



**Potawatomi Property Owners Association (PPOA)
Annual Meeting
Saturday, August 15, 2009**

Meeting was called to order by President Jim Hardy at 1 p.m. following a potluck picnic at the PPOA Campground. Over 35 adults and 7 children enjoyed the potluck. A special thanks to Greg and Fran Roman for providing the refreshments, hotdogs and doing the grilling!

Minutes

Secretary Hess read the minutes from the 2008 annual meeting. Jim Hardy asked that a correction be made to the minutes. Correction should state – Dawn Pittman worked with the lawyer to draw-up the land contracts.

Motion made by Leonard Benser and seconded by Barb Wilcox to accept the minutes.

Financial Report:

- Dawn Pittman distributed a very thorough financial report that included 3-year totals, the proposed 2009-2010 budget, as well as a PPOA Real Estate Tax listing. The new budget has increased slightly due to a 3% raise for our caretaker Jeff Brittan as well as an increased amount for septic pumping.
- Assessments were short again this year. Dawn will be placing a lien on the property of PPOA owners that have been delinquent for 3 years.
- Property owner, Barb Wilcox suggested the Board check into hiring a collection agency to try and retrieve delinquent assessment amounts. President Hardy agreed to have the Board check into this idea.
- Barb Wilcox made and Fran Roman seconded a motion to accept the financial report and new 2009-2010 budget.

- **Guest Speakers** Jed Kurich, Forest Ranger at the Barnes site and Marty Kasinskas, Wildland Urban Interface Forester with the Wisconsin DNR were guest speakers.
- Jed talked about the fire history of the area and how we as PPOA residents can take the lead in the Firewise Program for your area to help protect our properties from fire.
- Marty gave background on the new Firewise Program and presented the association with a new adjective sign. This sign will be placed near entrance sign on George Lake Road. Greg Roman has volunteered to keep the sign updated as needed.
- The PPOA Firewise Committee consists of Jim Hardy, Vern Wilcox, Leonard Benser, and Greg Roman. The committee accompanied Marty on a tour of Potawatomi two weeks ago. They performed a general assessment of the area. The assessment draft will be sent to the state. The committee hopes to work with Marty to apply for Federal/State Grants. The PPOA "wish list" includes funds for such things as:
A new high capacity well at the campground for filling trucks to fight a fire in our area, improvements to the road leading to the campground, providing a chipper to hold a fall "chipping-day" for PPOA residents.
- Marty distributed postcards that can be mailed-in if you are interested in having your property appraised for fire risks. Self-assessment forms are also available. The PPOA Board hopes to maintain a close relationship with the Barnes Fire Department as we work to build this Firewise Program.

- Vern Wilcox thanked the guest speakers for all their work, the new sign, as well as the free fire information and drawings for the Firewise T-shirts.
- The PPOA Board is excited to be first in the area to be part of this new pilot program the will help make homeowners more aware of how to protect their structures from fire.

Caretakers Report:

- Jeff was absent due to illness. President Hardy thanked Jeff for all his work that is done “above and beyond” his caretaker duties and suggested members check-out the newly painted shower building at the campground. A special thanks to Leonard Benser and Greg Roman that helped Jeff finish the painting.

Nominations for 2 PPOA Members for 3-year terms on the Board of Directors:

- Expired term – Jim Hardy
- Expired term – Jeff Brittan

Fran Roman re-nominated Jeff Brittan and Jim Hardy for 3-year terms and Barb Wilcox seconded the nominations. Vern Wilcox motioned to close the nominations.

Land Sale:

Dawn Pittman has worked with a lawyer from Ashland to complete all necessary documents and procedures for the land sale of Cherokee 5 and Mohawk 37 lots. The lots were surveyed for \$300 each and appraised at \$60,000. A letter had been sent to PPOA property owners regarding the land sale. Dawn had only received one bid to date. She called for any final bids before opening the single bid. Dawn opened and read the bid of \$62,608 for Mohawk 37 lot. The bid was submitted by Lee and Marilyn Riegler. The Rieglers met all criteria and were congratulated on the purchase.

The Board now has the option to sell the other lot – Cherokee 5 - thru a realtor. Dawn discussed the tax impact of selling both properties in the same year. The Board will discuss this at their next regular meeting in August.

Member Questions:

Will MasterJohn continue to pay for the Drumbeat Expenses?

The MasterJohn office in Barnes has closed. The Board is working with volunteers and hoping to sell ads to cover the cost of printing and mailing

Could the screened picnic area property on Island Lake be sold?

This area had been closed due to vandalism and is to be re-opened. To sell this property the Board would need to go through the same procedure as was done for the recent land sale – members vote, surveying, appraising, and paying lawyer fees. The Board is not considering selling that property at this time.

Whose personal items are on the public access at the North End of Island Lake?

This landing is owned by the town not PPOA. The Board notified the Town of Barnes; since that time all personal items have been removed.

What is being done about the condition of the other boat landing on Island Lake?

The landing is in great need of gravel and repair. The Town of Barnes has been contacted in the past. President Hardy will contact the new Town Chairman, Lu Peet, on this issue.

John Kudlas asked if the Board would consider forming a Lake Association.

The association might enable us to receive funding grants that would help us in keeping our lakes healthy. The PPOA Board is aware that our lakes are truly one of our greatest resources in Potawatomi. John monitors George Lake. Tom Jacobson volunteering to learn how to do lake testing and John will train him. Members agreed Island Lake is in need of testing. The Board will discuss forming a Lake Association at an upcoming meeting.

Complaints on jet skis on Island Lake

Residents need to call the DNR office with complaints. Jill Swartz, new game warden in Drummond, has answered several calls regarding jet skis on Island Lake.

President Hardy thanked everyone for attending our 2009 annual meeting. Barb Wilcox made and Georgia Lanphear seconded a motion to adjourn.

Respectfully submitted by Dianne Hess

NOTE: The PPOA minutes are placed on the Town of Barnes website. Also, any submissions from PPOA residents to be placed in the newly created *BARNES BLOG* would be greatly appreciated. Thank you.