

## BARNES LAKE COMMUNITY



The subdivision we live in is known as Deerfield Park, Deerfield Park No. 1, and Deerfield Park No.2 (Deerfield Park Subdivision). This land/subdivision was homesteaded in 1839 from the United States to Thomas Dudgeon of Oneida, New York.

Through the years, individual lots were sold. Prior to 1926, the area that is now known as Barnes Lake consisted of a series of small lakes/ponds all connected by Crystal Creek. The present lake was created artificially by placing a dam below the last of the existing ponds, flooding the whole area. The lake grew to 149 acres with approximately five miles of shoreline. Barnes Lake has shallow areas with two deep locations with a maximum depth of 51.4 feet.

In 1928, Deerfield Land Corporation plotted the community of Barnes Lake.

In the mid-1930's, the lot owners formed a committee, drew up By-Laws and approved the name Barnes Lake County Club, which was later changed to Barnes Lake Club. Dues at that time were \$3.00 per year for lot owners and \$5.00 per year for cottage owners with a total membership of fifty-four members.

November 5, 1943, in a Consent agreement through the Circuit Court for the County of Oakland authorized Peoples Investment Corporation to dedicate out lots D and E to all lot owners of Deerfield Park, Deerfield Park No. 1 and Deerfield Park No.2 to be used as a park lot.

Barnes Lake Club purchased lots 238, 239, 240,241,242,243,244 and 245 (park lot B) in May 1948.

On June 16,1949, a quick claim deed transferred 238,239,240,241,242,243,244 and 245 to all lot owners of Deerfield Park, Deerfield Park No. 1, and Deerfield Park No. 2 to be used as a park lot.

However, it is not clearly understood what happened but on July 11, 1950, these lots were then sold by the State of Michigan Treasure office in a tax sale to a private lot owner within Deerfield Park Subdivision. It took from 1950 to 1979 for Barnes Lake Club to get this issue corrected. On April 16, 1979, in a court order through the Circuit Court of the County of Oakland lots 238, 239, 240,241, 242, 243, 244 and 245 (Park Lot B) was deeded to all lot holders of Deerfield Park Subdivision.

December 30, 1977, Barnes Lake Club purchased Park Lot J for \$ 6,000.

In 1978 Deerfield Township Assessor tried to tax our Park Lots as individual public lots to make Barnes Lake a public lake. In identifying the park lots as public lots with an individual tax assessment, our private lake would have become a public lake. These efforts by the Assessor were prevented through the hard work of Barnes Lake Club.

To date the Barnes Lake Club has been involved in multiple legal actions in protecting Deerfield Park, Deerfield Park No. 1, and Deerfield Park No. 2, and the community property for all lot owners. In all these legal actions, Barnes Lake Club has prevailed.

The purpose of the Barnes Lake Club is to promote protection for the property of Deerfield Park, Deerfield Park No. 1, Deerfield Park No.2 for all lot owners and its members. Barnes Lake Club is a non-profit organization. The Barnes Lake Club provides community recreation, acquires

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property for recreational purposes, encourages property improvements, sanitation, and promotes the conservation of fish and wild game.

Barnes Lake Club and its members support a strong sense of community. We sponsor the local boys, troop 214. We are partners with Lapeer County Sherriff Department and Deerfield Township Fire Department. There are 404 homes and lot owners within the Deerfield Subdivisions. At the present time, the Barnes Lake Club has a 7-year average of 228 members. Without the Barnes Lake Club there would be no privately maintained beach, boat ramps, parks, and Barnes Lake. Barnes Lake Club established Barnes Lake as a private lake and has worked diligently to keep Barnes Lake "Private and Secure." Once Barnes Lake Club established Barnes Lake as a private lake, they created a beach and boat launch, built a club house, and installed the fence and gate at the beach and boat ramp. To date we continue to maintain and monitor our lake and community properties, which includes 22 Park Lots, beach, and boat ramp. Barnes Lake Club owns two of the 22 Park Lots, Park Lots "J" and "V". The Club secured Park Lot "V" in 2021 for community use. Barnes Lake Club and its Members own and maintain the clubhouse located at the beach. We also carry liability insurance for the boat launch, beach, and Park Lots to protect property owners. Our Park Lot Rules plays a critical role in keeping insurance costs affordable.

