



MINUTES OF THE PARKS COMMITTEE

WEDNESDAY, AUGUST 12, 2020, 5:00 PM

Virtual Meeting. Public may join via Zoom.

A. ZOOM MEETING INFORMATION

I. This item contains documents which provide call in information and instructions for the Zoom meeting.

B. ROLL CALL.

Parks Chair - Ald. Randy Scannell

Other Parks Committee - Ald. Jesse Brunette, Ald. Lynn Gerlach, Ald. Chris Wery-Excused

Others present - Ald. Kathy Lefebvre, Ald. Mark Steuer, Ald. Barb Dorff, Dave Charles-Friends of Bay Beach President, Assistant Director James Andersen, Jason Arnoldi, Kaurie Mihm, Finance Director Diana Ellenbecker

C. APPROVAL OF THE AGENDA.

Moved by Ald. Jesse Brunette, seconded by Ald. Lynn Gerlach to approve. Motion carried.

Yes- Jesse Brunette, Lynn Gerlach, Randy Scannell, No- None, Abstain- None

D. APPROVAL OF MINUTES.

Moved by Ald. Lynn Gerlach, seconded by Ald. Jesse Brunette to approve. Motion carried.

Yes- Jesse Brunette, Lynn Gerlach, Randy Scannell, No- None, Abstain- None

E. REGULAR BUSINESS.

I. Consideration with possible action on the staff's proposed phasing plan and budget for the shoreline/beach project at Bay Beach Amusement Park

Moved by Ald. Jesse Brunette, seconded by Ald. Lynn Gerlach to approve discussing agenda item #1

and #2 together. Motion carried.

Yes- Jesse Brunette, Lynn Gerlach, Randy Scannell, No- None, Abstain- None

Moved by Ald. Jesse Brunette, seconded by Ald. Lynn Gerlach to approve the proposed phasing plan and budget for the shoreline/beach project at Bay Beach Amusement Park. Motion carried.

Yes- Jesse Brunette, Lynn Gerlach, Randy Scannell, No- None, Abstain- None

2. Consideration with possible action on the proposed refinancing plan for the shoreline/beach project at Bay Beach Amusement Park.

Moved by Ald. Jesse Brunette, seconded by Ald. Lynn Gerlach to approve the proposed refinancing plan for the shoreline/beach project at Bay Beach Amusement Park. Motion carried.

Yes- Jesse Brunette, Lynn Gerlach, Randy Scannell, No- None, Abstain- None

3. Consideration with possible action on the request to purchase one (1) Skid-Steer Loader for \$39,208 from Bobcat Plus Inc. the lowest responsive, responsible vendor.

Moved by Ald. Jesse Brunette, seconded by Ald. Lynn Gerlach to approve the request to purchase one (1) Skid-Steer Loader for \$39,208 from Bobcat Plus Inc. the lowest responsive, responsible vendor. Motion carried.

Yes- Jesse Brunette, Lynn Gerlach, Randy Scannell, No- None, Abstain- None

F. INFORMATIONAL.

1. Director's Report on updates and recent activities of the Parks, Recreation and Forestry Department.

Moved by Ald. Jesse Brunette, seconded by Ald. Lynn Gerlach to receive and place on file. Motion carried.

Yes- Jesse Brunette, Lynn Gerlach, Randy Scannell, No- None, Abstain- None

2. The next Park Committee is scheduled for September 9, 2020.

G. ADJOURNMENT.

Moved by Ald. Lynn Gerlach, seconded by Ald. Jesse Brunette to adjourn. Motion carried.

Yes- Jesse Brunette, Lynn Gerlach, Randy Scannell, No- None, Abstain- None

VERBATIM MINUTES

- Hear ye hear ye hear ye the Parks Committee meeting for August 12th Roll call? Alder Gerlach?
- I'm here.
- Alder Brunette?
- Here.
- The chair is here, Scannell and Alder Wery is excused. I'll take a motion to approve our agenda.
- So moved.
- Second.
- Moved by Alder Brunette. Seconded by Alder Gerlach, all in favor.
- Aye.
- Opposed? We have an agenda. I'll take a motion to approve our minutes from our last meeting.
- So moved.
- Second.
- Moved by Alder Gerlach, seconded by Alder Brunette, all in favor.
- Aye.
- Opposed? Okay that passes unanimously. Are we ready to go or did I go too fast here James? Should I slow it down?
- [James] Give me, give me one second.
- Certainly you take a couple of seconds.
- [James] That's why I had my camera off actually. So you don't see me trying to do civic clerk and all this at the same time here, I'm just. Now we are ready for regular business. Yep.
- Okay number one, consideration with possible action on the staff's proposed phasing plan and budget for the shoreline beach project at Bay Beach Amusement Park; staff?
- [James] So I will mention, well talking about this, item one and item two in the agenda are closely related. So at any time, if you guys have looked ahead here a little bit, kind of one goes hand in hand with the other. They are going to be two, two separate motions, but if you want to talk specifically about either the refinance plan in agenda item number two, then you'd have to make a motion to hold and then go jump to agenda item number two. So just so you guys are aware, I'll talk about kind of, I'll start with item one--

- Well James, can we, can we just take them both up together and just, but when we take action on them, separate them?

