

JUNE 20, 2018 HARBOR COMMISSION MEETING

5:30 P.M. WASHBURN CITY HALL – 119 NORTH WASHINGTON AVENUE

Commission Members Present: President Carl Broberg, V.P. John Baregi, Bradley Lemire, Rodger Reiswig, Nicholas Suminski, and Don Swedberg.

Commission Member Absent: Mary McGrath.

Municipal Personnel Present: Scott Kluver, City Administrator/Clerk, Kay Bratley, Deputy Clerk/Treasurer.

Municipal Personnel Absent: Michelle Shrider, Marina Manager.

Call to Order – President Carl Broberg called the meeting to order at 5:30 p.m.

Approval of Minutes of the May 16, 2018 Meeting – Baregi moved to approve and place on file the May 16, 2018 Meeting Minutes and Swedberg seconded. Lemire abstained. Motion carried 5 -0-1.

Public Comment – None.

Comments by Greg Gynnild, Owner of Washburn Winter Storage, LLC – Broberg stated Gynnild was unable to attend tonight's meeting and will reschedule.

Treasurer's Report – Baregi made a motion to approve and place on file the Marina Operating Account and the Harbor Passbook reports and Lemire seconded. Motion carried 6-0

1. **Payment of Invoices** – Baregi moved to approve Lettertech, Inc. invoice #59772 for \$1,472.00 and Suminski seconded. Motion carried 6-0.

Slip Transfers – Swedberg moved to accept Slip #8 transfer from Cegielski/Pittman to Walker and Baregi seconded. Motion carried.

Marina Manager's Report –

1. **May Financial Reports** – Broberg asked since Shrider is absent, if anyone had any questions/concerns on the May Financials and there were none stated. Reiswig moved to accept and place on file the May Financial Reports and Suminski seconded. Motion carried 6-0.

Update on Boat Ramp Project Electrical Fix/Action on Ground Fault Tripping Recommendation - Broberg stated the main distribution panel (MDP) had been replaced, the two side panels have been ordered and will be replaced; the Bender ground fault system was installed which manages shut down issues by voltage drops on each circuit in the MDP. Broberg stated we still have a problem of high voltage demand on Piers 1 & 2; JJR's engineer came up with a rough estimate of \$15,700.00 to install a Bender ground fault system on each pier to prevent shut down; to isolate a specific boat that has blown the circuit, each pedestal will need to have their current circuit breaker replaced with a ground fault circuit breaker at a rough cost of \$45,000.00 for all pedestals. Broberg stated as of August 1st, the new code will go from 100 milliamps (mA) to 30 mA and Piers 1 and 2 would be kicking off the circuit breaker continuously and we are currently out of compliance. Kluver stated a change order could be done for Pier 3 since we have an open contract on that project as it has not started yet. Baregi made a motion to allow Kluver and Broberg to proceed with the project as necessary to modify each slip on piers 1 and 2 with ground fault circuit breakers and Swedberg seconded. Motion carried 6-0.

Update on Coal Dock Sheetpile Project – Kluver stated JJR Smithgroup is preparing permits to be submitted to the DNR, they are getting survey work completed on the dock and preparing the documents needed for bids to be out by the end of the summer so construction can begin this fall.

Update, Discussion, and Action on Development Proposals in Marina Vicinity – Broberg stated we have two contracts for trans-loading building materials from the coal dock and one company, Pearl Beach Construction, has expressed interest in purchasing lot 48 that is behind the two storage buildings at the marina; they want to build an office building and maintenance facility which ties into the use of the coal dock. Broberg stated the owners of the hotel and event center have submitted an offer to purchase lots 47 and 48 to prevent the construction of the office and maintenance facility which will be on the July 9th City Council’s agenda. Discussion occurred. Baregi made a motion to open the floor and Lemire seconded. Motion carried 6-0. Mayor Avol and City Councilor At Large Karen Spears Novacek are present. Avol stated the owners of the hotel/event center have indicated to build apartment buildings in that area however neither party has shown real plans; we have two groups who potentially could do amazing things. Broberg stated the Harbor Commission has a concern regarding the property, our options are so limited to support the commercial business of the coal dock and revenues are needed to pay for it, plus we are committed to 25 years of commercial use because of the grant monies received. Broberg believes it is needed to explain to City Council the specific issues and needs that would benefit the marina/coal dock, plus the importance of that property to Pearl Beach Construction. Swedberg moved to table discussion until a site plan is received from Pearl Beach Construction to review at a special meeting and Baregi seconded. Motion carried 6-0. Baregi moved to close the floor and Swedberg seconded. Motion carried 6-0.

Discussion and Action Boater Meeting/Picnic/Breakfast – Discussion occurred. Suminski moved to schedule a Meet and Greet breakfast on July 28th during Brownstone Block Party and Lemire seconded. Motion carried 6-0.

Discussion on Budget Timeline/Capital Project Listing/Maintenance Walk-Through – Kluver stated the budget timeline is for your information and is reviewed in September and then presented to City Council in October; Shrider has included a running list of larger capital project issues to keep an eye on and the need for two volunteers to tour the facility and collaborate the list of capital project issues. Broberg and Suminski volunteered to view the marina facility and will schedule with Shrider.

Adjourn – Baregi moved and Suminski seconded motion to adjourn. Motion carried 6-0 at 6:40 p.m.

Respectfully Submitted,
Kay Bratley, Deputy Clerk/Treasurer