Non-Metallic Mining Application

Conditional Use Permit & Rezoning Application
Town of Cottage Grove, WI

Meise Construction, Inc.

P.O. Box 118
Sauk City, WI 53583
Applicant

Storage World of Cottage Grove. LLC

P.O. Box 163
Baraboo WI 53913
Owner

January 16, 2020

ROTH PROFESSIONAL SOLUTIONS

315 DeWitt Street
Portage Wisconsin 53901

Principal in Charge
ROBERT J. ROTH, PE
608-697-5857

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609-617-4070

RPS #2019-108(B)

MEISE CONSTRUCTION, LLC
NON-METALLIC MINING APPLICATION
CONDITIONAL USE PERMIT & REZONING APPLICATION

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MEISE CONSTRUCTION, LLC
CONDITIONAL USE PERMIT & REZONING APPLICATION

ABSTRACT

The proposed mine will contain a sand and gravel pit as well as a limestone quarry located on 12 acres in Dane Country, Wisconsin in the Town of Cottage Grove. The operation will be located approximately one mile southwest of the Town of Cottage Grove. Sand and gravel material is derived from glacial outwash that abuts a limestone formation. The Limestone outcrops as a ridge in the southern middle of a glacier drumline. The mine is proposed to operate for 5 years allowing 1 to 2 years for reclamation.

Mining of the unconsolidated deposits (sand and gravel) will occur in 3 distinct 3 to 4 acre phases. Each separate phase of sand and gravel mining is expected to be about 1.5 years depending on market conditions. More specifically, contemporaneous reclamation of phase 2 of the sand and gravel operation will begin during or immediately preceding the initiation of phase 3.

Mining of the Limestone will occur throughout the entire 5-year life of the mine.

Waste rock from all phases will be stockpiled to provide a source of backfill material during final reclamation activities.

Once an area is stabilized in accordance with the reclamation plan Meise will request that Dane County will consider the phase temporarily reclaimed for the purpose of fee reduction under

MEISE CONSTRUCTION, LLC
CONDITIONAL USE PERMIT & REZONING APPLICATION

PART A. - SITE INFORMATION

SECTION 1. OVERVIEW & GENERAL SUMMARY

This mining and reclamation plan is prepared for Meise Construction, Inc. (applicant) in cooperation with the owner Storage World of Cottage Grove LLC to meet regulatory agency approvals. Roth Professional Solutions (RPS) has been retained to assist in obtaining those approvals. The following plan report includes reference materials, calculations, analysis, plans, specifications, and provides a framework for the operation and subsequent reclamation of the site.

A. General Location

This proposed limestone, sand and gravel mine is near the southwest quadrant of CTH N and USH 12/18 in the Town of Cottage Grove, Dane County, Wisconsin. The Parcel Number of the project site is 071133297000. See Exhibit A Aerial Photo, which includes property location including boundaries, aerial extent of property and proposed mine footprint including all phases of mining and reclamation. The proposed non-metallic mining site is located at 45°01′46″N 89°12′09″W [1], in the eastern part of Dane County, in Section 33, Township 7 North, Range 11East., more specifically. 3286 Field View Lane approximately one mile south of Village of Cottage Grove.

B. Legal Description

In the Summer of 2016 Birrenkott Surveying, Inc, prepare a legal description of the subject Parcel. The Parcel information convey therein in unchanged with one caveat that the parcel zoning went from A-2 to Heavy Commercial (HC) in that same year. With this submittal we are requesting a zoning change from Heavy Commercial to Mining-Industrial (MI) to allow the Non Metallic mineral extraction as a conditional use. The written legal description is identified on the Birrenkott document see Exhibit B Legal Description.

Parcel ID number is 071133297000

Tax ID = 018/0711-332-9700-0

C. Property Boundaries

See Exhibit A Aerial Photo and Exhibit C WIDOT Right of Way Map.

[1] Google Earth January 2020.

D. Contact References

Operator: Meise Construction, Inc

Contact Person: Dan Meise, 608.393.2862

Mailing Address: P.O. Box 118; Sauk City, WI 53583

Owners: Storage World of Cottage Grove LLC

Contact Person: Tim Moys, 608.356.7733

Physical Address: 3286 Field View Lane; Town of Cottage Grove,

Mailing Address: P.O. Box 163; Baraboo WI 53913

SECTION 2. MINING PLAN

A. Mining Phasing Plan

Exhibit D Erosion and Sediment Control Plan as well as Exhibit E Mining Plan illustrate how the gravel pit will be phased. The mining operation will occur in 8 phases. As one phase comes to an end the next phase will start thereby having a seamless mining operation.

Phase 1: The first phase (see Exhibit F Phase 1,2 &3) of the gravel pit operation will be put in place the erosion control measures. This will require trenching the silt fence down gradient of the mining operations and other items identified in the erosion control plan. Also included in this phase will be the construction of the sedimentation pond.

Phase 2: Following the placement of the erosion control measures, the topsoil in Area 1 will be removed and stockpile, as shown on Exhibit F Phase 1,2 &3. The stockpile will be placed so that once vegetated will provide a grassy visual barrier berm. The revegetation will minimize loss due to wind and water erosion.

Phase 3: The third mining phase will be to remove sand and gravel deposits in Area 1. As the Area 1 gravel extraction is reached the plan excavation depth, stripping of the topsoil in Area 2 will begin. Area 2 topsoil will not be stocked pile instead it will be used to reclamation Area 1. The reclamation plan is described in further detail in Part - D Reclamation Measures.

Phase 4: Area 2 is a sand and gravel mound over limestone. See Exhibit G Phases 4&5. The limestone rock will need to be fractured to mine. This will be done by a licensed blasting contractor with the appropriate license and certifications. The Town of Cottage Grove has a blasting ordinance and will require a blasting permit.

Phase 5: The fifth phase mining phase will similar to Phase 3, remove topsoil and obtain sand and gravel deposits in Area 1.

As Area1 2 gravel extraction is reached the plan excavation depth striping of the topsoil in Area 3 will begin. Area 3 topsoil will not be stocked pile instead it will be used to reclamation Area 2.

Phase 6: Area 3 is similar to Area 2 in that it is sand and gravel mound over limestone.

As the gravel extraction end in are 2 topsoil from phase 3 will used to continue the reclamation process in will topsoil removed and relocated to the designatedtopsoil storage area and scenic buffer berm see Exhibit H Phases 6 &7.

Phase 7: Topsoil from Phase 5, as described above, will be used in the reclamation of Area 2 mining activities. Placement of waste rock, grubbed trees and stockpiled mulch onto land reclaimed will facilitate rapid concurrent reclamation.

Phase 8: Stockpiled topsoil from the various Area 1 2, and 3 that were not used in the interim reclamation will now be spread in Area 3 and as needed for final grading reclamation activities.

B. Operation Plan

Seasonal Months of Operation:

Meise Gravel Pit will typically operate annually from March to November, except for times where posted local load limits apply.

Days of operation:

Meise Gravel Pit will be operating six days a week Monday through Saturday.

Hours of operation:

Meise Gravel Pit's daily operation time will be 7 am to 7 pm.

Estimated beginning and end date of extraction:

Extraction will begin in 2020 depending on permitting. The requested permit allows for five years from the date of issue, making the estimated end date of extraction to be 2025.

Blasting, Drilling

Blasting and drilling will typically happen once a month beginning in March and running thru November

Estimated end date of reclamation:

Meise Construction Inc plans to start interim reclaiming in May 2020 and continue till final reclamation is completed in 2025.

C. Proposed List of Equipment

The following is a list of equipment Meise Construction Inc plans to use in the day to day operation of the mining activity and reclamation process, other equipment may from time to time be used for mining and reclamation operation:

a. D6T Cat Bulldozer
b. 740 Cat Haul Trucks-2
c. 460 Link Belt Excavator

Intermittent equipment include: Screen and crusher

D. Fueling

Fueling will be furnished by a commercial mobild fueling company therefor no fuel will be stored onsite.

E. Maintenance of Roads and Dust Control

With Field View Lane Paved and the access road a gravel driveway. It is doubtful that road maintenance will be required along this existing ROW. During hauling operations, the pit as well as the gravel drive will be watered (as needed) to control dust.

We will be putting a rocked rubble strip at the exit to reduce the amount of rock and sand/mud going out of the pit that may affect any adjacent properties or state/county roads.

F. Estimated Quantities of Removal per Phase by Year

The following is an estimate of the amount of material to be removed over the next five years. Any speculation of the amount of gravel removed beyond that point is beyond the scope of available data and market trends as economic conditions can drastically affects the assumptions.

2020	2021	2022	2023	2024	Total
16,000cyds	30,000cyds	40,000cyds.	40,000cyds	10,000cyds	136,000cyds
Table 1. Projected Gravel extraction by year based on a 5-year permit.					

SECTION 3. GEOLOGIC COMPOSITION AND DEPTH OF MINERAL DEPOSIT

A. Site Soils Composition

This mining site is basically a sloping hill heading down hill to the north, with a distinct topographic feature in the middle consisting of sand gravel and limestone rock. Its current use is pasture and row crops.

The portion of the property containing mineable sand and gravel deposits ranges from 5 to 30 feet in thickness. The materials to be mined include a heterogeneous mixture of

fine and coarse aggregate varying in size from 200 mesh fines to 12-inch cobbles. Please refer to Table 2 for soil borings data. The locations are identified on Exhibit E

Boring Number	Stratum dept and description
1	.8-foot topsoil, 4 feet clay, rock
2	.8-foot topsoil, 4.3 feet clay, rock
3	.8-feet Topsoil, 3 feet clay, rock
4	1-foot topsoil, 4.1 feet clay, rock
5	0.92-foot topsoil, 5.1 feet clay, rock
6	0.97-foot topsoil, 6 feet clay, rock
7	0.95-foot topsoil, 6 feet clay, ock
8	0.67-foot topsoil, 5 feet sand & rock
9	0.6-feet topsoil, 8 feet sand
10	0.4-foot topsoil, 5 feet sand & rock
11	0.4-foot topsoil, 30 feet sand & rock
Table 2. Boring Logs	

B. Mineable Deposit

It is estimated that 200,000 cyds. of excavation will yield 20,000 cyds of topsoil, 61,000 cyds. of windblown loess, 20,000 cyds of rock and bedrock and the balance of sand and gravel. soils are in situ and are interpreted to be windblown loess deposits

C. Distribution, Thickness and Type of Topsoil

A variety of soils depths occur in the area of the proposed mining site. Exhibit I NCRS Soils delineating the soil types has been included in this reclamation plan. The approximate pre-mining topography is referenced in Exhibits D and E. The primary soils encountered on the site are of a Dodge Silt Loam nature and include Kidder and Whalen Silt loam KrD2 andWxC2 respectively (Exhibit I NCRS. Soils are in situ and are interpreted to be windblown loess deposits. The soil formations are greatly influenced by glacial processes in association with glacial outwash, moraine and drumlin deposits. In these areas rich prairie soils developed, which currently support pasture with inclusions of farmland. The USDA has divided these surficial deposits into 5 separate soil series in the Dane County Soil Survey. Such areas are designated in the reclamation plan to be returned to agriculture. Organic soils occur in low-lying areas and were formed in association with areas containing impeded drainage typical of wetlands and glacial lake basins.

D. Information on Ground Water

Wisconsin Geologic and Natural History Survey (WGNHS) Report #WOFR 1999-04-plat01 (Exhibit J Groundwater), gives an overview of the regional groundwater regime.

Depth to groundwater in the area proposed for sand and gravel mining is typically about 60 feet according to the WGNHS report. This conclusion is supported by data collected from private wells that RPS obtained from the WDNR's Bureau of Drinking Water and Groundwater in addition to the WGNHS. On-site drilling logs and test pits generated in delineating the mineable deposit. No groundwater was discovered in the borings

E. Location of Surface Waters

Little Door Creek it the closest surface water and it is over 0.6 mile from the proposed gravel mine to the west. Please refer to Exhibit A Aerial Phot for the location of surface waters.

