section 06, Township 30 North, Range 08 West. Town of Woodmohr. Physical Address: 18404 State Highway 124.

Woodmohr Plan Commission
The Woodmohr Plan Commission will **REVIEW** this request on **February 10, 2021** at **6:00 PM**, at the Woodmohr Town Hall, 16738 125th Street, Bloomer, Wisconsin 54724. The Plan Commission will forward an **ADVISORY** recommendation to the Woodmohr Town Board to approve, disapprove or approve with modification(s) and/or condition(s).

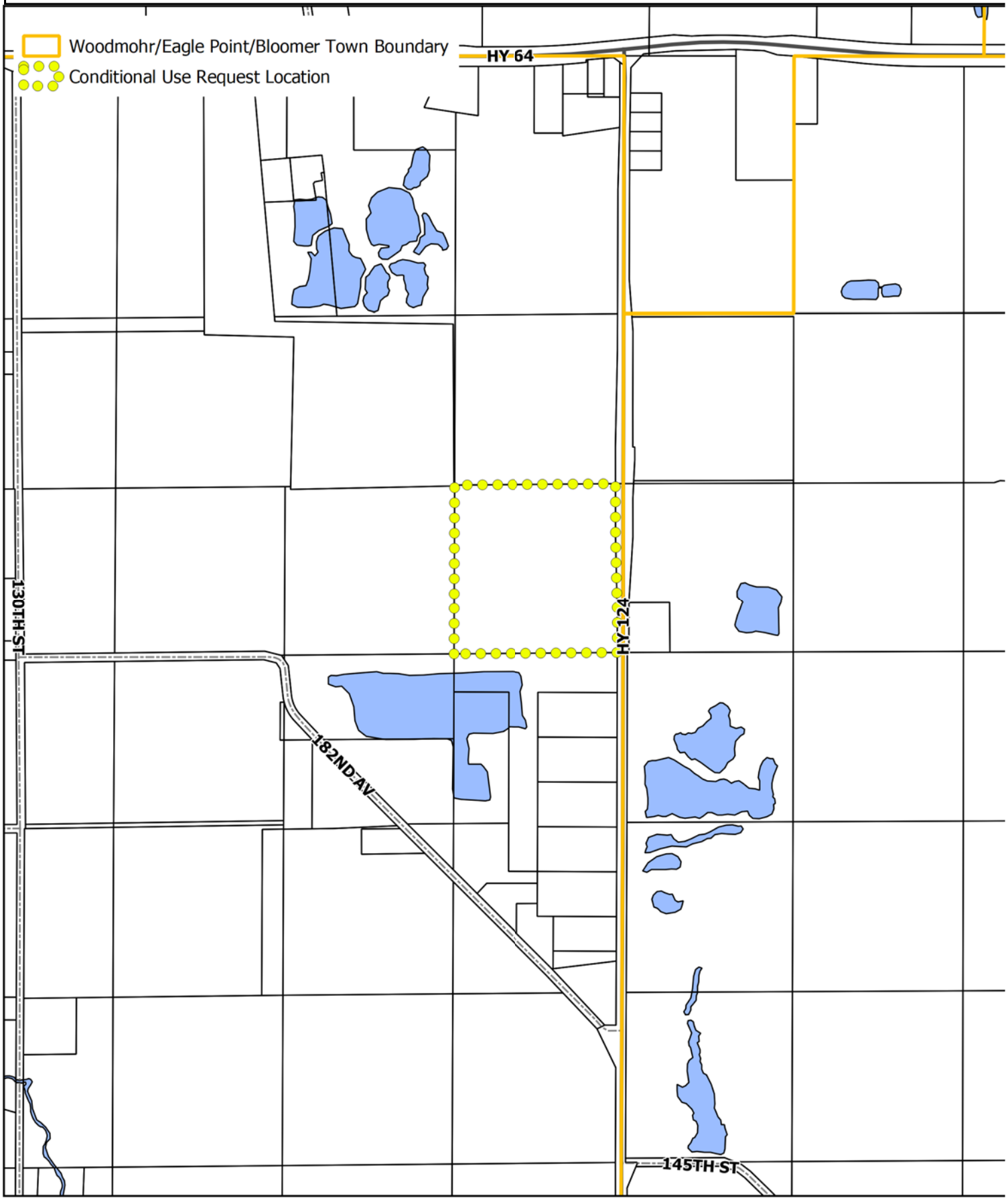
Woodmohr Town Board
The Woodmohr Town Board will **REVIEW** this request on **February 10, 2021** at **7:00 PM,** at the Woodmohr Town Hall, 16738 125th Street, Bloomer, Wisconsin 54724. The Town Board will forward an **ADVISORY** recommendation to the Chippewa County Planning & Zoning Committee to approve, disapprove or approve with modification(s) and/or condition(s).

Chippewa County Planning & Zoning Committee
The Chippewa County Planning & Zoning Committee will hold a **PUBLIC HEARING** on **February 18, 2021** at **4:30 PM**. The Committee will make a final determination to approve or disapprove of the conditional use petition.

NOTE: Please consult the individual agendas for each of the meetings in regards to how you can attend the meeting. The agendas will have the procedures for calling into the meeting via a telephone or for personal protection equipment requirements, such as the wearing of face masks, limitations on the maximum number of individuals allowed in the meeting room, etc.

Attachment: 2012-0006 Stelter - Morning West Pit - PZC Binder (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