- [James] That'd be fine.

- Well, I'll take a motion to take items one and two together as one item.

- So moved.

- Second.

- Moved by Alder Brunette and seconded by Alder Gerlach, all in favor?

- Aye.

- All opposed? Okay we'll take those together, but when we take action, we'll separate them. There we go, go ahead James. Did we lose James?

- [James] Nope I'm still here, one second.

- Okay.

- [James] Just have some people in the, it says in the waiting room, I'm trying to admit them here.

- You're really multitasking.

- [James] All right so, the first agenda items. So at the last, at the park committee, actually not the last one, but the park committee on June 10th all right we presented a phasing plan and a budget for the Beach Project at Bay Beach Amusement Park. If you recall, there was quite a bit of discussion about the current high water elevations. How does the high water affect the timing of the beach installation, budgets, shortages, and a phasing plan? At that meeting the president of the Friends of Bay Beach spoke and addressed his concerns with the budget, high water elevations and the existing bond payment structure. Since that meeting parks, park committee meeting, we have been in discussions with the Friends of Bay Beach, the mayor, the finance director, and Jim Schmidt to revise the phasing plan and refinancing plan to alleviate any of the concerns that the various parties addressed. What drove this new phasing plan is a desire to hold on the construction of the swimming beach until the water levels go down a bit and save up some funding over the next few years to pay off a portion of debt in 2026 and refinance the loan at that time. So if you remember back in, just to give you a little history here, back in 2018, the city approved going ahead with the construction of the pier, sand beach, shoreline walkway, bath house, and concession stand. Additional, and also additional paved parking. The anticipated budget for this project was \$7 million dollars. And the proposed funding sources at the time were \$1 million dollars in grant funding, \$1 million dollars in fundraising dollars and \$5 million in city bonding. And in 2018, the city did bond \$5 million dollars towards this project. And the revenues from Bay Beach were to pay for the bond payments. So since then, since that time we have been began securing grants and Jim Schmidt began fundraising efforts. And to date, we have secured \$425,000 in grant funding out of the \$1 million dollar goal, and the fundraising commitments to date total \$723,000 out of the \$1 million dollar goal. That leaves us with about

\$825,000 dollar shortfall out of the \$7 million budget from the original funding plan. Jim Schmidt is still committed to continuing the fundraising efforts and is hopeful he can reach his million dollar fundraising goal. I just want to make note that in phase one of this plan, those dollars needed are not needed for, to start and to complete phase one. So in the, in lieu of the, we'd be still seeking more grants, more fundraising, you know, we'd also hopefully get more revenue that we could put towards it. We'd work on, you know, donations of materials. And also remember we have a pending lawsuit out there so hopefully out of, out of those areas, we can still meet our goals in that shortfall. So will see in this phasing plan, that three new projects have been added to the project list that they were never previously discussed. This includes the replacement of the Falling Star ride, the installation of a stormwater pond near the entrance of Bay Beach and modifications to the train ride, which are necessary due to conflicts with the installation of the bath house. These three projects added a total of \$1.6 million dollars to the scope of the work when you include a 10% contingency for this work. So due to the new projects added to the scope of work, the fact that we are a little short of the original budget amount and the desire to set aside funding from now until 2026 and then refinance in 2026, we are proposing a new budget for the project, which includes funding from the access revenues from Bay Beach and \$1 million dollar, and a \$1 million dollar donations from the Friends of Bay Beach. And this proposed phasing plan, phase one projects phase one projects will include \$30,000 dollars for additional peer engineering, \$2.1 million for the installation of the pier. \$535,000 for the shoreline walk, \$190,000 for site work and erosion control, \$550,000 for the installation of the storm water pond and \$340,500 for a 10% contingency. Unfortunately, due to some of this, the pier will likely have to be reduced in length in order to keep in line with the \$2.1 million dollar budget for the pier. The parks department recently completed a site wide stormwater management plan for all of the amusement park. In phase one, a stormwater pond will be installed near the entrance of the park. This pond is sized approximately to accommodate all future development on the Eastern one third of the property. This pond is required to be installed prior to the installation of the beach, bath house, and shoreline walk. And there is enough funding in place and the engineering is nearly completed to do all the work associated with phase one, as I mentioned before. So then we get into phase two, which will include \$500,000 dollars for the replacement of the Falling Star ride, \$1,860,000 dollars for the beach, grooming equipment, bath house, and utilities, \$450,000 for the relocation of the train ride, \$550,000 to pave the gravel parking lot near the entrance and another \$286,000 for a 10% contingency. These projects will be built in the priority order shown in the plan, and would not be constructed until there's adequate funding available in the Bay Beach account. This funding could come from the following sources, which I kind of mentioned before, additional fundraising, additional grants, a pending lawsuit, or excess revenues from Bay Beach. We will not need to secure any additional bonding to complete this work. The work will only start when there's adequate funding in the Bay Beach development account. In addition, the beach and bath house would not be installed until the water levels drop a minimum of 12 inches or upon an agreement between the city and the Friends of Bay Beach. If this phasing plan and refinancing plan are approved, the Friends of Bay Beach will donate \$500,000 dollars to replace the Falling Star in 2021 and an additional \$500,000 to go towards debt reduction in 2026 when we look to refinance. Unfortunately, the Falling Star, you know, speaking of the Falling Star, unfortunately it broke down in 2019 and is, is too expensive to repair. The repair expenses would cost over \$700,000 dollars just to purchase the parts necessary for the repair. That does not include the labor to take the entire ride apart and piece it back together. It is much more cost effective to simply just purchase a similar used ride for approximately \$500,000 dollars. Once a ride is selected, we will update the park committee on the specifics of the donated ride. You also see this, that this plan includes adding funding from Bay Beach excess revenues from 2021 through 2025. This funding will go into the project, which will allow the city to accumulate a lump sum total of \$1.9 million dollars which will be used towards debt reduction