F. Existing Drainage Patterns:

Please refer to Exhibit D & E for the location of existing drainage patterns. Contour information has been set at a 2 foot contour interval. Exhibit D & E also details the pre-mining topography.

Please refer to Exhibit D & H for location of sediment control purposes and other drainage management features.

G. Exiting Topography

This existing topography is represented on Exhibit D & E. By comparing this drawing to Exhibit D & E. The mining site topographical features can be compared, prior to and after reclamation. The land uses are also delineated.

H. Location of Manmade Features

Please refer to Exhibit D & E for the location of existing and proposed manmade features. In essence, Exhibit D provides a plan view of the current conditions. Exhibit E is of the mining site property and details the location of the crusher, roads, scale house, stockpiles, loadout area and sediment ponds. Exhibit F, G & H shows the proposed storage locations of reusable materials such as oversize stone and boulders, which will be located at the quarry location.

I. Previously Mined Area

Exhibit D delineate areas that were excavated in 2019 for the construction of Phase I Storage Units

PART B. - BIOLOGICAL INFORMATION

Vegetative data for the property was determined through visual observation and review of The Soil Survey of Dane County (USDA, NRCS). No trees or shrubs were found on the site.

Old field: This previously farmed area consists mainly of row crops.

PART C. - POST MINING LAND USE

Meise will return the site to a combination of post-mining land uses including: Pasture, row crops and with recent area growth prepare the site to be marketed as a commercial site. In Exhibit D the proposed reclamation plan provides details the location and final land uses for the entire mining site.

Plant materials will be selected for reclamation based on the post-mining land use and to be versatile enough to provide a matrix for any of the proposed post-mining land uses. Native species will be used to the extent practicable.

PART D. - RECLAMATION MEASURES

A. Earthwork: Final Grading and Slopes

Meise will perform selective blasting to minimize highwalls and maintain stability terraces. Steep high walls are not anticipated in in the proposed plan. The reclamation plan proposes 3:1 cut slopes. This should have the effect of reducing unnatural lines and blending the contours in an irregular pattern to avoid regular, unnatural edges. The technique will create a wavy, more variable and thus more natural appearance. The slopes will be sloped so they blend in with the surrounding landscape to create a more visually interesting landscape.

Excess materials will be stored close to the point of actual final use to reduce double handling and other transportation related expenses. Storage locations will be chosen to avoid environmental impacts.

All grading will be completed and resulting surfaces scarified prior to topsoil redistribution. Grading will be completed in a manner that prevents ponding of water on the reclaimed surface. The topsoil (and/or subsoil) will be placed and finished to the required lines, grades and slopes as shown on Exhibit H

B. Topsoil

The establishment of sediment control measures will be the first activity initiated and will either precede clearing and grubbing and topsoil removal or will occur simultaneously in accordance with NR 135.07. There are no trees or shrubs to be removed from the site.

Large (oversize) material or boulders will be separated and used to control access or strategically placed on the reclaimed surface (or stockpiled for future use) to provide to improve the aesthetics of the reclaimed surface.

C. Topsoil Removal

After completing erosion and sediment control measures on the site, but prior to initiating mining activities, the topsoil and surficial plant growth material will be removed. Topsoil will be removed to a depth ranging between 6 inches and 12 inches.. Minor deviations may occur as directed in the field by the soil scientist or project

manager. Silt overburden ranging from 1-4 feet; will be removed and stockpile to provide for slope flattening and smoothing during the reclamation phases

Topsoil removal will be accomplished by scrapers or bulldozers and haul trucks with the goal of recovering as much of the existing topsoil and silt overburden as possible. When feasible, soil will be removed in a manner so as to minimize the surface area exposed to erosion at any one time.

D. Topsoil Storage and Protection

All topsoil and subsoil removed from the mining site will be transported to the locations shown on Exhibit 1 and protected for subsequent use in reclamation.

Topsoil from the sand and gravel operation will be used to construct the scenic buffer berm, also referenced as the long-term topsoil stockpile. This topsoil stockpile will be shaped into an elongated profile and placed in a manner to serve as a noise buffer and a scenic barrier between the mine.

The topsoil will be stockpiled where necessary and in as close proximity as possible to foster post-mining land uses. Any topsoil stockpile(s) will be immediately protected from erosion. In general, protection will be accomplished through revegetation using the appropriate seed mix from Table 3 Section H Seed Selection (depending on soil moisture, post-mining land use, etc.) and through the use of mulch or other protective measures that may be necessary. Utilizing the appropriate seed mix will serve to maximize the seedbank of native or other desired species. This will in turn minimize competition with undesirable, aggressive weedy species.

When topsoil or subsoil storage locations will be used as test plots, we will apply a variety of seed mixes to the test plots in order to determine which variety may succeed. Data from these test plots will be used to determine any revisions to the seed mix(s) for final reclamation that may be necessary.

E. Contemporaneous use of topsoil

Whenever possible - as described in the mining and reclamation sequence portion of the plan – the soil removed to prepare an area for the next sequential phase of mining will be immediately redistributed to complete reclamation for that specific area. In these instances, contemporaneous reclamation may proceed (such as from Phase 3 to Phase 2). This will be done to avoid any unnecessary potential loss of topsoil quality and quantity during storage.

When topsoil cannot be used in contemporaneous reclamation, topsoil and subsoil in prime farmland will be promptly relocated to separate stockpiles at the approved storage location as described above.

F. Topsoil Redistribution and Site Preparation

Meise will perform all necessary grading to achieve the final topography and drainage patterns as soon as practicable once mining has ceased in a portion or phase of the operation. This will be performed in order to prepare the site for final reclamation.

All grading will be completed, and the resulting surfaces scarified prior to topsoil redistribution. This will promote good adherence/bonding between the subsoil and the topsoil and improve infiltration and drainage. Grading will be accomplished so to prevent ponding of water on the reclaimed surface. The topsoil (and/or subsoil) will be placed and finished to the required lines, grades and slopes as shown on Exhibit H & H. Topsoil will be placed to the depth required on the plans or as required in the permit.

When compaction of soil is found, or when underlying material is too compact or dense to allow for a suitable bond, the applicant shall take suitable measures to rectify the situation. This may include disking, chisel plowing, ripping and/or scarification. These measures will be employed to alleviate compaction, promote good bonding between the topsoil and the underlying materials, enhance drainage and ensure a suitable substrate for plant growth and the development of plant root systems.

All topsoil will be redistributed onto a prepared site. Topsoil redistribution will be performed only during dry conditions using appropriate equipment and, in a manner, so as to minimize compaction. Any clods and/or lumps present after topsoil redistribution will be broken down by the use of harrows, discs or other appropriate equipment in order to provide uniform textured soil. In addition, the surface will be dressed to present a uniform particle size to improve seed germination through good soil contact with the seed. In the case where an area not addressed in the plan is contemplated the topsoil will be replaced to a minimum depth of 6 inches.

G. Structures

Please refer to Exhibit H for the location of the access road and sedimentation pond, which are the only structures that will remain once the site is reclaimed. The final removal of mining, drainage and sediment control structures will be accomplished once the vegetative cover is robust enough to provide equivalent protection.

PART E. - REVEGETATION PLAN

The revegetation plan includes all activities in support of selecting, obtaining, handling and applying seed or otherwise installing plant materials to fulfill the reclamation plan. Seed and plant materials will be obtained from a licensed nursery that normally works with native prairie and/or wetland plant materials. Seed shall be free of contamination by weedy species.

A. Seed Selection

Meise will prepare/grade the site to provide viable business/commercial use until a commercial development has purchased the property the proposed reclamation plan will use pasture seed mixes See Table 3 to support pasture:

Mix 1 Pasture

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
		31 pounds total

Table 3 Pasture Seed Mix

B. Timing of Seed Application

Meise will apply seed to soils that are properly prepared as specified above at any time during the growing season when soil conditions are suitable except between July 1 and August 15, unless permitted by the county representative. Seeding activities will not be carried out immediately following rain, when the ground is too dry or during windy periods.

The area will be seeded following the final grading and completion of all site preparation activities. All necessary physical seedbed preparation measures (such as scarification, tilling or harrowing) and chemical measures such as amendments (fertilizer, lime or other) will be done prior to seeding.

C. Broadcast Seeding Using Agricultural Equipment

Seeding activities will be carried out using specified equipment and in a manner to avoid soil compaction in accordance with seeding specifications and/or those given in the reclamation plan. The area seeded will not exceed the area that can be mulched on the same day. Seed will be uniformly sown by means of equipment adapted to the purpose. Then the site will be lightly raked or dragged to cover the seed with approximately one-fourth inch of soil. After seeding is complete, the areas will be lightly rolled or compacted by means of suitable equipment to improve seed to soil contact and germination.

D. Soil Amendments

This may include fertilizer, lime, organic matter and/or other materials determined to be beneficial to the seedbed consisting of topsoil or substitute soil.

In order to allow adequate time between sampling the soil and the initiation of reclamation activities, Meise will perform soil sampling and submit sample to an

accredited laboratory for analysis at least 60 days prior to initiating of reseeding activities. Based on the results of the analysis, amendments will be obtained as necessary and applied to the soil prior to seeding. The general recommendations below will be used in lieu of data when necessary for contemporaneous reclamation of small areas and for the purpose of calculation of the financial assurance. Results from test plots and/or experience gained during phased reclamation may also be considered when making amendment recommendations.

E. Fertilizer Amendments

Is doubtful that Fertilizer will be applied to pasture seed as this tends to promote or favors competitive weedy species. Nevertheless, fertilizer application rates for areas that will be reclaimed as pasture shall been determined based on the above soil analysis

F. Lime

Lime will be applied as necessary based on soil pH tests.

G. Other Organic Amendments

Manure and other sources of organic matter (compost, sludge -also known as biosolids, wood chips) may be used if available and if deemed appropriate based on the results of soil testing and/or test plots, and in accordance with local zoning and all applicable laws.

H. Mulching

Following seeding, mulch will be applied uniformly at a rate of between 1 and 1.5 tons per acre. Mulch will be wheat straw, marsh hay or equivalent weed-free mulch. Mulching operations will begin at the top of the slope and proceed downward. The mulch cover will be applied so as to be loose enough to allow some sunlight to penetrate yet thick enough to provide shade and protection from desiccation and raindrop impact and erosion. After spreading on reseeded surfaces mulch will be crimped into the soil by passing over the reclaimed surface with a dull, weighted disk or similar implement. On steep slopes straw or hay mulch will be securely pegged or stapled in place. In lieu of such anchorage, the mulch may be secured by means of heavy biodegradable twine fastened with pegs or staples to form a grid. Also, at the discretion of the project manager erosion blanket, jute netting or a tackifier may be used in addition to or in lieu of the crimping process.

I. Revegetation Standards

The following revegetation success criteria standards is provided for post-mining.

Standards for success are as follows:

(a) For areas reclaimed to an approved post mining land use of grazing or pastureland, ground cover shall equal or exceed 80% of the affected soil surface area. Production shall equal or exceed 90% of the average yields on the nearby unmined lands.

(b) For areas on which the approved post-mining land use is cropland, production shall equal or exceed 90% of the average yields for unmined lands of the same soil type as neighboring property.

(c) For areas to be developed for industrial, commercial or residential post-mining land uses less than two years after regrading is completed, vegetative ground cover shall not be less than that required to control erosion.

J. Erosion Control

Erosion control measures will be established prior to any site development activities including soil removal and stockpiling. Erosion control measures will be also be established prior to initiating reclamation such as contemporaneous reclamation, backfilling or grading. Typical erosion control measures are shown on Exhibit 5. Surface water protection measures will be installed and maintained to support reclamation activities for each phase of the mine and will be in place before and during contemporaneous reclamation. Erosion and sediment control measures include diversion systems, sedimentation ponds and other means for controlling runoff. Exhibit 5 depicts the runoff and erosion control system showing the location of diversions, sedimentation basins and related structures.

