

SPECIAL PIERS, HARBORS & LAKEFRONT COMMITTEE
WEDNESDAY, NOVEMBER 16, 2016 AT 6:00 P.M.
CITY HALL, CONFERENCE ROOM 2A

The meeting was called to order by Chairman Skates at 6:00 p.m.

Roll Call. Present: Aldermen Skates, Hedlund, Howell, and Kordus. Absent: Alderman Chappell. Also Present: Mayor Kupsik, City Administrator Oborn, Harbormaster Gray, Architect Bill Henry and Chris Schultz.

Hedlund/Kordus motion to approve Minutes from October 27, 2016 as prepared and distributed. Motion carried unanimously.

Comments from the public limited to 5 minutes. None.

Harbormaster's Report

Harbormaster Gray stated nothing has changed since the last meeting.

Discussion/Recommendation on a Beach Reservation application filed by the Business Improvement District (BID) to use Riviera Beach and the beach house on February 9, 2017 for a Bonfire on the Beach from 12:00pm to 11:00pm, including setup and clean-up

Kordus/Howell motion to approve and eliminate the temporary liquor license and fencing in of the beach. Mr. Howell asked how much clean up is involved and what residual damage is there after the clean up. Mr. Kordus answered in the past VISIT Lake Geneva put on this event and used metal fire rings on the sand. Everything gets removed and nothing is left over. Mr. Skates added they want to do beer and wine as well as fence off an area. Mr. Oborn stated they never had alcohol in the past. Mr. Hedlund stated the applicant did not ask to waive fees but she wants to use the Riviera too. Mr. Skates stated he doesn't know if she has paid for fencing, but fencing is \$30.00 per 50 feet.

Mr. Skates noted last year VISIT Lake Geneva wanted to serve alcohol. He also added a fire engine needs to be there as well as 2 or 3 Firefighters. Mayor Kupsik stated Ms. Thornburgh ought to be at the next meeting as there are a lot of questions. Motion failed 0 to 4.

Kordus/Skates motion to send this to FLR without recommendation. Motion carried unanimously.

Discussion/Recommendation on waiver of fees for BID use of Riviera Ballroom for Bingo Night as part of Winterfest 2017 on February 7, 2017

Mr. Oborn said they are asking to waive the fees. Mr. Skates asked who they are fundraising for. No one was aware who or what the fundraiser was for.

Kordus/Hedlund motion to send this to FLR without recommendation. Motion carried unanimously.

Discussion/Recommendation on Riviera Building Improvements including Architectural and Engineering Design Services with proposal for Condition Assessment & Preliminary Design with Proposal from Kehoe-Henry & Associates

Mr. Oborn stated there was a list of items that need to be repaired. All of these little items are becoming one big project. DPW Earle requested an Architect and Engineer look at the project and Mr. Oborn recommended Bill Henry. Mr. Henry did a preliminary review and drafted a proposal for engineering and architectural services. This would come out of the beach fund. Mr. Henry noted the City would be provided a list of items that need to be repaired or replaced along with some options to upgrade other items. There will be budgets associated with it as well as a shopping list of things to do. He suggested looking at it in phases. Mr. Howell asked if it is too soon to tell the committee how much disruption there will be and how much interruption of usage and income there will be and for how long. Mr. Henry said it is. The biggest issue was the concern about the ceiling of the ballroom. Some areas of tile look like they are becoming displaced. Mr. Henry said they will probably want to do some testing to see if there is air or water leakage. He recommended that either himself or one of his associates go up in a bucket truck in order to look at the roof.

Hedlund/Howell motion to hire Bill Henry from Kehoe-Henry & Associates to do the preliminary report. Mr. Howell questioned if anyone else was considered for this project. Mr. Oborn said he went to 3 companies. Mayor Kupsik stated the roof is a big issue. Mr. Henry said they could bring in a specialty contractor or perhaps replacing the roof is an option. The elevator is an issue and there are also drainage lines coming out of plumbing fixtures in the lower level that aren't working like they should. Motion carries unanimously.

Discussion/Recommendation on establishing the 2017 West End Pier, Lagoon Slip, Buoy, Dinghy and Kayak Rack Rates

Mr. Kordus asked if there was any reason to raise them as they were raised 2 years ago. Mr. Oborn said we are still significantly lower than Williams Bay and Fontana. Mr. Hedlund said if it is raised 3%, we will still be quite cheaper than Fontana. Mr. Skates asked if there are more rentals in Fontana and Williams Bay. Mr. Oborn answered they eliminated the buoys. We are the only one with buoys. Mr. Hedlund added Williams Bay has a lot more pier space than we do. He feels that we should be in the same ball park as Fontana. Harbormaster Gray believes Fontana charges everyone the same rate.

Howell/Kordus motion to accept the 3% increase for 2017. Unanimously carried.

Agenda items for next meeting

Mr. Skates said the Geneva Lake Use Committee has changed some restrictions and they want to get a consensus of all the communities around the lake. Mayor Kupsik said perhaps Mr. Henry will be back with the report.

Adjournment

Kordus/Hedlund motion to adjourn at 6:50pm. Motion carried unanimously.

/s/ Stephanie Gunderson, Assistant City Clerk

THESE MINUTES ARE NOT OFFICIAL UNTIL APPROVED BY THE PIERS, HARBORS AND LAKEFRONT COMMITTEE