

Meeting Minutes June 19, 2024

Call to Order

A meeting of the Potawatomi Property Owners Association (PPOA) Board of Directors (BoD) was called to order by Bill Van Vlack at 1:10 p.m. In attendance were Rick Tello, April Powell, Greg Powell, Ed Cordell & Jen Sandstrom, absent was Michelle Boheim. A quorum was present. Minutes were taken. Also present was Realtor Julie Brown with Edina Realty.

Announcements- Bill announced that PPOA would proceed with the selling of the following lots: Parcel#4100-St Croix Trail (Breakfast Lake), parcel#3536 Wilderness Court (Ole Lake), parcel#3420 Porcupine Trail (George Lake), parcel 3460 Beaver Trail (Turtle Lake), Broken Arrow Trail (George Lake), E Island Drive (Island Lake). All lots will be listed with Edina Realty (Realtor Julie Brown) and signs will be put on the lots the week of June 24th. Bill asked Greg to take the lead in working with Julie on the sale of the lots. Greg will be the 1st contact on all offers received and will communicate all offers to the board. The offers will be proposed without any names, only the amount of the offers and what property they are for. The board will then review all offers and will make a decision based on the highest dollar offer received. PPOA will use Knight Barry Title Company for the title transfer of the sold PPOA properties.

Bill asked for a motion to open a new account at Chippewa Valley Bank for any proceeds from the selling of the PPOA properties and to call it PPOA Capital Investment Account. Greg seconded the motion. Voice vote taken; motion carried.

A renter at the campground wanted to let the board know that there were ATV's coming and going all day long, up to 10:30 pm at the campground during her stay.

Bill received a disgruntled message on his answering machine from a PPOA member upset that the bathrooms on the Island were not unlocked at the beginning of Memorial weekend. He did return the call and the bathroom was unlocked. The locked bathroom was due to mis-communication between volunteers and to who was taking care of unlocking the facilities.

Correspondence- A letter was received from the insurance company regarding the pay out for the damage received on cabin #5 and #6 from a limb falling on the roof from a previous storm. A check will be sent in the amount of \$4,025.00 for the damage.

Approval of the Agenda (Action Required) Greg asked for a motion to approve the Agenda, Rick seconded the motion. Voice vote taken; motion carried.

Approval of the Minutes (Action Required) Rick asked for a motion to approve the Minutes from 6/19/24, Jennifer seconded the motion. Voice vote taken; motion carried.

Membership Comments-None

Treasurer's Report- Rick reported that there was not much change on the treasure report from last month. The checking account is up from last month. Donations YTD are \$1,507.85. Last year's donations had a total of \$888.07. Gross profit is up from last year.

Approval of the Treasurers Report (Action Required) Jennifer asked for a motion to approve the Treasurer's report, April seconded the motion. Voice vote taken; motion carried.

Operations: Lot of new renters this year. Rentals have picked up in the past two weeks. The word is getting out. There was discussion of lowering the rental fee on cabin 2 to \$50.00 a night due to only having cold water in the cabin.

Bill asked for a motion to lower the rental fee on cabin #2 to \$50.00 a night, Rick seconded the motion. Voice vote taken; motion carried.

Buildings & Grounds: A new toilet will be purchased for the Women's bathroom on the Island. Cameras were installed at the campground. Michelle will call Norvado to set up wifi at the campground. Rick had Arch come in to look at the sink in the Wanigan that had been leaking. The sink will need to be replaced and due to its age and no shut off valves under the sink. Everything including the cupboard and countertop will need to be replaced. April will be reviewing Marketplace for some good condition used cupboards replace them with.

Old Business: We are still in the process of getting the library box set up. Michelle will continue to work with Rhonda Hinkel on the details. It was discussed possibly putting the library box at the Island. Still to be determined. Greg & Bill will be purchasing material for gates at the Campground.

New Business- There was discussion of the possibility of a future Disc Golf Course to be added at the PPOA Golf Course. Greg will check on pricing and will report back.

Rieger's will be donating a Queen bed to the PPOA cabins. Greg & April will pick up the bed and bring it to the Island. The bed will go into the Lodge and the Lodge bed will go into cabin #1.

Adjournment (Action Required) Bill made a motion to adjourn, Greg seconded the motion. Voice vote taken; motion carried.

Meeting Adjourned at 3:30 pm

Respectfully submitted: April Powell