### ***Support the Community you call home by becoming a Barnes Lake Club Member.***

Barnes Lake Club and its Members contribute, organize, and support all characteristics of Barnes Lake Community: Family, Friends, Neighbors, Fun, Safety, Security, Environment, and all-around great community to own a home. The community dynamics and our private lake have a positive impact home values within the Barnes Lake Subdivision. Barnes Lake Annual Fees are low in comparison to neighboring community lakes and historically rate increases are not frequent. Barnes Lake Club and its Members depend on annual membership dues to maintain and support Deerfield Subdivision and lot owners. Currently our dues are \$50.00 or \$55.00 if paid through PayPal.

Barnes Lake Club meetings are held at the clubhouse the first Wednesday of each month between April through November, the start time is 7:00 p.m. An Annual Meeting is held the second Saturday in July of each year.

### ***Barnes Lake Improvement Board***

The Barnes Lake Improvement Board was formed in 1983 through the efforts of the Barnes Lake Club in organizing and getting lot owners to petition Deerfield Township Board under Public Act 451 to assess lot owner for Barnes Lake improvements and maintenance. Each lot owner is assessed on their property taxes and amount for the Lake Improvement Board. These monies pay for weed and algae treatments, monitoring of the lake required by EGLE, assist Barnes Lake Club in maintenance of the boat launch gate, maintenance and inspections of Barnes Lake dam, goose round-up, stocking fish in the lake, dredging problem areas, storm run-off issues, and other costs related to Barnes Lake, which can be covered under the Public Act. Prior to the creation of the Barnes Lake Improvement Board, Barnes Lake Club was responsible and performed all the duties assigned to the newly created Barnes Lake Improvement Board.

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Barnes Lake Improvement Board has its Annual Meeting in July, it is held the second weekend in July at 8:30 am. Other board meetings are scheduled as needed.

We encourage you to attend the Barnes Lake Club and Barnes Lake Improvement Board meetings. Your participation, opinions and comments are important.

### Park Lots

There are 22 Park Lots, Beach, Boat launch. Park lots are dedicated to the use of lot owners within Deerfield Park Subdivision. The definition for Park is a large public green area used for recreation. Park Lot Rules was created by the Barnes Lake Club starting in 1930. In listing a few reasons the rules were created are as follows, but not limited to these: to ensure the Park Lots remain in natural state with green grass for all to use; to prevent damage to trees and vegetation, which helps to prevent erosion into our lake, to protect neighboring properties and to keep our lake private in not permitting people from outside the Barnes Lake Subdivision to gain access to Barnes lake through our Park Lots and/or to utilize are Park Lots. The rules have changed throughout the years to reflect the growth of Barnes Lake Subdivision. In earlier versions the rules included items such as no outhouses could be erected, no poultry or lives stock was allowed, no boats shall be kept for rent, and no parking at the beach or sitting in your car at night. During this time there were other restrictions that applied to this period in history that the Barnes Lake Club is not proud of. Those restrictions can only be found in the first set of rules. As the Park Lot Rules continued to adapt to the times other rules were added, such as prohibiting horses and vehicles on the beach, washing hair at the beach, drunkenness, profanity, fighting, incident exposure to name a few were included in the rules. In the 1970 after Barnes Lake Club truly established Barnes Lake as a private lake the Park Lot Rules grew prohibiting no camping, no vehicles shall be driven/ pulled onto and/or parked/stored on park lots, and no person could build a shed or structure on park lots. As times changed the Park Lot rules changed as well removing chicken and lives stock reference and adding boat docks and the maintenance of boat docks, no fires or burning, etc. The last major update took place in 2018. In 2018 a committee was formed to develop a new set of Park Lot Rules to elevate problems developing on the lake and in the community. The committee included seven people comprised of property owners and three board members. Longstanding issues included boats on docks owned by persons who did not own property in Deerfield Park Subdivisions, cutting loose boats from docks, damage to docks, damage to Park Lots and poor Park Lot Condition.