in 2026. This will drastically reduce the total interest payments Bay Beach would incur compared to the existing financing plan. And I will discuss those details of the proposed financing plan now. Unless there's any questions at this moment, but I'll just, I'm thinking we just I'll go through refinancing plan and then answer questions after I'm complete here.

- That's fine.

- [James] So speaking of the, and more focused on the refinancing plan. So back in 2018, like I mentioned, the city took out a \$5 million dollar bond. This bond repayment plan was set up a little differently than most bond payments. In this plan payments began in 2019. From 2019 through 2023, it was interest only payments were to be made. Payments on the principal does not begin until 2024 and will continue through 2038. In this payment plan, the total of \$2,413,282 dollars in interest will accumulate through the duration of the payments with a total average payment of approximately \$430,000 dollars every year from 2024 through 2038. So we are paying \$193,063 dollars each year from 2019 to 2023, just an interest payments alone. Per the bond payment agreement, the earliest the city is able to refinance the bond is 2026. And we're not able to change any payments from 2019 through 2023. In the proposed refinance plan, we are proposing to set aside funding from excess Bay Beach revenues so that we can pay off a lump sum of \$1.9 million in 2026 when we refinance the bond. That would come from the \$400,000 in 2020 and \$500,000 each year in 2023, 24 and 25. So if this phasing plan and refinancing plan is approved as proposed, the Friends of Bay Beach will also donate, like I said, another \$500,000 in 2026 to go towards debt reduction. When the bond is refinanced. The final change we are proposing is to give \$750,000 out of the original \$5 million bond to other park projects in 2021. The city in turn would then take this on as debt, along with the associated interest payments of the 500 and \$750,000, sorry, which comes out to \$152,221 dollars. Unless nearly all of the park projects are eliminated from the upcoming 2021 bond request, the city would then have to bond for upcoming park projects anyway. So this has been reviewed with the finance director and she supplied the payment information for this document. By these, by making these changes, you can see that Bay Beach's interest payments go down from \$2,413,282 dollars to a \$1,507,111 dollars, which is a total savings of \$906,171 dollars. In addition, the final payment would occur in 2033 instead of 2038. Finally, the approximate annual payments starting in 2026 would drop from \$430,000 down to \$225,000. So each year Bay Beach accumulates additional revenue after the expenses are paid. This funding is placed in the Bay Beach operations account and on a yearly basis, the city council has to approve the internal transfer of funds from the Bay Beach operations account into the Bay Beach development account. This ensures that the allocated funding goes towards the approved projects, and we would recommend that if this plan is approved in the motion, you give staff the authority to transfer the funds on an annual basis to implement the refinancing plan as presented. I also do want to mention that in your packet, there was a letter of support from the president of the Friends in the Friends group on this both phasing plan and refinancing plan. And with that, I will open the floor for questions. Or you will open the floor. I will take questions, alright.

- Does anybody have any questions or comments they care to make, Alder Brunette?

- Well, I have some, yeah, if I could. Thank you, Chairman. James, thank you for that. That was a very informative. Wasn't the Falling Star a relatively new ride? When did we install that one?

- [James] Um the exact date of installation, Jason, are you on the call? Did you remember the exact year we installed it?

- [Jason] Yeah, the first year we ran it was actually in 2017. We did all the work on it in 2016. However, it is a ride from 1984. So we put a lot of work into that ride, but unfortunately with some of these rides, just some things can happen that might create this kind of expensive repair. So that's one of the chances we took with this ride.

- I thought it was newer so thanks for that. Second question, James, you had mentioned that so far, the grants received are \$425,000 \$23,000 for the donations. That's \$825,000 short. You had mentioned that you believe that there are opportunities being sought. Could you give me an idea of how secure the parks department is that that gap would be covered? Through fundraising and grants?

- [James] Yes, we're very, we're very confident. With talking with Dan, we're very confident that between grants, fundraising, more revenue and also looking at, you know, maybe even getting some of the materials donated, for example, getting all of the sand donated is an option on the table right now. And also with the pending lawsuit between those funding resources, we feel very confident that that 825 can be made up.

- I don't want you to share anything that shouldn't be shared publicly, but on that lawsuit, what are you referring to? Could you just briefly explain?

- [James] Unfortunately I cannot right now. So it is in a, it is a pending lawsuit. You'd have to read it.

