

***MINUTES OF THE HIGHWAY INFRASTRUCTURE &  
RECREATION COMMITTEE***

**DAY & DATE:** February 2, 2012  
**PLACE:** Wood County Courthouse Auditorium, 400 Market Street,  
 Wisconsin Rapids, WI 54494-8095  
**MEETING TIME:** 8:00 AM  
**ADJOURNMENT TIME:** 10:55 AM  
**MEMBERS PRESENT:** Chairman Thomas Haferman, Vice-Chairman Trent Miner,  
 Secretary Dennis Polach, and member Marion Hokamp  
 (Ross Miltimore excused)  
**OTHERS PRESENT:** Park Administrator Chad Schooley, Forest Administrator  
 Fritz Schubert, Highway Commissioner Douglas Passineau,  
 Accounting Technician John Peckham, Steve Grant  
 (WisDNR), and Roland Hawk (Jewell Associates). For  
 others present, see attached sign-in sheet.

1. Item #1 – Call meeting to order. Chairman Tom Haferman called the meeting to order at 8:00 AM. The meeting has been properly posted.
2. Haferman requested that the Committee move to Item #3 – Approve minutes of the January 05 and January 17, 2012 Highway Infrastructure & Recreation Committee and January 10, 2012 Wood County State Wildlife Area Committee meeting. The minutes of the several meetings were reviewed.

**Moved by Polach, seconded by Haferman to approve the minutes as presented. Motion carried unanimously.**

**PARKS**

3. Haferman noted that the large crowd gathered in the auditorium was likely there for Item #8 – Old Business. Wood County Parks Land Exchange for West Side Nepco Public Access, and that they would probably want to share public comments (Item #2) on that item. He, therefore, requested that the Committee move to Item #8 immediately. Haferman asked Chad Schooley, Park Administrator, to give a brief summary and background on the issue as well as to inform the Committee and the public of his findings regarding the land trade.

To begin, Schooley reported on the legal issues of a land trade involving the part of Nepco Lake land that had interested the Pavloski brothers. Due to some funding received for the public land in the past, a trade of such would require approval by the DNR and the U.S. Parks Service.

Schooley then told the Committee and the public that the Pavloskis had contacted him within the past week and withdrew their proposal. They also said they would

not be offering any other proposals but representatives of the County could contact them in the future if they wanted to discuss the matter further.

Haferman asked for public comments. David Patrykus, citizen, distributed a brief paper titled "The Saga of Nepco Lake" (attached). The paper gives a short summary of the history of the lake, its purpose, and traditional usage by area families for nearly a century. Patrykus also wrote several suggestions into the paper including a suggestion that the County use the Right of Eminent Domain to obtain land needed for a boat landing. Many residents applauded Mr. Patrykus' comments.

A resident asked Schooley about his findings regarding the value of the land. Schooley told him that comparables are very difficult to come by so he used various other means to help determine the value. The attached Park Administrator Report details Schooley's efforts in this regard.

In response to a comment that the County should make their own boat landing, Schooley stated that the County does not currently own any land on the west side of the lake.

Other citizens voiced various concerns regarding possible airport flight path conflicts with a marina, as well as problems with septic being put in the area, recreational opportunities being lost, and the dwindling amount of public land. A group of citizens gave the Committee a petition supporting their stance that the Park boundaries remain unchanged (signed petitions attached to these minutes). Yet another citizen commented that the annual Nepco Lake fisherie run by his organization benefits many local charities and west lake access is necessary for the 800 – 1000 participants.

Representing the dissenting opinion, Steve Abrahamson, citizen, commented that there are at least three lakes in Wisconsin that are landlocked and this would be no different. He believes the property owners have a right to do what they want with their land. He concluded his remarks by saying that an enterprising individual could operate a sea plane service to provide people with access to the west side of Nepco.

Chairman Haferman thanked all present for their comments and summarized them by stating that it appeared there were two main themes: "Most residents present are against giving up any of the public lands around Nepco Lake" and "The public, at least so far as represented at the meeting, wants access to both sides of Nepco Lake".

