

NOTICE OF PUBLIC MEETING

CITY OF CHIPPEWA FALLS, WISCONSIN

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

Board of Public Works: XXX

Reasonable accommodations for participation by individuals with disabilities will be made upon request. Please call 715-726-2736.

Will be held on **Monday, April 13, 2020 at 5:30 P.M. in the City Hall Council Chambers**, Chippewa Falls, Wisconsin. The Mayor and Board of Public Works members may not be physically present at the meeting but may attend remotely. The meeting may be viewed via livestream at the www.chippewafalls-wi.gov live stream link. **To participate in this meeting, please call 715-726-2762.** Items of business to be discussed or acted upon at this meeting are shown on the attached Agenda or listed below:

NOTE: If you are a board member and unable to attend this meeting, please contact the Engineering Dept. at 726-2736.

1. Approve the minutes of the March 9, 2020 Board of Public Works meeting. *(Attachment)*
2. Consider bids for Elm Street reconstruction project. Make recommendation to the Common Council. *(Handout)*
3. Consider bids for Huron Street reconstruction project. Make recommendation to the Common Council. *(Handout)*
4. Consider bids for Linden Street reconstruction project. Make recommendation to the Common Council. *(Handout)*
5. Consider Alley Paving Petition for alley in Block 25 of the Chippewa Falls Plat, bounded by Spring St., Grove St., River St. and Prairie St. Make recommendation to the Common Council. *(Attachment)*
6. Discuss/consider groundwater and soil contamination of Cliff Street right-of-way west of Main Street. *(Attachment)*
7. Adjournment

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

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

CERTIFICATION

I hereby certify that a copy of this Notice was placed in the Chippewa Herald mailbox, 1st floor, City Hall and posted on the City Hall Bulletin Board on Wednesday, April 8, 2020 at 1:00 PM by Mary Bowe.

NOTICE OF PUBLIC MEETING

CITY OF CHIPPEWA FALLS, WISCONSIN

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

Board of Public Works: XXX

Reasonable accommodations for participation by individuals with disabilities will be made upon request. Please call 715-726-2736.

Will be held on **Monday, March 23, 2020 at 5:30 P.M. in the City Hall Council Chambers**, Chippewa Falls, Wisconsin. Items of business to be discussed or acted upon at this meeting are shown on the attached Agenda or listed below:

NOTE: If you are a board member and unable to attend this meeting, please contact the Engineering Dept. at 726-2736.

NOTE:

THE BOARD OF PUBLIC WORKS MEETING

FOR

MONDAY, MARCH 23, 2020

IS

CANCELLED

DUE TO A LACK OF AGENDA ITEMS.

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

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

CERTIFICATION

1.

I hereby certify that a copy of this Notice was placed in the Chippewa Herald mailbox, 1st floor, City Hall and posted on the City Hall Bulletin Board on Tuesday, March 17, 2020 at 12:45 PM by Mary Bowe.

**CITY OF CHIPPEWA FALLS
BOARD OF PUBLIC WORKS
MEETING MINUTES
MONDAY, MARCH 9, 2020 – 5:30 PM**

The Board of Public Works met in City Hall on Monday, March 9, 2020 at 5:30 PM. Present were Mayor Greg Hoffman, Director of Public Works Rick Rubenzer, P.E., Finance Manager Lynne Bauer and Alderperson Paul Olson. Darrin Senn was absent. Assistant City Engineer Bill McElroy, P.E, Matt Gundry, P.E. of CBS Squared, Blake Tollefson of Xcel Energy and Alderperson Paul Nadreau were also present at the meeting.