- That's fine, you don't need to say anymore. Thank you. The other thing is the retention pond. That's a relatively new idea out there isn't it? I don't recall seeing that.

- [James] I think it's something that was considered in this plan that needed to be done anyway. When we proposed the beach, pier, bath house, concession stand and the additional paid parking, it is something that was part of the grand plan with this project, yes.

- Okay so with the surface parking and cement and runoff area, that that retention pond is needed as far as the parks they're concerned?

- [James] And not just parks, yes, DPW and, yup.

- All right, thank you. No other questions, Chairman. My kids are fighting, I got to go straighten them out real quick.

- You're temporarily excused. The joys of home committees. Alder Steuer.

- Thank you, Chair. James you mentioned something, the remaining full construction being \$2.1 million dollars but yet with the, with the adjustments that are being made that you might have to shorten the pier. And for the full length of the pier right now, under planning and then what that would be if we had to adjust that.

- [James] What would the length, you're asking what the length would be--

- You mentioned something about making the pier shorter unless I misheard.

- [James] No, yeah. I mean, with the, with working currently with the budget of \$2.1 million dollars just to give you an approximate idea and this would, of course it could change slightly, but to give an approximate idea the pier was originally planned for 450 feet. And so we might have to reduce that by approximately a hundred feet. That's a general approximation though.

- So is that in your estimation, will that compromise the project quite a bit? Because you know, it's like anything else, you know, 450, it would be better than 350 I guess but in your estimation you still feel that would be more than adequate and it still would be a real great amenity even at that length?

- [James] Yeah due to the, you know, the pier's, you know, that's a fishing pier, I guess. And 350 feet out still provides a lot of access to opportunities for people to fish and to, it'll still be a pretty grandeur looking pier at 350 feet. That's well over a football field. It might not be, I heard rumors that it would have been the longest pier on the Bay, I guess at 450, but it might, it might not be the longest pier on the Bay anymore. But it's still going to be a very prominent feature out at Bay Beach.

- So depending on the budget here and all that, I mean, is that cast in stone then, or until we vote on it, what's your take?

- [James] In order to, yes. In order to approve starting because we have the funding in hand right now to do phase one projects. So in order to do that, yes, it would be something that we would propose, you know, keeping it at the \$2.1 million dollars and that would get us in budget for phase one.

- Okay now when you start phased projects like this, you know, you kind of are cast in stone once the money is brought forth, can that, can that change a little bit? Let's say, let's just say for example, the pier would be extended if the funding would come in? Could you alter somewhat once the project starts?

- [James] I mean, I would have to probably refer that question to somebody more familiar with how, but I don't believe so. I believe once you bid out a project as it is--

- That's it?

- [James] Yup that's it.

- All right that's all I have for now. Thank you, James.

- Anyone else?

- [Alder Lefebvre] Chairman, this is Kathy Lefebvre. Yes, James talking about the retention ponds. Are you going to use the existing little pond that was, it's on the North side of East Shore Drive that has been cut, it used to go through to the other ponds? Are you going to utilize that?

- [James] The specifics of, of the pond where it's located and all that I think will be a part of the plan going forward. I don't know exactly how that looks at this point. I don't know if it'll be tied into that little existing pond that you're referring to or if it's going to be, I do know, based on the conversations here, what did I, it'll be towards the, trying to just look at my notes here, sorry. It will be installed near the entrance of the park. So, and if you remember, I think, you know, in the, in the grand scheme of thing, the entrance to the park is also, you know, changing at some point, or was

proposed to be changed at some point. So I don't have the exact location for you on that, Kathy, but we can get back to you on that.

- [Alder Lefebvre] I know there were plans to take it off East Shore Drive, which I would completely, no. Don't bring it off East Shore Drive. That's the worst place, I mean, you'd have so much congestion there. Where you have it now I think is much better. And it would save you money, I would think to utilize that little pond already it's there. And the only reason that fields floods at times is because it's not graded properly into that little pond. I would think that they would use that instead of building another new one. I don't understand because you already have a parking lot there too where the ball diamond is. So I don't know where you would put it. I'd like to, I like to see that plan. Because it doesn't, I can't picture where you could put it, by the entrance cause you have a building, you have the parking lot that you're, I assume that part of your paving is that gravel lot that you put in, and you're going to pave that. So I'd like to see where you're actually putting it. And I would think if you really look, I would think that little pond can save money without putting in a brand new one. I wish you'd look into that.

- I'm sure they are--

- [Alder Lefebvre] I mentioned that before to Dan.

- Alder Lefebvre? You know we'll, James will get you that information. And is there anything else?

