

**MINUTES OF THE PLAN COMMISSION MEETING
CITY OF CHIPPEWA FALLS
MONDAY, SEPTEMBER 12, 2011**

The Plan Commission met in City Hall on Monday, September 12, 2011 at 7:30 P.M. Present were Commissioners Dave Cihasky, Peter Pohl, Jeffrey Labs, Dan Varga, Curt Stepanek, Jerry Smith, Alderperson Brian Flynn, Secretary Rick Rubenzer, Vice-Chairperson Tom Hubbard and Plan Commission Chairperson Mayor Greg Hoffman. Absent was Mike Tzanakis. Also attending were Alderperson Jane Lardahl, Attorneys John Behling and Dustin Von Ruden representing EOG Resources, City Inspector Paul Lasiewicz, William Bergh and Harvey Fouts.

1. **Motion** by Hubbard, seconded by Flynn, to approve the minutes of the June 13, 2011 Plan Commission meeting. **All present voting aye. Motion carried.**

2. The Plan Commission considered a request by Harvey Fouts to attach an approximately 10' x 36' tent structure to the North side of his building at #303 East Vine Street. After discussion, it was determined that the 38 'x 32' addition petitioned for, and approved by Ordinance SUP O-09-05 was never constructed. Therefore, SUP O-09-05 has expired and is a void permit. After some discussion, there was a **Motion** by Hubbard, seconded by Cihasky to recommend the Common Council allow City Inspector Paul Lasiewicz to issue a permit to Harvey's Tree Care to construct a temporary 10' x 36' equipment storage tent along the north side of his existing building at #311 East Vine Street until December 31, 2012. **All present voting aye. Motion carried.**

3. The Plan Commission considered the petition (*attached*) of William Bergh to rezone Parcel #4424.60 (South Avenue) from C-2 General Commercial to R-3-8 Multiple-Family Eight-Plex Residential District. The Plan Commission discussed zoning adjacent to the said parcel and noted mixed zoning and an R-3-8 Multiple-Family Eight Plex Residential District on the south border of the said parcel. **Motion** by Hoffman, seconded by Hubbard, to recommend that the Common Council conduct a public hearing to consider rezoning Parcel #4424.60 (South Avenue) from C-2 General Commercial to R-3-8 Multiple-Family Eight Plex Residential District. Said public hearing to be scheduled upon receipt of the \$300 legal advertising fee and notification of the adjacent property owners. **All present voting aye. Motion carried.** William Bergh arrived to the meeting at this point and left shortly thereafter.

4. Attorney John Behling appeared representing EOG Resources to request approval of the attached Certified Survey Map. He stated that EOG's intention was to transfer the 0.20 acre parcel described on the CSM to the property owner to the east of EOG's parcel. He continued that an existing easement over the 0.20 acre parcel had a description, location and duration that was not detailed or specific and that EOG wished to be a good neighbor and clear this up. This action would allow Hudson Electric's driveway to be located on their own property and remove the need for the easement. **Motion** by Smith, seconded by Flynn, to recommend the Common Council approve the attached Certified Survey Map submitted by EOG Resources. **Hubbard and Pohl excused themselves from the vote. Voting aye were Smith, Flynn, Cihasky, Labs, Varga, Stepanek, Rubenzer and Hoffman. Motion carried.**

5. **Motion** by Hoffman, seconded by Varga, to adjourn. All present voting aye. Motion carried. The Plan Commission adjourned at 7:58 P.M.

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