1. **Motion** by Bauer, seconded by Olson to approve the minutes of the February 10, 2020 Board of Public Works meeting. **All present voting aye. MOTION CARRIED.**

2. Matt Gundry, P.E. of CBS Squared appeared and presented the Final Trans 213 Study/Report for the Central Street Bridge. Mr. Gundry discussed five analysis alternatives with the Board including a “do nothing” alternative and a complete bridge replacement alternative. Analysis Alternative 4 is the recommended solution and is a Super Structure Rehabilitation with Deck Replacement. It includes removing the existing concrete deck and replacing it with a new reinforced concrete deck and sidewalk. In addition, repair of truss components, repainting of rusted areas and top of stringers and salvaging and rehabilitating the existing decorative pedestrian railings. Mr. Gundry thought the bridge could be eligible for application in the WISDOT bridge program for 2022-27. Normally the bridge program is an 80% Federal/WDOT – 20% Local funding split. A Request for Proposals for the design and construction of the recommended solution will need to be done. Director of Public Works Rubenzer stated that the hot mix overlay done in 2019 may allow enough time for the bridge to remain open until the chosen rehabilitation occurs.
Motion by Olson, seconded by Hoffman to recommend the Common Council accept the Trans 213 study and report submitted by CBS Squared for the Central Street Bridge and proceed with Analysis Alternative #4 – Super Structure Rehabilitation with Deck Replacement at an estimated cost of \$696,255. In addition for the design and construction of the recommended solution #4 be solicited. **All present voting aye. MOTION CARRIED.**

3. The Board of Public Works considered the attached February 21, 2020 Amendment to Agreement with Ayres Associates for annual groundwater sampling, analyzing and reporting at the Nelson Road Landfill. Nicole Bader of Ayres Associates is waiting for a response from WDNR about if a reduction monitoring request is made would there be a reduction or possibly an increase in the required monitoring.
Motion by Hoffman, seconded by Olson to recommend the Common Council approve the attached Amendment to Agreement with Ayres Associates for annual groundwater sampling, analyzing and reporting at the Nelson Road Landfill and then for Director of Public Works Rubenzer to report back to a future Board of Public Works meeting about the status of the reduced monitoring request. **All present voting aye. MOTION CARRIED.**

4. Assistant City Engineer Bill McElroy presented the attachments for adding sidewalk on Linden street between Maple Street and Main Street (on the North side of Linden St.) and on Elm Street between Perry Street and Terrill Street as part of the 2020 Street Improvement Projects. There was discussion about whether additional sidewalk could be

Please note, these are draft minutes and may be amended until approved by the Common Council.

added on Elm Street west of Perry Street. Director of Public Works Rubenzer stated that sidewalk should be ordered in individually if outside the 2020 project limits. Mr. McElroy went through the Elm Street and Linden Street sidewalk “gaps” as established in the updated 2020 Chippewa Falls Bicycle and Pedestrian Plan.

Motion by Rubenzer, seconded by Hoffman to recommend the Common Council approve adding sidewalk on Linden street between Maple Street and Main Street (on the North side of Linden St.) and on Elm Street between Perry Street and Terrill Street as part of the 2020 Street Improvement Projects and to special assess the appropriate parcels as shown on the attachment. **All present voting aye. MOTION CARRIED.**

5. The Board of Public Works considered the attached Staging/Laydown Site Lease with Northern States Power Company to reduce fish stranding below the spillway at the Chippewa Falls Hydroelectric Project. Blake Tollefson of Xcel Energy appeared and discussed the addition of a lease fee, Pure Water Days fireworks clause, snow storage clause and chipped bedrock clause to the draft lease presented at a previous Board of Public Works meeting.

Motion by Olson, seconded by Hoffman to recommend the Common Council approve the attached Staging/Laydown Site Lease with Northern States Power Company to reduce fish stranding below the spillway at the Chippewa Falls Hydroelectric Project and authorize Mayor Hoffman to execute the said agreement. **All present voting aye. MOTION CARRIED.**

6. The Board of Public Works considered the attached agreement to extend a City storm sewer from Bridgewater Avenue approximately 200’ north in conjunction with the Chippewa Falls History Center Project. After a brief discussion;

Motion by Rubenzer, seconded by Olson to omit the 3rd item on the draft agreement with the Chippewa Falls Historical Society and then to recommend the Common Council approve the attached agreement with the Chippewa Falls Historical Society to extend a City storm sewer about two hundred feet north of Bridgewater Avenue in conjunction with the Chippewa History Center Project and for the Chippewa Falls Historical Society to pay for the extension. In addition, to authorize Mayor Hoffman to execute the agreement. **All present voting aye. MOTION CARRIED.**

7. The Board of Public Works considered the attached petition to discontinue and vacate the alley in Block #1, Bonneville Addition bounded by Olive Street, Terrill Street, Elm Street and Perry Street. Signatures on the petition circulated by Kristi Taylor represent owners of 72% of the alley frontage. Director of Public Works Rubenzer stated that there weren’t any City utilities in the alley.

