

**MICHIGAN CITY PORT AUTHORITY  
BOARD OF DIRECTORS**

**September 27, 2021**

**TIME & PLACE**

The regular meeting of the Michigan City Port Authority Board of Directors was called to order at 5:00 p.m. in the Port Authority board room.

**ATTENDANCE**

Board President Sam Ferguson presided. Board members in attendance included Amanda Beutner, Chad Childers, Socrates Gray, John Haynes, Bruce Manner and Dan Messina. Harbormaster Tim Frame and Assistant Harbormaster of Administration Mary Ann Pawlicke were also in attendance along with Attorney Joe Zaknoen.

**GUESTS IN ATTENDANCE**

Guest in attendance included Washington Park marina slip holders Mike Cooper (*400 Dock*) and Bob Kelsey (*300 Dock*), Phil Friese (*Park Board Liaison*), Representative Greg (*Edgewater Resources*), Troy Jennings (*R Yoder Construction*), Cale Summers (*Gariup Construction*), Rosa Rozek (*Pangere*) along with a representative from *Larson-Danielson*.

Board President Sam Ferguson asked Attorney Zaknoen to begin the bid opening for the Sprague Pointe Marina bathhouse Project.

***Tabulations were as follows:***

The first bid opened was from:

**LARSON-DANIELSON CONSTRUCTION**

La Porte, Indiana  
Base Bid - ..... \$300,592.00

The second bid opened was from:

**PANGERE CORP.**

Gary, Indiana  
Base Bid - ..... \$278,847.00

The third bid opened was from:

**R. YODER CONSTRUCTION**

South Bend, Indiana  
Base Bid - ..... \$220,500.00

The fourth & final bid opened was from:

**GARIUP CONSTRUCTION COMPANY**

Gary, Indiana  
Base Bid - ..... \$259,700.00

Mr. Ferguson explained that no vote would be taken this evening until all engineering and legal aspects have been reviewed by *Edgewater Resources* and Attorney Zaknoen to see if they meet all specifications and to determine how to move forward.

## MINUTES

Upon motion made by Chad Childers, seconded by Amanda Beutner, the board approved the minutes to the previous meeting.

## REPORT FROM HARBORMASTER

Harbormaster Tim Frame reported on the following:

- *Wilderness Inquiry Adventure*
  - Carries 20-ft canoes that the students on nature runs in conjunction with the **DNR**, State Parks and National Lakeshore. They were here September 20<sup>th</sup> thru 25<sup>th</sup>.
- In regards to the three (3) racing row boats remaining at **SPM**, Marquette School has been contacted numerous times to retrieve them but as they no longer have an active rowing team there seems to be a lack of interest.
- Working steadily on haul-outs and winterization services with five (5) weeks to go before the season ends.
  - In reference to replacing the Assistant HM position, the harbormaster explained that we do not have an active advertisement out at this time and have not had much success into finding temporary help but has been assisting the staff at trail creek as needed as they become more proficient each day.
- Also working on general marina maintenance.
  - Installed a new back-floe preventor at **TCM**.
  - Replaced tankless water heater in laundry facility.
  - Will be replacing the water heaters at fish cleaning station once the water has been shut off for the season. The current heaters are dated from 1996.
- 700/800 Dock Project
  - *Larsen-Danielson* to start lining up the sub-contractors and materials needed to commence with the project.
  - We have received approval from the **EEO** Department.

## REPORT FROM ASSISTANT HARBORMASTER

Assistant Harbormaster of Administration Mary Ann Pawlicke informed the board that new winter storage inquiries are still be taken and the 2<sup>nd</sup> half billing cycle for storage has been processed.

During the last meeting slip holder Mr. Fisher reported an ongoing concern he had over another boater and an aggressive dog and upon conclusion of the ensuing discussion, the board had agreed to revoke the license agreement of the boater in question. Mr. Childers expressed his own concerns on how he had felt the board took too aggressive of an action to placate the complaining party without so much as hearing the other side of the story and recommended that the staff review the handling of boater complaints and what actions to take. Attorney Zaknoen stated he intends to meet with the Harbormaster and Mrs. Pawlicke to evaluate current procedures and make any necessary revisions for handling these types of conflicts on a more timely and non-biased manner.

## **COMMITTEE REPORTS**

1. On behalf of the ***Budget and Financial Oversight Committee***, Socrates Gray reviewed the claims dockets to be paid:
  - **MCPA** Payment register = \$ 65,317.66
  - **MCPA EFT** register = \$ 9,413.18
  - **MCPA** Capital Improvements = n/a

Upon motion made by Socrates Gray, seconded by Bruce Manner, the board unanimously approved all bills to be paid; total docket in the amount of \$74,713.84 as presented.

2. On behalf of the ***Claims and Insurance Committee***, John Haynes had nothing to report.
3. On behalf of the ***Port Operations, Personnel and Marina Policy Committee***, Sam Ferguson informed the board he met with Mr. Gray and Mr. Messina concerning labor and personnel issues and a plan to increase wages from seasonal to administrative in the attempt to gain the additional personnel we are in need of. Would like to have an open discussion during the October 4<sup>th</sup> meeting.
4. On behalf of the ***Boater Communications and Special Events Committee***, Dan Messina had nothing to report.
5. On behalf of the ***Master Planning and Special Projects Committee***, Bruce Manner had nothing to report. He did mention that due to a recent situation that had surfaced in regards to the Sprague Pointe bathhouse project, he told the board to feel free to contact him at any time should anyone have any questions or concerns needing clarification.
6. On behalf of the ***Advertising and Public Relations Committee***, Amanda Beutner had nothing to report.

## **REPORT FROM THE ATTORNEY**

Attorney Joe Zaknoen reported on the following:

- During the last meeting a discussion ensued regarding those board members that were also slip holders and or affiliated with a slip holder and any conflict of interest that may present. A resolution was drawn up as follows:

**RESOLUTION No. 2021-09-27.1**  
**MICHIGAN CITY PORT AUTHORITY BOARD RESOLUTION**  
**AMENDING THE BOARD'S CONFLICT OF INTEREST POLICY**

- Generally this clarifies that as the legislature has provided a provision, the **MCPA** Board can modify the current conflict of interest statement so that an adult child of a boater/licensee may not be excluded from voting on fees, rates or charges set by the board as presented by the attorneys amended resolution.

Upon motion made by John Haynes, seconded by Dan Messina, the board unanimously accepted the amended *Conflict of Interest Resolution 2021-09-27.1* as presented by Attorney Zaknoen.

## **OLD BUSINESS**

There was no old business to discuss during this meeting.

**NEW BUSINESS**

There was no new business to discuss during this meeting.

**ADJOURNMENT**

Upon motion made by John Haynes, seconded by Chad Childers, the board adjourned the meeting at 5:42 p.m.

Accepted by: \_\_\_\_\_  
Tim Frame, Harbormaster

Respectfully submitted, \_\_\_\_\_  
Dan Messina, Board Secretary

Approved On: \_\_\_\_\_

By: \_\_\_\_\_  
Sam Ferguson, Board President

There were no attachments for this meeting  
Minutes prepared by Kristen N. Winkelstern