Asked by Haferman for their comments, HIRC member Marion Hokamp stated that she had thirteen phone calls against the land exchange and one letter supporting it. The other committee members reported similar responses and respective numbers.

At this time, Schooley will contact the current owners of the boat landing, the DNR, and the Village of Port Edwards to continue exploring options. One final comment Schooley made is that Domtar still owns part of the west lake land adjacent to the dam and it may be possible that the County could look into purchasing some of it for a boat landing.

Haferman asked if there were public comments on any other agenda item. There were none.

4. Item #4 –The Building and Grounds Supervisor Report was reviewed (see attached report).

**Moved by Miner, seconded by Polach to approve the Building and Grounds Supervisor Report. Motion carried unanimously.**

5. Item #5 - The Office Manager Report was reviewed (see attached report).

**Moved by Hokamp, seconded by Polach to approve the Office Manager Report. Motion carried unanimously.**

6. Item #6 - The Park Administrator Report was reviewed (see attached report).

Sandy Moore, Pittsville, attended the meeting to request that the Committee allow her to place and take down “no wake” signs along the shore in the Dexter Park. The signs would replace the buoys that are now in place in the Yellow River. Moore has spoken with the DNR and they are in approval with her request. All expenses for the signage would be borne by the Town of Dexter.

**Moved by Miner, seconded by Polach to approve the request of Sandy Moore to allow the erection and maintenance of “No Wake” signs along the Yellow River near Dexter Park as long as the Town of Dexter’s No Wake Ordinance is in effect. Motion carried unanimously.**

Item #6b. – Special Use Permits.

Central Wisconsin Ice Racing Association (CWIRA) ice races on Dexter Lake, February 19, 2012. 8:00 AM – 5:00 PM.

Jigsaw Run- Autism Impact Corp., South Wood County Park, May 5, 2012.  
Enclosed and Open Shelters are reserved for this event.

**Moved by Miner, seconded by Polach to approve the Special Use Permits as presented. Motion carried unanimously.**

**Moved by Miner, seconded by Hokamp that the department waive the one-day rental fee for the Town of Arpin, as regards a shelter rental the**

**Committee reviewed previously. Motion passed 3-1 with Polach voting “no” because he doesn’t believe the Town of Arpin has given the County any special considerations, as have other municipalities.**

**Moved by Miner seconded by Hokamp to approve the Park Administrator Report. Motion carried unanimously.**

## **FORESTRY**

7. Item #7 - The Forest Administrator Report was reviewed (see attached report).

Item #7a. - Timber sale update and balance sheet were distributed.

Item #7b. – Wood County Wildlife Area Update & Project for County Allocation for 2012. Schubert reported that there was an individual who proposed a land trade with the Committee. A couple members of the Committee wanted to see the property first before proceeding with discussions.

Schubert also mentioned that part of the Wildlife area known as sections or impoundments needs to be raised. The County has contributed \$3,000 to the project and other funding sources will also be utilized as the total cost could be about \$15,000.

**Moved by Miner seconded by Hokamp to approve that project and the funding for it. Motion carried unanimously.**

Item #7c. – State Aid Forestry Account Resolution.

**Moved by Miner, seconded by Polach to sign the State Aid Forestry Account resolution and send it on to County Board. Motion carried unanimously.**

Item #7d. – Award Timber Sale Rebid. Futurewood was the only bidder for the rebid. Their bid is \$37,077. Schubert said he would put a 3-year time frame on this project and he recommends approval of the bid.

**Moved by Hokamp, seconded by Polach to approve the bid of Futurewood in the amount of \$37,077. Motion carried unanimously.**

Item #7e. – Contract Extensions – Job #666 & #671. See attached “Contract Extension Notes – February 2012” for details. Schubert recommended an extension to Job #666 until March 15, 2012 and to extend Job #671 until March 15, 2013.