Motion by Rubenzer, seconded by Olson to recommend the Common Council find it in the public interest to discontinue and vacate the alley in Block #1, Bonneville Addition bounded by Olive Street, Terrill Street, Elm Street and Perry Street and to introduce a resolution to that effect and then conduct a public hearing for the same. **All present voting aye. MOTION CARRIED.**

8. **Motion** by Bauer, seconded by Olson to adjourn. **All present voting aye. MOTION CARRIED.** The Board of Public Works meeting adjourned at 6:15 P.M.

Richard J. Rubenzer, PE
Secretary, Board of Public Works

**PETITION
(Alley Paving)**



I/We, the undersigned, hereby petition that the alley through Block 25
of Chippewa Falls PLAT Addition (Bounded by Spring St.
GROVE St. River St. and Prairie St.) be
blacktopped at the current front foot rate as determined by the Common Council.

Name/Address

Michael/Fathryn 12 N. Grove St. Kathryn A. Adrutt

22 N. Grove St. Cecilia Schenonauer

Nick Sokup

~~10 N. Grove St.~~ 21 N. Prairie St

DAVID A. Clark 15036 185th Jan Falls - North Prairie St. Dick Clark

Amy Konsella 15 N. Prairie St Amy Konsella

Addresses of owners that I/We were unable to contact:

10 N. Grove David/Virginia Murry 441 25 1/2 St. Chetek

4 N. Grove Michael Hellman N7325 950th St, Colfax

5 N. Grove Anastacia Wittman

Petition circulated by Cecilia Schenonauer Phone 715-723-7756

Petition Form picked-up

Petition Received by Clerk

NOTE: The rate charged per front foot will be the rate in effect at the time the Common Council adopts the Resolution authorizing the work and levying this Special Charge.

Rate is subject to change by the Common Council.

(Rate as of Feb 18 2020 is \$ 8.00 /front foot)



engineering | architecture | environmental | surveying
landscape architecture | planning | economic development

604 Wilson Avenue
Menomonie, WI 54751
715-235-9081
800-472-7372
FAX 715-235-2727
www.cedarcorp.com

March 30, 2020

Chippewa Falls Public Works Dept.
30 W. Central St.
Chippewa Falls, WI 54729

SUBJECT: Notification UPDATE associated Thaler Oil Company Main Office Bulk Plant
Petroleum Release Project Closure

Dear Mr. Rubenzer,

Thaler Oil Company is in the process of asking the Wisconsin Department of Natural Resources (WDNR) to close the Thaler Oil Company Main Office Bulk Plant petroleum release site at 310 S Main St. Chippewa Falls, Wisconsin. As part of the closure or completion process, the WDNR requires the responsible party to send the attached official, standardized notice to the owners of properties that are affected by contamination related to that site. Recent data collected at the site has provided new information regarding impacted City of Chippewa Falls rights-of-way, and the following information has been updated.

It is a common part of the closure process for properties with approved cleanups to have continuing obligations. Residual impacted groundwater has been identified beneath the following City of Chippewa Falls right-of-way:

- Cliff St. ROW

In addition, residual impacted soil has been identified beneath the City of Chippewa Falls Cliff St. ROW west of Main Street. Appropriate management of residual impacted soil must be done in compliance with State law if deep excavation is conducted.

