

DRAFT – not reviewed or approved
PIPE & NORTH PIPE LAKES PROTECTION AND
REHABILITATION DISTRICT
Commission Meeting
Saturday 27, 2023
In person meeting at Lutheran Church meeting room

Commissioners Attending:

Jan Breyer, Gene Schultz, Tim Larson, Jim McCarthy, Brad Olson, Dan Lowe
Absent: Natalie Lovejoy

Public. More than 26 residents attended

Meeting:

The meeting was convened at 9:05 am.

Minutes

The minutes of the 4/22/2023 meeting were posted on the website and attached to the Notice of the meeting. Bob Whitlock moved that the reading of the minutes be waived and that the minutes be approved. Unanimous vote in favor of the motion.

Treasurer's Report

Gene Schultz reviewed the financial report for 1/1/20223 – 5/22/2023.

There was \$19,729 in YTD income and \$2,203 in YTD expenses. He also presented the 2023 budgeted amounts v. actual.

VOLUNTEER NEEDED. Gene reported that the financials need to be reviewed by another lake resident before the Annual Meeting held on Labor Day weekend. He needs a new volunteer this summer to present the financial report at the Annual Meeting.

Township Report

Dan Lowe reported that a new concrete pad to extend the boat ramp had been approved by the Township and has been ordered. It will be placed in parking lot until water levels permit its installation. It cost is approximately \$2,500.

County Report

Brad Olson reported that rooming houses remain a hot issue at the county level. There were 5 applications considered at the April meeting of the land use committee. None were acted on. There are six applications scheduled for the June 7, 2023 meeting. (None for Pipe Lakes). Most are for properties purchased solely as rental properties.

The Polk County zoning coordinator is serving on a state wide committee of zoning coordinators to consider regulations of VRBO/AirBNb use of lake properties.

Currently there are 170 licensed rooming/tourist houses in Polk County. Some countries have a lot more. The Polk County rules of 7 days/month for 6 months is being challenged in a lawsuit by the Realtors Association. Jan Breyer asked Brad whether lake associations have any influence on the zoning committee's consideration of the tourist/rooming house applications. Brad said there can be some influence, depends on each situation.

Lake Monitors

Dick Hollar, who has coordinated monitors for years, is retiring from the volunteer position. It was agreed that the District will provide a special recognition of Dick Hollar's decades of devoted service at the Annual Meeting in September.

Also, the volunteer monitors for both Pipe (Doug Stevens) and North Pipe (Dan Woll) cannot continue monitoring in 2023. Tim Ladner and Tracy van Steenberg volunteered for North Pipe and Marc Schulte and Mike Linden for Pipe Lake. Dick Hollar will coordinate training of the new monitors.

Butch Knight will again serve as the landing monitor for the 2023 Summer. He will be assisted by Doug Effertz. **A volunteer is needed to replace Dick Hollar who coordinated the landing monitors.**

Landing monitors have typically been employed on Fishing opener and then from Memorial Day weekend through Labor Day weekend. Butch has pointed out that some of the heaviest use of the landing by non-Pipe Lakes boats is on May weekends. We should consider expanding the period for monitoring in 2024.

Water Quality Committee Update

Tim Larson discussed the Invasive Species Grant and the Transept Survey.

Tim gave an update on the ongoing study by Prof Bill James in May 2023 (\$1,200 for the study was approved at the last meeting.) Prof James measured North Pipe on May 1, right after ice out. Preliminary data indicate a uniform temperature of 5.6 degree Centigrade (42F) and oxygen levels in the range of 8.8-8.9. A final analysis will be completed. Tim expects this data will help in the discussion of an alum treatment for North Pipe.

The District's application for a DNR grant to update its 2018-2023 Lake Management Plan was not successful. The DNR grants are awarded annually and the District will apply again. The DNR schedule calls for a Preapplication filed by September 15 and the Final Application due November 15, 2023. Mike Linden volunteered to assist in drafting the DNR grant application. Tim Larson stated that Buzz Zorge, a retired Wisconsin DNR employee, will also assist in the grant application preparation.

The grant will be for the preparation of the updated Lake Management Plan, not directly for an alum treatment grant. But the Plan is a necessary step to obtain state assistance for an alum treatment. Alum treatment may be included in the Plan which will facilitate obtaining state cost sharing assistance on an alum treatment proposal. Currently, any alum treatment would not qualify for DNR cost sharing.

