

BASS LAKE PROPERTY OWNERS' ASSOCIATION

MEETING MINUTES 4/11/26

I. Attendees

- A. *Officers:* Terry Chmiel, Tom Busch, A.J. Gappa, Kathy Laiter,
- B. *Directors:* William Oliver III, Rodney Redweik, Mary Topelian, Ron Vendl,
- C. *Absent:* Bill Slavik, Cathy Wagner
- D. *# Of Property Owners/Guests Attending:* 32

The meeting opened with the Pledge of Allegiance.

Terry Chmiel asked if anyone would like to speak to please raise their hand to be acknowledged, state their name, and then make their contribution(s).

II. Meet the Candidates

The primary election will be May 5. The BLPOA offered both parties the opportunity to introduce themselves to include background information to help our voting members make decisions. Candidates that came out were (*alpha order*) Don Binkley, Tom Bush, Autum Ferch, Dave Pearman, Jack Rosa, Matt Topelian, and Leslie Baker. Members were able to ask questions at the end.

III. Minutes

Minutes for the March 2026 Property Owners' meetings were reviewed. A motion was made by Rodney Redweik with a second by Ron Vendl to approve. The minutes were "approved" and will be posted on the BLPOA website: <https://www.inbasslake.com/>

IV. Treasurer's Report

A.J. Gappa reviewed the February report. Motion made to "Approve for Audit" by Kathy Laiter, seconded by Tom Bush, and will be posted on the BLPOA website.

OPERATING FUND/MONEY MARKET:	FEBRUARY
Beginning Balance	42,455.01
Deposits / Trans	---
Interest	8.44
Withdrawals / Trans.	---
Ending Balance	42,463.45

MISC:

CD	107,137.90
Grant Checking Account	25.00

GENERAL CHECKING ACCOUNT:

Beginning Balance	25,462.38
Deposits: Memberships / Rentals / Deposits / Social Committee / Transfers / Directories / Recycling / Check add backs	15,507.00
Disbursements	14,970.32
Ending Balance	25,999.06

175,625.41

V. Legislative

Bill Oliver stated nothing new for this month.

VI. Neighborhood Watch

Ron Vendl shared there were 31 incidents for March as recorded in the Crime Mapper Alert report. He did a high-level review of them. The information can be found on the County GIS website at: <https://starkein.wthgis.com/>.

VII. Building Maintenance

Ron Vendl shared spring maintenance for furnace and air conditioners has been scheduled with McGrath on April 20 at an approximate cost of \$1,000 for the five furnaces and air conditioners. He will begin getting estimates on painting both rooms.

VIII. Rentals

Terry Chmiel stated that May and June are now full but beginning in July, through year end, we have space available.

IX. Social Committee

Kathy Laiter noted we are working on our annual pizza party on May 16. Lori Chimel has tickets for sale in the back of the room. There are various times and activities throughout the day for anyone who would like to volunteer. Tickets will be sold at our May meeting as well as our membership drive the morning of the event. Currently there are no plans to sell tickets at the door so please make sure to purchase yours as this is a fun event to kick off another season. Tickets are \$10 per person, 5-10 will be \$5 and under five free.

X. Park Board

Tom Busch stated they had held the final payment for the renovation at the Bass Lake Beach and Campground until all work was completed. It is now done so the payment was made. A new issue being looked at is the electricity in the campground. Circuit breakers have been returned to their original state (30 amp vs 50) and a project is being looked into to upgrade the electricity throughout the campground. Tom ended with sharing they have an upcoming event they are co-sponsoring with the Masonic Lodges in Knox and North Judson to reenact a Tea Party on May 9. Dinner tickets are \$20 each and a light dinner that will be served from 5-6 pm in the Bass Lake Beach house. You can purchase the tickets at the Library in Knox. There will be food trucks for those who wish to come out, kids games, and other activities. The reenactment will begin at 7:00 pm followed by a firework program. They are inviting everyone to come dressed in costume. All activities and beach entrance, except for the dinner, are free.

XI. New / On-going Business

Terry Chimel noted that the 2026 DNR Boating Safety Class will be held Saturday, May 30 from 8:00 AM to 3:00 PM. A link is on our website and our calendar. Go to NASBLA.org and click on your state. Class is usually limited to 25 people, but they have taken walk ins in the past.

Mary Topelian stated the Bass Lake Festival Committee is moving along on this year's event the last full weekend of July (24, 25, 26). The next meeting for anyone interested in helping, even for an hour or two, is Sunday, April 19 at 9:00 AM. T-shirts will be available at our membership drive on May 16. Their website for the latest information is: <http://www.basslakefest.com/>

XII. Q&A

Once the BLPOA completed their business the meeting ended with people having the opportunity to ask questions to the candidates.

A motion was made, seconded, and approved to adjourn the meeting at 9:58 AM. The next meeting will be held May 2, 2026 at 9:00 A.M.

Respectfully Submitted,

Kathy Laiter | Secretary