Thaler Oil Company has sought WDNR concurrence to close (or complete) this remediation project. If you should have any concerns regarding this matter you may contact: 1) Thaler Oil Company's environmental consultant at Cedar Corporation – Logan Seipel, 604 Wilson Avenue, Menomonie, WI 54751, (715) 235-9081; or 2) the Wisconsin Department of Natural Resources, Matthew Vitale, 1300 W. Clairemont Ave, Eau Claire WI 54701, (715) 839-3760.

Sincerely,

CEDAR CORPORATION

Logan Seipel
Environmental Specialist

**Notification of Continuing Obligations
and Residual Contamination**

Form 4400-286 (9/15)

C. I. Page

The affected property is:

- the source property (the source of the hazardous substance discharge), but the property is not owned by the person who conducted the cleanup (a deeded property)
- a deeded property affected by contamination from the source property
- a right-of-way (ROW)
- a Department of Transportation (DOT) ROW

Include this completed page as an attachment with all notifications provided under sections A and B.

Contact Information

Responsible Party: The person responsible for sending this form, and for conducting the environmental investigation and cleanup is:

Responsible Party Name Thaler Oil Company

Contact Person Last Name Thaler	First Steve	MI	Phone Number (include area code) (715) 732-2822	
Address 310 S Main St.	City Chippewa Falls	State WI	ZIP Code 54729	
E-mail				

Name of Party Receiving Notification:

Business Name, if applicable: Chippewa Falls Public Works Department

Title Mr.	Last Name Rubenzer	First Rick	MI	Phone Number (include area code) (715) 726-2736	
Address 30 W. Central St.	City Chippewa Falls	State WI	ZIP Code 54729		

Site Name and Source Property Information:

Site (Activity) Name Thaler Oil Co Main Office Bulk Plant

Address 310 S. Main St.	City Chippewa Falls	State WI	ZIP Code 54729	
DNR ID # (BRRTS#) 03-09-185672	(DATCP) ID #			

Contacts for Questions:

If you have any questions regarding the cleanup or about this notification, please contact the Responsible Party identified above, or contact:

Environmental Consultant: Cedar Corporation

Contact Person Last Name Seipel	First Logan	MI	Phone Number (include area code) (715) 235-9081	
Address 604 Wilson Ave.	City Menomonie	State WI	ZIP Code 54751	
E-mail <u>logan.seipel@cedarcorp.com</u>				

Department Contact:

To review the Department's case file, or for questions on cleanups or closure requirements, contact:

Department of: Natural Resources (DNR)

Address 1300 W. Clairemont Ave	City Eau Claire	State WI	ZIP Code 54701	
Contact Person Last Name Vitale	First Matthew	MI	Phone Number (include area code) (715) 839-3760	
E-mail (Firstname.Lastname@wisconsin.gov) <u>Matthew.vitale@wisconsin.gov</u>				

**Notification of Continuing Obligations
and Residual Contamination**

Form 4400-286 (9/15)

Section B: ROW Notification: Residual Contamination and/or Continuing Obligations - Non-DOT ROWs

KEEP THIS DOCUMENT WITH YOUR PROPERTY RECORDS

30 W. Central St.
Chippewa Falls, WI, 54729

Dear Mr. Rubenzer:

I am providing this notification to inform you of the location and extent of contamination remaining in a right-of-way for which you are responsible, and of certain long-term responsibilities (continuing obligations) for which city of Chippewa Falls may become responsible. I investigated a release of:

petroleum

on 310 S. Main St., Chippewa Falls, WI, 54729 that has shown that contamination

has migrated into the right-of-way for which city of Chippewa Falls is responsible.

I have responded to the release, and will be requesting that the Department of Natural Resources (DNR) grant case closure. Closure means that the DNR will not be requiring any further investigation or cleanup action to be taken. However, continuing obligations may be imposed as a condition of closure approval.

You have 30 days to comment on the proposed closure request:

The DNR will not review my closure request for at least 30 days after the date of this letter. As an affected right-of-way holder, you have a right to contact the DNR to provide any technical information that you may have that indicates that closure should not be granted for this site. If you would like to submit any information to the DNR that is relevant to this closure request, you should mail that information to the DNR contact: 1300 W. Clairemont Ave, Eau Claire, WI, 54701, or at Matthew.vitale@wisconsin.gov.