- [Alder Lefebvre] Yes. I'm glad that they're waiting, but I think they're going to have to wait a long time for that bay to go down. And I, a lot of people along here, along the Bay, at this point, they are not in favor of that beach at all. That water would have to go down quite a bit. In order to put a beach in. So I think, yes, you're going to have to wait. And you might have to wait years to put that in. So I'd be careful with all this bonding that you're doing. I know you're reconstructing your bond, which is good. I'm glad that we're saving some money, but that's a lot. And also I would have liked to have put a proposal in, but because we are bond funding this, that there are other things that are, that the parks need. Some of them are big projects probably coming up. I know there was the ball diamonds and relocating the soccer field. And I believe we did bond for that. I think it was like \$600,000. These are things that Bay Beach should be helping with. Because this is a lot of money that we are paying and our budgets are really low now. Our budgets are so bad. I think we have to be very careful what we're doing. Because we have no idea what's going to happen even next year. So I just want, I want everybody to take a deep breath and really look at this. Okay? That's it, thank you.

- Yep, Alder Gerlach?

- I just have a couple of questions please. One, I don't know anything about building piers, but if you built this pier that's 350 feet and then in future years, I'm not talking about, you know, extending it after it's you know, started or anything like that. But in future years, could it be extended to be the original plan? Is that physically possible?

- [James] I think, I think that becomes, from what I understand that situation would not only become very complicated when it comes to permitting and future and also budget. So, I mean, I think the, you know right now--

- Excuse me, James, I'm talking like three, four, five years down the road when it's all done and we're in a financial position to do that. Is it something physically, engineering possible?

- [James] Well, once again, I'm, and unfortunately I can get back to you on that. I'm not an engineer. I think from my personal feeling, I think anything can be done. It's just a matter of what that means to do that. So, you know, whether it's additional permitting and also the budget that would take. I know, from what limited I do know about the pier, I know it has, you know, there's certain amount of footings that have to be in place, you know, and at that time you'd have to extend it with a lot of additional resources. So I don't know if that's something it's always something we could look at in the future. I just think it would come with a pretty hefty price tag and I think it would also be the permitting and those kind of things would have to be addressed.

- Okay that's fine, not a big deal. Also I wonder if you or director Ellenbecker could just tell us how is the revenue from Bay Beach going to look this summer compared to other summers.

- [James] Well I would, I think we're, I don't think we have the, you know, our projections in quite yet. I guess I would refer probably to Jason to give you an idea? You know it is of course, less than in the past. I don't know, Jason do you have any specifics I guess, or I know when I talked to Dan, he said we were still waiting for that to be consolidated for this month. So he didn't have the exact numbers for me.

- [Jason] Yeah when you're talking about gross revenue, that's probably the easiest way to describe it right now. We'll probably be about between \$2.5 and \$2.8 million dollars down this year. So it'll be able to be significantly down from, from last season.

- Okay thank you. And then just two quick question. Well, one quick question, I'd like to, I think I heard you say James, that Director Ellenbecker has looked at all these figures and she's comfortable with that, with it. I would just like to hear her say that please.

- Yes I work with Director Ditscheit and I also had some conversations with Dave Charles from the Friends. And again, as James had said earlier, we did already bond \$5 million dollars in 2018 for this project. So since things have changed and because it was principal only the interest was very high on this bonding. So with the recommendation, we've been working with our bond counsel and actual financial advisors so they're the ones who actually re-ran those scenarios for the parks department. That it's a very comfortable, something that we can do. It will certainly save some interest. And again, the one thing, the only caveat is the principle that's being funded by the city the \$750,000, that is just an assumption that in 2021, as we're going through the whole CIP in the past we've been, we have typically been approving somewhere around 700 to a million dollars for parks projects. This is assuming that next year when we're going through the CIP, we find about \$750,000 that are approved by council. And instead of taking out new borrowing, we would use some, some financial moving of dollars around, to no longer charging Bay Beach for these projects that we would actually then charge the city for it. And really for the total city it'll actually reduce our debt by \$750,000. Cause we, if we didn't shift this, we would actually borrow that extra money for parks. So it certainly a, an item that we've talked about, certainly something we can do internally. That's an assumption that 750 is approved in parks projects. But it's something internally that we would do. And overall certainly would help out the Bay Beach and all their, the interest payments.

- Okay thank you, my last question. Alder Dorff is on the call and she is the finance chair. And I would like to hear her say what she thinks about this financially. Not to put you on the spot.

- No no, I looked at that. You know we, it's been bonded for, it's been in the hopper for a while. We know what we're doing. I trust that James and the finance department really know what they're doing. Yeah too bad we have to knock off a hundred feet of the pier, but it's not a killer for the project at all. I think, and then plus the savings that they're projecting, I'm kind of impressed with that. Then I think it's about \$900,000. Wasn't that right, James?

- [James] Yes.

- When you went through all those numbers?

- [James] \$906,000.

- Yeah, that's really good, good job. So I'm very comfortable with that. Thank you for asking Alder Gerlach.

- Yes thank you, I'm all done.

- Okay, I just hate to, it's part of it as a savings and part of it as a shift. Shift is moving some to general fund. So that's why it's a savings on the Bay Beach side. But then also the idea of that, Bay Beach is going to be saving their revenues for the next three, four, five years. And then in 2026, they're going to, if you look at the schedule, you will see in 2026, instead of making a payment of a couple hundred thousand, they're going to be paying about \$2.6 million dollars. That's where you're, that's why you see the savings. But we also have the shift to the general fund picking up a portion of that, the expense.

