

**City of Alpena**  
**Harbor Advisory Committee**  
**Regular Monthly Meeting**  
**4:30 p.m., Tuesday, April 6, 2021**

**This meeting will be a hybrid meeting.** Please join the meeting from your computer, tablet or smartphone. <https://global.gotomeeting.com/join/199291165>  
You can also dial in using your phone. (For supported devices, tap a one-touch number below to join instantly.) United States: [+1 \(408\) 650-3123](tel:+14086503123) Access Code: 199-291-165

**Agenda**

CALL TO ORDER

ROLL CALL

APPROVAL OF AGENDA/ MODIFICATIONS

APPROVAL OF PRIOR MEETING MINUTES-March 2, 2021

HARBORMASTER'S REPORT

BUSINESS:

1. Corrective Action Plan Status Update - *Committee/Staff*
2. Advertising Options – *Committee*
3. Marina Regulations – *Committee*
4. Marina Priorities- *Committee/Staff*
  - Master Plan Development – Survey Development
5. Welcome Packet Review, *Committee*

PUBLIC COMMENT

MEMBER COMMENTS

STAFF COMMENTS

NEXTMEETING:      Date: Tuesday, April 6, 2021 4:30pm  
                             Topics for Discussion: Master Plan

ADJOURNMENT

# **City of Alpena Harbor Advisory Committee**

## **Meeting Minutes 4:30 p.m., Tuesday, March 2, 2021**

The meeting was called to order at 4:30 p.m.

Committee members present: Ed Retherford, Al Moe, Wayne Lewis, Tanner Kostelic, Don LaBarre, Jason Luther.

*Steve Wilson arrived at 4:34 p.m., Jeremy Winterstein arrived at 5:04 p.m.*

Staff present: Shannon Smolinski, Rich Sullenger, Steve Shultz, Andrea Kares

Others present: Anne Gentry (DDA) Rich McTaggart (Thunder Bay Shores Marine)

APPROVAL OF AGENDA-Motion by LaBarre, Second by Moe, Motion carried.

APPROVAL OF MINUTES-FEBRUARY 2, 2021-Motion by Retherford, Second by Lewis, Motion carried.

### **HARBORMASTER'S REPORT:**

After discussion with Anne Gentry (DDA), DDA is going to try to get a bike rack or two down at the marina. As well as adding some additional hanging baskets located around the marina. There is also a possibility of painting the boards of the fish cleaning station with children as part of the community art project. A survey will be put together in the next week or so and will be distributed out to the HAC members to review and supply feedback.

### **BUSINESS:**

1. Corrective Action Plan Status Update – Cleaning, maintenance and upkeep is listed in Rich McTaggart's contract with the City. There is some signage that the City needs to address and some dock areas that will need attention. There will also be a shed that will get demoed as well as painting some lights. If a window is broke, it needs to be fixed in a reasonable manner. Sullenger added that maintenance has not been a high priority at the marina for a while and over the past few years, compliance with the contract was not

pushed. The City is trying to get things addressed and get the Marina to a spot where it needs to be and to stay that way. Docking slip rental and storage fees are currently under discussion with staff and more reporting on this will be brought to the committee.

2. a. Short Term

- Fee Schedule Review – Rates-Monthly Rates

Smolinski emailed all members this morning the rates from the DNR. The monthly rate has not been following the budget on how the rate is determined. McTaggart has a rate of \$478.00 a month that is being charged at the marina. The rate in the City's budget is based off of the transient. Rogers City rates are comparable to our rates. 30 – 35 % of the slip rental. A seasonal base rate is considered at 24 foot average and is about \$1050 for the year. Currently 62 of the docks are rented at this time. There has been quite a jump in rates this year as indicated on previous email from what is being paid right now to what rate 8 and 9 are this year. Using the average \$1050 per slip and then take the expenses out that are being paid to run the marina based off of what the City is paying out and what Rich McTaggart is paying is up over \$1200. A slight rate increase this year will be discussed at the next meeting. All committee members felt charging 35 % per month so it can get adjusted in the budget was agreeable.

b. Long Term

- Master Plan Development

Currently waiting on prices to put together a master plan for the marina. A survey will also be put together and sent out to all of the seasonal boaters to take online to gain input on what people would like to see at the marina.