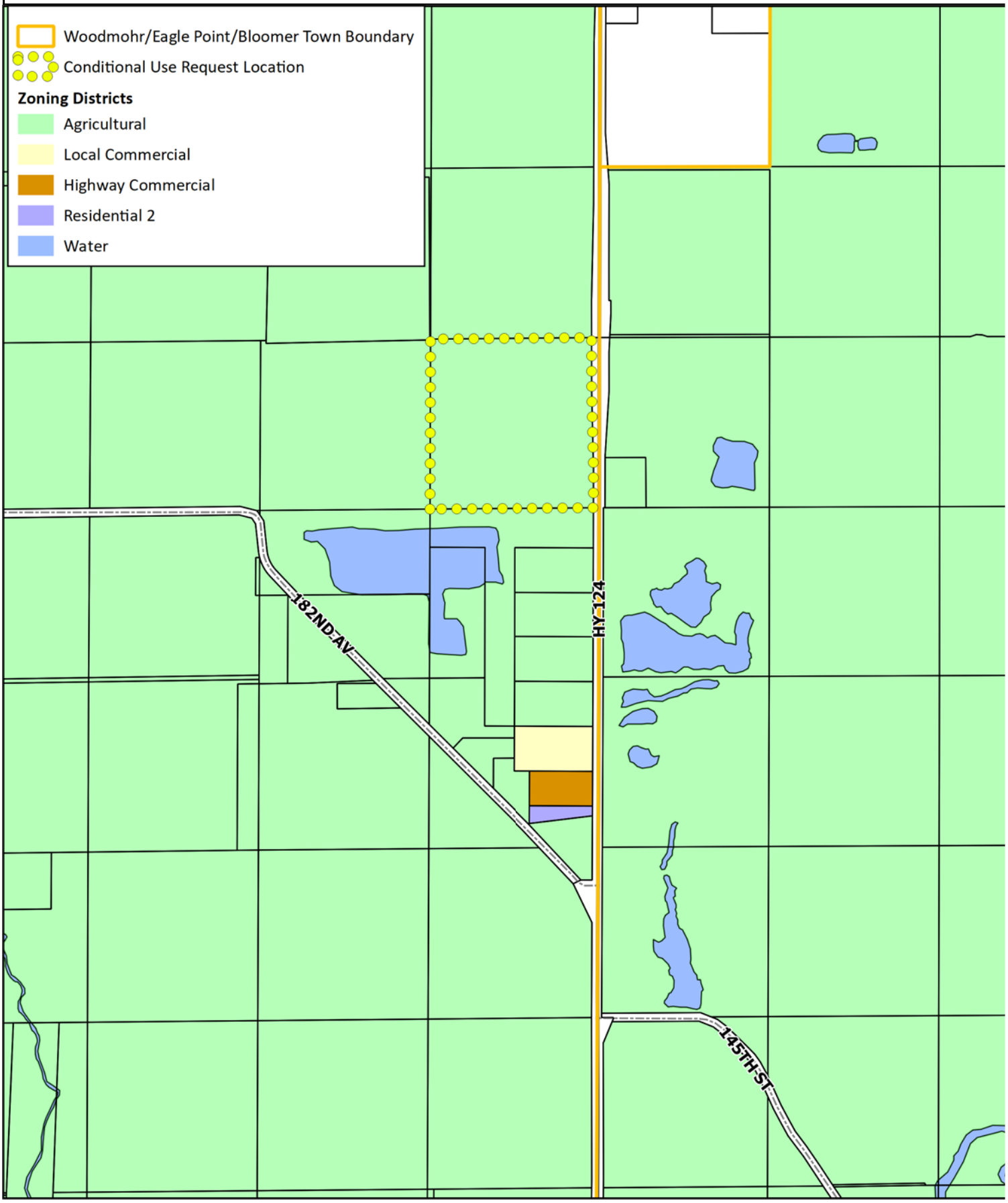
2012-0006 - Stelter Inc (Morning West Pit)
Conditional Use Permit - Location Map



Produced on January 28, 2021 by the Chippewa County Department of Planning & Zoning and is for reference purposes only.

Attachment: 2012-0006 Stelter - Morning West Pit - PZC Binder (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

2012-0006 - Stelter Inc - (Morning West Pit)
Conditional Use Permit - Zoning Districts



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2012-0006 - Stelter Inc - (Morning West Pit)
Conditional Use Permit - Aerial (2020)

Attachment: 2012-0006 Stelter - Morning West Pit - PZC Binder (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

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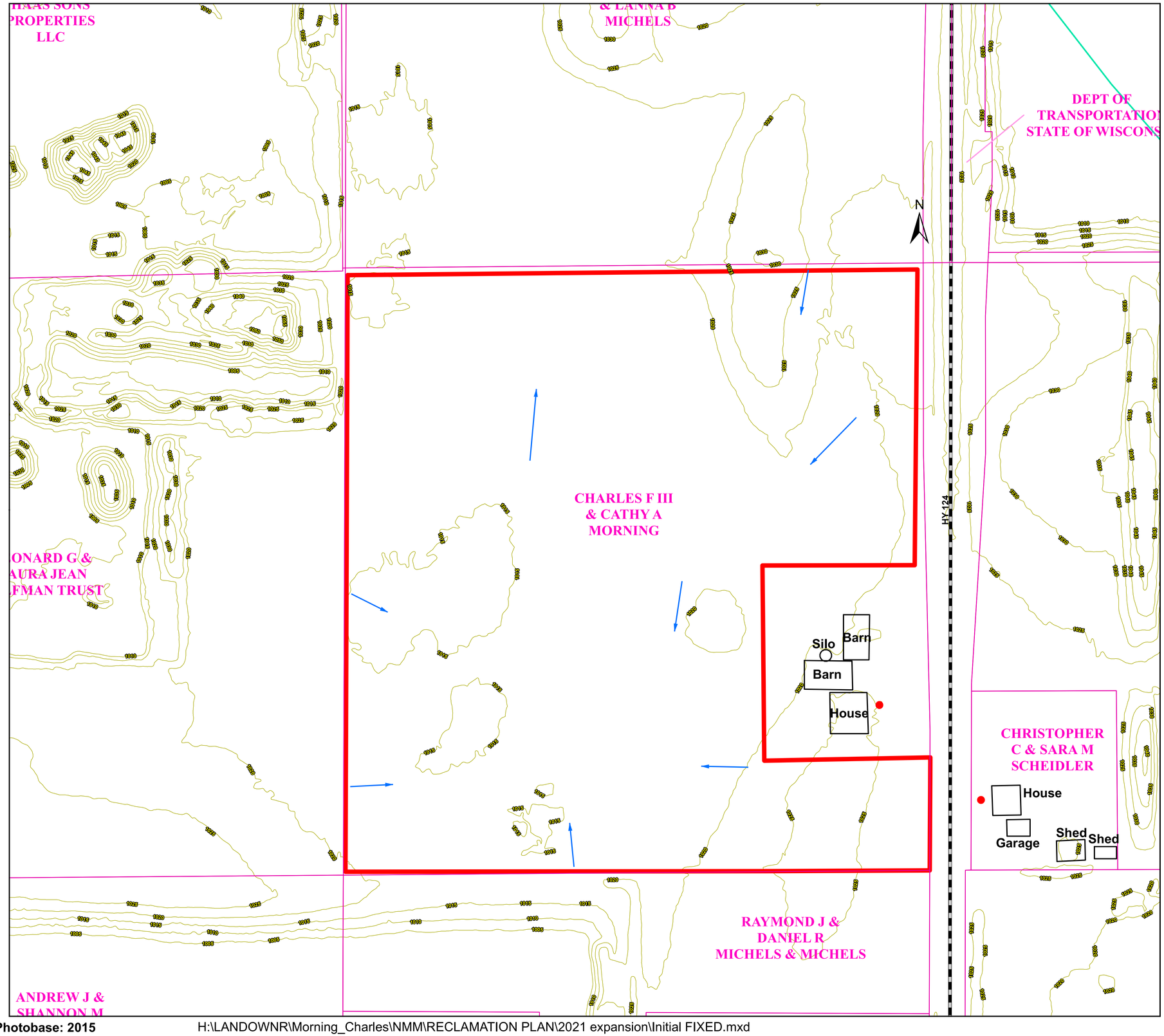
Initial Site Map