The operations area will be graded to direct all surface water runoff flow that encounters the disturbed area through protected ditches. Surface water from the operations area will be treated in sediment ponds before being routed to either an infiltration basin or a protected discharge channel. The goal is to encourage infiltration and percolation both by providing adequate detention time and minimizing the volume of water discharged to the protected channel.

K. Interim Reclamation

A main element of the reclamation plan is conducting mine operations in a manner that minimizes the acreage being mined at any one time. This approach, along with contemporaneous final and interim reclamation, will minimize the total area exposed to erosion in accordance with NR 135.06 (2). In the quarry location, sequential interim reclamation will be done so as to minimize the area impacted and to reduce the fees.

Once the area is stabilized, Meise will request that the Dane County regulatory authority consider the increment temporarily reclaimed for the purposes of reduction of fees under NR 135.41. Likewise, we envision that the scenic berm will also be a candidate to petition Dane County for a fee reduction.

L. Follow-up Inspections and Necessary Site Maintenance

Meise will inspect the sediment and erosion control systems on a regular basis and immediately after severe storms. Meise will conduct periodic follow-up inspections of all reclaimed or otherwise stabilized surfaces to ensure they are in a condition stable

enough to control erosion and sedimentation. Meise will inspect and maintain all reclaimed areas.

When damage caused by traffic, wind, water or other cause is detected, Meise will promptly perform all necessary maintenance and repair work to the erosion control system. Likewise, other work necessary to ensure long-term success of the vegetation including follow-up fertilization, other necessary soil amendments as well as any weed or pest control that may be needed to restore and maintain adequate vegetative cover will be accomplished.

As part of maintenance of the reclaimed site, Meise will perform any necessary weed control or pest control and maintenance both to facilitate the establishment and survival of vegetation. Exotic species that occur on the site or are accidentally added though contaminants in the seed mixes or through the use of hay or other mulch products that are not weed free will be promptly controlled through fire, mechanical means or with herbicides. This is especially true when the species appears on the list of state noxious weeds. This will continue until the Dane County issues the certificate of completion (COC).

M. Criteria for Successful Reclamation

Meise will demonstrate compliance with the revegetation success standards (performance standards) for each post-mining land use contained in the approved reclamation plan. The techniques employed are as follows: percent cover will be determined as total cover (expressed as a percentage) as measured by coverage of the canopy (vertical projection of plant parts) and will be recorded by species. Cover will be measured over the entire revegetated site at no less than 20 randomly placed square meter quadrats for each 10 acre area

Success criteria will vary with the post-mining land use. In addition, both presence (a species list) and frequency (number of quadrats the species occurs in) will be included.

PART F. - CERTIFICATION OF THE RECLAMATION PLAN

I hereby certify, Dan Meise as a duly authorized representative or agent, that Dan Meise, Meise Construction, Inc will comply with the provisions of this reclamation plan as well as the statewide nonmetallic mining reclamation standards established in ss. NR 135.05 through NR 135.15, Wis. Adm. Code.

Signature of Applicant or Duly Authorized Agent	Date Signed
_____	January 16,2020

LIST OF EXHIBIT

EXHIBIT A -Aerial Photo

EXHIBIT B Legal Description

EXHIBIT C WDOT Right of Way Map

EXHIBIT D -Erosion Control and Sediment Plan

EXHIBIT E Proposed Mining Plan

EXHIBIT F Phase 1, 2 and 3

EXHIBIT G Phase 4 and 5

EXHIBIT H Phase 6 and 7

EXHIBIT I NCRS Soil Description

EXHIBIT J Wisconsin Geologic and Natural History Survey

EXHIBIT K Phase 8 Post Mining Topography and Reclamation

EXHIBIT L Mine Cross Section

Exhibit A

Meise Construction, Inc

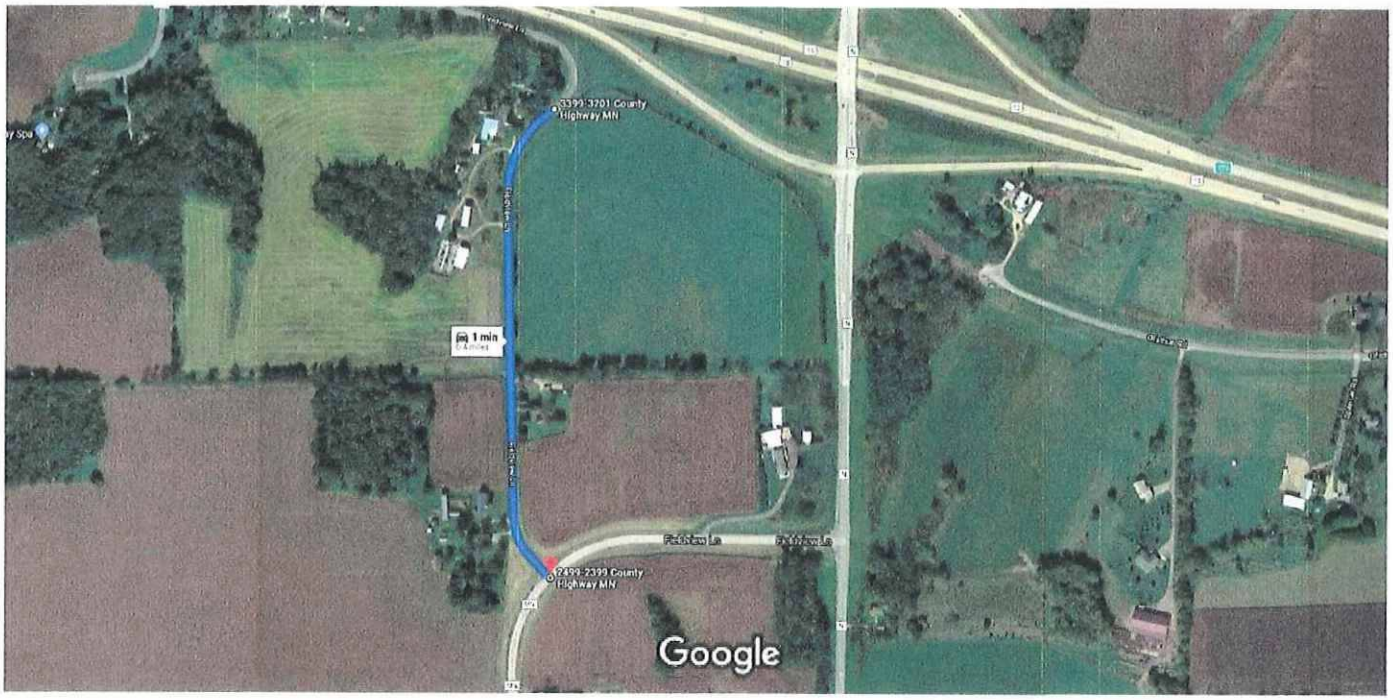
Non-Metallic Mining Application

Google Maps

3399-3201 County Hwy MN, Cottage Grove, WI 53527 to 2499-2399 County Hwy MN, Cottage Grove, WI 53527

Drive 0.4 mile, 1 min

Exhibit A Truck Hauling Route for MineralExtraction Permit



Imagery ©2020 Maxar Technologies, USDA Farm Service Agency, Map data ©2020 200 ft

via Fieldview Ln	1 min
Fastest route	0.4 mile

Explore 2499-2399 County Hwy MN

Restaurants Hotels Gas stations Parking Lots More

ROTH PROFESSIONAL SOLUTIONS

EXISTING SITE PLAN

MEISE CONSTRUCTION, INC

SECURE STORAGE OF COTTAGE GROVE, LLC

NON-METALLIC MINING APPLICATION

N W E S

0 50 100 150

PROJECT NO: 2019-108(B)

DATE: 01/16/2020

DESIGNED BY: CAL

DRAWN BY: MJH

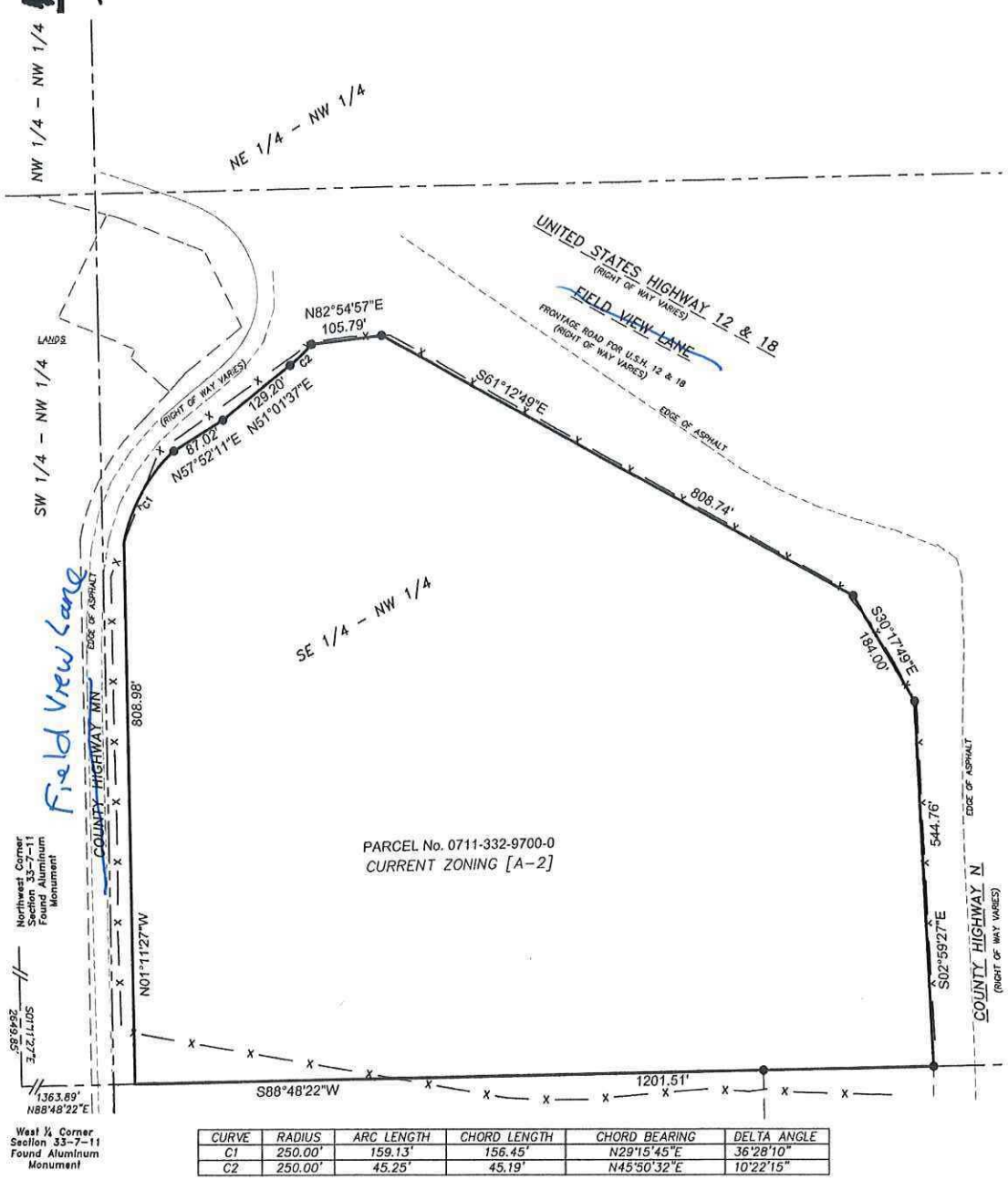
SHEET: EXHIBIT A.1

Exhibit B

Meise Construction, Inc
Non-Metallic Mining Application

BIRRENKOTT SURVEYING, INC.
P.O. Box 237
1677 N. Bristol Street
Sun Prairie, WI. 53590
Phone (608) 837-7463
Fax (608) 837-1081

