

**City of Alpena**  
**Harbor Advisory Committee**  
**Regular Monthly Meeting**  
**4:30 p.m., Tuesday, March 2, 2021**

**This meeting is virtual.** Please join the meeting from your computer, tablet or smartphone. <https://global.gotomeeting.com/join/417469693>

You can also dial in using your phone. (For supported devices, tap a one-touch number below to join instantly.) United States: [+1 \(669\) 224-3412](tel:+16692243412) Access Code: 417-469-693

**Agenda**

CALL TO ORDER

ROLL CALL

APPROVAL OF AGENDA/ MODIFICATIONS

APPROVAL OF PRIOR MEETING MINUTES - February 2, 2021

HARBORMASTER'S REPORT

BUSINESS:

1. Corrective Action Plan Status Update - *Committee/Staff*
2. Marina Priorities- *Committee/Staff*
  - a. Short Term:
    - Fee Schedule Review –Rates – Monthly Rates
  - b. Long Term:
    - Master Plan Development – What is our situation now and what direction do we want in the future?
3. City CIP/Budget Status -*Shannon Smolinski*
4. Website Review, *Committee* -  
<https://www.alpena.mi.us/departments/marina/index.php>
5. Committee Applications – *Shannon Smolinski*

PUBLIC COMMENT

# **City of Alpena Harbor Advisory Committee**

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

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

Committee members present: Ed Retherford, Al Moe, Wayne Lewis, Steve Wilson, Tanner Kostelic, Don LaBarre

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

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

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

MODIFICATIONS OF AGENDA-Add DDA Project-(Anne Gentry) under 3. Potential Funding in Business Section.

APPROVAL OF MINUTES-DECEMBER 1, 2020-Motion by Wilson, Second by Lewis

### **BUSINESS:**

1. Marina priorities - Report from Shannon Smolinski - Grounds cleaned up, garbage picked up, flower bed weeding, light maintenance around the buildings, painting around the yards, possibly painting light poles one more time and fixed up. Looking at lighting upgrades. Work plans to do daily clean ups and a more open and friendly working together attitude. Put together a package for boaters when they come in so resources are made available to them.
2. City CIP Projects – Report from Shannon Smolinski – Develop a master plan at the marina that will give direction in what the marina will become, new buildings, etc., getting the potable water system back up and replaced at the seasonal docks, underground contaminated storage tank clean up, dock repair (budget money every year), look at potential grants and seal parking lot.
3. Potential Funding – Kares has been working with Northeast Michigan Council of Governments to update the Recreation Plan which opens up the door for Department of

National Resources Grants. Currently looking at Michigan National Resources Trust Fund, Land and Water Conservation Fund, Recreation Passport and possibly the Clean Vessel Act. Shannon has also been in contact with Paul Peterson from the (DNR Grant Administrator from Waterways Grant). There is 3.4 million dollars available this year for grants although last year all grants were awarded to shoreline protection projects. DDA façade grant program usually has \$20,000 each fiscal year to award and could potentially be used at the marina. Any additional information will be presented at the next meeting.

4. DDA Project – Report from Gentry – Call for Artist - Could look at more freestanding and temporary art this year that’s not necessarily on a buildings wall but still have different artwork throughout the downtown. Could focus on an area at the marina that could be moveable or repainted over the years in conjunction with the master plan for the marina.

#### MEMBERS COMMENTS:

Retherford said a positive note is the water is going to recede unless we get a lot of snow. LaBarre questioned if water levels will be taken into consideration in any projects moving forward. Sullenger stated that the City takes into consideration record lake levels when designing for a project.

#### PUBLIC COMMENT

No public comment provided.

NEXT MEETING: Set for March 2, 2021 4:30 pm

ADJOURNMENT-Motion by Lewis, Second by Retherford



## Corrective Action Request

### Marina Grounds

- Clean up and/or remove all debris from the area
- Flower beds need to be weeded and pruned
- Area lawn/Picnic areas need to be mowed and trimmed
- Shoreline needs to be trimmed and riprap weeded
- Prune and remove voluntary shrubs
- Repair lights which are broken or not working
- Paint light poles
- Clean (power wash) walkway and picnic areas
- Replace/Repair all deficient/damaged signs
- Replace cracked and deficient sidewalk
- Trim tree line between marina and plant
- Trim trees around marina
- Repaint trash cans

### Screening Wall Area

- Clean up all debris from the area
- Flower beds need to be weeded and pruned
- Area lawn/Picnic areas need to be mowed and trimmed
- Shoreline needs to be trimmed and riprap weeded
- Prune and remove voluntary shrubs
- Repair bollards which are broken or not working
- Clean (power wash) walkway and picnic areas
- Straighten/Repair/Clear decorative fence at north end of walkway