Legend

- TOTAL_PERMIT
- Roads
- 5 Foot Contours
- Perennial Stream
- Intermittent Stream
- Water Table Contours
- Surface Water Flow Direction
- DNR Wetlands
- NRCS Wetlands
- Parcels
- Structures
- Wells

0 100 200 400 Feet

Notes:

5 foot contour intervals are from Chippewa County 2012 lidar dataset.

Water table contours are from Chippewa County groundwater elevations map. Groundwater elevation for the site is approximately to be 1000ft (above MSL).

There are no perennial or intermittent streams on site or within 660 feet.

There are no utilities on site.

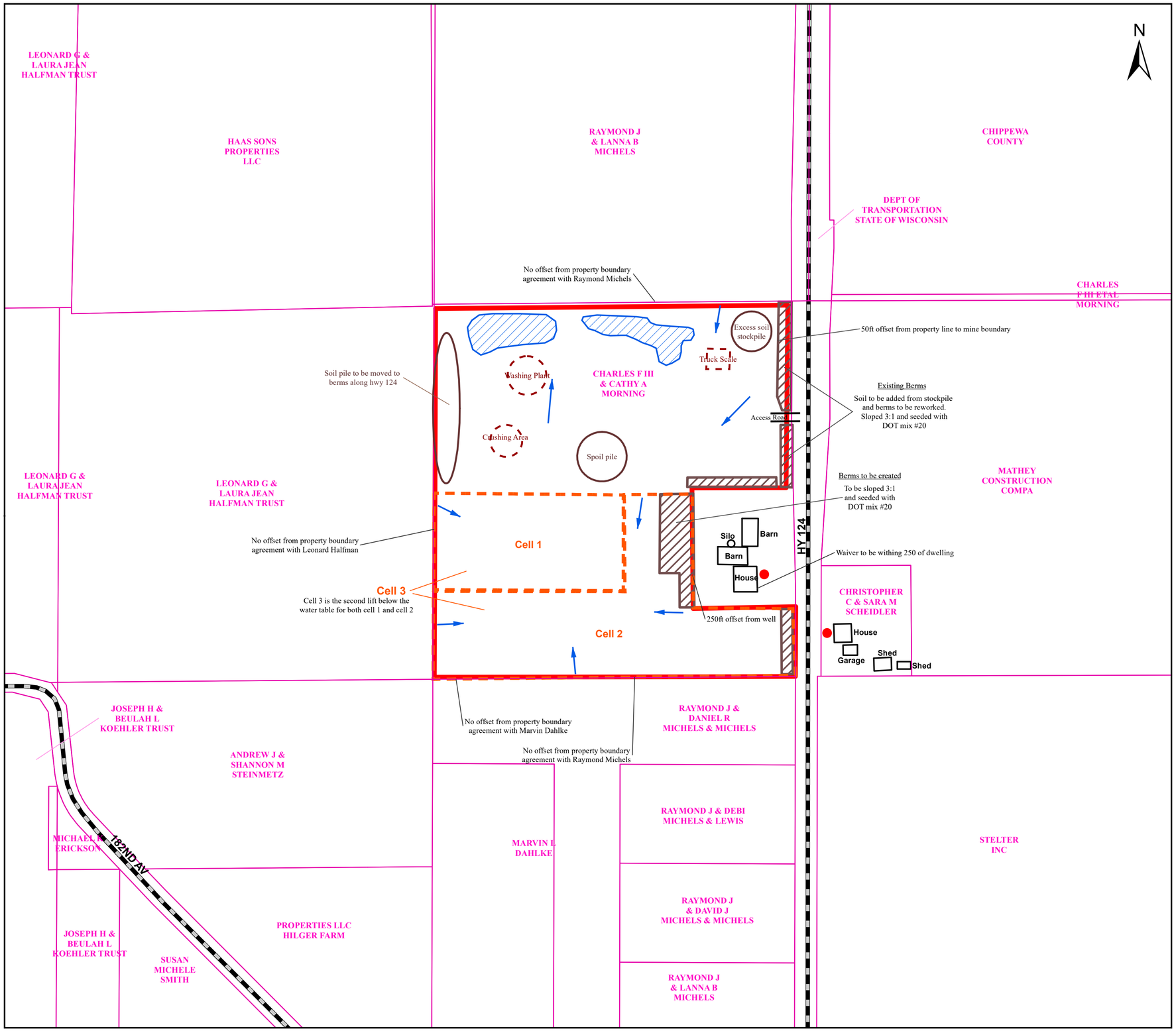
Date: 1/15/2021

Chippewa County
"Stewardship for Sustainability"
Land Conservation and Forest Management

Photobase: 2015 H:\LANDOWNR\Morning_Charles\NMM\RECLAMATION PLAN\2021 expansion\Initial FIXED.mxd

Attachment: 2012-0006 Stelter - Morning West Pit - Initial, Operations and Final Maps (2021) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

Site Operations Map



Legend

- TOTAL_PERMIT
- New Cells
- Screening Berms
- Existing Ponds
- Stockpiles
- Processing Areas
- Surface water flow
- Mine Access
- Roads
- Parcels
- Wells

1 inch = 200 feet

0 200 400 800 Feet

Notes:

Screening berms allowed within the 50 foot offset from property boundaries.

The crushing and washing plant will move throughout the life of the mine.

There are no dewatering systems on site. The site is internally drained.