Residual Contamination:

Groundwater Contamination:

Groundwater contamination originated at the property located at: 310 S. Main St., Chippewa Falls, WI, 54729 .

The levels of
benzene, trimethylbenzenes, xylenes

contamination in the groundwater on your property are above the state groundwater enforcement standards found in ch. NR 140, Wis. Adm. Code.

Soil Contamination:

Soil contamination remains at:
the south side of Cliff Street immediately west of Main Street.

The remaining contaminants include :
benzene, toluene, xylenes, ethylbenzene, trimethylbenzenes.

at levels which exceed the soil standards found in ch. NR 720, Wis. Adm. Code. The following steps have been taken to address any exposure to the remaining soil contamination.

Given the depth of soil contamination, no risk for direct contact exposure exists on the property.

If residual soil or groundwater contamination is likely to affect water collected in a pit/trench that requires dewatering, a general permit for Discharge of Contaminated Groundwater from Remedial Action Operations may be needed. If you or any other person plan to conduct utility or building construction for which dewatering will be necessary, you or that person must contact the DNR's Water Quality Program, and if necessary, apply for the necessary discharge permit. Additional information regarding discharge permits is available at <http://dnr.wi.gov/topic/wastewater/GeneralPermits.html>.

Continuing Obligations on the Right-of-Way (ROW) : As part of the response actions, I am proposing that the following continuing obligations be used at the affected ROW. If my closure request is approved, you will be responsible for the following continuing obligations:

Residual Soil Contamination:

If soil is excavated from the areas with residual contamination, the right-of-way holder at the time of excavation will be responsible for the following:

- determine if contamination is present,
- determine whether the material would be considered solid or hazardous waste,
- ensure that any storage, treatment or disposal is in compliance with applicable statutes and rules. Contaminated soil may be managed in-place, in accordance with s. NR 718, Wis. Adm. Code, with prior Department approval.

The right-of-way holder needs to be aware that excavation of the contaminated soil may pose an inhalation or other direct contact hazard and as a result special precautions may need to be taken during excavation activities to prevent a health threat to humans from ingestion, inhalation or dermal contact.

Depending on site-specific conditions, construction over contaminated soils or groundwater may result in vapor migration of contaminants into enclosed structures or migration along newly placed underground utility lines. The potential for vapor inhalation and means of mitigation should be evaluated when planning any future redevelopment, and measures should be taken to ensure the continued protection of public health, safety, welfare and the environment at the site.

GIS Registry and Well Construction Requirements:

If this site is closed, all properties within the site boundaries where contamination remains, or where a continuing obligation is applied, will be listed on the Bureau for Remediation and Redevelopment Tracking System (BRRTS) on the Web, at <http://dnr.wi.gov/topic/Brownfields/clean.html>. Inclusion on this database provides public notice of remaining contamination and of any continuing obligations. Documents can be viewed on this database, and include final closure letters, site maps and any applicable maintenance plans. The location of the site may also be viewed on the Remediation and Redevelopment Sites Map (RR Sites Map), on the "GIS Registry" layer, at the same internet address listed above.

DNR approval prior to well construction or reconstruction is required for all sites included in the GIS Registry, in accordance with s. NR 812.09 (4) (w), Wis. Adm. Code. This requirement applies to private drinking water wells and high capacity wells. Special well construction standards may be necessary to protect the well from the remaining contamination. Well drillers need to first obtain approval from a regional water supply specialist in DNR's Drinking Water and Groundwater Program. The well construction application, form 3300-254, is on the internet at <http://dnr.wi.gov/topic/wells/documents/3300254.pdf>.

If you have any questions regarding this notification, I can be reached at: (715) 235-9081
logan.seipel@cedarcorp.com

Signature of responsible party/environmental consultant for the responsible party

Date Signed

3/30/2020

Attachments

Contact Information

Legal Description for each Parcel: