

TOWN OF LIBERTY GROVE PUBLIC MEETINGS

Mariners Park Project Development ad hoc

Date: Monday, June 7, 2021

Time: 6:00 PM

Place: Liberty Grove Town Hall, 11161 Old Stage Rd, Sister Bay

Agenda:

1. Call to Order
2. Roll Call
3. Approve Agenda
4. Approve minutes: 5/17/2021
5. Public input
6. Update on activities at Mariners Park at Gills Rock
7. Discussion and possible action: 5-year plan
8. Discussion and possible action: Presentation/report for Parks and Property Committee
9. Correspondence
10. Future meetings
11. Adjourn

Anastasia Bell, Clerk/Treasurer

*** Deviation from posted order may occur. Audience members must ask for permission, during public input, to speak on topics they wish to address***

Members of the Liberty Grove Town Board or any other Liberty Grove Town committee, who are not members of the body whose meeting agenda(s) is(are) published in this(these) notice(s), are entitled, as any other citizen of the Town of Liberty Grove, to attend this(these) meeting(s) in an unofficial capacity. It is possible the attendance of one or more non-members may create a quorum of the membership of another body. Such a quorum is unintended and the non-members are not meeting for the purpose of exercising the powers or duties attendant upon their membership on any Town committee or board.

Town of Liberty Grove
Minutes of the Mariners Park Project Development ad hoc meeting on May 17, 2021
(this meeting was correctly posted)

Agenda:

1. Call to Order
2. Roll Call
3. Approve Agenda
4. Approve minutes: 5/3/2021
5. Public input
6. Update on activities at Mariners Park at Gills Rock
7. Discussion and possible action: 5-year plan
8. Discussion and possible action: Presentation/report for Parks and Property Committee
9. Correspondence
10. Future meetings
11. Adjourn

Chair Cathy Ward called the meeting to order at 6:04pm. Committee members Paul Schwengel, Sylvann Welcome, Rick Johnson and Mike Bahrke were present along with Administrator Walter Kalms, Clerk/Treasurer Anastasia Bell and 8 members of the public via teleconference (Zoom).

Ward moved, Bahrke second to approve the agenda as posted. Passed 5-0.

Ward moved, Schwengel second to approve the 5/3/2021 minutes with the word “bottom-up” to be replaced with “top-down in the Public Input section. Passed 5-0.

Public Input – Ed Koznarek, 12707 Highway 42, asked why a marina has been the main discussion and what happened to a park with walking paths. Steve Eatough, 2305 Orchard Lane, asked why a safe harbor is being considered when it wasn't in the top 5 survey results. He reiterated that this is not what the people want and the Weborgs already have this service and parking. Carl Zapffe, 630 Highway 42, indicated that the buildings should not be removed only to repair the dock, and a safe harbor is inappropriate because it is not on the citizen's wish list. James Maronek, 1519 E. Door Bluff Road, indicated the focus should be a park, not a launch ramp. Sophie Taubert-Gehan, 11960 Mink River Road, asked if it was necessary to discuss a launch ramp at this time and requested a timeline for the environmental studies and if there is a cost estimate for maintenance of the docks. Ward reported that a draft concept plan was created to approach the DNR and Waterways Commission to seek grant information. The committee was charged with creating a 5-year plan and it is important to consider what may occur in the next 5 years, she will also look into the timeline and maintenance costs. Paul Schwengel noted that the boat launch is not included in the current phased plan, it was discussed to understand all the options.

Activity update – Ward reported that the benches, tables, and grill will be placed by Memorial Day. The crew is working to clean up the boarder and make the parking area more noticeable. Kalms reported that bids to remove the house are due 7/6/21 with a removal deadline of 12/31/2021 and there will be a porta potty placed soon. Schwengel inquired if a “Friends of the Park” group has been formed or if any known fundraising has occurred to decrease the impact on the Town budget.

5-year plan – The phased plan draft was reviewed, various changes were made, and the following items were noted:

- The items listed as phases because they may not correlate to a specific year especially if outside funding is sought.
- Environmental studies have the potential to impact the available options of the grounds.
- The safe harbor is already present, it will likely need to be refurbished.

- The last professional assessment of the buildings occurred 10-12 years ago.
- The current septic may be able to be used for future restrooms, but it may not be able to handle large events.
- All of the costs are rough estimates since bids will need to be obtained prior to any of the large projects being included in the annual budget.
- There are a lot of unknown items which may affect other items listed in later phases.