Date: 1/15/2021

Chippewa County
"Stewardship for Sustainability"
Land Conservation and Forest Management

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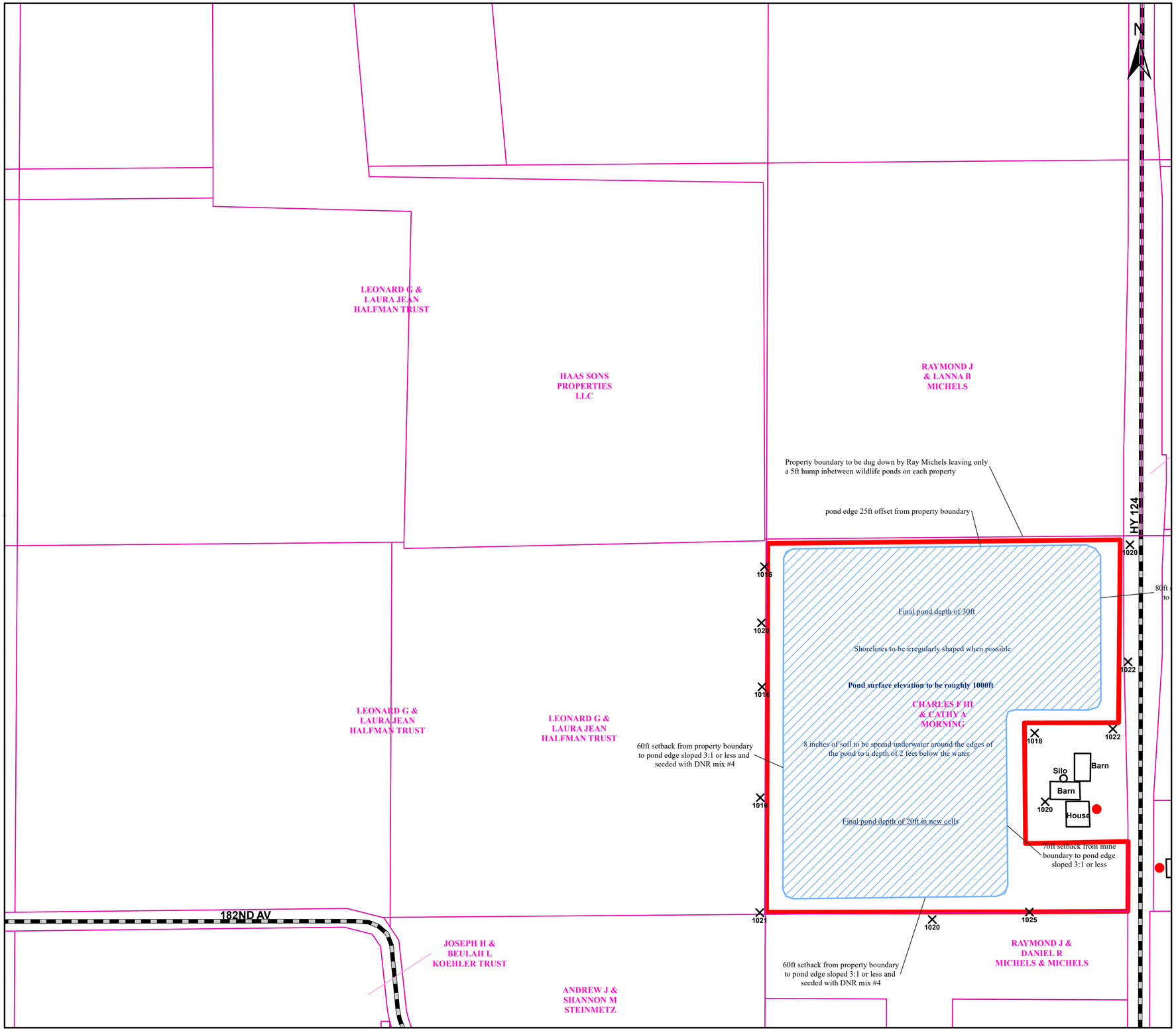
Attachment: 2012-0006 Stelter - Morning West Pit - Initial, Operations and Final Maps (2021) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

Final Site Map



Legend

- TOTAL_PERMIT
- Wildlife Pond Area
- Spot Elevations
- Roads
- Parcels
- Structures
- Wells

1 inch = 200 feet

0 200 400 800 Feet

Notes:

Groundwater elevation on site is roughly 1000ft (above MSL). This will be the surface elevation of the wildlife pond.
The bottom of the pond will be irregular and vary in elevation thorughout due to the excavation process. Final pond depth for the existing site will be 30ft or less. Final pond depth for the proposed mine site will be around 20ft.

Spot elevations determined using Chippewa County 1 foot lidar contours.

There are no structures or roads to remain in place within the proposed mine site.

All flow for the final site will be directed toward the wildlife pond and will be internally drained.

Date: 1/15/2021

Chippewa County
"Stewardship for Sustainability"
Land Conservation and Forest Management

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Attachment: 2012-0006 Stelter - Morning West Pit - Initial, Operations and Final Maps (2021) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

Attachment: 2012-0006 Stelter - Morning West Pit - NR135 Plan Narrative (2016) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

Chippewa County
"Stewardship for Sustainability"
Land Conservation and Forest Management

Morning Pit Reclamation Plan Modification

Operator: Stelter INC.

Owner: Charles F. & Cathy A. Morning

Erik Bachman
Chippewa County Land Resource Technician Intern

Reclamation Plan Modification for the Morning Gravel Pit

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Introduction

The purpose of this document is to give supporting information for the proposal to expand the existing permitted mine boundary and modify the existing reclamation plan for the Morning gravel pit, located in the NE ¼ of the SE ¼ Section 6 T30N R8W, in the Town of Woodmohr. The expansion area is directly south of the existing mine site and is approximately 16 acres. The existing and expanded site is to be reclaimed as a conservation wildlife pond and upland grassland wildlife habitat.

Initial Site Plan

A) Initial Site Map includes:

1. Location in the township and county
   – Appendix A, Location Map

2. Topography of the affected lands
   –Appendix E, Initial Site Map

3. Property boundaries showing land under consideration and neighboring parcels within 660 feet
   – Appendix E, Initial Site Map

Attachment: 2012-0006 Stelter - Morning West Pit - NR135 Plan Narrative (2016) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

4. Roads within 660 feet of the proposed new site boundary
   – Appendix E, Initial Site Map

5. Road right of way lines
   – Appendix E, Initial Site Map

6. All structures within 660 feet of the new site boundary
   – Appendix E, Initial Site Map

7. Perennial and intermittent streams within 660 feet of the new site boundary
   – Appendix E, Initial Site Map
   There are no perennial or intermittent streams on or within 660 feet of the site.