- I noticed, Mr. Charles is with us. I don't know if anybody has any questions or would like to hear any comments from him. I don't know if he'd like to make any comments, but we could certainly open up the floor for him if he would like, or if we have any questions for him. Mr. Charles, would you care to pipe in at all?

- I'm just listening. I think everybody's doing a great job. They spent a ton of time. That's why I wrote the letter saying this is what we need to do. And I hope you'll all, as Dan put it--

- Okay so, any questions for Mr. Charles? We'll open up the floor if you do, otherwise--

- I have a question for Diana.

- Oh okay, all right, thank you Mr. Charles.

- Diana, could you go over your explanation again about the bonding for, just trying to word this into a question. I always thought that the revenue from Bay Beach would be kind of an enterprise fund that the bonds would pay, be paid off by park revenue. Or do I hear correct that we're now going to be using the bond issue for Bay Beach to fund other park projects? Did I-

- Yep, not exactly. Not exactly, what we're going to do is we're going to shift. Right now Bay Beach is responsible all the revenues are responsible completely for the \$5 million borrowing and the \$2.4 million interest. So if, if all else fails, we don't do anything, yes, by the time the day's over, Bay Beach revenues need to pay \$7.4 million. What we're trying to do is relieve some of the dollars that were already borrowed and won't be spent up front in the original phase one program. So what we're saying is we can internally because of the way the borrowing was done, it was meant for all, any kind

of park projects, the \$5 million, so that allows us, it was exempt borrowing. So what we're going to do is if 750 or so is approved next year, just of normal park projects, we are going to take what normally would have been Bay Beach's responsibilities. We are going to basically take it off of their responsibility and put it on the city's responsibility. So instead of having, let's say that is approved next, right now Bay Beach has a \$5 million outstanding bond. Next year, if we move this as shifting it from responsibility, now they only have their bonding then is only \$4.2 million \$4.250. And then we, the city is going to take on 750. And so it's going to be city projects and city's going to pay for it. What that does is just relieves Bay Beach of \$750,000 dollars of bonding that isn't being used upfront. And so they're no longer responsible for it. So it is still 100% separate. Anything that's been bonded then for Bay Beach, the remaining \$4,250,000 will be paid by Bay Beach and any projects that need to be done on park side. If we move it over and physically, it's on a spreadsheet really moving the dollars, that responsibility now will be for parks projects. And the general fund levy will be paying for it. It's just relieving who's going to pay for that bonding.

- Our bonding, our bonding rates are lower current market than what they were when the \$5 million was bonded?

- That that is true. The right now, though, this year's borrowing was lower than at the time I would have to pull them, pull the rates. But again, these, we wouldn't be going out bonding on this until spring of next year. So we don't know at this point what rates it would be. So you're right, one way or another, the city, it could be an advantage to a city slightly, or it could be a disadvantage. But overall we're not borrowing an extra 600, \$750,000 dollars for park projects taking our overall outstanding debt up 750 we're taking something that's already been borrowed, may not be spent right away and we're shifting it. And then someday, if Bay Beach ever wants more money for bonding, they can go back out and they'll be responsible for that debt again.

- As a finance director, you think that that would be a good financial decision to do it as presented?

- Yes, I think it helps our, it helps overall outstanding debt and it certainly helps Bay Beach as you know, things have changed from, you know, this proposal was put together back in '17 and '18 and we know things have changed over time. So I think it's, it's a good joint effort from between the two. We're all one department, we're all part of the city, but we just have two different funding sources. So I think it's a good decision.

- Okay thank you. Thank you, Chairman.

- [Alder Lefebvre] Chairman?

- Ah yes, Alder Lefebvre?

- [Alder Lefebvre] Yes I forgot to ask about the walkway, boardwalk on top of Bay Beach. Are you going to be raising that at all? I thought I heard it was just slightly raised and I think that you better look at, I don't know what the prediction is for next year, but I know the Bay is up, but I'm sure it's probably going to go up again. And I think that something that you better look into now, before you actually put something in so that you don't have to redo it, if that bay keeps going up, this is something that also, I think you better check with the Army Corps of engineers and see what they're talking about for the bay levels for next year. They should be able to figure out pretty soon what they're looking at.

- Okay thank you.
- [James] We'll definitely take that into consideration.
- [Alder Lefebvre] That's something James, James can note, please. Let me know on that.
- [James] Yep, definitely. And like I said, like I said, in my presentation, the beach and bath house will not be installed until the water levels come down a minimum of 12 inches. And that was documented on August 1st of this year. So based on when it was documented in August until it goes down, you know, a minimum of 12 inches or, you know, agreed upon between, you know, the parks, the mayor and the Friends of Bay Beach, we will not be installing that bath and beach house.
- [Alder Lefebvre] No, I'm talking about the boardwalk that you're going to put on top, you know, where you have the blacktop now, I think you better, you should really check and see what the predictions are for next year on the bay, that you might be considering raising that. Now would be the time as you know, when you're going to do the project. Okay.
- Thank you Alder Lefebvre.
- One last thing.
- Alder Brunette.
- I'm sorry, Chairman and Mr. Charles, I didn't mean to kind of interrupt when you were asking him, but I felt as far as the letter that he wrote that summed up his position fairly well. So if the other committees would like to hear from him, I would welcome that, but I didn't mean to interrupt when you were speaking with him, thank you.
- Mr. Chairman?
- Yes Alder Gerlach?
- Can we move to, to approve both the proposed phasing plan and the proposed refinancing plan all in one, or do we have to take them separately to vote?
- James you wanted them separate, didn't you?
- Yeah. They're, they're listed in the agenda as separate motions. So yeah, I would want them to be separate.
- So let's, let's start with just the first item.
- Okay I will motion. I move that we accept or approve the staff's proposed phasing plan and budget for the shoreline beach project at Bay Beach Amusement Park.
- Second.
- Motion by Alder Gerlach, second by Alder Brunette. Any discussion further? All in favor?

