

MINUTES – PLAN COMMISSION MEETING

Government Unit Conducting Meeting: Plan Commission
Date: July 21, 2022
Time: 5:00 P.M.
Place: 400 4th Ave S, Park Falls

Members of the Board of Plan Commission Present – Mayor Michael Bablick, Michael Mader, David Dryer, Victor Ambrose, Dixie Weidman, Laurie Hart

Members of the Board of Plan Commission Absent – Fred Lenzen

Staff: City of Park Falls- City Administrator Brentt P. Michalek, City Attorney Bryce Schoenborn, Shannon Greenwood, Michelle Smith

Public: Roger Strand, Ming Luo

Meeting was called to order by Mayor Bablick at 5:00 pm.

Public Comment – None.

Plan Commission Case #22-003; Request to expand the additional facility to place two data service modules for crypto mining operation - Parcel ID# 50-271-2-40-01-23-5 15-024-21000 Zoned I-1 Industrial Global Equipment International, LLC has 4 mining modules located inside the building formerly known as the ‘finishing room’ and have submitted an application for two mining modules to be placed outside the loading dock on the south side of building. Per the City ordinance Section 15-1-2 Building Permits & Inspections, GEI is required to complete a site plan. Reviewed Staff Report and application. GEI had already placed 4 concrete pedestals and began removing the roof to the loading dock. M. Luo states that the 4 modules inside generate so much heat that the modules do not perform at their full capacity. He also noted that the 2 additional modules are necessary for GEI to use enough power to receive a discount from Xcel Energy. GEI is utilizing the Mills substation and completely isolated from the City’s service. M. Luo states that it is not cost effective to place the additional modules in the former #3 paper machine area due to the cost of the exhaust system that would be necessary to install. Discussed decibel levels averaging 56 with peak levels at 70. Discussed permitting necessary for outside units. Each container has 2-sided entry, and fire suppression will be located inside and outside modules. Transformers have built-in disconnect feature and circuit breaker is readily tripped and has fuse. GEI has employed local IT to help with network security firewall to protect against any attempted hacking. Discussed all the noise reduction walls that would be necessary if modules were located outside the building. This area is near residential neighborhood, nursing home, downtown, park area, etc. M. Luo stated that this problematic site was chosen because of the power capacity. There was a motion by V. Ambrose and seconded by M. Mader to allow applicant to supplement their application with additional information necessary including: a final buildout plan, noise abatement plan, comprehensive fire suppression plan, proof of all necessary state and federal permitting, and supplemental information with context regarding this kind of operation near urban areas. Meeting must be within 30 days of the July 19, 2022, application date. Meeting scheduled for August 1, 2022 at 5:45 p.m.

Meeting adjourned at 7:20 p.m.

**Prepared by: Shannon Greenwood – Executive Assistant
SGG/bpm**