ZONING MAP



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	250.00'	159.13'	156.45'	N29°15'45"E	36°28'10"
C2	250.00'	45.25'	45.19'	N45°50'32"E	10°22'15"

REZONING DESCRIPTION:

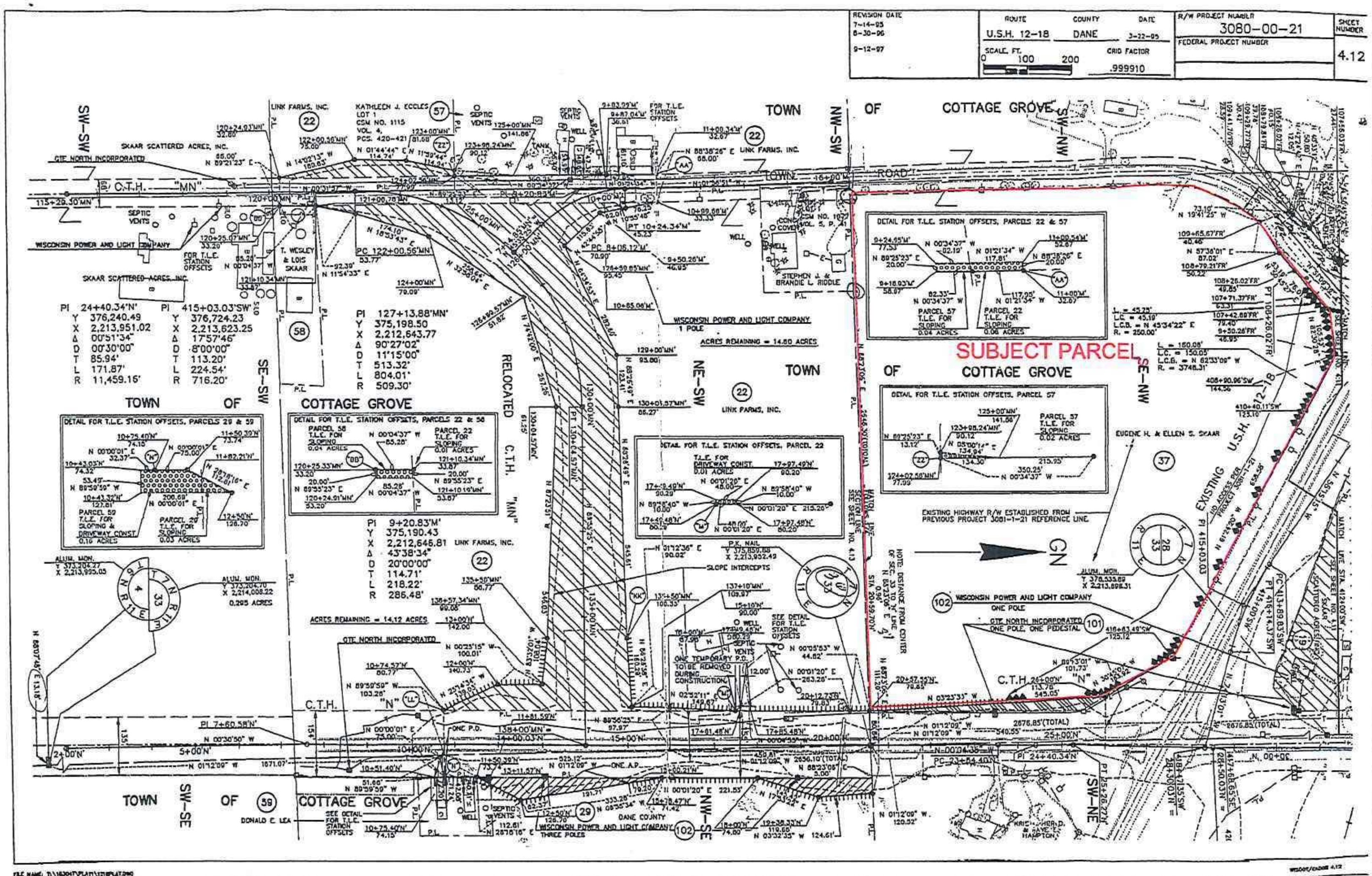
Part of the Southwest 1/4 of the Northwest 1/4 of Section 33, T7N, R11E, Town of Cottage Grove, Dane County, Wisconsin. More fully described as follows: Commencing at the West 1/4 Corner of said Section 33; thence N88°48'22"E, 1363.89 feet along the South line of said Northwest 1/4 of said Section 33 to on the East right of way line of County Highway MN and the point of beginning; thence N01°11'27"W, 808.98 feet along said East right of way line; thence along a curve to the right with a radius of 250.00 feet, with a chord bearing and length of N29°15'45"E, 156.45 feet along said East right of way line; thence N57°52'11"E, 87.02 feet along said East right of way line; thence N51°01'37"E, 129.20 feet along said East right of way line; thence along a curve to the left with a radius of 250.00 feet, with a chord bearing and length of N45°50'32"E, 45.19 feet along said East right of way line to a point on the South Right of way line of State highway 12 & 18; thence N82°54'57"E, 105.79 feet along said South right of way line of State; thence S61°12'49"E, 808.74 feet along said South right of way line of State; thence S30°17'49"E, 184.00 feet along said South right of way line of State to a point on the West right of way line of County Highway N; thence S02°59'27"E, 544.76 feet along said West right of way line to a point on the South line of said Northwest 1/4 of said Section 33; thence S88°48'22"W, 1201.51 feet along said South line to the point of beginning, containing 1,096,082 Sq. Feet or 25.16 Acres.

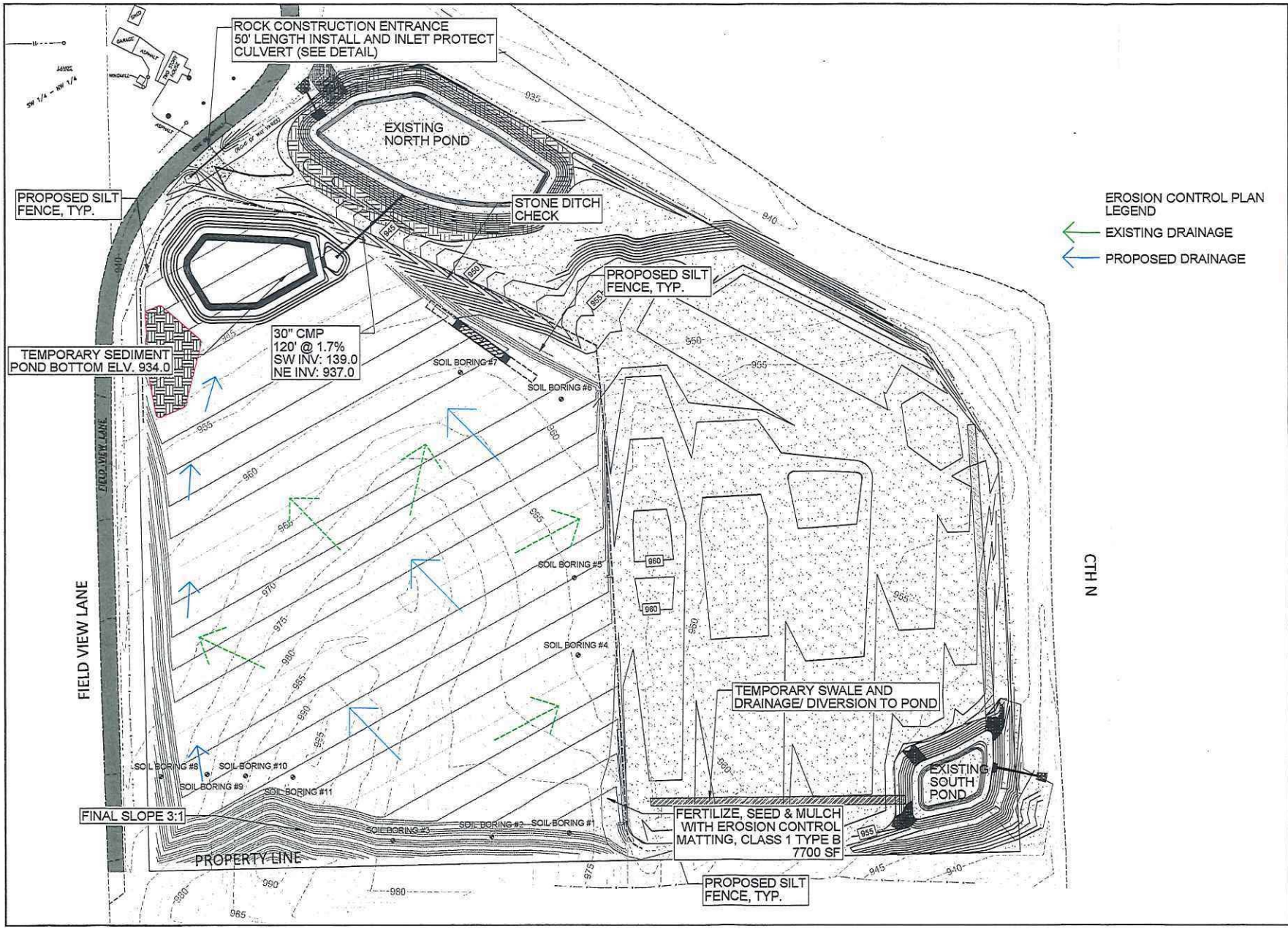
Dated:	JUNE 22, 2016
Surveyed:	T.A.S.
Drawn:	T.K.
Checked:	
Approved:	D.V.B.
Field book:	359/1-2
Comp. File:	J:\2015\CARLSON
Office Map No.	160398