8. Drainage ways/concentrated flow to or from the site
   – Appendix E, Initial Site Map
   There are no distinct drainage patterns on site; all runoff is concentrated toward the storm water ponds and the site is internally drained.

9. Wetlands within 660 feet of the new site boundary
   – Appendix E, Initial Site Map

10. Boundaries of previous excavations on site
    – Appendix E, Initial Site Map

11. Wells within 660 feet of the new site boundary
    – Appendix E, Initial Site Map

12. Groundwater elevations at the site and the source of information
    – Appendix E, Initial Site Map
    Groundwater elevations were determined using the Chippewa County groundwater map

13. Locations of all utilities at the site
    There are no utilities on site.

B) Supporting information for initial site description
   1. Owner and applicant information
      Owner:
      Charles A and Delores C Morning Trust.
      18186 Hwy 64 Bloomer, WI 54724
      Applicant:
      Stelter INC.
      15331 State Hwy 124 Bloomer, WI 54724

Attachment: 2012-0006 Stelter - Morning West Pit - NR135 Plan Narrative (2016) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

2. Lease
   Appendix B

3. Legal description
   NE ¼ of the SE ¼ Section 6 T30N R8W. Excluding 5 acres of the SE corner of the parcel.

   Primary Parcel #: 23008-0641-00000000

4. Parties of interest
   A list of names and addresses of landowners within 660 feet of the new site boundary.

Raymond Michels
13601 State Hwy 64
Bloomer, WI 54727

Chippewa County
711 North Bridge Street
Chippewa Falls, WI 54729

Charles & Cathy Morning
18186 State Hwy 124
Bloomer, WI 54724

Mathey Construction Company
920 10th Ave
Onalaska, WI 54650

Haas Sons Properties LLC
203 E Birch Street
Throp, 54771

Leonard & Laura Jean Halfman
18303 130th Street
Bloomer, WI 54724

5. Soils Information
   Thickness of the A horizon (topsoil), E horizon (subsurface soil), and B horizon (subsoil) and the method of determination.The thicknesses of the soils on site were determined by using the USDA Soil Survey of Chippewa County Wisconsin. There are four different soil types on the site. Their names and thicknesses are as follows:

Soils	A horizon (Topsoil) Thickness (in)	E horizon (Subsurface Soil) Thickness (in)	B horizon (Subsoil) Thickness (in)
Chetek sandy loam (CkB)	8	5	7
Rosholt sandy loam (RoA)	7	17	14

Attachment: 2012-0006 Stelter - Morning West Pit - NR135 Plan Narrative (2016) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

Attachment: 2012-0006 Stelter - Morning West Pit - NR135 Plan Narrative (2016) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

Site Operations Plan

A) Site Operations Map includes:

1. Location of mining site boundary
   – Appendix E, Site Operations Map

2. Separation boundaries and separation dimensions as referenced in Mine Siting Standards
   – Appendix E, Site Operations Map

3. Planned cell boundaries
   – Appendix E, Site Operations Map

4. Location and extent of disturbed areas
   – Appendix E, Site Operations Map

5. Processing facilities
   – Appendix E, Site Operations Map

6. Location and discharge point of site dewatering systems
   There are no dewatering systems on site

7. Direction of flow of surface runoff
   – Appendix E, Site Operations Map

8. Vegetative and structural measures to be taken to screen the operation from view of surrounding land uses
   – Appendix E, Site Operations Map

9. Points of public road access
   – Appendix E, Site Operations Map

10. Temporary measures to limit on site erosion
    – Appendix E, Site Operations Map

B) Description of Site Operations

1. Material to be extracted
   Sand and Gravel

2. Description of the type of extraction and processing activities to be done on site
   Crushing, washing and screening of sand and gravel. Stockpiling of topsoil, and subsoil.

3. Estimates of the total volume of sand and gravel to be extracted by cell

Cell	Area (acres)	Sand & Gravel (cy)
1	7	130,000
2	8	130,000
3	16	260,000
TOTAL	15	490,000

4. Sequence and progression though the new planned cells and soil management

Cell 1

Strip topsoil and subsoil of about 7 acres and store in berms on the east side of the site. Extract, crush and wash the materials down to the water table within cell 1.

Cell 2

Strip topsoil and subsoil of the remaining 8 acres and store in berms on the east side of the site. Extract, crush and wash the remaining materials within cell 2.

Cell 3

Reapply subsoil and topsoil to the edges of the new site. Commence digging into the water table to create the wildlife pond. Crush and wash material extracted from cell 3.

5. Methods for site dewatering and effluent discharge

The site will be internally drained and a DNR permit is applied for. This permit addresses process water, stormwater, and erosion control. A copy will be supplied when provided by the DNR.

6. Stormwater Permits/Management

All berms will be placed to screen any runoff and the site will be internally drained under the WI DNR General Permit to discharge under the WI Pollutant Discharge Elimination System (WPAES permit).

7. Erosion control & permits required by other agencies

All topsoil and subsoil will be stockpiled along the east side of the property as berms when mined. The boundaries will be sloped to a 3:1 and seeded down with DOT seed mix #20. Topsoil and subsoil will be graded to hold from erosion.
All overburden if not used will be stockpiled to the west of the topsoil berms in no more than a 3:1 slope. It will also be seeded down with Dot seed mix#20.

Attachment: 2012-0006 Stelter - Morning West Pit - NR135 Plan Narrative (2016) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

8. Reclamation activities to be conducted during mining operation
   Topsoil and subsoil is to be stripped and stockpiled on the east end of the property.

   After material is mined up to the boundaries, subsoil will be placed to a 3:1 slope then covered with no less than 6 inches of topsoil. The topsoil will then be seeded with DNR seed mix #4 and stabilized.

   The rest of the mine will be dug out for a wildlife pond and excess topsoil will be spread underwater around the edges of the pond to a minimum depth of 2 feet below the water to encourage plant growth.

9. Timetable for commencement and cessation of nonmetallic mining operations

Cell	Time to Complete
1	2-3 years
2	2-3 years
3	2-3 years

Final Site Plan

A) Final Site Map includes:

1. Final depths, final slope angles, and slope stabilization measures
   – Appendix E, Final Site Map

2. Areas which convey concentrated flow to, across, or from the site
   – Appendix E, Final Site Map

3. Facilities or structures to remain in place
   – Appendix E, Final Site Map

4. Planned development features on site following closure
   – Appendix E, Final Site Map

5. Cross sections showing current ground surfaces, final slope, groundwater elevations
   – Appendix C & D, Cross Sections

Attachment: 2012-0006 Stelter - Morning West Pit - NR135 Plan Narrative (2016) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

B) Description of Final Reclamation

1. Plans for disposition of surface structures, roads and related facilities after cessation of mining
   No structures or roads will remain on site.

2. Topsoil reapplication
   The topsoil and subsoil will be removed from the berms around the site and reapplied as uniformly as possible around the perimeter of the site to create slopes of 3:1 or less. The topsoil stockpiles will also be used to create the appropriate slope requirements around the wildlife ponds as required by Chippewa County.

   Topsoil and subsoil will be separated to the best of the operators' ability and placed in the area to be reclaimed; subsoil first, then topsoil. This will be graded at 3:1 slopes. Trucks will be routed away from the areas where topsoil is reapplied to limit compaction and rutting. Tracked equipment will also be used in the reapplication process to limit rutting and compaction.

3. Addressing long term safety of the reclaimed mine site
   The final site will have slopes of no more than 3:1 within and around the perimeter of the site. The shoreline of the ponds will have slopes ranging from 3:1 to 10:1.

4. Seeding plan
   DNR seed mix #4 will be applied to the edges around the wildlife pond. DNR seed mix #2 will be the seeding used for the upland grassland wildlife habitat. This will be applied around the perimeter of the site and on the slopes to the wildlife pond.

5. Standard for verifying successful reclamation

   The extent of reclamation success for the site will be measured over the term of a prescribed evaluation period. This evaluation period will extend for a period ranging from three (3) to ten (10) years based on the intended post-mining land use, the intended cover type, and the physical characteristics of the mine site.

   Reclamation success for the Wildlife Pond Habitat will be measured periodically throughout the term of the evaluation period using the following evaluation criteria:

   a. Site stability
      i. Establishment of irregular shorelines that vary from 3:1 to 10:1 and extend a minimum of 6 feet vertically below the water line
      ii. No visible erosion (rills, gullies, sluffing, etc.) around the shoreline
      iii. Establishment of a minimum of 6 inches of topsoil placed along the shoreline and on the slope a minimum of two feet vertically below the water line to encourage vegetative growth
   b. Plant density and species diversity

Attachment: 2012-0006 Stelter - Morning West Pit - NR135 Plan Narrative (2016) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

i. 75% or more are species from the specified seed mix, 25% or less are weeds, and 2% or less are invasive weeds as measured following standardized methods during and at the end of the established performance period
ii. No more than 50% of the total vegetation is one species from the seed mix
iii. A minimum of 70% ground cover during the growing season

c. Soil chemistry and fertility
   i. Establishment of a soil profile with a target pH to achieve the post mining land use
   ii. Organic matter greater than 1 percent

Reclamation success for the Upland Grassland Wildlife Habitat will be measured periodically throughout the term of the evaluation period using the following evaluation criteria:

a. Site stability
   i. Slopes no greater than 3:1
   ii. No visible erosion (rills, gullies, sluffing, etc.)
b. Plant density and species diversity
   i. 75% or more are species from the specified seed mix, 25% or less are weeds, and 2% or less are invasive weeds as measured following standardized methods during and at the end of the established performance period
   ii. No more than 50% of the total vegetation is one species from the seed mix
   iii. A minimum of 70% ground cover during the growing season
c. Soil chemistry and fertility
   i. Establishment of a soil profile with a target pH to achieve the post mining land use
   ii. Organic matter greater than 1 percent

<u>Description of anticipated future use of the site</u>

The future use of this site will be a conservation wildlife pond and grassland upland wildlife habitat. The final pond depth will be up to 30 feet deep in the north 20 acres (The currently permitted site), and approximately 20 feet deep in the proposed expansion site.

Attachment: 2012-0006 Stelter - Morning West Pit - NR135 Plan Narrative (2016) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

Morning West Mine Inspection #2012-04 07/14/2020

1

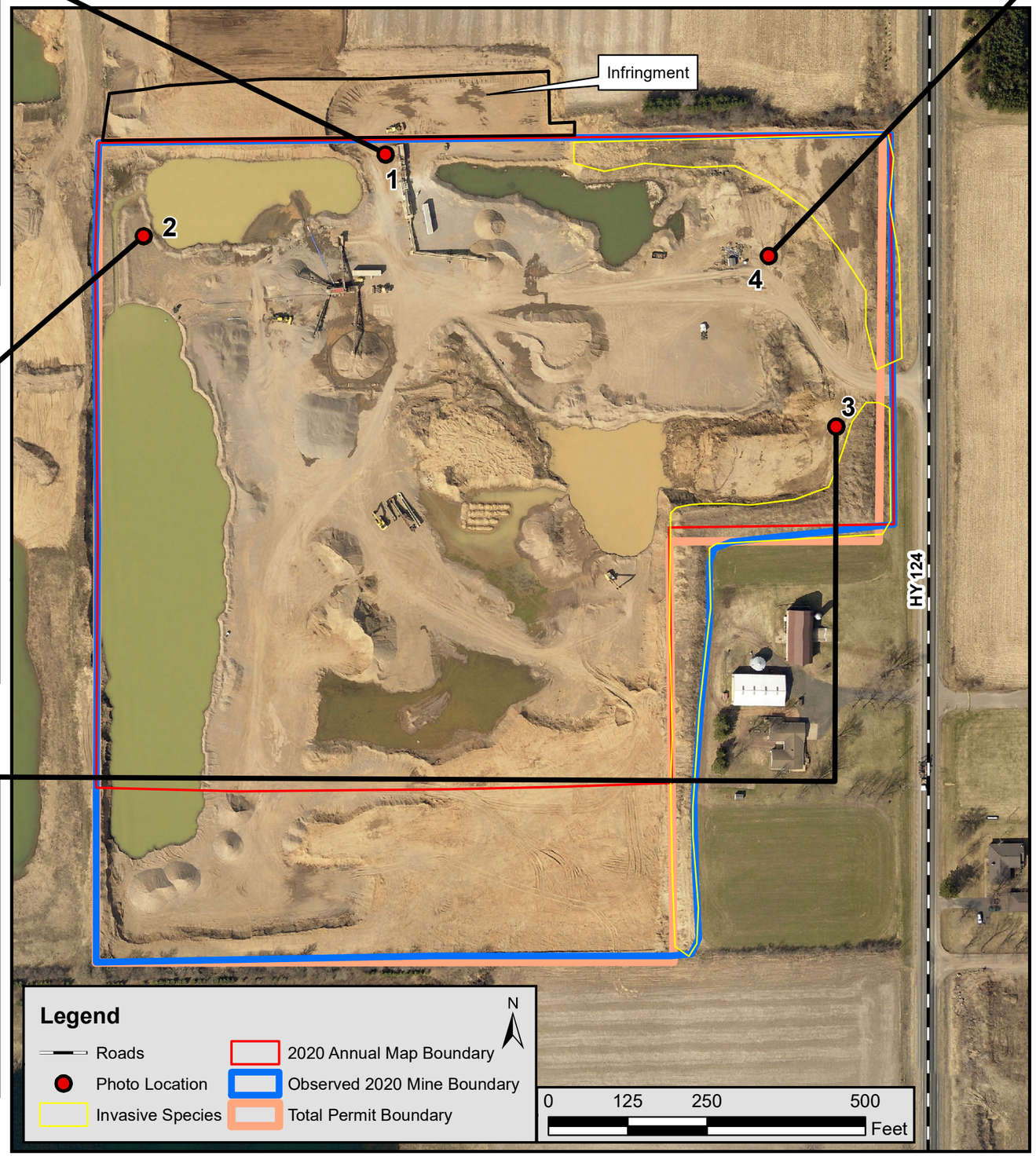
LOOKING WEST AT EXPANDED MINING OPERATIONS.

2

LOOKING NORTHEAST AT STORMWATER POND AND EXPANDED MINING OPERATIONS.

3

LOOKING SOUTH AT TOPSOIL BERMS.



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Photobase: 2020

LOOKING WEST AT PILE OF WASTE MATERIALS.

Inspection Overview

Recommended Action

Spot spray invasive thistle and other broadleaf invasive plants with 2,4-D between September 20th and October 10th. Apply seed mix in March.

Mow the vegetated areas between June 1st and July 15th to control annual invasive species. Continue mowing until reclamation certification is achieved.

Post permanent signage to all topsoil and subsoil stockpiles in accordance to permit condition 6.a.

Corrective Action

Regrade slopes to 3:1 and seed topsoil berms with DOT seed mix #20 before October 1, 2020.

Operate within the permitted mine boundary or provide a written lease agreement with adjacent landowner to LCFM by October 1, 2020.

Complete the stockpile registration and the annual stockpile report form and return it to LCFM within 60 days.

Post Mining Land Use

Shallow ponded/Deep ponded

Note: See final site map for land use locations.

07/14/2020

Chippewa County "Stewardship for Sustainability" Land Conservation and Forest Management

Attachment: MorningWest_LCFM Inspection Form & Map (2020) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

CHIPPEWA COUNTY
DEPARTMENT OF LAND CONSERVATION & FOREST MANAGEMENT
NONMETALLIC MINING COMPLIANCE/RECLAMATION INSPECTION FORM

Date: 7/14/2020 Site Name: Morning West Mine
Owner: Charles Morning Permit Number: 2012-04
Operator: Stelter Inc. Reviewer: KJC, KGZ
Location: NE ¼ of the SE ¼ Section 6 T30N R8W

SUMMARY OF REVIEW

1. Type of Material Mined: ☒Sand & Gravel ☐Bedrock ☐Other
2. Total Permitted Area: 31.9 Acres Within Total Mine Boundary? ☐Yes ☒No
3. Active Mine Area: 32.7 Acres Change from 2019? ☒Yes ☐No
4. In Progress Reclamation: 0 Acres
5. Certified Reclaimed Area: 0 Acres Change from 2019? ☐Yes ☒No
6. Topsoil Stockpile: Mapped ☐Yes☒No Seeded ☐Yes☒No Managed ☐Yes☒No
7. Surface Water or Wetland Impacts: ☐Yes ☒No

   Offsite Discharge ☐Yes☒No Erosion ☐Yes ☒No Sediment Deposition ☐Yes ☒No

   Notes:

8. Financial Assurance Type: ☐Bond ☒Letter of Credit ☐Escrow
9. Financial Assurance Amount: ☐Adequate ☒Inadequate
   Current Amount $ 90,000 Amount Required $ 130,800
10. Waste Registration: ☐Yes ☒No
11. Waste on Site: ☐Asphalt ___ CY ☐Concrete ___ CY
    ☐Wood ___ CY ☒Other: Metal Culverts 2 CY

    Notes: Tires, plastic totes, other waste materials on site.

12. Invasive Species: Present ☒Yes ☐No Mapped ☒Yes ☐No
    a. Perennial ☒Yes ☐No Annual ☒Yes ☐No
    b. Grass ☐Yes ☒No Broad Leaf ☒Yes ☐No
13. Post Mining Land Use

    Conservation/ecological use, grassland/prairie
    Conservation/ecological use, shallow ponded/deep ponded

Attachment: MorningWest_LCFM Inspection Form & Map (2020) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

FINDINGS

☐ Compliance with nonmetallic mine reclamation permit.
☒ The following items were noted on site and require attention by the operator.

1. Permit condition not in compliance: 1.a.i.

   Permit condition 1.a.i states:

   > "All mining and reclamation shall be conducted in compliance with the reclamation plan that is comprised of the following documents:
   >
   > A reclamation plan narrative titled "Morning Pit Reclamation Plan Modification"; received October 11, 2016.
   >
   > Four (4) 11" x 17" maps titled "Initial Site Map", "Operations Site Map" and "Final Site Map", and "Mine Cross Sections"; all received October 11, 2016."

   Non-Metallic Mining Reclamation Plan B.6. received October 11, 2016 states:

   > "All topsoil and subsoil will be stockpiled along the east side of the property as berms when mined. The boundaries will be sloped to a 3:1 and seeded down with DOT seed mix #20. Topsoil and subsoil will be graded to hold from erosion. All overburden if not used will be stockpiled to the west of the topsoil berms in no more than a 3:1 slope. It will also be seeded down with Dot seed mix#20."

   Stelter Inc. has not sloped berms to a 3:1 or seeded topsoil and subsoil berms.

   Corrective Action: Regrade slopes to 3:1 and seed topsoil berms with DOT seed mix #20 per "Operations Site Map" before October 1, 2020.

2. Permit condition not in compliance: 3.a.

   Permit condition 3.a. states:

   > "The total permitted mine site is 32 acres as depicted in the "initial Site Map" map. The mine site includes all areas of nonmetallic mineral extraction, haul roads, storm water ponds, soil berms, and other areas meeting the definition of "nonmetallic mining site: or "site" in the Chippewa County Nonmetallic Mining Reclamation Ordinance."