- Aye.
- Opposed? Okay that passes unanimously. Let's give James a minute or 10 seconds at least.
- Yes, I'm ready. Okay.
- Okay I'll take a motion on our second item there.
- Move to approve. Motion by Alder Brunette. Alder Gerlach. Any further discussion on that? Seeing none, okay, all in favor?
- Aye.
- Opposed? That passes unanimously. Well done everyone. Let me know when you're ready for three James.
- Yup we're ready to go.
- Okay, item three. Consideration with possible action on the request to purchase one, that's one, skid-steer loader for \$39,208 dollars from Bobcat Plus Inc. the lowest responsive, responsible bidder. Staff?
- Yep so the funding for the purchase of the skid-steer was approved in the 2020 bond request. So \$48,000 was allocated for this purchase. So what this will be doing is we're be replacing a loader Bobcat bought in 2005. The purchasing department issued a quote for this machinery and four companies submitted a quote. Staff is proposing to purchase it from Bobcat Plus who is the low quote. The machine was quoted out as a base model with several, several ad-ons. And we are proposing to purchase all of the ad-ons with the exception of the fully enclosed cab with door windows and heat. The total cost of all the approved ad-ons is the \$39,208 dollars. So I just want to note that we do plan on purchasing a separate 10 foot wide snow bucket for this equipment, but that will be quoted out later as an independent purchase. And the estimated cost for that additional bucket will be somewhere in the range of four to \$5,000. So the purchase of this skid-steer is still within budget, even after the purchases of the additional bucket.
- Any questions or a motion?
- Never mind I'll second it.
- Okay motion approved by Alder Brunette, seconded by Alder Gerlach, all in favor?
- Aye.
- Opposed? Okay that passes unanimously. The director's report we have before us. I don't know if everybody's taken a look at it. It's very thorough. I did have a few questions if no one else did.
- Yeah, go ahead.

- The gypsy moths are back. I've got them in my yard too. I'm surrounded by oaks. What are we doing about the gypsy moths? I noticed it, it was just noted that they're back, but there wasn't really, are we, look back a decade ago it seemed to be a citywide effort on Oakland's parks so who all was all involved in that? Is that's what happening in again or? Are we a town of the gypsy moth?

- Yeah it's like a bad movie trailer that doesn't go into whatever, you know, the gypsy moths are back. So I guess overall, we're just aware that they are back. We've been getting quite a few calls on people noting that, you know, gypsy moths are back. So we'll start to potentially try to focus some more of our efforts on eradicating those again. But a lot of it comes down to the support that other people do with gypsy moths. So I think its more education, more awareness and those kinds of things. You know, currently we're still of course battling the Emerald Ash borer. So I think it's just noting that they're back and then we'll start to address those concerns with citizens and, and more often, and try to come up with a game plan for that.

- Did we work with some, I thought last time, there was like, even it's like some aerial spraying and stuff by someone and was any of that, or are we looking to work with other government bodies or whoever to address this issue?

- Yeah I don't know too much specifics at this point. I definitely will, I can get back to you after talking to our foresters and let you know kind of what the game plan is going forward.

- Yeah I was killing caterpillars like crazy, but then it seemed like a bunch of them were dying on their own. I wondered if maybe there was an aerial spray or something, but okay, thanks. Then city hall, mechanical engineering. I have no clue what that means. What?

- From what I know, and once again, I can get back to you with more specifics honestly, but from what I know is we are going through the process of city hall needs all new, I believe electrical and I don't know if HVAC is included in there. But I know it's a pretty extensive redo to city hall. And in our CIP plan, I believe its where, it will be listed to hopefully take care of some of those things. I don't think I see Kaurie on here still. She was working on working with some quotes to potentially get that work done currently. So we should have a better idea within the next month or so what those costs will be, and we can share them with the parks committee.

- Okay, then my last question is COVID-19 we had been talking in the past when we started talking about opening up the parks and everything, and some of the sports teams and everything about concerns about COVID-19. Have we, have we heard any reports on teams having any issues or, or how we stand with? I noticed Bay Beach, there was a specific how it seems to be we're doing well. But are we getting anything from any of the sports and sporting activities going on?