SHEET 1 OF 1

Exhibit C

Meise Construction, Inc
Non-Metallic Mining Application





ROTH PROFESSIONAL SOLUTIONS

EROSION CONTROL/SEDIMENTATION PLAN

MEISE CONSTRUCTION, INC

SECURE STORAGE OF COTTAGE GROVE, LLC

NON-METALLIC MINING APPLICATION

N

W E

S

0 60 120 180

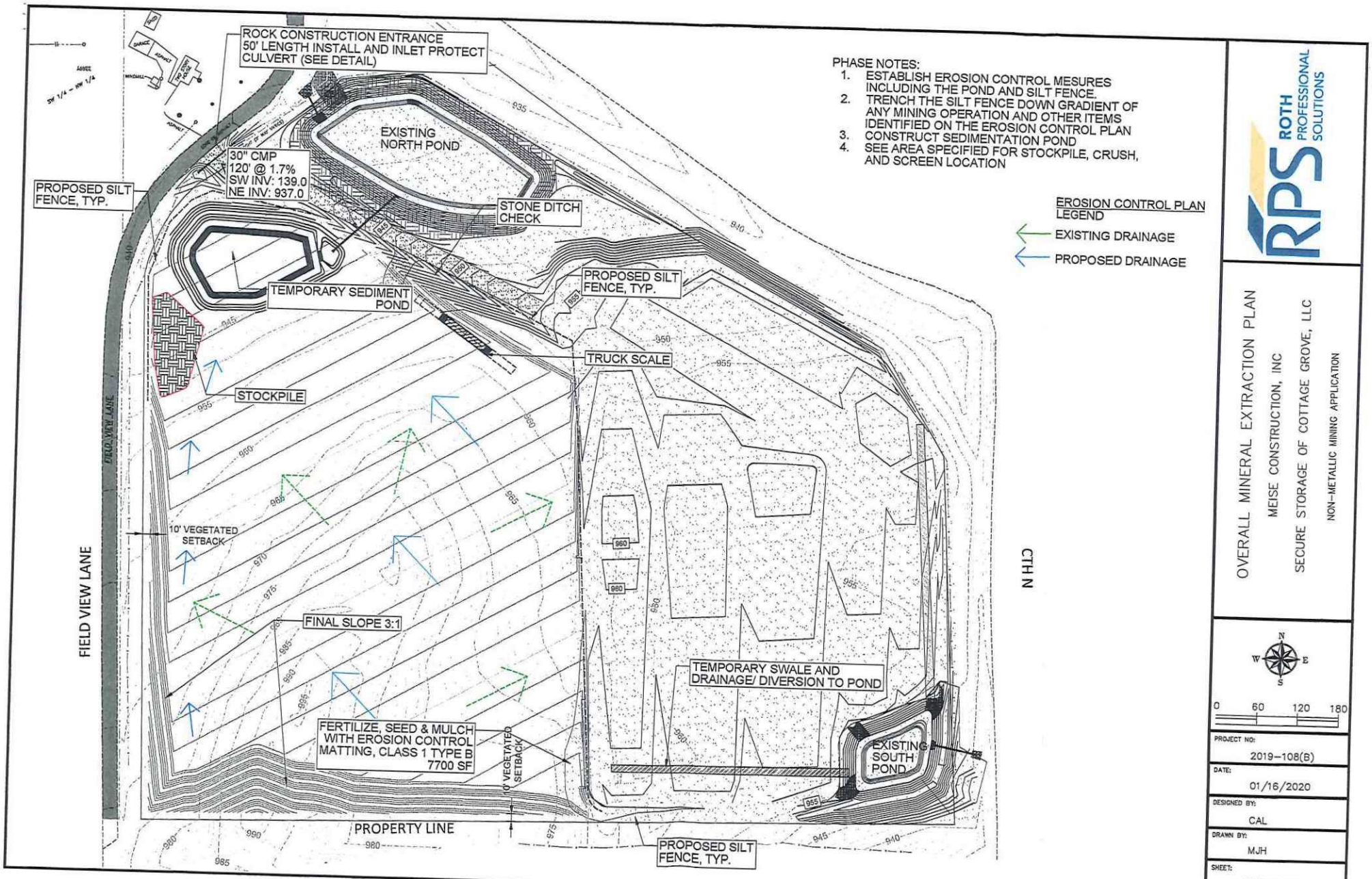
PROJECT NO:
2019-108(B)

