

CITY OF PORT WASHINGTON
HARBOR COMMISSION MEETING
Monday July 11, 2022, 7:00 P.M.
Harborview Lower-Level Meeting Room

Members Present

Sue Knauer, Bill Driscoll, Chad Biersach, Gerald Gruen, Mike Gasper

Others Present

Harbormaster Dennis Cherny

Secretary Lisa Rathke

1. Roll Call: (Absent: Jordan Schwanz and Tim Osowski)

2. Approve Minutes Of Previous Meeting

Bill Driscoll made a motion to approve minutes and Sue Knauer seconded. Motion Carried.

3. Monthly Financial Report

Harbormaster Cherny mentioned that daily and seasonal launches are down, with weather, fishing, and fuel prices all playing a part in the decline. We are down a little in the transients, and again, we believe that is fuel related as well. Slip fees are in for the year. However, the main marina should be around \$565,000 and the north slip rentals should be around \$122,000. With the transition of help in the finance department this year, some of the monies were put in the wrong categories. Gasoline revenue is up due to high fuel prices. Repairs are up due to the installation of a new commercial hot water heater in the North Building. Beautification is up as we had to replace all the marina flags this year.

4. Discuss Five-Year and Ten- Year Strategic Plan

Harbormaster Cherny mentioned that the city is going through this tremendous strategic planning process. He explained some of the key elements that the group (Department Heads, Aldermen, businesspeople, citizens) have been working on and working toward. The city is also working on a Downtown and Lakefront Plan.

Member Gasper said that if we are looking down the road at a 10-year plan, we still have 8 years left until the Marina's debt service is paid off. If you're looking at future expansion, it may take 8 years to get to that point. Harbormaster Cherny asked if we should work on a Marina strategic 5-year or 10-year plan or should we wait to look into that until we see where the city's strategic and downtown planning takes us. Member Gasper mentioned that we need to see exactly where the downtown plan goes first before doing a Marina Harbor Master plan or Strategic plan. He feels that at this point, it's more goal setting that we need to do and how do we achieve those goals. Harbormaster Cherny mentioned that we do have a 5-year capital improvement plan and some of those long-term goals are listed there. Member Gasper mentioned that you may just want to add something at the end of the Capital Improvement Plan as far as long-term goals for example dredging may be needed 20 years from now or marina expansion, or the wood decking under the concrete walkway. List whatever big ticket item is coming up on the horizon that it won't come as a surprise.

As for hiring consultants to aid in making a Marina Strategic or Harbor Plan, it will get expensive real fast per Member Gasper.

5. Forth Coming Events

Harbormaster Cherny informed the Commission that we have Fish Day coming up this weekend. It will be a two-day event this year. We are booked with transients for the weekend with a waiting list. We will be celebrating National Marina Day on Saturday July 23rd from 11-2pm serving up Bernie's hot dogs, chips, and soda. Lion's Fest and Fish Derby will be July 29-31st. August 12th will be the Clipper Cup Sailboat Race and we will round the summer off with Venetian Nights and Boat Parade on Sunday September 5th of Labor Day weekend.

6. Harbormaster's Report

Harbormaster Cherny mentioned that we did get approved for the dredging north of Pier 5 by the Army Corps. and the DNR. We have 3 years to get this project completed. We now need to get something put together for bidding out the dredging.

Harbormaster mentioned that he will be meeting with the City Administrator and the City Engineer tomorrow to discuss the future of the fuel tanks. Harbormaster Cherny hopes that we will continue to be insured until the tanks are

replaced or that the city will contemplate self-insuring if necessary. Member Driscoll mentioned that he thinks the city should self-insure if necessary. Member Gruen agrees that the city needs to look into self-insuring as it may be the only solution if a company won't insure them. Member Gasper asked if we have any estimates on the cost for replacement and Harbormaster Cherny said that one came in around \$300,000 and the other more than \$400,000 just for the tanks.

Harbormaster Cherny mentioned that he along with marina staff will be putting the fish cleaning station welcome sign with the fishhooks and scale back up.

The South Break-wall armor stone project should be done in the next week or so.

The north Building bathroom drains were not draining. The city crew came down with the vacuum truck and worked for 5 hours to clear the manhole that was full of gravel. The dockside pumpout system and North Building restrooms were shut down during this time.

The Marina 5-year capital improvement plans includes repaving the parking lots, enclosing the North Building to make a larger lounge for the tenants, new golf carts, redoing the roof on the North Building.

Cameras for the west side and the channel should be installed in the next couple of weeks. As for our large PTZ camera that died it is out 200 plus days.

Member Knauer asked what the rules are for emergency vehicles going out of the Main Marina. Harbormaster Cherny said that they must abide by the no wake rules. She mentioned that they have been going out faster than that and asked that they be reminded of the no wake speed as it is a safety concern.

Member Driscoll asked if there are plans for redoing the North Slip I the future. Harbormaster Cherny said that 10-15 years down the road, sure. Marina staff is replacing boards as they go bad to keep up with the maintenance of the North Slip until that time comes.

Member Gasper mentioned that the Board of Public works is requiring Inventor's to keep the harbor walk open around the top during construction, so foot traffic does not need to be diverted down onto the boardwalk.

7. **Marina Tenants' Comments**

No comments.

8. **Adjournment**

Mike Gasper made a motion to adjourn the meeting at 8:09 pm and Sue Knauer seconded. Motion Carried.