

An aerial photograph of a large, undeveloped area surrounded by dense green forest. In the center, there is a large, cleared, light-brown area that appears to be a construction site or a cleared field. Several pieces of construction equipment, including a yellow excavator and a white truck, are visible in this area. A winding road or path cuts through the forest, passing near the cleared area. The background shows a vast expanse of forest stretching to the horizon under a bright, overcast sky.

BARNES MUNICIPAL CAMPGROUND





AGENDA

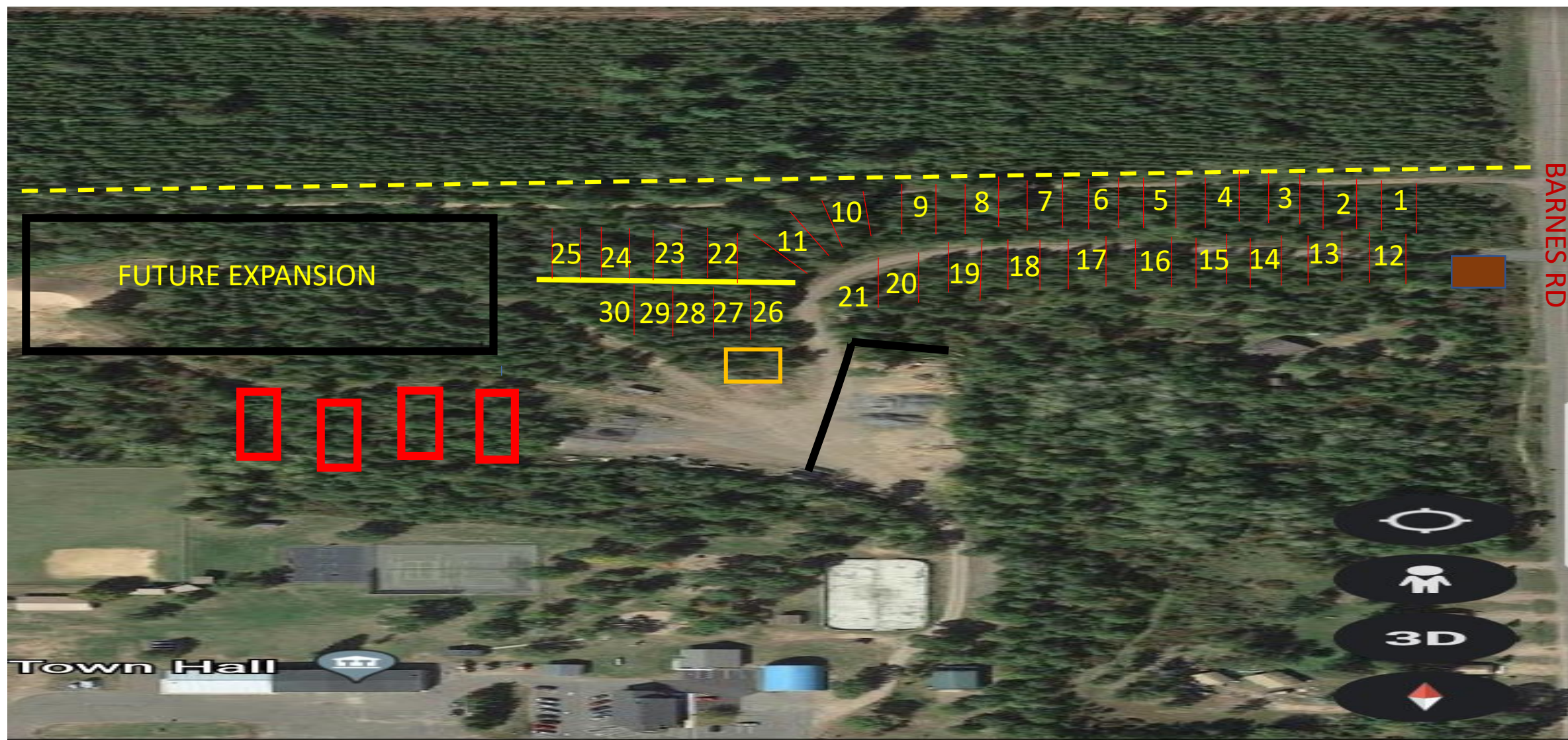
- Why needed?
- Proposed location
- Site example
- Amenities needed/costs
- Revenue source
- Current Barnes lodging/camping accommodations
- Similar municipal campgrounds
- Funding sources
- Questions

WHY IS A CAMPGROUND NEEDED?