DATE:
01/16/2020

DESIGNED BY:
CAL

DRAWN BY:
MJH

SHEET:
EXHIBIT D



ROTH PROFESSIONAL SOLUTIONS

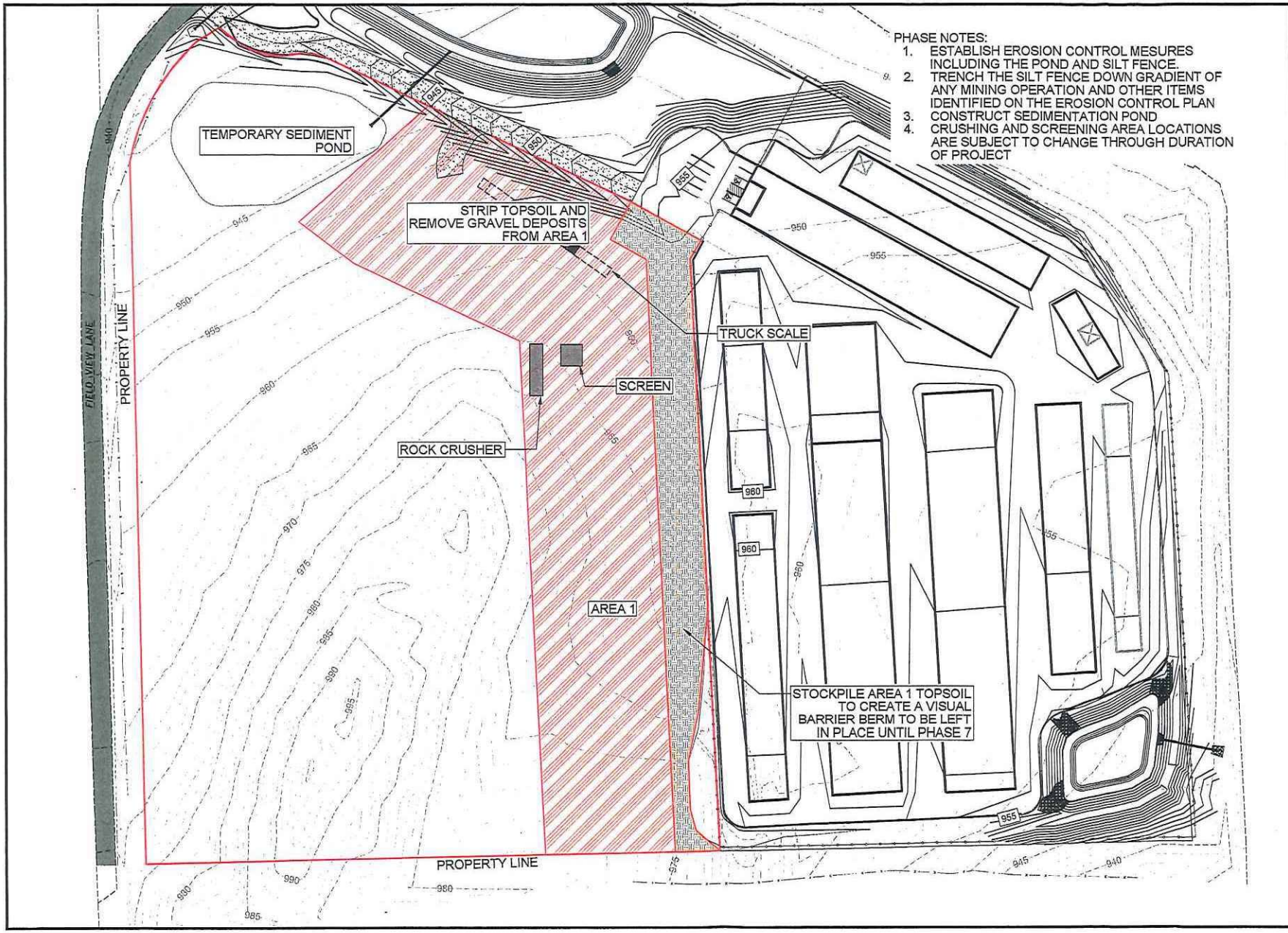
OVERALL MINERAL EXTRACTION PLAN

MEISE CONSTRUCTION, INC

SECURE STORAGE OF COTTAGE GROVE, LLC

NON-METALLIC MINING APPLICATION

PROJECT NO:	2019-108(B)
DATE:	01/16/2020
DESIGNED BY:	CAL
DRAWN BY:	MJH
SHEET:	EXHIBIT E



ROTH PROFESSIONAL SOLUTIONS

PHASE 1, 2&3 MINERAL EXTRACTION PLAN

MEISE CONSTRUCTION, INC

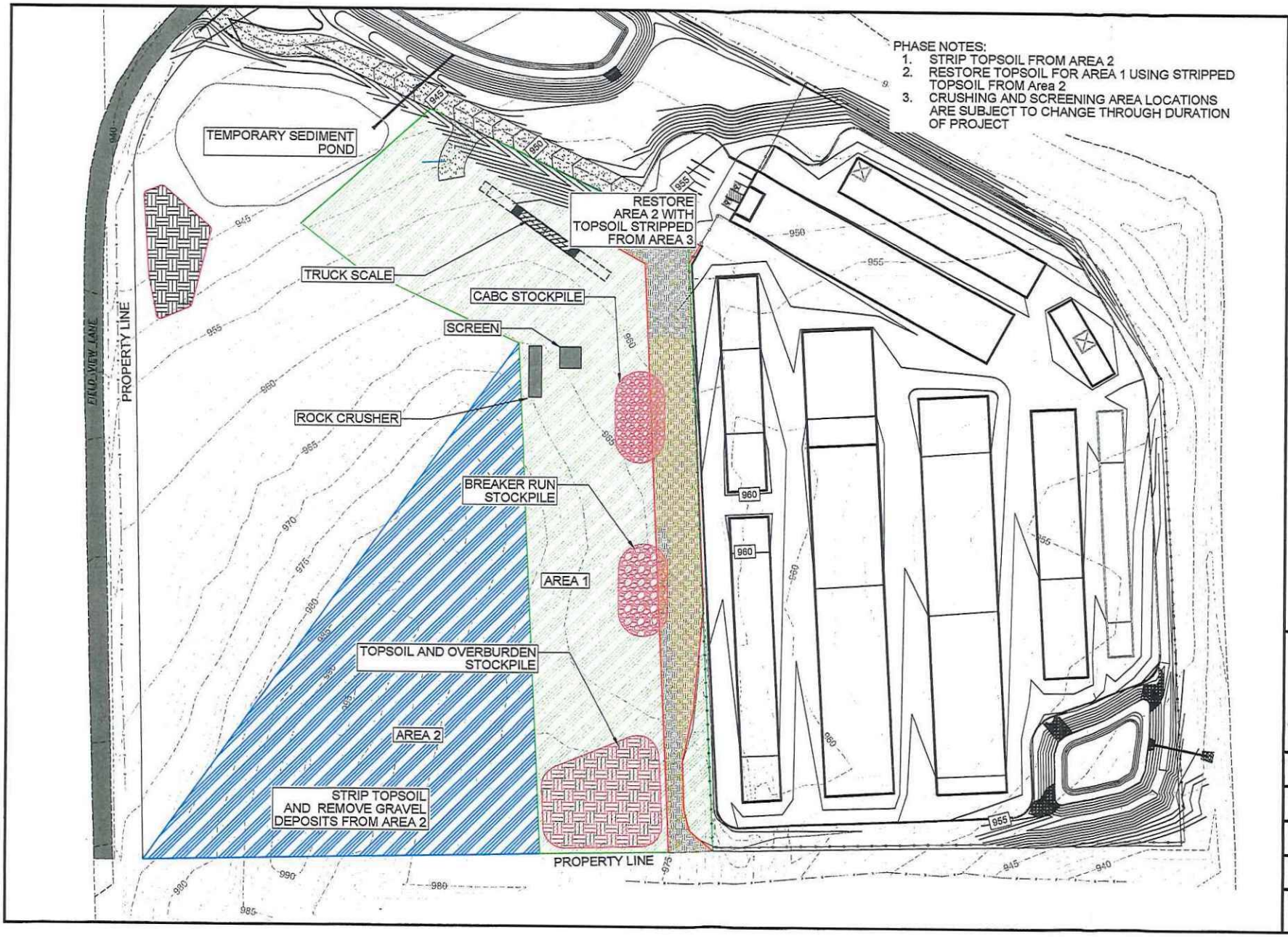
SECURE STORAGE OF COTTAGE GROVE, LLC

NON-METALLIC MINING APPLICATION

N W E S

0 50 100 150

PROJECT NO:	2019-108(B)
DATE:	01/16/2020
DESIGNED BY:	CAL
DRAWN BY:	MJH
SHEET:	EXHIBIT F



ROTH PROFESSIONAL SOLUTIONS

PHASE 4&5 MINERAL EXTRACTION PLAN

MEISE CONSTRUCTION, INC

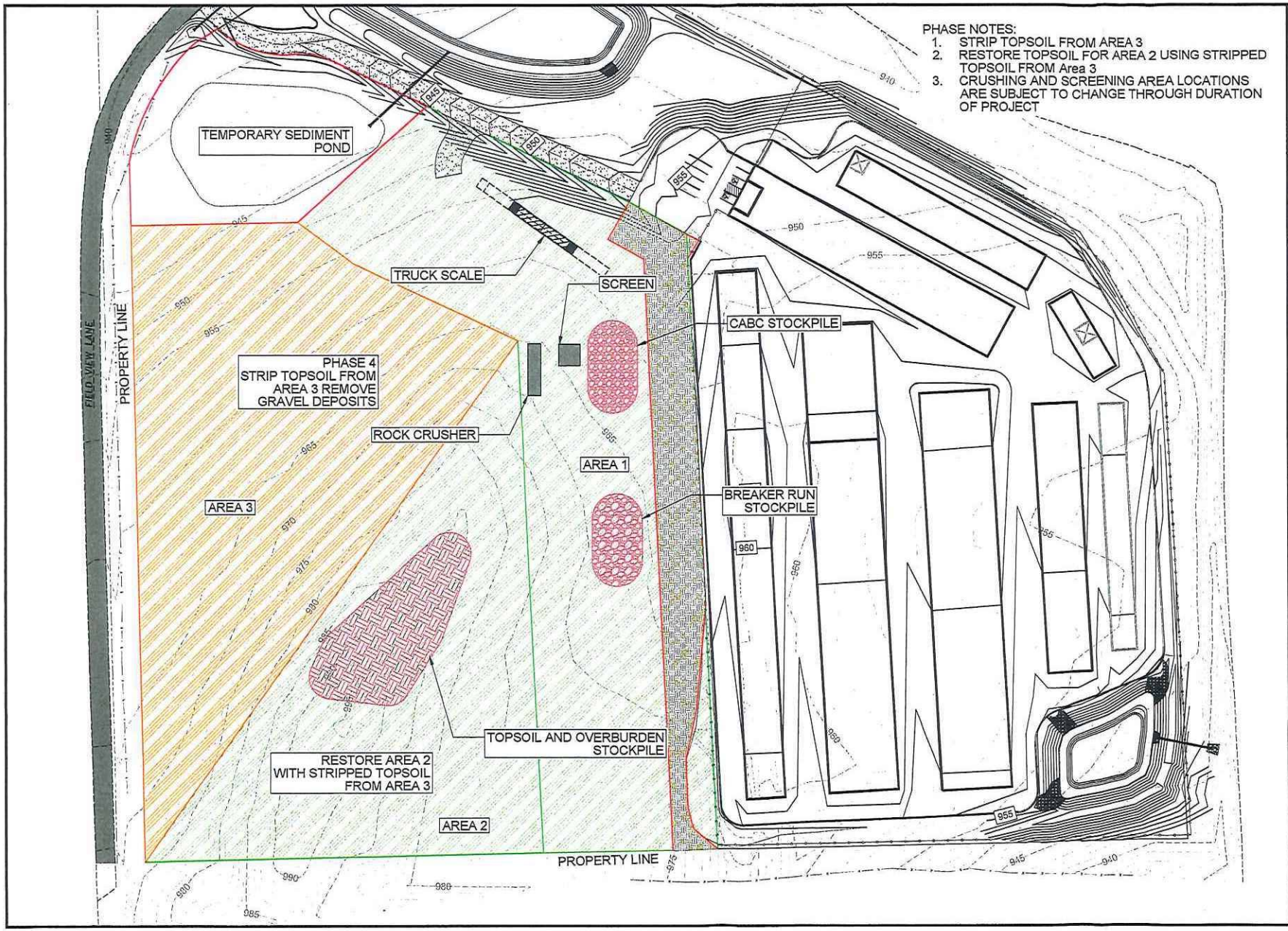
SECURE STORAGE OF COTTAGE GROVE, LLC

NON-METALLIC MINING APPLICATION

N W E S

0 50 100 150

PROJECT NO:	2019-108(B)
DATE:	01/16/2020
DESIGNED BY:	CAL
DRAWN BY:	MJH
SHEET:	EXHIBIT G



ROTH PROFESSIONAL SOLUTIONS

PHASE 6&7 MINERAL EXTRACTION PLAN

MEISE CONSTRUCTION, INC

SECURE STORAGE OF COTTAGE GROVE, LLC

NON-METALLIC MINING APPLICATION

N

W E

S

0 50 100 150

PROJECT NO: 2019-108(B)

DATE: 01/16/2020

DESIGNED BY: CAL

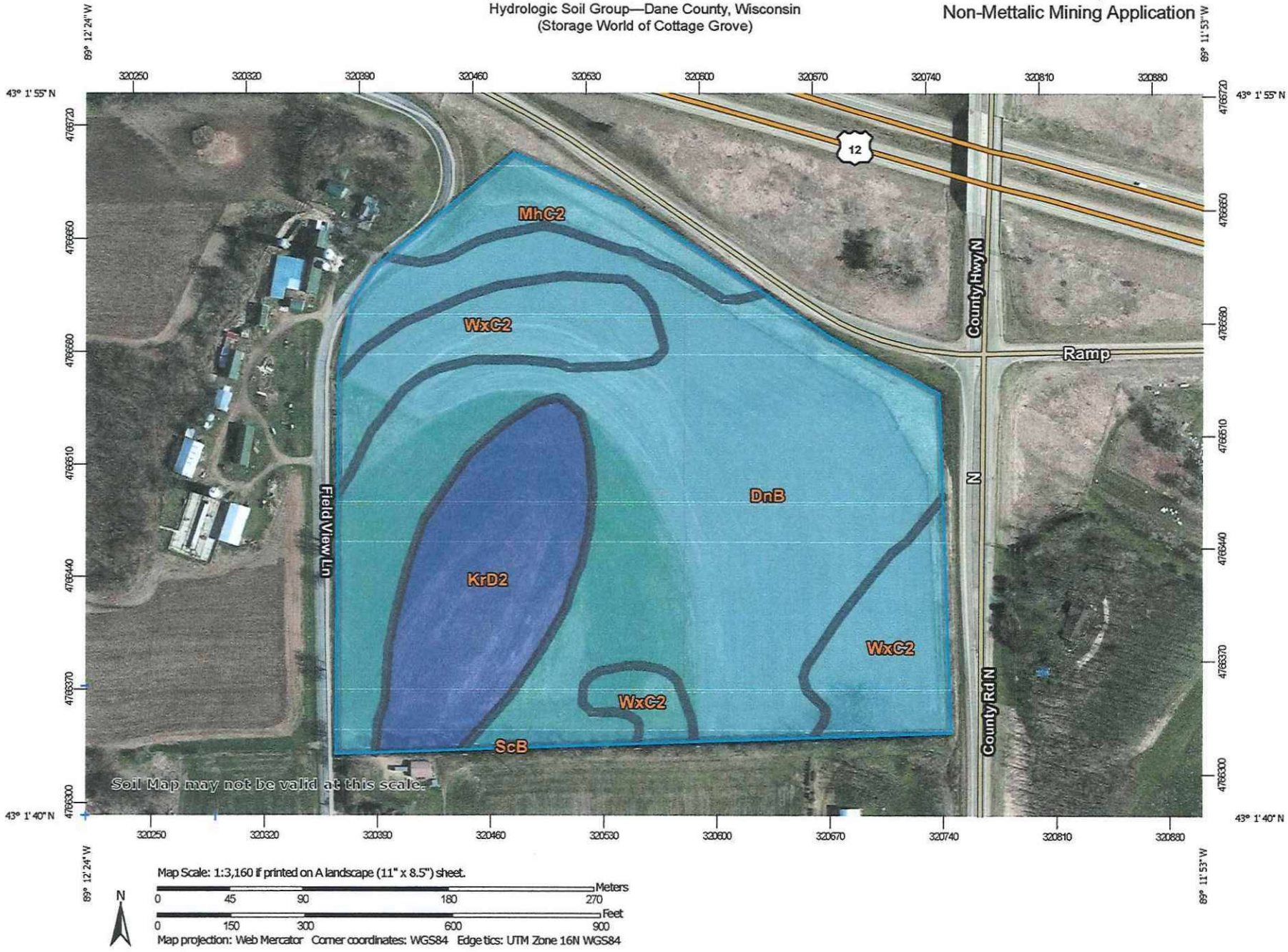
DRAWN BY: MJH

SHEET: EXHIBIT H

Exhibit I

Meise Construction, Inc
Non-Mettalic Mining Application

Hydrologic Soil Group—Dane County, Wisconsin
(Storage World of Cottage Grove)



Map Scale: 1:3,160 if printed on A landscape (11" x 8.5") sheet.

N

Meters
0 45 90 180 270

Feet
0 150 300 600 900

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 16N WGS84

MAP LEGEND

Area of Interest (AOI)
- Area of Interest (AOI)

Soils

Soil Rating Polygons
- A
- A/D
- B
- B/D
- C
- C/D
- D
- Not rated or not available

Soil Rating Lines
- A
- A/D
- B
- B/D
- C
- C/D
- D
- Not rated or not available

Soil Rating Points
- A
- A/D
- B
- B/D
- C
- C/D
- D
- Not rated or not available

Water Features
- Streams and Canals

Transportation
- Rails
- Interstate Highways
- US Routes
- Major Roads
- Local Roads

Background
- Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:15,800.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Dane County, Wisconsin
Survey Area Data: Version 18, Sep 10, 2019

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Data not available.

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Hydrologic Soil Group

Map unit symbol	Map unit name	Rating	Acres in AOI	Percent of AOI
DnB	Dodge silt loam, 2 to 6 percent slopes	C	16.8	60.0%
KrD2	Kidder soils, 10 to 20 percent slopes, eroded	B	4.6	16.3%
MhC2	Military loam, 6 to 12 percent slopes, eroded	C	1.6	5.6%
ScB	St. Charles silt loam, 2 to 6 percent slopes	B	0.0	0.0%
WxC2	Whalan silt loam, 6 to 12 percent slopes, eroded	C	5.1	18.0%
Totals for Area of Interest			28.0	100.0%

Description

Hydrologic soil groups are based on estimates of runoff potential. Soils are assigned to one of four groups according to the rate of water infiltration when the soils are not protected by vegetation, are thoroughly wet, and receive precipitation from long-duration storms.

The soils in the United States are assigned to four groups (A, B, C, and D) and three dual classes (A/D, B/D, and C/D). The groups are defined as follows:

Group A. Soils having a high infiltration rate (low runoff potential) when thoroughly wet. These consist mainly of deep, well drained to excessively drained sands or gravelly sands. These soils have a high rate of water transmission.

Group B. Soils having a moderate infiltration rate when thoroughly wet. These consist chiefly of moderately deep or deep, moderately well drained or well drained soils that have moderately fine texture to moderately coarse texture. These soils have a moderate rate of water transmission.

Group C. Soils having a slow infiltration rate when thoroughly wet. These consist chiefly of soils having a layer that impedes the downward movement of water or soils of moderately fine texture or fine texture. These soils have a slow rate of water transmission.

Group D. Soils having a very slow infiltration rate (high runoff potential) when thoroughly wet. These consist chiefly of clays that have a high shrink-swell potential, soils that have a high water table, soils that have a claypan or clay layer at or near the surface, and soils that are shallow over nearly impervious material. These soils have a very slow rate of water transmission.

If a soil is assigned to a dual hydrologic group (A/D, B/D, or C/D), the first letter is for drained areas and the second is for undrained areas. Only the soils that in their natural condition are in group D are assigned to dual classes.