The revised rules were adopted 11/7/2018. These revised rules have been in place for several years and have achieved the goal we set out to achieve in eliminating issues. We encourage you to read these rules. Park Lot Rules can be found on our Barnes Lake Club webpage, <https://barneslakeclub.com>

### Fishing Rules

In 2022 Barnes Lake Fishing Rules were updated to meet the changing times.

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To sustain a healthy fish population, certain rules and regulations are in place to improve the recreational value of our lake. Additionally, these rules help to remove people from our lake who do not live within the Deerfield Park Subdivision.

The State of Michigan fishing regulations apply to Barnes Lake. An example of these regulations are as follows; you shall have a State of Michigan fishing license; abide by the seasonal size limits when fishing; tip-ups are to be attended, etc. Fishing Rules can be found on our website and the State of Michigan Website, <https://barneslakeclub.com> and <https://www.michigan.gov>

### Roadways

The roads through Deerfield Park Subdivisions are public. They are maintained by the Lapeer County Road Commission and patrolled by the Lapeer County Sheriff's Department. All Michigan Laws pertaining to use of roadways applies. Reference Michigan Vehicle Code, Act 300 of 1949 for detailed information. Remember the use of golf carts is a privilege that can be taken away from the Barnes Lake Community if abused.

Golf cart drivers shall be 16 years of age or older; golf carts shall be operated at a speed not to exceed 15 mph; and shall not be driven on state trunkline (M-24 and M-90) Listed are only a few items identified within the Michigan Vehicle Code. We ask you to think of the safety of loved ones and be respectful of the community.

### Beach Area

The beach and swimming area are located at the end of Peninsula Drive next to the boat launch. There are picnic tables, a pavilion, swing set and Port-a-John. This area is maintained by the Barnes Lake Club and is open to all property owners and renters. The Clubhouse is also owned and maintained by the Barnes Lake Club and Members. This facility is used for Barnes Lake Club events and meetings. The outside electrical outlets are turned off. Barnes Lake Club Members can request to have the electrical outlets turned on for an outside event. In 2022, a key card reader was installed on the beach gate. This was done to prevent people who do not own or live on the lake from entering the beach area. Over the years this has become a huge problem. Key cards cost \$5.00, if a card is lost the replacement card is \$50.00. The beach key card also opens the boat launch gate.

### Boat Launch

The boat launch is located at the end of Peninsula Drive. A Key card is required to operate the gate. A key card is available to all property owners; renters must have a letter from the property owner to obtain a key card. Only one key card is issued per home. Key cards cost \$5.00, if a card is lost the replacement card is \$50.00. The beach key card also opens the boat launch gate.

The gate is to limit access to our lake, only to the property owners and their guests. Property owners are responsible for the conduct of their guests on the lake. This is a private lake and to keep it safe please limit the number of guests you allow. Any boats or other watercraft should be

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washed and drained if used on any other waterways prior to placing it in Barnes Lake to stop invasives species from entering our lake.

### Lake Use and Select Boating Laws

Barnes Lake is an all-sports environment. An “Agreement” has been in effect for many years and brought peace between the power boaters and anglers/women. The hours between 8:00 p.m. and 10:00a.m. are deemed a “NO WAKE” period to allow a peaceful time for fishing. The hours between 10:00 a.m. and 8:00p.m. are open for boaters and other watercraft. Of course, all boats and fishing are allowed on the lake during all hours; just keep in mind the speed needs to be at no wake levels at times and the water may be a little rough for fishing.

