Lake Ripley Management District
Meeting of the Board of Directors
December 6, 2025, at 9:00am
N4450 County Road A
Cambridge, Wisconsin, 53523
Meeting Minutes

I. <u>Call to Order and Roll Call</u>

Jimmy DeGidio, Chairman, called the meeting to order at 9:00 AM. Board members present in addition to DeGidio: Georgia Gómez-Ibáñez, Laura Payne (Town of Oakland representative) and Meg Turville-Heitz (Jefferson County representative). Kim Ollhoff-Nett, Steve Bieschke and Doug Maurer were excused. Also present: Lianna Spencer – Lake Manager, and Jon Tilp.

II. <u>Public Comment</u>

Jon Tilp hoped that in the future our Preserve parking lot could be plowed. He also expressed the hope that we would take a longer view of Stantec. He would like to see a wetland restoration project over streambank projects.

III. <u>Approve Minutes of October 18, 2025, Board meeting</u>

Payne made a motion to approve the October minutes as presented, seconded by DeGidio. All ayes. Motion passed.

IV. <u>Treasurer's Report</u>

DeGidio read Bieschke's report. For the month of October, receipts amounted to $12,374, consisting of $2,317.00 from Enbridge (reimbursement for water quality sampling related to their leak), and $10,000 from Cambridge Community Foundation (reimbursement for Inlet Stream Restoration project). Disbursements for October amounted to $18,986.75, including hydraulic oil for the harvester and a higher rent payment to Hoard and Curtis Scout Camp for the harvester. **Gómez-Ibáñez made a motion to accept the October report as presented, seconded by Payne. All ayes. Motion passed.**

Receipts for the month of November amounted to $25,321.96, consisting of $5,006.00 from Enbridge (reimbursement for water quality testing), $1,315.96 (a closing cost reimbursement related to our land purchase), and $19,000.00 (a grant for our soon-to-start Streambank Restoration Project on District property). Disbursements for November amounted to $24,804.27, including another large amount for water quality testing, mostly reimbursed by Enbridge. It should be noted here that in both October and November we still had many of our summer staff on payroll. Spencer corrected a typographical error on the November detailed transaction sheet so that its total was correct. The almost completed yearly budget spreadsheet shows that we are ending our 2025 budget year “in the black”, with a possible cushion. **Gómez-Ibáñez made a motion to accept the November report with the correction, seconded by Payne. All ayes. Motion passed.**

DeGidio then read an extra report from Bieschke: summarizing, some of that “cushion” will pay for surveying our new land parcels, the rest towards end-of-year bills. Bieschke had arranged our loan so that we can pay twice monthly, instead of once, and save considerable money over the life of the loan. Also, Bieschke arranged that our loan payments become autopayments, which will be more reliably timely and save staff time.

V. **Town of Oakland Representative Update**

Payne spoke first about the boat launch project. They are currently looking for grants, with the actual build in 2027. At the subdivision development, Phase 1 is done, and there is a change in design for phase 2, with fewer but larger lots. Enbridge has completed another round of testing private wells and groundwater. They are still doing soil vapor extractions. And the explanation for all the activity noted at the site by concerned neighbors was good news: they had been installing new more sensitive pressure monitors to reduce the possibility of future leaks.

VI. **Jefferson County Representative Update**

Turville-Heitz reported that the county emergency planning committee is beginning to look at the culverts in our county to see if they can handle the large rainfall events occurring with climate change. Payne wondered if that study would include Town culverts. Turville-Heitz will find out. Also, the parks department will be looking at all properties, including FEMA properties, to make sure all are compliant with intended use.

VII. **Lake Manager’s Report and Correspondence**

To summarize a lengthy report: adjusting to new financial protocols with Bieschke, DeGidio and our accountant have been very useful. The Sleepy Hollow cost-share is still pending. Closing out grants has been a huge task, because of all the reports and surveys write-ups needed. Spencer also wrote and submitted four new surface water grants. She is currently working on a grant from the Cambridge Community Foundation. The Streambank Restoration Project is starting up soon, on land in our Preserve. The Phase 2 part of the Inlet Stream Restoration Project that we have partnered with Stantec on is being considered at today’s meeting. Phase 2 looks at the lake’s watershed to see where the best BMPs (best management practices) might be located to reduce nutrient and sediment loading of the stream and lake. At our new properties, we have done some trash clean-up, securing and winterizing of the garage, and walking the property. Spencer was thanked for her work.

VIII. New Business

a. **Stantec Bid – Phase 2 discussion and possible action**

Spencer explained this bid with considerable detail. The project is described as a set of tasks. The first will analyze all of our previous water quality monitoring data. This will be useful to Task 2, which will use watershed data collected in Phase 1 to identify best locations for BMPs to reduce nutrient and sediment loading. Modelling accomplished in Phase 1 points to upstream cropland as the primary contributor of nutrients and sediment. Task 2 will be conducted with Task 3, which is to get neighboring landowners' support for this project. Once 2 sites are chosen, conceptual designs (Task 4) will be followed by 30% design (Task 5) which is designs that are fairly complete but not quite "shovel ready". We discussed the issue of a cost not-to-exceed $37,980.00, that is scheduled to be accomplished within 2026, while we have in our budget only $10,000 allocated to this. Spencer is writing grants to cover the difference, but we won't know if we will receive the money. We decided to approve the bid, but pending funding. **Turville-Heitz made a motion to accept the bid from Stantec for Phase 2 Watershed Restoration, pending receiving funding, seconded by Gómez-Ibáñez. All ayes. Motion passed.**

b. **Budget discussion and possible action**

The topic here was our new line item "funds available", which describes funds that are not 'encumbered' by being restricted to a specific use. The discussion focused in part on possibly putting those funds in an interest-bearing account at the bank. Bieschke will look into this and report in January.

c. **Board meeting dates for 2026 discussion and possible action (January 17, February 21, March 21, April 18, May 16, June 20, July 18, September 19, October 17, December 5)**

Our current meeting schedule is every 3rd Saturday of the month, except there is no November meeting and the December meeting is on the first Saturday of the month. The annual meeting will be August 15, 2026. DeGidio wondered if we should have some meetings on weekdays. We decided to table that decision until our January meeting. **Turville-Heitz made a motion to designate Saturday, January 17th as our next meeting and Saturday, August 15, as our annual meeting, seconded by Gómez-Ibáñez. All ayes. Motion passed.**

d. **Wisconsin Lakes Association ($100), Rock River Coalition ($50), North American Lake Management Society ($165), Wisconsin Wetlands Association ($100) renewal discussion and possible action**
DeGidio and Spencer both spoke to how these organizations help us a great deal. **Payne made a motion to renew all, seconded by Gómez-Ibáñez. All ayes. Motion passed.**

IX. Old Business
There was none.

X. Announcements
There were none.

XI. Adjournment
Turville-Heitz made a motion to adjourn, seconded by Payne. All ayes. Motion passed. Meeting adjourned at 10:36am.

Respectfully submitted,

Georgia Gómez-Ibáñez, Secretary Date: December 12, 2025
Recorder: Lianna Spencer