Rating Options

Aggregation Method: Dominant Condition

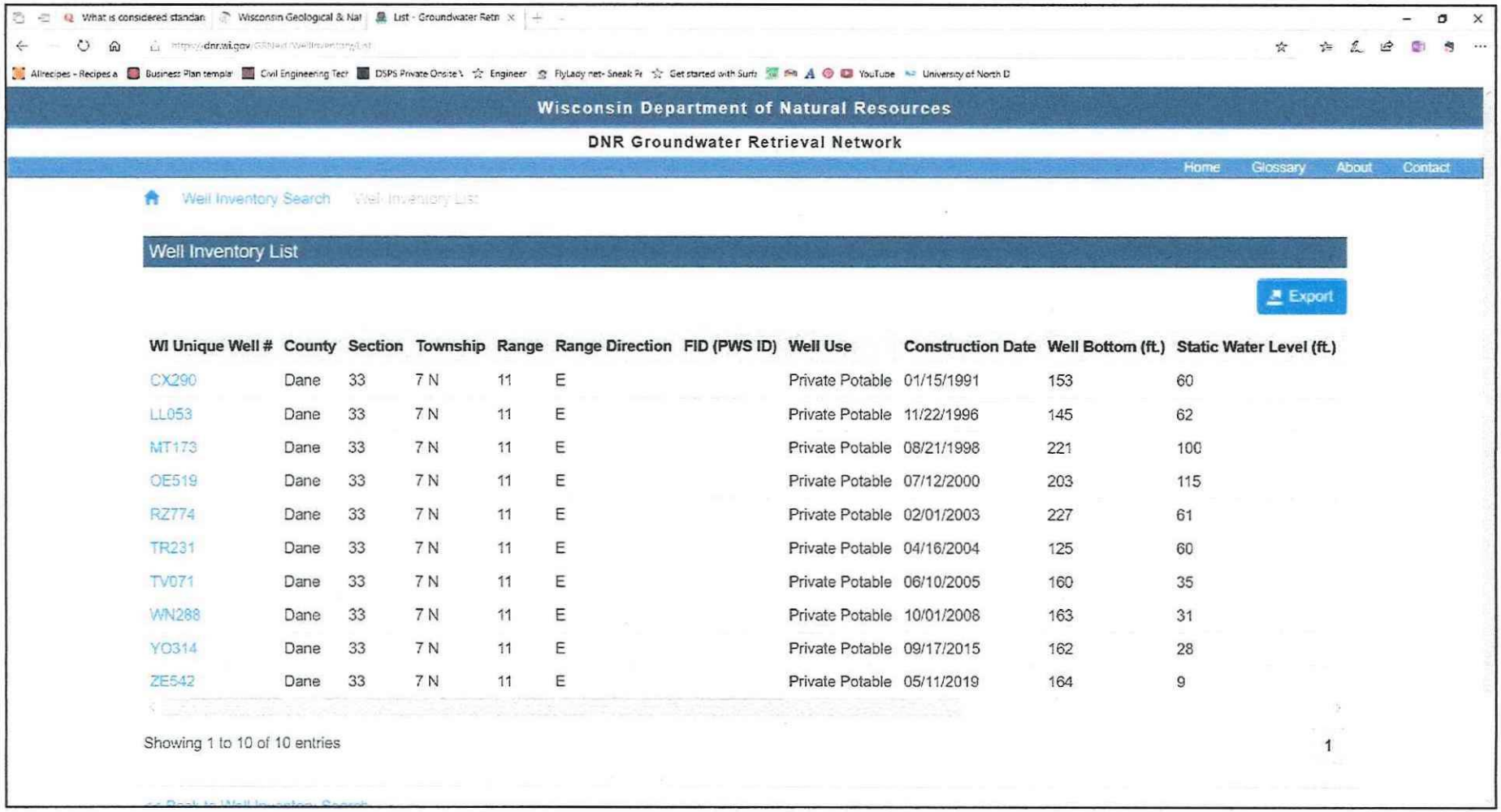
Component Percent Cutoff: None Specified

Tie-break Rule: Higher

Exhibit J

Meise Construction, Inc

Non-Metallic Mining Application



Wisconsin Department of Natural Resources

DNR Groundwater Retrieval Network

Home Glossary About Contact

Well Inventory Search Well Inventory List

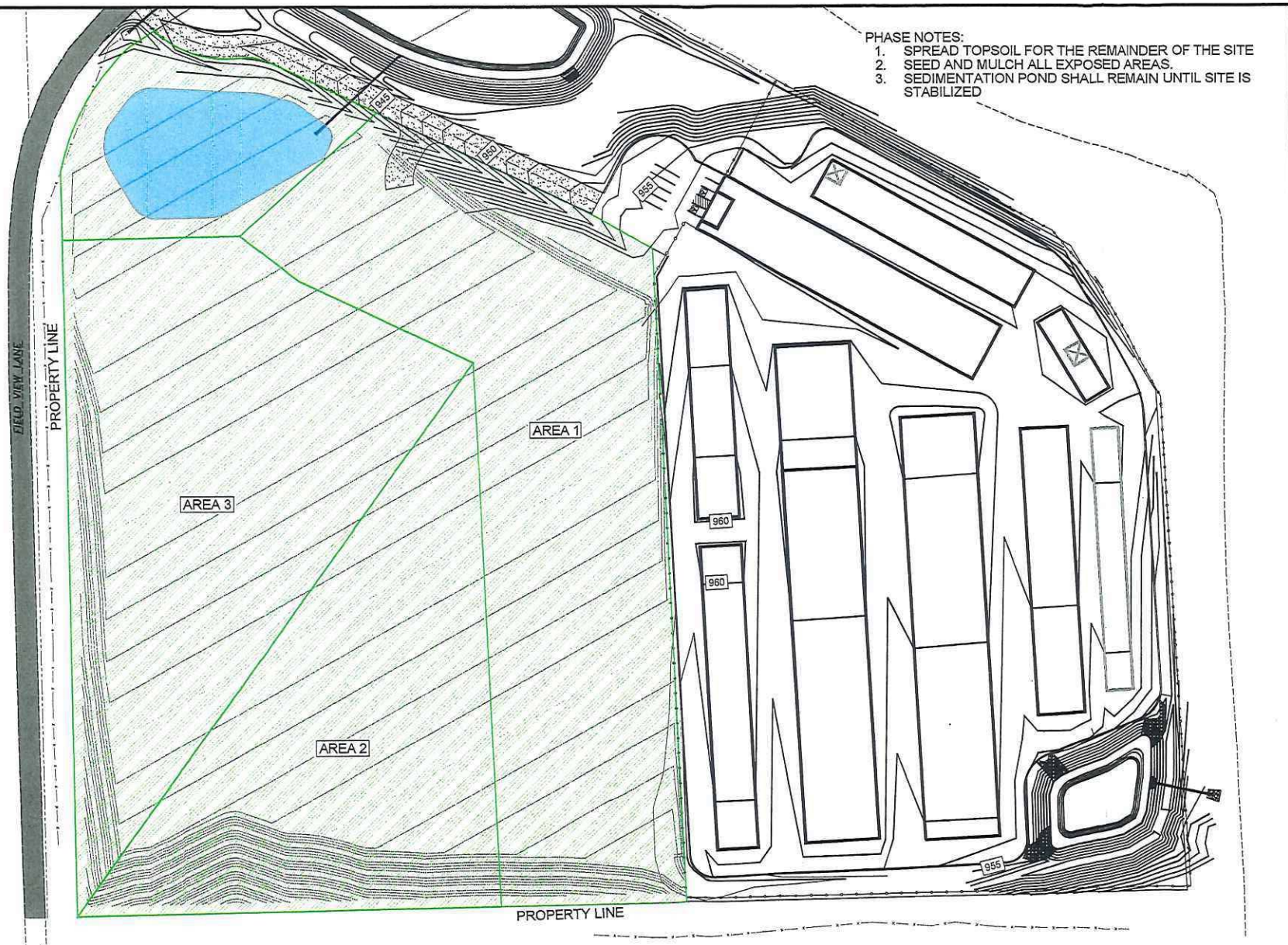
Well Inventory List

Export

WI Unique Well #	County	Section	Township	Range	Range Direction	FID (PWS ID)	Well Use	Construction Date	Well Bottom (ft.)	Static Water Level (ft.)
CX290	Dane	33	7 N	11	E		Private Potable	01/15/1991	153	60
LL053	Dane	33	7 N	11	E		Private Potable	11/22/1996	145	62
MT173	Dane	33	7 N	11	E		Private Potable	08/21/1998	221	100
OE519	Dane	33	7 N	11	E		Private Potable	07/12/2000	203	115
RZ774	Dane	33	7 N	11	E		Private Potable	02/01/2003	227	61
TR231	Dane	33	7 N	11	E		Private Potable	04/16/2004	125	60
TV071	Dane	33	7 N	11	E		Private Potable	06/10/2005	160	35
WN288	Dane	33	7 N	11	E		Private Potable	10/01/2008	163	31
YO314	Dane	33	7 N	11	E		Private Potable	09/17/2015	162	28
ZE542	Dane	33	7 N	11	E		Private Potable	05/11/2019	164	9

Showing 1 to 10 of 10 entries

1



ROTH PROFESSIONAL SOLUTIONS

PHASE 8 MINERAL EXTRACTION PLAN

MEISE CONSTRUCTION, INC

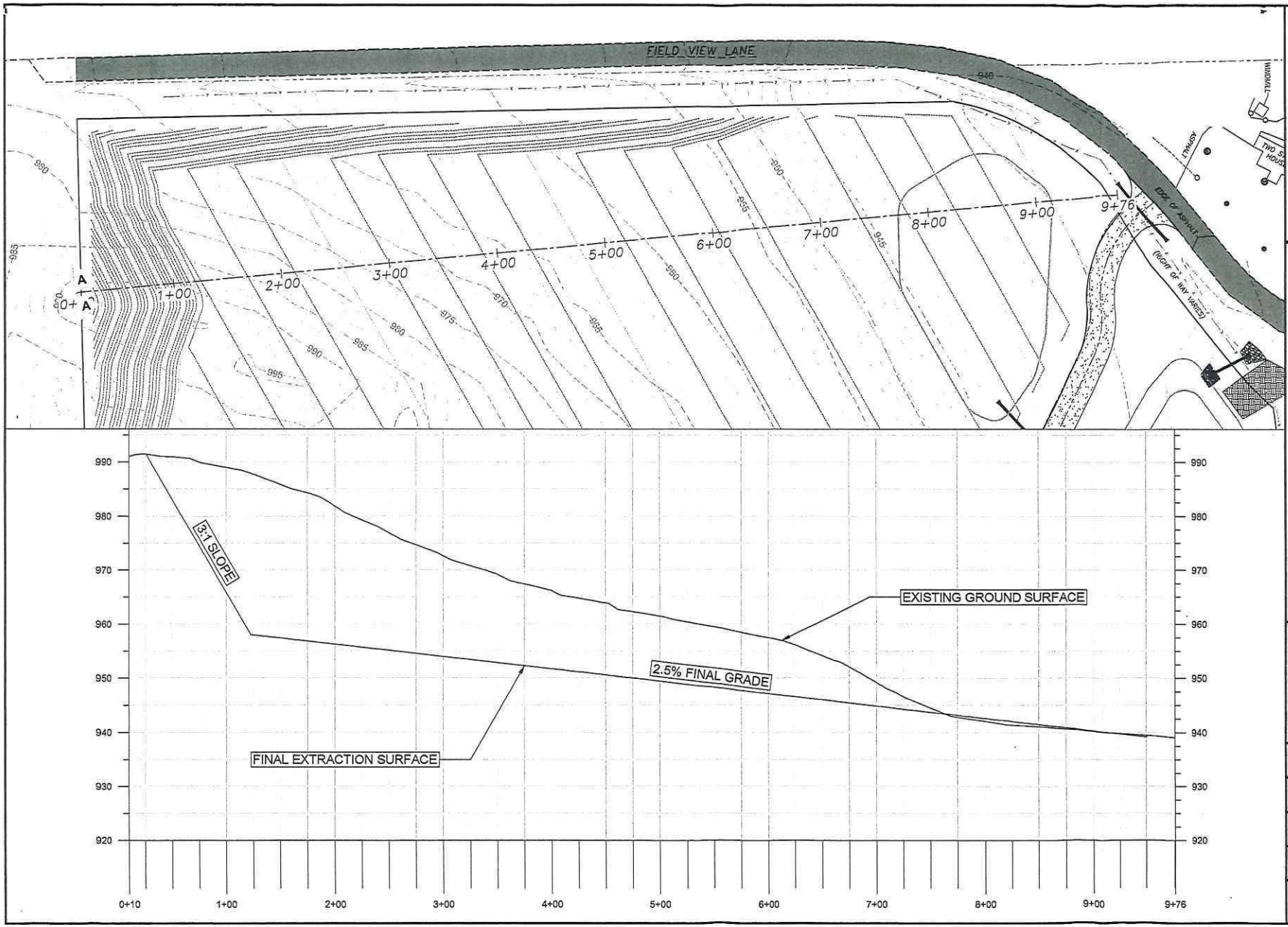
SECURE STORAGE OF COTTAGE GROVE, LLC

NON-METALLIC MINING APPLICATION

N W E S

0 50 100 150

PROJECT NO:	2019-108(B)
DATE:	01/16/2020
DESIGNED BY:	CAL
DRAWN BY:	MJH
SHEET:	EXHIBIT K



ROTH PROFESSIONAL SOLUTIONS

POST MINING CROSS SECTION

MEISE CONSTRUCTION, INC

SECURE STORAGE OF COTTAGE GROVE, LLC

NON METALLIC MINING APPLICATION

0 40 80 120

PROJECT NO:	2019-108(B)
DATE:	01/16/2020
DESIGNED BY:	CAL
DRAWN BY:	MJH
SHEET:	EXHIBIT L

9098901
Tx:8825683

KRISTI CHLEBOWSKI
DANE COUNTY
REGISTER OF DEEDS

DOCUMENT #
5298900
01/12/2017 1:42 PM
Trans. Fee:
Exempt #:
Rec. Fee: 30.00
Pages: 3

