PORT & RESOURCE RECOVERY DEPARTMENT

Brown County

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DEAN R. HAEN
DIRECTOR

PROCEEDINGS OF THE BROWN COUNTY HARBOR COMMISSION

A meeting was held on **Monday, September 12th, 2016**
Port & Resource Recovery Department | 2561 S. Broadway, Green Bay, WI 54302

1) The meeting was officially called to order by President Tom Klimek at 10:31 am.

2) Roll Call:

Present:	President Tom Klimek Commissioner Tim Feldhausen Commissioner Bernie Erickson Commissioner Hank Wallace Commissioner Peter Zaehringer
Excused:	Vice President Bryan Hyska Commissioner Ron Antonneau Commissioner Ngosong Fonkem Commissioner Mike Vizer
Also Present:	Dean Haen, Brown County P&RR Mark Walter, Brown County P&RR Shelby Schraufnagel, Brown County P&RR Troy Gawronski, Foth Mark Metcalf, WEC Karl Mueller, GLC Minerals Jim & Sylvia Graefe, Residents Mark Rahmlow, Fox Cities Chamber of Commerce

3) Approval/Modification – Meeting Agenda – *Request for Approval*

A motion to approve the agenda was made by Hank Wallace and seconded by Tim Feldhausen. Unanimously approved.

4) Approval/Modification – Meeting Minutes of July 18th, 2016 – *Request for Approval*

A motion to approve the minutes of July 18th, 2016 was made by Bernie Erikson and seconded by Peter Zaehringer. Unanimously approved.

5) Announcements/Communication

Customer Appreciation Day will be held September 13th at the Transfer Station and September 14th at the Recycling Transfer Station, customers and stakeholders are invited.

6) Fox River Environmental Clean-Up Project – *Public Comments/Update on Standing Item*

The project is as far as the Main St. Bridge. Mr. Gawronski noted that originally the Project was to take until 2017; some work may take until 2018 to complete.

7) Property Acquisition Plan – *Request for Approval*

Mr. Haen, Mr. Walter, Commissioner Ngosong and Commissioner Wallace have all put together a property acquisition plan. This plan is intended to be a tool for the current and future Harbor Commissions; it provides a clear direction and criteria when properties become available.

A description of each property that the Department would be interested in purchasing is included; including dockwall, depth of water and rail access.

Upon Harbor Commission approval this will be taken to PD&T for approval. It will then become a living document and tool for the Harbor Commission to use when a property becomes available.

A motion to approve the Property Acquisition Plan was made by Bernie Erikson and seconded by Tim Feldhausen. Approved Unanimously.

8) 2017 Smart Goals – *Request for Approval*

Smart Goals are a part of the Annual Report each year. These are one-time goals that staff sets to reach each year. The 2017 Smart Goals include what has not been finished in 2016 as well as new goals staff has set for the up-coming year. The 2017 goals include: Research potential to barge containers to and from Cleveland's northern Europe liner service; Close-out Cat Island Restoration Project; Advance Renard Island End-Use Plans; Conduct economic impact study of the Port of Green Bay; Work with RGL Holdings and Suzano Pulp and Paper as new terminal operator in Green Bay; Lease 36 acres of Bay Port property; and, Pursue beneficial reuse of Cat Island sand and Bay Port top soil.

The Harbor Commission was asked to bring forward any additional goals they felt staff should work towards.

A motion to approve the 2017 Smart Goals was made by Bernie Erickson and seconded by Hank Wallace. Unanimously approved.

9) 2016 Smart Goals – *Update*

The status of the 2016 Smart Goals are as follows: Research Wisconsin manufacturers and determine potential to export commodities from the Port of Green Bay is in-progress; Research potential to barge containers to and from Cleveland's northern Europe liner service is in-progress, contacts have been made with shippers and logistic companies and right now there is limited interest; Market Bylsby property for port-related purposes is completed; additional

acreage was leased to GLC Minerals; Cat Island Restoration Project Close-Out is in-progress; Pursue beneficial reuse of Cat Island sand and Bay Port top soil is in-progress; Develop port property acquisition strategy is in-progress and will be completed upon PD&T approval; and, Conduct economic impact study on the Port of Green Bay is deferred.

10) Short-term Lease Efforts for the Hurlbut Property – *Request for Approval*

In 2007 the Department acquired property to expand Bayport; what is currently the City's west side compost facility. It was guaranteed that the City could use the property at no charge for ten years (through February 2017). Due to beneficial reuse of dredged material as part of the closure of Renard Island, the Department does not need this property for at least three to five years and should explore opportunities to lease the property, first to the City and secondly to others. Mr. Haen reached out to the City asking if they were interested in leasing the property for another three years at $500/acre per month, the same rate as what Bylsby is being leased for. The City indicated that they are not interested in paying that amount, but did not return a counter offer. Commissioner Erickson will contact the City about a counter offer.

A motion to hold the Short-term Lease Efforts for the Hurlbut Property for 30 days was made by Bernie Erickson and seconded by Tim Feldhausen. Unanimously approved.

11) 2017 Budget – *Update*

After meetings with the Executive and Finance there were no changes made to the budget as approved by the Harbor Commission. The Executive will put together the Executive Budget for PD&T approval in October and County Board approval in November.

The Statement of Funds was not ready in the budget packet that was provided to the Harbor Commission in July; it is included now. This statement of funds shows activity; the Port will increase $100,000 in value.

12) Harbor Assistance Grant Application – *Update*

Mr. Walter had about a week to put together the application in August. Senator Robert Cowles, Representative Eric Genrich, Peter Zaehringer from the Chamber and Kevin Vonck from the city of Green Bay all wrote letters of support for the project. (Additionally, Congressman Reid Ribble wrote a letter of support that was not available at the time of the Commission meeting.)

On December 5th there will be a committee review meeting in Madison. The Fox River Clean-Up Project is paying for RGL Holdings dockwall repair. The grant application would be for enhancements to the property, including; crane pads, enhancements to extend the railroad track to the dock. These improvements would make this a multi-use, multi-function port property with warehousing, direct access to rail, a deep slip and could be used for bulk and/or breakbulk cargo.

Commissioner Zaehringer asked if there is a panel that listens to local communities. Mr. Haen answered that a complete application has to be submitted and pass a cost/benefit analysis. The Advisory Council is a five member council that consists of people from WEDC, DOT, and state government.

RGL Holdings paid the Department to assist with the grant application. If they are awarded the grant they may pay the Department to do project management for implementing these changes.

Commissioner Wallace asked for the list of committee members who will be reviewing the applications as the Commissioners may be able to help.

13) Tallship Festival Recap – *Update*

The Tallship Festival had a 20% increase from the 2013 event with 70% of visitors came from 20+ miles away.

14) Wisconsin Commercial Ports Association Annual Meeting Recap – *Update*

The Wisconsin Commercial Ports Association Annual meeting was held at the Port of La Crosse this year. The meeting was well attended. From this meeting Mr. Haen has preemptively reached out to state legislators regarding future funding of the Harbor Assistance Program with the Governor's Budget coming out in spring. Other initiatives include; CFIRE working on a State Port Development Plan, Phase II and the state DOT is working on a Freight Plan.

15) Final Accounting for the Cat Island Project – *Update*

There has not been any resolution made with the Army Corps of Engineers. Both parties agree with their stated positions. Commissioner Feldhausen recommends the County respond to the Corps. Mr. Haen will be meeting with Corporation Counsel and the County Executive to strategize a response and position going forward regarding the $407,000 excess In-Kind Contribution made by the County by a project managed by the Corps.

16) Director's Report – *Update*

The 217 Agreement requirement of a 5-year audit is being conducted by Schenck and Associates. All 217 Agreement revenues and expenses will be reviewed and tipping fee set for the remaining five years of the original agreement.

Upcoming meetings include a meeting in Madison for the Governor with representatives, ship builders, ports, terminal operators, carriers, and St. Lawrence Seaway representatives on September 27th and 28th. The Great Lakes Commission meeting in Toronto will take place on October 5th and 6th; topics include crude oil and the Great Lakes Commission role in fulfilling some of the obligations of Governors Maritime Strategy. Also in October the Wisconsin Freight Advisory Council and the Governors Freight Council will be in Wausau.

17) Audit of Bills – *Request for Approval*

A motion to approve the Audit of Bills was made by Tim Feldhausen and seconded by Hank Wallace. Unanimously approved.

18) Tonnage Report – *Request for Approval*

A motion to approve the Tonnage Report was made by Hank Wallace and seconded by Peter Zaehringer. Unanimously approved.

19) Such Other Matters as Authorized by Law

There were no other matters as authorized by law.

20) Adjourn

A motion to adjourn the Harbor Commission meeting at 11:42 am was made by Peter Zaehringer and seconded by Tim Feldhausen. Unanimously approved.

Tom Klimek, President
Harbor Commission

Dean R. Haen, Director
Port & Resource Recovery Department