Michigan Department of Natural Resources, Michigan Department of Environmental Quality and Lapeer County Sheriff’s Department, and Marine Division have access to the lake at any time. All these agencies have the power to issue tickets for violations of boating laws. The Lapeer County Sheriff’s Department will also respond to calls regarding occurring violations on the lake.

The “select boating laws” are abstracted from the Michigan Boating Guide, as published by the Michigan Department of Natural Resources. The laws selected are those most violated on our lake. Complete boating laws and responsibilities are available from the Michigan Department of Natural Resources on their website: [www.michigan.gov/recreationsafety](http://www.michigan.gov/recreationsafety)

### Direction of Traffic

All watercrafts shall travel in a counterclockwise direction.

### Riding on the Bow

Riding on the bow is illegal if the vessel is not equipped with bow seating and the vessel is operation at greater than slow, no-wake speed.

### Slow-No-Wake

Michigan Natural Resources defines this as the slowest speed at which it is still possible to maintain steering and does not create a wake. The “north” and “south” channels of Barnes Lake are no-wake zones and are so marked.

### Reckless Boat Operations

Reckless operation of a vessel or reckless manipulation of water skis, a surfboard or similar device is defined as that which disregards the safety or rights of others or endangers the person or property of others. Some examples are:

- Weaving your vessel through congested waterway traffic or swerving at the last possible moment to avoid collisions.
- Jumping the wake of another vessel unnecessarily close to the other vessel or when visibility around the other vessel is restricted.
- Chasing, harassing, or disturbing wildlife with your vessel
- Causing damage from the wake of your vessel.

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## Failure to Regulate Speed

Operating a vessel at speeds that may cause danger to the life or property of any other person or at speeds that will not permit you to bring your vessel to a safe stop. It is illegal to operate a vessel faster than is responsible and prudent under the conditions (weather, vessel traffic, etc.)

## Improper Distance

Not maintaining proper distance while operating a vessel or towing a person.

## Who May Operate a Watercraft

- **Those less than 12 years** of age may operate a boat powered by a motor of no more than six horsepower (hp) legally without restrictions.
- **Those less than 12 years** of age may operate a boat powered by a motor of more than 6 hp but no more than 35 hp legally only if they have been issued a boating safety certificate and have it on board the boat and are directly supervised on board by a person at least 16 years of age and have been issued a boating safety certificate.
- **Those less than 12 years** of age may not operate a boat powered by a motor of more than thirty-five hp legally under any conditions.
- **Those born on or after July 1, 1996**, may not operate a motorboat that is powered by a motor or motors totaling more than six hp on the water of this state unless the person has been issued a boating safety certification.
- **Those born before July 1, 1996**, may operate a boat legally with restrictions.

## Registering Your Vessel

- You must have a Michigan Certification Number (registration) and validation decals to operate your vessel legally on all waters in Michigan.

## Common Sense on the Water

- Avoid swimming in the boating traffic areas. Example: swim from the beach to the Lady Liberty
- Avoid swimming and fishing in the Willow Point (channel between large lake and small lake) area.
- Avoid swimming to the Lady Liberty without an accompanying boat, paddle board, etc.
- Avoid anchoring in the boating traffic areas.
- Avoid creating a wake through the channel at Willow Point.
- Avoid placing docks, rafts, etc. in boat traffic areas.
- Respect others in keeping music volume at a respectable level.
- Be respectful and safe!

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We are sad to report there have been six drownings throughout the years on Barnes Lake. The weekend of June 3<sup>rd</sup> we almost had a 7<sup>th</sup>. Young men had left their boat anchored on the Island, as they played in the water. The boat broke loose, so they tried to swim to the boat as it floated away. In swimming to the boat one of the young men started to go under. Luckily, a person saw what was happening from shore. They jumped in their boat and saved the young men. We are so thankful that kind person noticed what was happening and was able to prevent a terrible disaster. Please be careful and keep your eyes open.