DEED RESTRICTIONS

PETITION NO. 11024

Use black ink & print legibly

Recording area

Name and return address:

Tim Moy
201 8th Ave
Baraboo, WI 53913

WHEREAS,

Storage World of Cottage Grove, LLC

is owner of the following described real estate in the Town of Cottage Grove, Dane County, Wisconsin further described as follows:

Parent Parcel Number(s):
071133297000

LEGAL DESCRIPTION:

Part of the Southwest 1/4 of the Northwest 1/4 of Section 33, T7N, R11E, Town of Cottage Grove, Dane County, Wisconsin. More fully described as follows: Commencing at the West 1/4 Corner of said Section 33; thence N88°48'22"E, 1363.89 feet along the South line of said Northwest 1/4 of said Section 33 to on the East right of way line of County Highway MN and the point of beginning; thence N01°11'27"W, 808.98 feet along said East right of way line; thence along a curve to the right with a radius of 250.00 feet, with a chord bearing and length of N29°15'45"E, 156.45 feet along said East right of way line; thence N57°52'11"E, 87.02 feet along said East right of way line; thence N51°01'37"E, 129.20 feet along said East right of way line; thence along a curve to the left with a radius of 250.00 feet, with a chord bearing and length of N45°50'32"E, 45.19 feet along said East right of way line to a point on the South Right of way line of State highway 12 & 18; thence N82°54'57"E, 105.79 feet along said South right of way line of State; thence S61°12'49"E, 808.74 feet along said South right of way line of State; thence S30°17'49"E, 184.00 feet along said South right of way line of State to a point on the West right of way line of County Highway N; thence S02°59'27"E, 544.76 feet along said West right of way line to a point on the South line of said Northwest 1/4 of said Section 33; thence S88°48'22"W, 1201.51 feet along said South line to the point of beginning, containing 1,096,082 Sq. Feet or 25.16 Acres.

(3)

WHEREAS, said owners desire to place certain restrictions and notice on the above-described real estate, to bind the owner(s) and those who may acquire title hereafter.

WHEREAS, the restrictions provided herein shall be enforceable at law or equity against any party who has or acquires any interest in the land subject to this restriction by the following who are named as Grantees and beneficiaries with enforcement rights:

- The County Government of Dane County, Wisconsin provided that the land is under the jurisdiction of said County at the time the enforcement action is commenced, and;
- The Town Government of the Town of Cottage Grove, Dane County, provided that the land is within the jurisdiction of said Town at the time the enforcement is commenced, and;
- The owner(s) of record of any lands that are located within 300 feet of the subject property.

THEREFORE, the following restrictions are hereby imposed:

1. Land uses on the property shall be limited to the following: offices with ancillary retail sales of supplies; mini-warehouses; and storage of motor vehicles on site.
2. The installation or erection of off-premise advertising signs (billboards) is prohibited on the property.

The restrictions set forth herein may be amended or terminated in the following manner:

1. The owner(s) of the subject property may submit a written petition calling for the amendment or termination of the restrictions. Such petition must be submitted to the Dane County Clerk who shall refer the petition to the Dane County Zoning and Land Regulation Committee (or successor committee), which shall then schedule and hold a public hearing on the petition.

   The petition shall then be referred to the Town Government of the Town in which the subject property is located. The Zoning and Land Regulation Committee shall issue a written report on the petition to the County Board of Supervisors. The County Board shall, by majority vote, approve or reject the petition. Amendment or termination of the restrictions shall also require the approval of the Town Board.

2. Upon approval of the petition calling for an amendment or termination of the restrictions, the owner(s) of the subject property shall draft the amendatory covenant instrument. The owner(s) shall then execute and record the amendatory covenant with the Dane County Register of Deeds.

3. A rezoning of the subject property to a different zoning district shall also act to terminate the restrictions set forth herein.

1/12/17
Date

Signature of Grantor (owner)

Timothy S Moy
*Name printed

1/12/17
Date

Signature of Grantor (owner)

Timothy S Moy
*Name printed

This document was drafted by:
(print or type name below)

Dane County Planning & Development

*Names of persons signing in any capacity must be typed or printed below their signature.
P&D form 2/20/2001

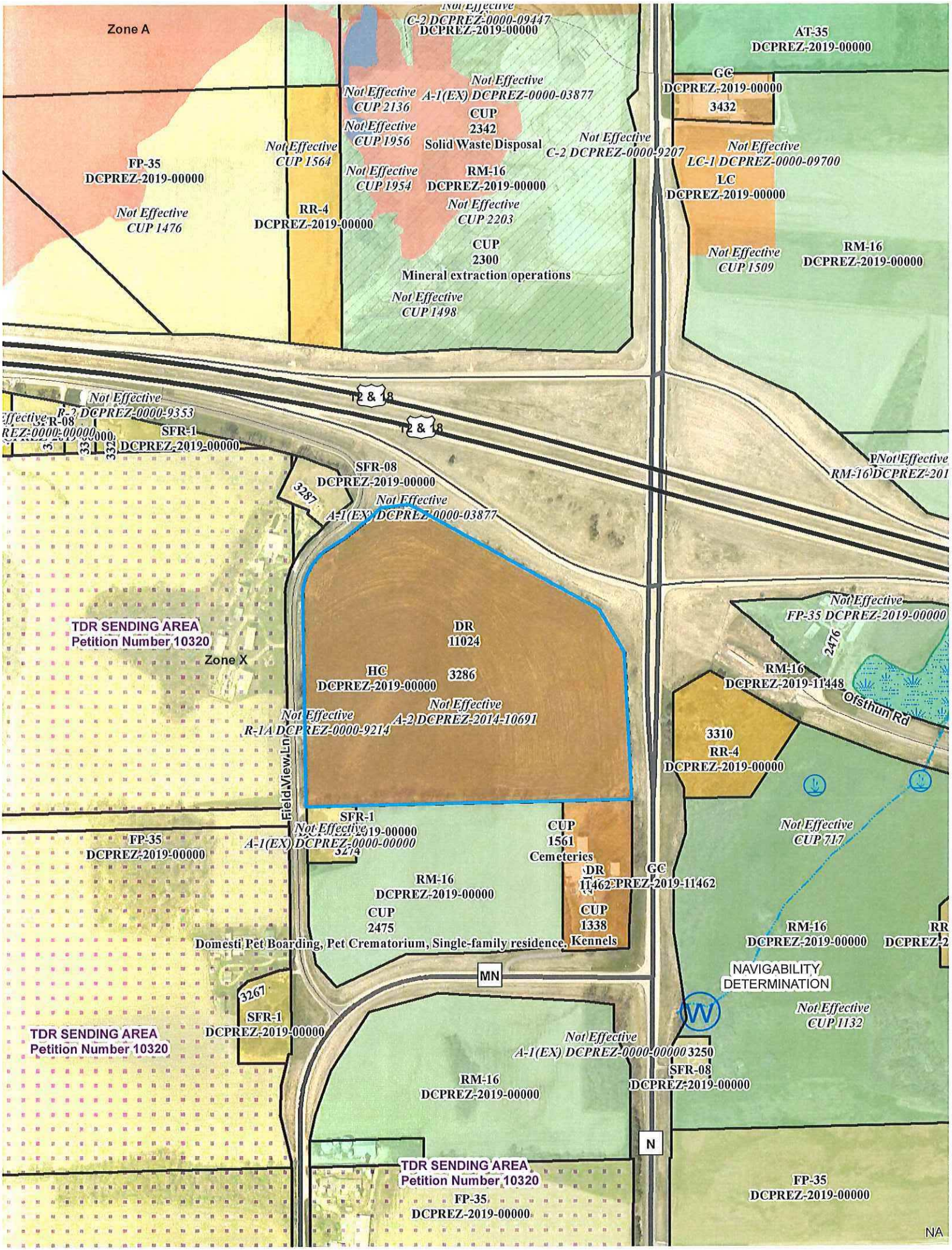
STATE OF WISCONSIN, County of Sauk

Subscribed and sworn to before me on 1/12/17 by the above named person(s).

Signature of notary or other person authorized to administer an oath (as per s. 706.06, 706.07) Patricia Spragg

Print or type name: Patricia Spragg

Title CPA Date commission expires: 7/17/18


Zone A
Not Effective
C-2 DCPREZ-0000-09447
DCPREZ-2019-00000
AT-35
DCPREZ-2019-00000
GC
DCPREZ-2019-00000
3432
Not Effective
A-1(EX) DCPREZ-0000-03877
Not Effective
CUP 2136
CUP
2342
Solid Waste Disposal
Not Effective
CUP 1956
Not Effective
C-2 DCPREZ-0000-9207
Not Effective
CUP 1564
Not Effective
LC-1 DCPREZ-0000-09700
FP-35
DCPREZ-2019-00000
Not Effective
CUP 1954
RM-16
DCPREZ-2019-00000
LC
DCPREZ-2019-00000
Not Effective
CUP 2203
Not Effective
CUP 1476
RR-4
DCPREZ-2019-00000
CUP
2300
Mineral extraction operations
Not Effective
CUP 1509
RM-16
DCPREZ-2019-00000
Not Effective
CUP 1498
12 & 18
12 & 18
Not Effective
R-2 DCPREZ-0000-9353
SFR-1
DCPREZ-2019-00000
SFR-08
DCPREZ-2019-00000
3287
Not Effective
A-1(EX) DCPREZ-0000-03877
Not Effective
RM-16 DCPREZ-201
TDR SENDING AREA
Petition Number 10320
Zone X
DR
11024
HC
DCPREZ-2019-00000
3286
Not Effective
FP-35 DCPREZ-2019-00000
2476
RM-16
DCPREZ-2019-11448
Ofsthun Rd
Not Effective
R-1A DCPREZ-0000-9214
Not Effective
A-2 DCPREZ-2014-10691
3310
RR-4
DCPREZ-2019-00000
FieldView Ln
SFR-1
Not Effective
A-1(EX) DCPREZ-0000-00000
3274
CUP
1561
Cemeteries
Not Effective
CUP 717
FP-35
DCPREZ-2019-00000
DR
11462
GC
DCPREZ-2019-11462
RM-16
DCPREZ-2019-00000
CUP
1338
Kennels
CUP
2475
Domesti Pet Boarding, Pet Crematorium, Single-family residence,
RM-16
DCPREZ-2019-00000
MN
NAVIGABILITY
DETERMINATION
3267
SFR-1
DCPREZ-2019-00000
Not Effective
CUP 1132
TDR SENDING AREA
Petition Number 10320
Not Effective
A-1(EX) DCPREZ-0000-00000
3250
SFR-08
DCPREZ-2019-00000
RM-16
DCPREZ-2019-00000
N
TDR SENDING AREA
Petition Number 10320
FP-35
DCPREZ-2019-00000
FP-35
DCPREZ-2019-00000
NA