Tim noted that Big Round Lake in Polk County went through this process and got approval for a multi-year alum treatment commencing in June 2023.

In response to a question, Tim stated that North Pipe is on the DNR "impaired" list for chlorophyll, not phosphorous.

Questions were asked about the color of North Pipe water. A 55 year resident of North Pipe state that North Pipe has always been that color for his 55 years on the lake. Larry Bresina state that North Pipe has a large watershed compared to the size of the lake. It is naturally darker in color and turns green in August when Chlorophyll increases.

Fiber Optic installation – Lakeland Communications

Lakeland, which is the phone provider for Luck, WI, received a grant in August 2022 grant for fiber optic installation in the Pipe Lakes area.. The design, obtaining easements as needed and installation of fiber will take place in 2023. Lakeland hopes to have the system operational in Spring/Summer 2024.

The fiber optic connection to the Pipe Lakes will come from Lakeland's Fox Creek fiber station. Lakeland can use easements along public roads, but needs to obtain easements along the private roads around the lakes. Identifying the easements needed, locating the current owners and obtaining the owner's notarized signatures on easement deeds is a time consuming process. Bob Zuzek asked for any help the District or residents can provide in identifying and contacting owners on the private roads, especially elderly residents who do not use email or do not respond mailed inquiries.

He clarified that the easement deeds do not need be notarized in Wisconsin, even though the notary paragraph says "State of Wisconsin". That can be crossed out by the notary and replaced with the state and county where the signatures are notarized. The deeds can also be notarized at Lakelands office. **Bob Zuzek can be reached by email and by phone to answer any questions residents have about fiber optic. 715-825-5129. robertz@lakelandteam.com**

Boat Parade and Picnic

Participation in the boat parade has been increasing the last two years. Last year was the biggest group ever. Parade is set for Sunday July 2 with a rain date of July 4th. Parade starts at 1:00 pm near the boat landing.

The Pipe Lake Picnic will be at the County Line party shed on Saturday August 19 and 12:00 noon.

Grader Needed

Ron Nelson on 20th Street on the east side of North Pipe said that the residents on 20th St need someone with a grader. The residents used to pay Johnstown Township to maintain the private road, but the Township has stopped providing that service.

Healthy Lakes

Ann asked whether a resident can apply a second time for a healthy lakes grant to carry out a separate project on different section of a lot. Commissioners guessed that is possible, but will check the DNR healthy lake rules.

The meeting was adjourned at 9:57 am

Respectfully Submitted,
 Jim McCarthy, Secretary

PIPE NORTH PIPE LAKE PROTECTION AND REHABILITATION DISTRICT

YTD Account Balances - As of 5/22/2023		
Bank Accounts		
BUSINESS CHECKING XX0282	\$	80,716.73
RAPID RESPONSE SAVINGS FUND XX5632	\$	25,680.14
TOTAL Bank Accounts	\$	106,396.87

YTD Checking Summary - Year to Date		
Category	1/1/2023 - 5/22/2023	
INCOME		
Lake Grant Reimbursement		
Aquatic Invasive Species - AAEP 61120	\$	4,500.00
Aquatic Invasive Species - AAEP 70523	\$	3,462.73
Clean Boats Clean Waters - CBCW120123	\$	1,000.00
TOTAL Lake Grant Reimbursement	\$	8,962.73
Tax Levy-Tax Levy	\$	10,767.15
TOTAL INCOME	\$	19,729.88
EXPENSES		
Constituent Development		
Postage & Supplies	\$	79.40
Website	\$	450.00
TOTAL Constituent Development	\$	529.40
Lake Grant Expenses		
Healthy Lakes - LPT62219	\$	875.00
TOTAL Lake Grant Expenses	\$	875.00
Lake Quality		
Lake & Stream Sampling	\$	299.00
TOTAL Lake Quality	\$	299.00
Miscellaneous Expenses		
Organization Dues	\$	500.00
TOTAL Miscellaneous Expenses	\$	500.00
TOTAL EXPENSES	\$	2,203.40
OVERALL TOTAL	\$	17,526.48