**Moved by Miner, seconded by Hokamp to approve the recommendations of Schubert as proposed. Motion carried unanimously.**

**Moved by Miner, seconded by Polach to approve the Forest Administrator Report. Motion carried unanimously.**

8. Item #9 – New Business. None.
9. Item #10 – Correspondence. Schooley reported that he has received e-mails regarding the Nepco Lake land trade and they are available for the Committee members to review if they so choose.
10. Item #11 – Approve payment of bills.

**Moved by Miner, seconded by Hokamp to approve payment of the bills. Motion carried unanimously.**

12. Item #12 – Revenue report.

**Moved by Miner, seconded by Hokamp to approve the revenue report. Motion carried unanimously.**

## **HIGHWAY**

13. Chairman Haferman requested that the Committee move to Item #16 – Intersection of CTH G and CTH JJ turn lanes. Roland Hawk, Jewell Associates, explained to the Committee that there was \$200,000 left of CTH G ARRA funds from the Bureau of Indian Affairs (BIA). The BIA wants to use the money to fund a turn lane at the intersection of CTH G and CTH JJ. The project will be let this spring. The goal is to complete the project by the end of October.
14. Item #17 – Update on CTH G. The City of Nekoosa, WisDOT, BIA, and the County will work together on an intersection of Cranmoor Road and CTH G. Part of the project will provide for a water drainage area that will be maintained by the City of Nekoosa. Hawk plans to have specifications ready by the middle of March. The cost to the County for this project will be about \$50,000, which is 1/3 of the total.
15. Item #18 – Update on HSIP Juneau/Wood County line. Final acquisition of right of way is currently in progress for this project. There are three parcels that must be approved separately from the others due to rules in the federal funding process. Some power poles that are currently out of the right of way will have to be moved to fit the new right of way. The utility expenses will be split by Wood and Juneau Counties. The letting will be done in June. This project should last about five weeks and Hawk anticipates that it will be done by the middle of August.

16. Haferman requested that the Committee move to Item #13 – CTH Y findings. Commissioner Passineau informed the Committee that the Sheriff's Department and Dispatch reported no issues with the parking on CTH Y. The Commissioner recommended that we continue with the status quo and the Committee agreed.
17. Item #14 – CTH GG photos. Passineau showed the Committee photos of CTH GG flooding from 1973, indicating that the flooding is not new in that area and is not caused by anything done or changed recently.
18. Item #15 – Lighting in the shops. Passineau has looked into replacing the lights in the Wisconsin Rapids shop with a more efficient type, some of which would be motion-activated. The cost is estimated at about \$21,000 with a payback period of five years. The Committee directed Passineau to go ahead with the project. It does not have to go out on quotes or bids as estimated cost is below the \$25,000 threshold.
19. Item #19 – Approve resolution to amend 2011 budget. The resolution is co-sponsored with the Executive Committee and seeks to amend the budget due to unanticipated expenditures.

**Moved by Miner, seconded by Polach to sign the resolution and forward it to the Executive Committee for their approval. It will then be sent to County Board. Motion carried unanimously.**

20. Item #20 – Current projects update. The current projects update was reviewed.
21. Item #21 – Approve payment of bills.

**Moved by Miner, seconded by Hokamp to approve payment of the bills. Motion carried unanimously.**

22. Item #22 – The Accounting Supervisor's report was reviewed.

**Moved by Miner, seconded by Hokamp to approve the Accounting Supervisor's report. Motion carried unanimously.**

23. Item #23 – Correspondence.

The fuel system at the Highway Department has experienced several problems in the past couple months, resulting in incorrect charges being sent to the various departments. Highway Department staff is working to correct the problems.

Paver Topcon system – It will cost \$8,900 to change the Topcon system to an automatic system. The Committee approved the change.

A recent letter to the editor of The Daily Tribune from a Grand Rapids resident indicated that the Highway Department was at fault for not fixing a dip in the road on CTH U, causing a number of accidents. Commissioner Passineau requested and received an accident study on the area and found that all the accidents were snow-related. He called the writer of the letter to discuss the situation with her and she admitted that the accidents did happen during inclement weather and that driver speed was also a likely contributor to the accidents.