3. City CIP/Budget Status

As the CIP stands everything went through and the City is currently working on the budget and pushing for as much as we can for the marina.

4. Website Review

The marina website was currently updated to showcase the community and offer a more warming and inviting atmosphere with some bright colorful pictures that people had emailed to the City. Some more pictures are expected to be submitted by committee members and possibly linking DDA's page, the library and some of the City maps to showcase more amenities.

5. Committee Applications

Two new members were welcomed and appreciated to showcase more diversity on the committee. Roll call was called to find out what kind of boat or boating experience each committee member has in order to know where to request information when needed.

Ed Retherford - Powerboat, Charter Boat Captain

Al Moe Dean- Powerboat

Wayne Lewis- Sailboat, Racing Sailboats

Steve Wilson- Sailboat, Racing Sailboats

Tanner Kostelic- Sailboat

Don LaBarre - Sailboat

Jason Luther - Sailboat

Jeremy Winterstein Powerboat, Fisherman

#### PUBLIC COMMENT:

No public comment provided

#### MEMBER'S COMMENTS:

LaBarre questioned if a kayak launch there has ever been considered. Sullenger stated that there has never been any interest in adding a kayak launch at the marina but feels anything that can increase usage at the marina is a great asset. Those are the types of things that are encouraged to be mentioned for the marina's master plan. Moe has been asked about the marina's Wi-Fi. Password access to Wi-Fi is being looked at for the boaters who obtain slips. There is guest Wi-Fi now at the marina but the more people that get on it starts to limit accessibility. IT is currently checking into it and seeing how Wi-Fi can be made available.

#### PUBLIC COMMENT

No public comment provided

NEXT MEETING: Set for April 6, 2021 at 4:30 p.m.

ADJOURNMENT: Motion by Moe, Second by Kostelic

**From:** [Rich McTaggart](#)  
**To:** [Smolinski, Shannon](#)  
**Subject:** Re: Marina Advertising  
**Date:** Monday, March 29, 2021 12:02:13 PM  
**Attachments:** [image001.png](#)

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Just the Great Lakes cruising club, chamber of commerce, sponsor special Olympics water warriors and brown trout festival

On Mon, Mar 29, 2021 at 8:49 AM Smolinski, Shannon <[shannons@alpena.mi.us](mailto:shannons@alpena.mi.us)> wrote:

Good Morning Rich,

Can you get me a list of the locations we are advertising.

Thanks

Shannon Smolinski

Engineering Assistant / Harbormaster

City of Alpena

Engineering Department

[208 North First Avenue](#)

[Alpena, MI 49707](#)

P: 989-354-1733

F: 989-354-1709

# Marina Regulations

**Anchoring/Mooring:** For the safety of boaters, no anchoring or mooring is allowed in or around the marina area.

**Auxiliary Craft:** One dinghy or other auxiliary craft shall be a size suitable to be carried on board the boat leasing the slip. No more than one auxiliary craft per boat is permitted to water store in the slip so long as storage of such watercraft does not extend beyond the limits of the assigned slip or in any other way interfere with the flow of traffic in the marina. Auxiliary craft shall be removed from the slip when the boat is out of the marina for more than one day. No slips shall be leased, or dockage permitted, solely to any auxiliary craft or personal watercraft. The "NO WAKE" speed shall be observed at all times.

**Bicycles, In-Line Skates, Skateboards:** For the safety of all guests and boaters, bicycles, in-line skates, and skateboards are not permitted on the main docks or finger docks.

**Boat Size and Placement:** All boats should be inside the outer piling out of the fairway, and will be assigned accordingly.

**Camping:** Is not permitted on premises.

**Cleanliness of Pier:** everyone shall be asked to keep the pier area clean and free of litter. Nothing shall be stored on the docks or piers without first obtaining permission from the Dock master.