   Stelter Inc. is operating outside the total permitted mine boundary.

   Corrective Action: Operate within the permitted mine boundary or provide a written lease agreement with adjacent landowner (Ray Michels) stating the area to be mined and indicating the adjacent land owner is responsible for all fees and financial assurance associated with the disturbed area. Provide the lease to LCFM by October 1, 2020.

3. Permit condition not in compliance: 7.b.

   Permit condition 7.b. states:

Attachment: MorningWest_LCFM Inspection Form & Map (2020) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

> "The import, storage, disposal, or use in reclamation of any solid waste, recyclable materials, or nonmetallic mine refuse generated outside the mine site shall be limited to the materials and quantities identified in the reclamation plan or administrative plan amendments."

Stelter Inc. has not registered for stockpiling solid waste or recyclable material.

Corrective action: Complete the stockpile registration and the annual stockpile report form and return it to LCFM within 60 days.

Recommended actions:

1. Spot spray invasive thistle and other broadleaf invasive plants with 2,4-D between September 20th and October 10th. Apply seed mix in March.

2. Mow the vegetated areas between June 1st and July 15th to control annual invasive species. Continue mowing until reclamation certification is achieved.

3. Post permanent signage to all topsoil and subsoil stockpiles in accordance to permit condition 6.a.

Attachment: MorningWest_LCFM Inspection Form & Map (2020) (6173 : 2012-0006 - Charles & Kathy Morning/Stelter Inc - CUP)

STATEMENT OF EXPLANATION
REVIEW AND ACTION ON OFFERS TO PURCHASE RECEIVED ON TYPE A TAX DEED PROPERTY - DOUG CLARY

The Planning & Zoning Committee will be reviewing sealed bids received on Tax Deed Property. Attached is the list of current Tax Deed properties for sale.

(Publish – Chippewa Herald July 30, August 6 and 13, 2020)

PUBLIC NOTICE
SALE OF TAX DEED LAND

Pursuant to Section 2-353 of the Code of Ordinances, County of Chippewa, Wisconsin, and Wisconsin State Statutes 75.69(1) notice is hereby given that Chippewa County offers for sale to the public the following described tax deed real estate:

Municipality:	**Town of Goetz – 2019**
Parcel Number:	22906-2244-07500000
Address:	28800 County HWY O
Description:	SE SE PCL BEG 52 RDS W OF SE COR ALG CEN CTY HWY O; N 383' M/L TO YELLOW RIVER, SW ALG RIVER TO CEN OF HWY, E ALG HWY TO POB.
Appraised Value:	$ 85,800 *(includes improvements & land)*
Minimum Bid:	$ 64,350 *(lowerd on 07-23-2020)*

Municipality:	**City of Chippewa Falls – 2018**
Parcel Number:	22808-0524-60431205
Address:	Vacant Land
Description:	EASTERN ADDITION LOT 5 BLK 12
Appraised Value:	$ 100
Minimum Bid:	$ ANY *(Lowered on 08-26-2019)*

Municipality:	**City of Eau Claire**
Parcel Number:	22809-3343-05220000
Address:	Vacant Land
Description:	SW SE PCL BEG 427' E OF NW COR OF THE S 1/2 SW SE; E 200', S 33', W 200', N 33' TO POB.
Appraised Value:	$ 200
Minimum Bid:	$ ANY

SEALED BID DEADLINE:
Sealed bids shall be sent to and received by the Chippewa County Department of Planning & Zoning, Room 003, 711 N. Bridge St., Chippewa Falls, WI 54729 prior to **12:00 Noon, Wednesday, August 19, 2020.** Sealed bids shall include the "Offer to Purchase" form, the applicable deposit and appropriately marked as described below. Bids will be opened by department staff and a bid sheet listing all bids will be submitted to the Planning & Zoning Committee for action.

COMMITTEE MEETING:
The Chippewa County Planning & Zoning Committee will meet at **4:30 PM** on **Thursday, August 20, 2020** in Room 003 of the Chippewa County Courthouse**.**

SEALED BID REQUIREMENTS:
All bidders must be at least eighteen (18) years or older to submit a bid.

A Chippewa County "Offer to Purchase" form must be submitted for each individual parcel. Bids shall be submitted in a sealed envelope and clearly marked on the outside "SEALED BID" along with the accompanying Parcel Identification Number. A minimum deposit by Cashier's Check or Certified Check in the amount of 10% of the bid (rounded to the nearest dollar) or $1,000.00, whichever is greater, must accompany the bid. In situations where the bid amount is less than $1,000.00, the full amount of the bid must be submitted. Checks shall be made payable to the Chippewa County Treasurer.

Chippewa County reserves the right to accept or reject any or all bids. The bid deposits of unsuccessful bidders will be returned following the acceptance of the successful bid.

The successful bidder must pay the accepted purchase price and all applicable fees by Cashier's Check or Certified Check in full within 15 days of delivery or written notification to the successful bidder of Chippewa County's acceptance of the successful bid or Chippewa County reserves the right to rescind the approval of the bid. The bid deposit submitted by the successful bidder shall be forfeited to Chippewa County in the event the successful bidder fails to make full payment for the property within 15 days of delivery to the successful bidder of written notification of Chippewa County's acceptance of the successful bid. ALL SALES ARE FINAL.

Attachment: Notice for Sealed Bids 2020-08-20 (6216 : Review Bids Received on Tax Deeded Land)

Upon completion of the sale, Chippewa County will prepare and record a quit claim deed (County Deed) conveying legal title from Chippewa County to the successful bidder as indicated on the submitted offer to purchase. The successful bidder shall be responsible for payment of the recording fee in the amount of $30.00, which shall be included with the successful bidder's final payment for the property. No abstract or title insurance will be furnished by Chippewa County.

TERMS AND CONDITIONS:

All tax deed property will be sold "AS IS, WHERE IS and WITHOUT CONDITIONS". It is the responsibility of all prospective purchasers to determine any defects in the title or property. Chippewa County makes no representations, assurances or warranties as to, without limitation due to enumeration, the ability to build on the land, zoning and environmental condition such as the presence of toxins, contaminants, radon, hazardous wastes, hazardous substances or storage tanks, of and on the properties listed for sale.

Please contact Douglas Clary, Chippewa County Planning & Zoning Director at (715) 726-7941 with questions.

Attachment: Notice for Sealed Bids 2020-08-20 (6216 : Review Bids Received on Tax Deeded Land)