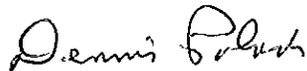
Signing policy – Before the end of February, a signing policy must be in place. The department will establish the policy and have it on file.

Haferman and Hokamp found the recently attended Winter Highway Conference to be very beneficial and they encourage all the Committee members to attend, if they are able, in the future.

24. Item #24 – Next meeting date will be March 1, 2012 at the Wood County Courthouse, Room 115, at 8:00 AM.

25. Item #25 – Motion to adjourn.

**Moved by Polach, seconded by Miner to adjourn at 10:55 AM. Motion carried unanimously.**



Dennis Polach, Secretary

Minutes taken by John Peckham, Highway Department Accounting Technician

## BUILDING AND GROUNDS REPORT

February 2, 2012

By D. Quinnell

### CURRENT PROJECTS

- We have begun the design and permitting for the Dexter Shower #2. We have hired Arc-central as architects to draw the plans and register them with the state as well as operate the bidding cycle. The estimated cost is falling within the budgeted amount.

### MAINTENANCE OPERATIONS

- All parks are in winter maintenance operations now with table repairs and fire wood to cut and trails to keep maintained.
- Powers Bluff is open now; we opened on January 28, 2012. The hill still needs more snow, but it is operational.

### EMPLOYEE MATTERS

- Because of the lack of snow we have the opportunity to thin a section of pine plantation in the south end of North Park. We are planning to sell the wood as saw logs and pulp.
- Due to the opening of the Powers Bluff tube area we have hired two new LTE's to help operate the hill on week ends.

### OTHER

- The Building and Grounds Supervisor truck has been received.
- I will be contacting dealers for quotes on a new 1-ton flat bed w/dump for the Dexter Park.

**OFFICE MANAGER REPORT**

February 02, 2012

By: H. Gehrt

Program Reports:

Snowmobile: As of 1-25-2012 snowmobile trails will remain closed. Due to warmer weather prior to 1-16 any snow that was on the trails was depleted. We basically started over and with the snowfall and needed about 8" of good moisture content or 12" of dry powdery snow. The 4-5" we received is not sufficient enough to open trails. We need more snow.

I am currently working on maintenance funding applications for the 2012-2013 snowmobile season and also bridge funding and will have the resolutions at the March meeting.

ATV: No new activity.

I am currently working on maintenance funding applications for the 2012-2013 season and will have the resolution at the March meeting.

OTHER: Powers Bluff will be opening for the season on January 28 and cross country ski trails are open and groomed for the season.

## Park Administrator Report

By Chad Schooley, Park Administrator

February 2, 2012  
HIRC meeting

- I have been working on collecting information that was requested at the January HIRC meeting regarding the proposed land trade of the privately owned boat landing on the East side of Nepco lake for portions of Nepco County Park. The proposal made by the Pavloski's has changed since the last HIRC meeting. I have attached the updated map and trade description provided by the Pavloski's. I have also attached information regarding the process that Wood County would have to go through in requesting taking parts of Nepco County Park out of the designated LAWCON boundaries.

It has been somewhat challenging to get values for the parcels involved in the proposed trade. This is mainly because of the lack of comparables when it comes to the boat landing. For this reason I will provide information that I have collected, and not any hard values. Land appraisals would need to be done for more accurate information.