An updated preliminary concept plan was reviewed, and the following items were noted:

- The launch ramp and trailer parking should be removed since they are not in the phased plan.
- The parking may interfere with current septic system as drawn.
- The driveway location is dangerous as drawn.
- The plan is confusing because the items will not work as drawn.
- The safe harbor would be beneficial because it would be the only one in the northern area of the peninsula.

It was the consensus of the committee to only include a safe harbor in the phased plan. It was also the consensus to not include a visual plan in the report as it will need to be modified as time progresses and visuals plans already have a history of creating significant controversy for this park. The research which has been done by this committee should remain on file in case a subsequent committee formed to determine additional phases.

Correspondence – None

The next Mariners Park Project Development ad hoc meeting will be on Monday, June 7, 2021 at 6:00pm.

Johnson moved, Welcome second to adjourn at 8:12 pm. Passed 5-0.

Respectfully submitted,
Anastasia Bell, Clerk/Treasurer

PHASED PLAN FOR DEVELOPMENT OF MARINER PARK

PHASE 1 \$ 72,355

Completed	Shoreline Protection	\$35,000-\$70,000	
In progress	Establish temporary parking area between the access driveways and traffic flow path	crew + \$275 gravel 65 yds ³ gravel	
	Tables, 4	Donations	
	Grills, 2	Donations	
	Benches, 2	Donations	
	General property maintenance, tree trimming, cut out dead wood, removed dead and dying trees.	crew	
	Disposition of the Weborg house-annual meeting		
	Verbal agreement regarding pressure tank in the house crawl space		0
	Temporary sign at entrance	\$	1,000
	Cleanup edge line between riprap and grassy area-install a walking path here?		
	Porta potty (\$90/month)	\$	1,080
	Remove small storage building at the north end	crew	
	LGHHS, Maritime Museum, GEO-DC remove desired contents of buildings prior to demolition-deadline September 2, 2021		0
	Decide on any agreement regarding shared well on commercial property		
	Temporary nautical themed barriers/markers to restrict access to Weborg commercial activity and dock areas where improvement work will occur.		

PHASE 2 \$ 194,100

	Planning budget	\$	5,000
	Phase II study of property and abestos investigation-EPA/DNR	\$	30,000
	Disposition of the buildings	\$	50,000
	Repair safe harbor dock & make the area ADA accessible from shore area to the north as well as from a possible parking area where Weborg house is currently located or possible parking area nearby-Grants (Coastal Management/Waterway Commission)	\$	100,000
	Permanent nautical themed barriers/markers to restrict access to Weborg commercial activity and dock areas where improvement work will occur.	\$	5,000
	Appropriate sign to encourage fishing, discourage swimming, & discourage walking or climbing on the rocks.(\$25 sign & \$500 support each)	\$	2,100
	Additional tables, grills, and benches	\$	2,000

PHASE 3 \$ 85,000

	Shelter/Pavillions	\$	20,000
	Restrooms	\$	40,000
	As shoreline work is completed establish/finalize entrance & exit, parking area, and walkways (if any) between parking, shoreline & restrooms	\$	10,000
	Create permanent parking area (asphalt/impervious surface)	\$	14,000
	Final Park signage	\$	1,000

PHASE 4 \$ -

	Focus on Memorial to Commercial Fisheries, exhibits, etc.	?	
	Exhibits, educational and interpretive signage	?	

TOTAL ESTIMATE FOR ALL PHASES 351,455

Report of Mariner's Park Project Development ad hoc Committee

As recorded in the agenda and minutes of the November 20, 2019 Liberty Grove Town Board, the Mariner's Park Project Development ad hoc Committee was created and "charged with developing future plans for the Mariners Park at Gills Rock property with an emphasis on finances and budgetary considerations." The committee was to meet for one year, commencing January 1, 2020. Due to Covid-19 related delays and other difficulties encountered, the committee requested a six month extension. That request was granted on November 18, 2020 by the Town Board, with a revised deadline of July 31, 2021.

The accompanying document provides a listing of specific, individual and incremental tasks to be undertaken at Mariner Park in a phased approach to allow both limited public access to the park during the 2021 season and increased access as work is continued over the next several years. Estimated anticipated costs are associated with each specific and individual task.

The Mariner's Park Project Development ad hoc Committee feels the document of tasks and related costs can serve as a basic, guide and plan to various Town committees including Parks and Properties, Finance, and the Town Board as initial development of the park is implemented.

The chair of the committee is very appreciative to each of the committee members for the significant time, thoughtfulness and patience they have brought to the service of the committee and the Town of Liberty Grove.