**Cooking on Open Flames:** Charcoal burners are not allowed on any dock. Open flames are prohibited except while cooking on a standard galley stove aboard a vessel. If you wish to cook with a charcoal fire, we have charcoal grills/picnic tables for your convenience, located on the shore near the ends of the docks.

**Cruising the Marina:** Please operate your boat in a safe manner. No "cruising" is allowed in the marina (including auxiliary craft). Boats are expected to leave the marina immediately after checking out. Sail craft are required to enter or leave the marina under auxiliary power only (inboard or outboard motor), no "UNDER SAIL" in the marina.

**Fishing:** Fishing is allowed within the harbor - except where posted. Fish cleaning allowed only in the Fish Cleaning Station.

**Maintenance:** Ordinary light maintenance performed on your vessel is permitted. Boat owners must notify the Dock master in advance of the employment of outside commercial labor to be used on their boat.

**Noise:** Loud music, noises, or other disturbances are strictly forbidden. Persons creating a disturbance or nuisance will be asked to leave immediately.

**On-Board Toilet Facilities:** Shall not be used while the boat is in the marina. Pump-out facilities are available at the fuel dock and toilet/shower facilities are located at the Dock master's office. Keys are available at the fuel dock.

**Parking:** Due to limited parking, please respect the posted regulations governing parking in the marina area. A dockhand can assist you in securing long-term parking if required.

**Proper Lines:** All boats must be equipped with a minimum 1/2 inch diameter twisted or braided nylon line (or approved equal). Boats that do not have this type of mooring line cannot stay overnight, until proper lines are obtained.

**Swimming/Diving:** No swimming/diving is allowed in the marina. Should an emergency arise requiring diving in the marina, check with the dock master first. It's the boater's responsibility to ensure that all proper safety precautions have been taken to protect both the diver and boater.

## City of Alpena Master Plan Preliminary Procedure of Development

- NEMCOG staff meets with City to inventory and review existing operations, conditions, facilities, and amenities etc.
- Develop and publicize online public survey.
  - How do people use the marina now, for what?
  - What other uses are desired?
  - What improvements would people like to see?
- Analyze survey results and review with City.
- Hold public input meeting if desired – format to be determined.
- Begin developing a draft plan
- Review and develop
  - potential improvements
  - maintenance items and schedule
  - operational recommendations
  - new developments
- City completes draft site plans/improvement drawings.
- Conduct public input on draft plan and recommendations – format to be determined.
- Refine plan and site plans based on public comments.
- Complete and adopt final plan.

NEMCOG will meet with City up to 5 times throughout project to review components, gather input and direction.



