

VILLAGE OF FONTANA ON GENEVA LAKE
Walworth County, WI

Lakefront and Harbor Committee
Wednesday, May 25, 2011
(Official Minutes)

The monthly meeting of the Lakefront and Harbor Committee was called to order at 4:30 pm on May 25, 2011 by Chairman Thomas McGreevy.

Roll Call: Trustee McGreevy, Rick Pappas, Bob Chanson, Lee Eakright, Steve Beers, Joel Bikowski

Committee Member Absent: Ed Snyder

Also Present: Village Clerk Dennis Martin, Tom Howell

Visitors Heard

Rick Pappas stated that it was not included on the agenda but he wanted to make it part of the meeting minutes that the Building and Zoning Department should be directed to contact the property owners who have had pier permit applications approved in the last five years to request that copies of as-built surveys be submitted to the Village to finalize the pier permitting process. Martin was directed to send an email to Building and Zoning to follow through on obtaining the as-built surveys, which are required as part of the building permit process and according to the conditions of the motions to approve the pier permits. Beers stated that Building and Zoning should track the permits issued for pier projects to make sure as-built surveys are filed with the village as required. Pappas stated that he will compile a list of the pier permits approved during the last five years to assist the department in tracking down the as-built surveys. Pappas also requested that staff be directed to check on a kayak stand that was erected north of the channel at the west end of the Country Club Estates beach area. The kayak stand has been previously set up in the parking lot, and the committee members reached a consensus that the kayak stand should be moved back to the parking lot location. Tom Howell asked if the Village could do something to address the potholes and deplorable condition of Lake Street prior to Memorial Day weekend and the commencement of the summer season. Howell asked if the Public Works Department could be directed to repair the road surface as soon as possible. McGreevy stated that he will check with the village administrator and director of public works to determine if something can be done or if an item should be considered by the Village Board at its next meeting.

General Business

Approval of Minutes for Meeting Held May 5, 2011

Pappas stated that a reference to Debbie Quick had to be corrected to Debbie Quist.

Chanson/Pappas 2nd made a MOTION to approve the May 5, 2011 minutes as corrected, and the MOTION carried without negative vote.

DMA Codification Ordinance Amendment – Village Attorney Draft

At its March 30, 2011 monthly meeting, the committee approved a motion to direct the Village attorney to draft an updated DMA ordinance with the individual DMA totals as presented at the meeting, and to incorporate into the ordinance the legal descriptions of the individual DMAs, the mooring exchange criteria used by the committee, and a statement that any changes to the DMAs have to be approved by the Village Board on recommendation of the committee; and to have the ordinance draft presented to the committee for a final recommendation. Martin stated that he has not yet received the draft.

Eakright/Chanson 2nd made a MOTION to direct Martin to contact the Village attorney for an update and to table the item. The MOTION carried without negative vote.

Village Mooring Lease Language Review on Transfers Issue

Village Administrator/Treasurer Kelly Hayden requested in a memorandum that the committee review the mooring lease language with regard to the section of transfer of ownership of watercraft to an immediate family member. In the memo, Hayden states that the lease section talks about the transfer of ownership of a watercraft, but not of the residential property. Hayden states in the memo that if a family member does not have ownership of property in the village, the ownership of the watercraft is really a mute point. Hayden requested that the committee provide direction on enhanced language to clarify the section. Pappas stated that in September 2009, the committee addressed the situation where a lease holder sells their property or moves out of the village during the season, and the transfer of ownership to a family member should be handled in the same manner. Pappas stated that if the transfer, sale or move takes place after the season has commenced, the current lease should be valid until the end of the season. Chanson stated that he agrees with Pappas and no change is necessary regarding the transfer of ownership of a mooring to another member of the family.

2012 Mooring Rates

McGreevy stated that the 2011 mooring rates are in effect and the revenue calculations in the current budget are based on those rates; however, he wanted to initiate discussions on what the rates will be set at for the 2012 season. McGreevy stated that he wanted to start soliciting initial thoughts on the rates for next year. Pappas stated that the committee typically considers all the lakefront rates at the same time of the year – prior to the annual budget meetings. Pappas stated that last year after holding the 2010 fees with no increases, the committee recommended increasing the mooring fees to current market rates for the 2011 season. Tom Whowell stated that the village made a huge mistake last year when it approved the dramatic increase in the rate for slip leases, but did not contact the lease holders to notify them of the increase. Whowell stated that comparing the village's slip lease rates to the rates charged at Gordy's and the Abbey Harbor marinas, where more amenities and services are offered, is not a fair comparison. Chanson stated that the village mooring rates should only be compared to the rates charged by the other municipalities on Geneva Lake. Bikowski stated that the committee members should review the whole history of the village pier slips and shore stations and determine who owns what prior to considering the mooring lease rates for 2012. Following discussion, the committee members reached a consensus that the 2012 mooring rates should be discussed further at the monthly meeting in July and a public open house meeting should be scheduled in August at which members of the public can provide input on the rates. The committee members also directed Martin to research the village records to determine what the original deal was between the property owners and the Village when the slips and shore stations were first installed; what were the initial pier slip project expenses; what equity the original lease holders maintained after an initial three-year rent-free period ended; and how many of the current lease holders are the original lease holders.

Set Next Meeting Date

The next monthly meeting date is Wednesday, June 29, 2011 at 4:30 pm.

Adjournment

Chanson/Pappas 2nd made a MOTION to adjourn the meeting at 5:02 pm, and the MOTION carried without negative vote.

Minutes prepared by: Dennis L. Martin, village clerk

Note: These minutes are subject to further editing. Once approved by the Lakefront and Harbor Committee, the official minutes will be kept on file at the Village Hall.

APPROVED: 6/29/11