- So I was just, I was just discussing that today actually, how, and it's of course, knock on wood here, but we have had a very good summer in terms of COVID overall. With all the amenities and services that we opened up and did provide our community. So I hope that continues through the rest of the summer. And I really hope that keeps going in that direction. There was one sanction softball group on the East side youth girls that they did decide on their own accord to actually just end their season in early July. It wasn't due to any, you know, circumstance with even, you know, it was just more them feeling like that was the right decision for them at the time. So they chose not to go forward. We did have a few, from what I know, I heard of a few situations where they did have a couple members of one of our sanctioned baseball groups that had to, you know, they had to actually stop

play for about a week. And just to be on the safe side, I guess. And then they continued to play after that week after they, you know, felt comfortable continuing, and they worked with Brown County health department on those issues. But overall, I would say in a general way, I can definitely say that overall it's been due to the circumstances a good summer.

- Excellent, anyone else? Then the only thing I would like to say is if you haven't been to your mail boxes, go get your park recreation and open space plan. It is excellent. You guys did an excellent, excellent job on this. It is so thorough. And I mean, when we talk about the area they even give the geology and the climate, I mean the perspective, the work, it was just very thorough, very well done. My congratulations and it's really worth the read. So it's in everybody's mailboxes. If you didn't get yours yet, go get it.

- Anything about gypsy moths in there?

- Nothing about gypsy moths. Gypsies, maybe, but not gypsy moths.

- That was that was printed the day before the gypsy moth call came in.

- So there we go, there we go. I'll say real quick chairman, if I could ask James, have, has the city received any complaints about Bay Beach or Colburn or opening up facilities with COVID? Anything that we should be aware of?

- You know, honestly overall not, no. We've actually been, the comments we have received have been pretty positive when it comes to the actions that our staff, and the capacity limitations and still having these amenities available for our public, but doing so in a safe manner. So overall it's been very positive honestly, what we've been doing you know?

- Yeah and what I'll say is I'll commend you and Dan and Jason and everyone in the parks department. My family has used Colburn at least 10 times this year, just, we were there today actually. Bay Beach last week. And, and just incredible. And just the happiness that people have, people that are socially distanced and being safe and wise, and everyone's in good spirits. So I know that was a big decision and it took a lot of work that doesn't always get recognized, but I definitely understand and appreciate everything that you have done, James and Dan and Jason and everyone else at the parks department.

- Thank you for that.

- Okay, kudos, well done. With that--

- [Alder Lefebvre] Chairman? I have a question for James. I'm going down through your report here with the schools going virtual and talking about how to implement something with the K4 program at the Wildlife Sanctuary. If there will not be a K4 presence there at the sanctuary, can we then adjust the, the deer culling and work in this area? Because as I mentioned before, I'm glad that they, I'm not glad that they're going to actually kill deer, but I'm glad that they're culling it because it's needed. It's not healthy for them with the, but it's going to take four or five years, I think before we notice anything, because a lot of them that are staying on this end, way on this West end here.

- Yeah so, I mean the first part of your comment, I guess, on the 4k. So yes, the 4k will start virtually, but we are working hand in hand. In fact, I just got out of meeting today, again with the school district to discuss kind of a plan for, you know, a phasing plan or an approach for when we could go back or maybe a hybrid situation in the future about how we could go back. And because the, the program is, you know, 70 to 80% of the time outdoors, you know, it does lend itself a little bit better to, you know, getting kids back sooner hopefully when the threat level goes down. So we are working collaboratively with the school district pretty much, you know, weekly here to try to come up with some plans on how that looks going forward. And then I think the, the plan that they have for the deer culling I think is a good plan right now. And I don't think it really, you know, the 4k program will really affect how that, how that takes place. I think we have a good plan in place that will be, be positive.

- [Alder Lefebvre] Because I see them coming from the entrance and down a little ways. And from Dan's down going west, that's basically where we're getting them coming through to our properties down here. So I don't, see I don't, I don't know where they're all congregating, you know, at night where they go or how they move in the sanctuary. But a lot of them, even during the day, they're out here and they head towards the entrance. So they might be staying more in this portion over here, which affects my, and my neighbors' property. I can say by the time you do get to the, all the culling cause it's going to take, it's going to take you a couple of years. More than that maybe because of the overabundance it's going to take, I bet four or five years before we don't see deer coming over here again.

- Yeah we can definitely reach out--

- [Alder Lefebvre] And I will say something, we're spending a lot of money spraying, and it's still not helping. They're still eating. And they're eating stuff that they never ate before in my yard.

- We'll look at that as it, you know, as the culling happens and we can, you know work that out--

- [Alder Lefebvre] That's, I want them to look at that if there's a possibility, okay?

- Yeah definitely.

- I'll make a motion to receive and place on file.

- Motion to receive and place on file.

- Second.

- Second by Alder Gerlach. All in favor.

- Aye.

- Opposed? Okay our next meeting is September 9th. I will just end it with, I am so sorry to hear that the star for the Falling Star has fallen. That's the way it goes and with that.

- [Alder Lefebvre] No, I second that, because that was one of my favorite rides.

- Motion to adjourn.
- Motion to adjourn by Alder Gerlach.
- Second.
- Seconded by Alder Brunette, all in favor?
- Aye.
- Opposed, I think we are adjourned, we'll begin, I've got--