## Q 11: What improvements do you and your family feel are needed at the City Marina?

Answered 24  
Skipped 92

C-22

1	Boat rentals, wave runner rentals some time of ice cream sandwich shop.
2	None
3	General site cleanup and maintenance would make the marina more enjoyable for non-boaters to frequent. Upgraded public bathrooms that are properly maintained would be great. We'd love to see the big ALPENA letters out there to generate more social media activity. Some extra-large Adirondack chairs fastened to the ground would be fun too.
4	new bathrooms public access to them better parking lot
5	Because of high water road needs to be raised so people can get to the break wall.
6	None
7	Slip pricing needs to be similar to others....(RC,etc.)
8	The fish cleaning station could use some updates and with the high water getting to the docks can be wet
9	through private dollars . IE the concession. I have told Don I would be interested in doing a long term contract for the concession that would have certain percentage of the profits ear marked for development. That concession has been run into the ground . It could be so much more but we need the right plan and people in place. If I had it there would be a place to eat. The store would be so much more. Shower facilities. Shared space for the Charters to operate in. All this could be done by someone motivated to develop it. But without a long term contract it will never happen. The fear is if you make it into a profitable enterprise, the work will go to waste when someone else comes in and lowballs your bid. You going to have to put some serious thought into what you expect from the person thats comes in next. Or if you run it yourself, find someone that is energetic enough to really run with the development of the sight. But right now it looks like that is not going to happen anytime in the next ten years.
10	Where to start? Because of Nature, serious work is needed at the Marina. the entire road by the Yacht Club is threatened? But the rock berm seems to be holding so that the adjacent stage etc are not endangered. Public Restrooms? Removing the existing plumbing & sandblasting the inside should clean it out. Then seal it with KILZ or another paint & put in new sinks, toilets & urinals. Shouldn't cost as much as building a new one. We all do not have the luxury of starting from scratch. Go back to what our grandparents did Make do, make over, do without. We do not need Cadillac's. The materials being used today are often far less durable than what was used before. ... note the Original City restrooms are still sitting at the corner of Third & Sable Street (Offices & such).
11	We just purchased a sailboat, so this is our first year using the marina as a boat owner. Overall, our experience has been great. It would be nice for it to be cleaned more regularly- especially all the goose droppings that always seem to be on the docks and sidewalks near the docks. Also, having the area closed due to high water levels made it difficult to get to our boat, even on foot. Sailing at night was difficult since none of the marina lights near our boat (or breakwall) were turned on-- assuming that was because of the water levels.
12	None
13	Never use it.
14	Clean up the flower area behind the sewage treatment plant it used to be beautiful and now it's over grown
15	Lighting, water rising issues, electrical and plumbing issues, better cleaning of docks

City Marina Survey Questions					
How often do you utilize the City Marina?	2+ Times Per Week	Weekly	Monthly	Occasionally	Never
What activities do you participate in at the Marina?	Boat Launch	Fishing	Picnic	Concerts/ Festivals	Rollerblade Skateboard Bicycles
Please provide us with your general opinion/impressions of Marina:					
What improvements do you and your family feel are needed at the Marina?					
What recreational activities do you and your family enjoy?	Boating/Sailing	Fishing	Kayaking	Scuba Diving	Canoeing
What are the ages of you and your family members	Your Age	Family Member #1	Family Member #2	Family Member #3	Family Member #4
Where is your residence located?					

Welcome to the City of Alpena!

# Sanctuary of the Great Lakes



City of Alpena's Marina  
Harbor Drive at Chisholm Street  
Alpena, MI 49707

[www.alpena.mi.us](http://www.alpena.mi.us)

Slip Information: 989.356.0051  
Harbormaster: 989.354.1730

*Channel 9 is also monitored by Thunder Bay Shores*

# WELCOME

## **Welcome to the City of Alpena!**

Incorporated in 1871, the City of Alpena overlooks Lake Huron's picturesque Thunder Bay. The wood, cement, and heavy machinery industries of Alpena stemmed from a long industrial heritage that started with logging of the 1800s. Besides these industries, Alpena offers to the public an abundance of businesses along with a community college and regional medical center. Throughout the 8.93 square miles that make up the City of Alpena are many inviting residential areas and recreational activities for its more than 10,000 residents and visitors to continuously enjoy. Thus, the City welcomes you to come and see how Alpena truly is the sanctuary of the Great Lakes.



Photo Courtesy of Don LaBarre



# LOCAL TRANSPORT

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## DIAL-A-RIDE

3859 US-23 North

989-354-2487

[www.thunderbaytransportation.com](http://www.thunderbaytransportation.com)

## CAB / TAXI

American Cab

989-916-9425

## CAR RENTAL

Hudson Motor Sales

932 W. Chisholm Street

989-356-4641

[www.hudsonmotorsales.com](http://www.hudsonmotorsales.com)

South Bay Car Rental

3146 US-23 S. (Plowman's Collision)

989-356-9641

[www.plowmanscollision.net](http://www.plowmanscollision.net)

*Delivery available*

Crossroads Auto Plaza

2160 East State Street

989-340-0941

[www.crossroadsautoplaza.com](http://www.crossroadsautoplaza.com)