### Transient Dock Entrance

- Clean up debris from the area
- Refresh landscape - remove overgrown juniper bushes, etc.
- Straighten/Level sign
- Develop screening option for the fuel tank area
- Clean up debris from dive shed area and dispose of properly
- Straighten/Repair/Clear around the dive shed fence
- Shoreline needs to be trimmed and riprap weeded
- Prune and remove voluntary shrubs
- Power wash walkways
- Flower beds need to be weeded, pruned, and refreshed



## Corrective Action Request

### Dive Shop Shed

- Clean up debris from the area
- Repair holes in the sheeting – bottom four feet of the walls need to be replaced
- Repair floor of shed
- Install new entry door
- Repair exposed electric
- Optional – Demo shed

### Transient Dock

- Clean up debris from the area including stray hoses and lines
- Repair loose boards and post
- Power wash docks
- Seal docks
- Repair all lights including utility hookups
- Gas Shack
  - Cleaned out
  - Broken window fixed
  - Power wash exterior
  - Paint the door
  - Clean up around the fuel pumps – hoses reeled up, pumps cleaned, etc.
- Repair/Clean/Paint the utility hookups
- Repair/Replace informational or warning signage on docks
- Cut off broken post so they are flush and not a safety hazard

### Seasonal Dock

- Clean up debris from the area including stray hoses and lines
- Repair loose boards and post
- Power wash docks
- Seal docks
- Repair all lights including utility hookups
- Repair/Clean/Paint the utility hookups
- Repair/Replace informational or warning signage on docks
- Cut off broken post so they are flush and not a safety hazard
- Power wash and seal colored concrete



## Corrective Action Request

### Courtesy/Launch Ramp Docks

- Clean up debris from the area including stray hoses and lines
- Repair loose boards and post
- Power wash docks
- Seal docks
- Repair all lights
- Repair/Replace informational or warning signage on docks
- Cut off broken post so they are flush and not a safety hazard

### Boater's Lounge

- Clean up debris from the area
- Clean the mechanical area
- Clean windows and remove old stickers
- Repair exit sign
- Clean/Patch/Paint walls
- Fix missing/broken floor tiles
- Fix loose base trim
- Fix broken lights
- Update the brochure racks
- Review IT equipment and dispose of if not needed
- Replace missing plate covers on electrical
- Out of site bin for the fuel slips

### Men's Room

- Clean up debris from the area
- Deep clean the entire room
- Clean up the mechanical/supply room
- Install shelving for supplies
- Replace missing fascia
- Repair vinyl paneling
- Clean and paint vent covers
- Remove all defunct equipment from the walls/area
- Paint doors
- Replace Exit sign with lit sign
- Replace water heater (on-demand?)



## Corrective Action Request

### Women's Room

- Clean up debris from the area
- Deep clean the entire room
- Repair vinyl paneling
- Clean and paint vent covers
- Remove all defunct equipment from the walls/area
- Paint doors
- Caulk/Repair the corner of the HC shower
- Replace Exit sign with lit sign

### Fish Cleaning Station

- Clean up debris from the area
- **Steam clean the entire building top to bottom**
- Install new hoses at all the cleaning stations
- Replace signs
- Paint walls
- Paint door
- Fix the "Alpena, Michigan" lettering on the exterior sign

### Store /Shop Building

- Clean up debris from the area
- Fix ceiling light covers
- Fix ceiling tiles
- Wash windows – Remove all clutter
- Repair all broken windows
- Replace all missing fixture covers – Exterior and interior
- Paint floor
- Clean/Paint walls
- Fix broken siding
- Fix missing fascia
- Replace and paint shop door
- Clean/Repair/Paint building exterior
- Clean up and organize merchandise –dust shelves, wipe down merchandise, etc.
- Remove old payphone



## Corrective Action Request

### Shop Area

- Clean up debris from the area
- Fix (or remove if no longer needed) exterior air cabinet
- Repair fence around air cabinet – cut tree if needed
- Trim the cedar hedge around the dumpster fence
- Repair dumpster area fence
- Remove all voluntary trees/shrubs from the cedar hedge
- Build appropriate barricade/ fence at launch pad area

### Breakwall Walkway

- Clean up and/or remove all debris from the area
- Flower beds need to be weeded and pruned
- Shoreline riprap weeded
- Prune and remove voluntary shrubs
- Repair lights which are broken or not working
- Paint light poles
- Paint railing
- Clean (power wash) walkway
- Replace/Repair all deficient/damaged signs
- Replace cracked and deficient sidewalk
- Replace bench seat boards



## Harbor Advisory Committee

### List of Concerns from December 2020 Meeting

Hoist Painted - Solicit budget quotes and include as future CIP project

Hoses fixed in fish cleaning station - Addressing as part of the Critical Action Plan – Thunder Bay Marine

Cosmetic work at buildings - Addressing as part of the Critical Action Plan – Thunder Bay Marine. Also, explore option as part of master plan, then pursue grant funding in the future

Replace northerly Seasonal Docks - Explore option as part of master plan, then pursue grant funding in the future

Clean docks – Addressing as part of the Critical Action Plan – Thunder Bay Marine

Utility pedestals fixed – Pedestals reviewed by City staff and repair as needed

Potable water quality issues – Project in the CIP. Push for including in budget and bidding for construction this summer.