- Lack of places to stay
- VRBO's/unregulated by Barnes
 - UNK quantity of rentals in area
- 5 resorts/campgrounds in Barnes
 - Total capacity-50-80 people approx.
- Revenue source for Barnes
 - Drummond nets \$30,000 a year
- Brings more tourists to support our local businesses

PROPOSED LOCATION

-  -Shower/Bathroom
-  -Cottages
-  -ATV/UTV trail
-  -Dump Station



SITE EXAMPLE

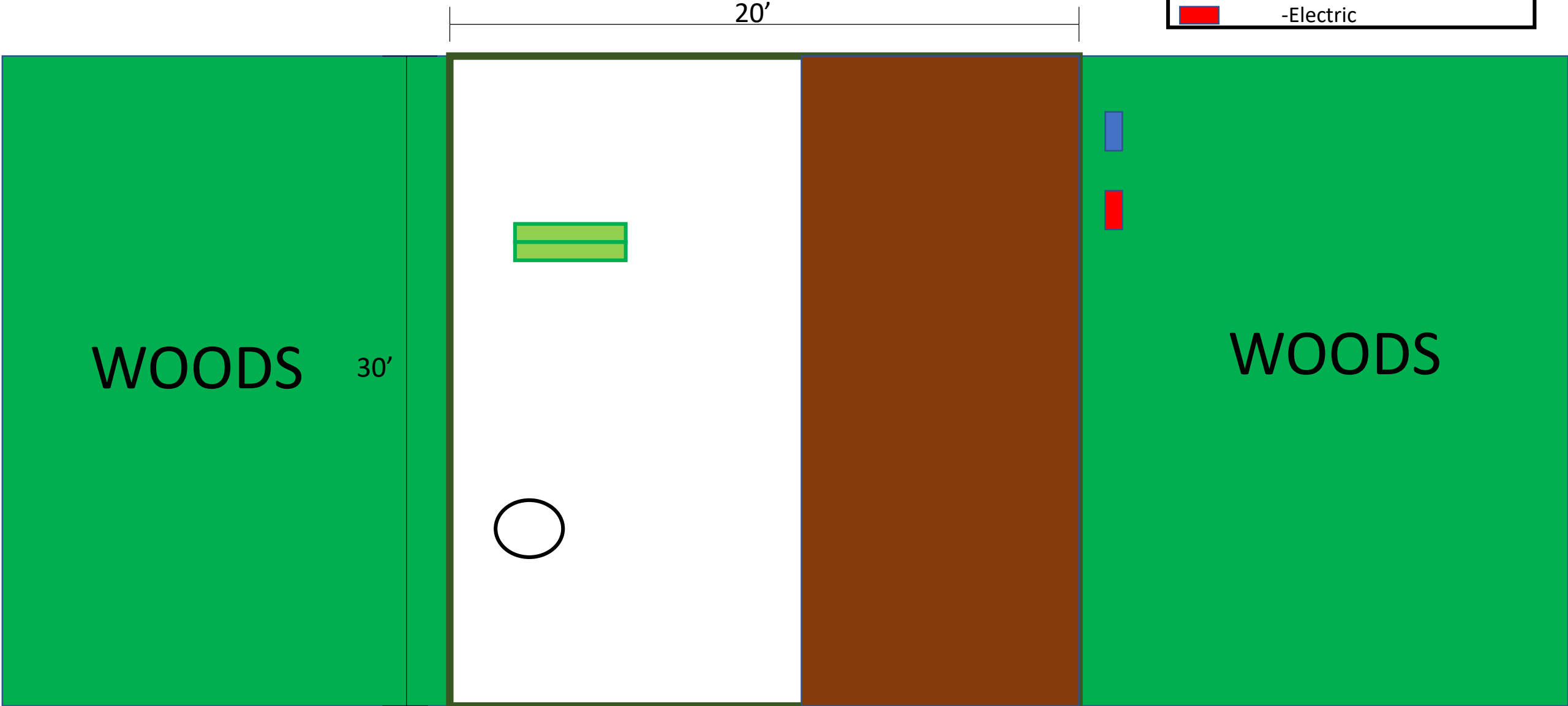
-Gravel pad

-Picnic table

-Fire ring

-Water

-Electric

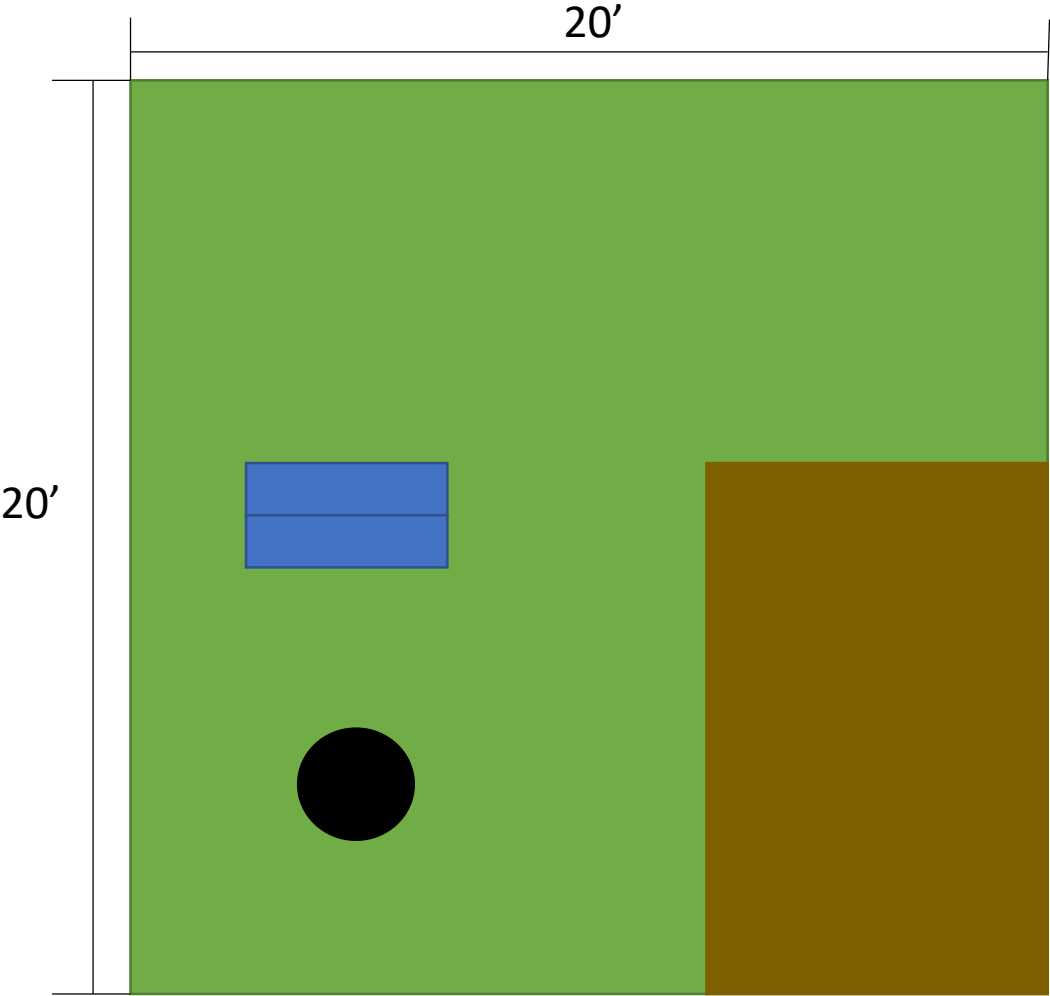


TENT SITE

-Gravel

-Picnic table

-Fire ring



AMENITIES NEEDED/COSTS

- Shower/bathroom
 - \$25,000
- 30-50 amp hookups
 - \$1500-\$2500 per site
- Water hookups
 - Depends on depth of well
 - \$1200 per site
- Dump station
 - \$10,000-\$25,000
- Cottages
 - \$5,000-\$6000 each
- 2-3 Outhouses
 - \$3,000 each
- Engineering/Plans
 - \$20,000-\$40,000
- Insurance
 - \$450-\$1500 per year
- Permits- State and County
 - State via Department of Agriculture and Consumer Protection
 - 1-25 sites
 - Annual License fee \$175
 - One time pre-inspection fee \$380
 - 26-50 sites
 - Annual License fee \$250
 - One time pre-inspection fee \$565
 - Bayfield County via Health Department
 - Broken down to 1-10, 11-25, 26-50
 - More costly than State

Total initial cost, minus site prep- \$300,000

***Based on 30 sites**

REVENUE SOURCES FROM CAMPGROUND

- Showers
 - Coin operated
- Site Fees
 - \$35 a night Wat/Elec-15 Sites
 - \$25 a night water-10 Sites
 - \$15 a night rustic-5 Sites