### Value of Boat Landing (1acre)

- The boat landing (1acre) was part of a 5 acre parcel sold to Midwest Marinas for the amount of \$150,000.00
- I contacted an agent of Midwest Marinas and left my contact information. I wanted to see if they would be interested in selling the boat landing. I have not received any correspondence from them as of this time.
- I contacted the DNR to try and find comparables for boat landings that had been sold in the state over the past 5 years. They did not have any specific information for me. They did state that if this proposal would go further, there would have to be appraisals done, and that fair market value for the highest and best use would be used to value the parcels. So if we went with the value of a 1 acre buildable lot (not sure if this is a buildable site or not) we could compare this to other lots for sale on the lake at the value of \$150,000.00.
- A rough estimate for improvements to the boat landing that will be made would be \$20,000.00. This would include improvements to the existing parking area including regrading, road base overlay, washdown station (with electric, well, pump, and hose reel,), and pouring a concrete pad above the existing landing. If the area is to be enlarged, as proposed, the cost could be considerably more with the grubbing, grading and overlay of roadbase.

### Value of property East of Nepco County Park (17.67 acres)

- Developers have stated that they purchased vacant unimproved off-water property around the lake for \$4,200.00/acre. Similar property around the area sold for approximately \$2,566.00/acre in 2006 (according to info from Treasurers Dept.)

Value of Nepco Park Property (14.2 acres)

- Developer stated that they purchased water front property around Nepco Lake for \$8,382.00/acre. This is close to the estimated average of \$8,500.00/acre that was obtained from the Treasurer's Department.
- Developer would sell lots in this area. Current lake front lots are for sale for around \$150,000.00.
- Approximately 4 acres of this would be used for a septic system for the development

I believe the Committee needs to answer 2 questions going forward:

1. Does Wood County want to own and/or operate another boat landing?
2. Does Wood County want to get rid of Park land?

If both answers are yes- Is this a good deal and worth pursuing?

If either answer is no – this proposal should not continue.

From feedback I have received in the office and discussing this subject with people out in the public – there is overwhelming disapproval of this proposal.

Reasons given to me:

1. People don't want to lose any park land
  2. People don't want more of the lake shore property developed
  3. This is not a good deal for Wood County residents.
- Sandy Moore, Pittsville, would like for the Committee to consider her request to place and take down "no wake" signs along the shore in the park. These signs will replace the buoys that are now in place in the Yellow River. Sandy plans on attending the meeting to discuss her proposal.

**February Events**

- 5 Shelter reservations
- Pittsville Lions Club Fisheree, Dexter Lake, February 5, 2012
- ATV/ motorcycle races, Dexter Lake, February 19, 2012

**SPECIAL USE PERMITS**

- Central Wisconsin Ice Racing Association (CWIRA) ice races on Dexter Lake, February 19, 2012. 8:00am – 5:00pm
- Jigsaw Run- Autism Impact Corp., South Wood County Park, May 5, 2012. Enclosed and Open Shelters are reserved for this event.

# FOREST ADMINISTRATOR REPORT

February 02, 2012

By: F. Schubert

## Program Reports:

### FOLDER BALANCES AS OF 01-31-2012

JOB NUMBER	CONTRACTOR	ENDING MONTH BALANCE	CONTRACT AWARD	PAYMENTS RECEIVED	YEAR AWARDED
645	LAMBERT FOREST PRODUCTS	\$ (822.83)	\$ 14,994.40	\$ -	2008
658	FUTUREWOOD CORPORATION	\$ (20.00)	\$ 74,207.60	\$ -	2008
663	KUEHN FOREST PRODUCTS	\$ 7,734.90	\$ 66,155.00	\$ -	2009
666	JOSEPH BOLLIG & SONS	\$ 931.40	\$ 20,234.00	\$ -	2010
670	SCHREINER FORESTRY	\$ 9,508.64	\$ 67,620.00	\$ 3,166.71	2010
683	FUTUREWOOD CORPORATION	\$ 1,103.97	\$ 20,181.35	\$ -	2011

( ) = CREDIT BALANCE

\$ 3,166.71

FORESTRY TOTAL = \$2,895.03

### Timber Sale Activity (January)

**Jobs Started:** #663 Kuehn Forest Products  
#666 Joe Bollig & Sons

**Jobs Continuing/Reactivated:** #670 Schreiner Forest Products  
#675 Burt Collins Logging  
#683 Futurewood

**Jobs Gone Inactive:** None

**Jobs Finished:** None