



**MEETING: Site Review Committee**  
**SUBJECT: Elden Kuehl Pollution Control**  
**Chemical Building**  
**ADDRESS: 1251 Joliet Road**

**LOCATION: City Hall**  
**DATE: June 14, 2011**

**PRELIMINARY SITE REVIEW**

**IN ATTENDANCE:**

Tim Burkman, Engineering Director (219) 462-1161  
Ed Pilarski, Water Reclamation Dept. (219) 464-4973  
Chuck McIntire, Water Dept. (219) 462-6174  
Vicki Thrasher, Building Commissioner (219) 462-1161  
Matt Evans, Public Works (219) 462-4612  
Jack Johnson, Fire Department (219) 462-8325  
Media

**PRESENTERS:**

Chris Manges, Bowen Engineering  
[manges@bowenengineering.com](mailto:manges@bowenengineering.com) / (317) 842-2616  
Jared Weber, Bowen Engineering  
[jweber@bowenengineering.com](mailto:jweber@bowenengineering.com) / (812) 236-2408

Email addresses for the above City of Valparaiso Departments can be found at [www.valpo.us](http://www.valpo.us). The following is a summary of discussion at this meeting:

**OPENING:** The Site Review Committee met to discuss a proposed Chemical Building located at Elden Kuehl Pollution Control Facility, 1251 Joliet Road. Burkman stated that site review is not an approval. Rather, it is a preliminary discussion of the requirements and issues to be considered by the developer or owner. It is possible it will need to come back before site review or to seek other approvals.

**EXPLANATION OF PROJECT:** This project is being done for the City of Valparaiso. The project will change the diversion structure for the CSO overflow. A 45' x 25' chemical containment building designed by Malcolm Pirnie will be added. This building is approximately 20' high. There will also be a diversion structure inside the existing CSO tanks to help with overflow routing and chemical treatment. Flow meters will be added.

**STAFF COMMENTS:**

**JOHNSON:** A more detailed site plan showing access around the building, building sprinklers if the building is being sprinkled, fire department connection, and hydrant locations. Manges indicated that a hydrant would be added at the front of the building. Johnson asked about the access. Manges indicated that there currently is a stone-covered road at the back east gate. This road will be changed to asphalt right up to the building and there is a sidewalk around the building. Manges stated the asphalt road will be 20' wide. A Knox Box at the entrance-side of the building will be required. An annunciator panel for the alarm system will also be required. The fire department connection will need to be in the front of the building. The Fire Department needs to be contacted for final placement of the fire department connection. If an OS&Y valve or PIV valve is installed, the Fire Department needs to be contacted for placement.

**MCINTIRE:** A full set of water plans is needed. McIntire stated he would work with Bowen concerning the IDEM Permit. A copy of an NOI should be forwarded to McIntire for completion of the Water Department portion. Manges stated the NOI was provided through the City. McIntire said he would require a copy.

**EVANS:** Public Works has no comments at this time.

**BURKMAN:** Burkman asked for clarification regarding the stone road. Manges stated it is an existing stone drive that would be paved. Burkman stated that erosion control practices need to be implemented as this project is very close to Salt Creek. Burkman asked about the construction schedule. Manges stated that a pre-con took place two weeks ago. The goal is to be on-site the week of June 27. The substantial completion is mid-February. Burkman stated that all issues from the Fire and Water Departments must be resolved before permits can be issued.

**THRASHER:** The project appears to be exempt from State review; however, a Building Permit is required. A Building Permit packet was provided. Thrasher stated that all Bowen's sub-contractors needed to be registered with the City.

**PILARSKI:** No comment.

**ISSUES TO BE RESOLVED:**

Erosion control plan

Rule 5 Permit

Right-of-way

Detailed Site Plan

Site Improvement Permit

Building Permit

Zoning Clearance

Knox Box

Full Set of Water Plans

IDEM Permit

Contact Fire Department for Hydrant and OSY/PIV valve placement