*Delivery available*



## GAS STATIONS

Shell

1017 W. Chisholm Street

989-356-2001

BP

1035 W. Chisholm Street

989-356-2928



## WHERE'S THE NEAREST?

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### **BANK**

PNC Bank  
122 N. Second Avenue  
989-354-0200

Huntington Bank  
200 W. Chisholm Street  
989-354-0337

### **ATM**

PNC Bank – 122 N. Second Avenue  
Alpena Oil – 1017 W. Chisholm Street

### **POST BOX / POST OFFICE**

350 N. Second Avenue  
989-354-2520

### **LAUNDROMAT**

Ton O Suds Laundromat  
141 S. State Avenue  
989-354-3055  
*Just across Harbor Drive*

### **POLICE STATION**

Alpena Public Safety  
501 W. Chisholm Street  
989-354-1800

### **GROCERY STORE**

Save a Lot  
245 E. Chisholm Street  
989-356-1808  
*Just across Harbor Drive*

Perch's IGA  
1025 U.S. 23 N  
989-354-4012  
[www.perchsig.com](http://www.perchsig.com)  
*Dockside Delivery Available*





## INTERNET CAFÉ



Biggby Coffee  
224 E. Chisholm Street  
989-340-0373  
[www.biggby.com](http://www.biggby.com)



Cabin Creek Coffee  
201 N. Second Avenue  
989-356-5613  
[www.cabincreekcoffeealpena.com](http://www.cabincreekcoffeealpena.com)



Take 5 Deli  
130 W. Chisholm Street  
989-354-0400  
[www.take5deli.com](http://www.take5deli.com)

## AREA ATTRACTIONS

Great Lakes Maritime Heritage Center

[www.thunderbay.noaa.gov](http://www.thunderbay.noaa.gov)

500 W. Fletcher Street

989-884-6200



Besser Museum

491 Johnson Street

989-356-2202

[www.bessermuseum.org](http://www.bessermuseum.org)



Annual Michigan Brown Trout Festival

[www.browntroutfestival.com](http://www.browntroutfestival.com)



Friday Night Street Performers

Friday nights throughout the Summer.

[www.facebook.com/alpenastreetperformers](https://www.facebook.com/alpenastreetperformers)



# FOOD & DRINK

## Restaurants & Bars



JJ's Steak & Pizza House

411 N. Second Avenue

989-356-1666

[www.jjspizzas.com](http://www.jjspizzas.com)



Mangos Tequila Bar

121 W. Chisholm Street

989-340-1232

[www.facebook.com/Mangos-Tequila-Bar](https://www.facebook.com/Mangos-Tequila-Bar)



The Black Sheep

113 S. Second Avenue

989-356-3076

[www.facebook.com/blacksheepalpena](https://www.facebook.com/blacksheepalpena)



The Fresh Palate/The Nucleus Lounge

109 N. Second Avenue

989-358-1400

[www.freshpalategourmet.com](http://www.freshpalategourmet.com)

Red Brick Tap & Barrel

109 River Street

989-340-2175

[www.redbricktap.com](http://www.redbricktap.com)

Latitudes Tavern

307 W. Chisholm Street

989-354-2624



The Bulldog

125 N. Second Avenue

989-356-9558

[www.facebook.com/Bulldogrestaurant](https://www.facebook.com/Bulldogrestaurant)

Freier's Pizzeria

104 N. Second Avenue

989-354-6722

[www.facebook.com/freierspizza](https://www.facebook.com/freierspizza)



Thunder Bay Winery  
109 N. Second Avenue  
989-358-9463  
[www.thunderbaywinery.com](http://www.thunderbaywinery.com)

Austin Brothers Beer Company  
821 W. Miller Street  
989-340-2300  
[www.austinbrosbeerco.com](http://www.austinbrosbeerco.com)



Downtown Scoops  
101 N. Second Avenue  
989-340-0274  
[www.facebook.com/downtownscoops](https://www.facebook.com/downtownscoops)





Photo Courtesy of Paul Gerow



Photo Courtesy of Paul Gerow