- Cottage
 - \$75 a night
- Possible total annual revenue: \$212,125
- Possible total annual revenue if half of each site is booked: \$103,960
 - *Based on fully booked 184 days a year 1MAY-31OCT
- Possible total annual revenue:\$149,500
- Possible total annual revenue if half of each site is booked: \$73,450
 - *Based on being fully booked 130 days out of the year. Memorial Day thru Halloween

CURRENT BARNES CAMPING/LODGING

- Wilderness Inn Motel
 - 8 rooms
- Trauts Resort
 - 7 Cabins
 - 3-4 pop-up campers
- Deer Grove Resort
 - 3 small cabins
- Crosswinds
 - Cabins
 - A few campsites
- Enchanted Inn
 - 1 cottage/3 month minimum
 - Mainly seasonal rental sites
 - Very few per night rentals

SIMILAR MUNICIPAL CAMPGROUNDS

- Drummond
 - 17 RV sites
 - \$26 night/w elec and wat
- Minong
 - 15 sites
 - 10 sites/w full hookup \$35/night
 - 5 sites no elec \$10/night
 - Right on the Wild River Trail
- Iron River
 - 26 seasonal sites
 - 4 per night sites \$25 wat/elec
 - Right on Moon Lake
- Cable
 - 5 rustic sites-\$10 night
 - First come first serve
- Solon Springs
 - County Campground
 - 24 sites
 - 13 wat/elec \$18 night
 - 11 non electric \$15 night
- Gordon Dam
 - 12 hookup sites \$25 night
 - 21 non-hookup sites \$20

FUNDING SOURCES

- DNR
 - Drummond was given a \$400,000 grant for their campground
 - Grant was not dependent upon the town matching funds
 - 15APR deadline for application
- Department of Interior
 - Grants available, but need to be matched

QUESTIONS???????