Need grants - Explore option as part of master plan, then pursue future grant funding through various sources.

Lighting on site needs to be repaired – Working with Thunder Bay Electric to correct issues. Have several fixed and waiting on parts to fix the remaining

Loud cars on Prentiss Street - Contacting Public Safety about added police presence

Dock boards replaced – Have some funding for this spring. Have requested more money for next year. Will work to get them installed. Options for outside volunteer forces to help install.

Landscape needs fixed - Addressing as part of the Critical Action Plan – Thunder Bay Marine.

Colored concrete - Addressing as part of the Critical Action Plan – Thunder Bay Marine. City looking into options to seal the concrete this summer.

Repair walkway damage - Explore option as part of master plan, then pursue grant funding in the future

Wi-Fi needed on site – Working with City IT to look at options. Historically, there is/was Wi-Fi onsite, but local people were parking onsite, tapping into the City Guest wi-fi and streaming video which took all the bandwidth for the marina users. We are exploring a passcode option for the marina users. Will advise as we proceed.

## WATERWAYS

	<u>Date of Council Action</u>	<u>Type of Action</u>
Seasonal Moorage Rates at City of Alpena's Marina:	7-01-14	Resolution
<b>Rate 8</b>		
30' Slips	\$1,350.00	
38' Slips	\$1,786.00	
45' Slips	\$2,295.00	
60' Slips	\$3,120.00	
Boats over 60' will be charged an additional \$52.00 per foot over 60'.		
Monthly dockage rates will be at 75% of the transient rate on page 198.	7-06-10	Resolution
The two month rate will be at 64% of the seasonal rate.	7-06-10	Resolution
A maximum of three Ying-Lings may be moored per slip. Seasonal rate charged to each owner shall be proportional to the number of Ying-Lings moored and the length of slip		
Summer boat storage in parking lot as approved by City Manager.		
Boat Launching Fees for City of Alpena's Marina and North Riverfront Park:		Resolution
Seasonal \$50.00 - effective 04-01-21 there will be a 50% discount for City Residents		
Daily \$ 7.00 - effective 01-01-17		
<b>Failure to pay launch fee.</b> Any person or persons who shall fail to pay the established boat launch fee shall be subject to a penalty of twenty-five (\$25.00) for each and every violation thereof. Penalties shall be payable at the traffic violations bureau.	3-06-00	Ordinance
Seasonal Moorage Rates at City Property Along the Thunder Bay River:	3-19-90	Resolution
Seasonal or transient dockage along City's dock frontage in the Thunder Bay River	One half of the established rate in the City of Alpena's Marina for the same craft.	
*Winter Storage Rates Length x Beam x \$1.50	9-07-99	Resolution

	<b><u>Date of Council Action</u></b>	<b><u>Type of Action</u></b>
Transient Slip Rental Rate Schedule	11-19-01	Resolution
Sewage Pump Out Fee:	7-01-15	Resolution
\$5.00 Recreation Boats		
\$10.00 Commercial Boats		
Daytime Temporary Moorage \$5.00	5-06-91	Resolution
Seasonal Broadside Dockage	7-01-13	Resolution
All fees are for recreational and charter boats.	7-01-13	Resolution

**\*Boats will not be placed into winter storage prior to September 1st. All boats are required to be removed from the Marina basin prior to formation of ice.**

2019 SEASONAL BROADSIDE DOCKAGE

Boat Overall <u>Length</u>	<u>Rate 8</u>
20 ft. or less	880
21	924
21	968
21	1012
24	1056
25	1100
26	1144
27	1188
28	1232
29	1276
30	1350
31	1395
32	1440
33	1485
34	1530
35	1610
36	1656
37	1702
38	1786
39	1833
40	1920
41	2009
42	2100
43	2150
44	2244
45	2295
46	2392
47	2444
48	2496
49	2548
50	2600
51	2652
52	2704
53	2756
54	2808
55	2860
56	2912
57	2964
58	3016
59	3068
60	3120
Over 60 ft.	52 per ft

MICHIGAN STATE WATERWAYS COMMISSION  
2019 TRANSIENT SLIP RATE D SCHEDULE

<u>Dock Size</u>	<u>2019 Fee</u>
30 feet	\$37.00
38 feet	\$47.00
45 feet	\$56.00
60 feet	\$74.00
70 feet	\$87.00
75 feet or greater	\$1.24 per feet

Plus \$3.00 if using the central reservation system.