

MARINA COMMITTEE MEETING

DATE OF MEETING: August 12, 2021, at 5:35 p.m. Clinton Lake Marina

MEMBERS PRESENT: Dan Matthews – Chair, Jay Wickenhauser, Terry Ferguson, Travis Houser, and Aaron Kammeyer. Also, present, Dee Dee Rentmeister, County Administrator, Joe and Marybeth Caldwell, marina operators.

MEMBERS ABSENT: None

SUMMARY OF DISCUSSION:

- Robert Thomas spoke to the committee and asked that committee members look at the docks while here. He also spoke about the item on the agenda about the contract renewal with 1125 Property Management lease. Several others want to submit bids to manage the marina and feels that the committee should see what the people at the marina want.
- Motion by Houser, 2nd by Kammeyer to approve the June 2021 minutes. Voice vote, motion carried.
- Motion by Kammeyer, 2nd by Wickenhauser to approve the claims. Voice vote, motion carried.
- Reviewed scope of services provided by Chastain for bid assistance for the parking lot/resurfacing project. Motion by Ferguson, 2nd by Houser to approve the bid assistance from Chastain for the parking lot/resurfacing project in the amount of \$2700.00. Voice vote, motion carried.
- No discussion or action on the contract renewal with 1125 Property Management.
- Committee discussed/reviewed the following items on the agenda under discussion only:
 - Breakwater repair/replacement. Matthews presented the committee with an estimate from Modular Concrete Docks for breakwater replacement. The company will do a site visit at no cost. The proposed system would allow for additional slips to be added. Note: this project will need to be bid out before awarding.
 - Dock entry lock repairs/replacement. Joe indicated that he took the lock off another door and put it on dock 3 and then replaced the other lock. Joe feels that all the locks need replaced due to age – 6 or 7 in all. No cost information was available.
 - Discussion rip rap around the peninsula, parking lot and sidewalk. No cost information was presented. Also discussed culvert replacement. Houser will get with the county engineer and see if he can assist with an estimate of how much material is needed.
 - Discussion on purchasing a campground reservation type software program. This would allow the public to reserve transient slips, rent slips, pontoon boats, etc. online. Setup cost is \$1,000 and \$350 monthly charge. Will set up a demonstration next month.
 - Issues with water/well pressure. Joe hasn't contacted anyone. Will attempt to get ahold of the person who did work on the well in 2018 and have them come out to evaluate.
 - Supplies needed to repair water leaks on the docks. Joe didn't have a list compiled of necessary items. Will get the list to maintenance so that the parts could be purchased tax exempt.
 - Wood is needed to make repairs to the broken concrete sections on the docks. Will need boards and screws. Need to have an estimate of number of boards needed.
 - Signs for the parking lots and towing. Could possibly get signs from the towing company. Will need to see what towing company would agree to be called.
 - Need supplies to address mooring repairs. Need pricing.
 - Discussion on anchors and location of jet ski ramps.
 - Float repairs needed on various dock. Joe to provide an inventory of what floats we have on hand and need estimate of costs.
 - Discussion on resetting the slips from the old gas dock. Also discussed the removal and disposal of the old gas dock.
 - Update on the new gas dock. Still trying to locate a flexible gas hose.
 - Discussion on replacing broken electrical pedestals. Need to know how many are broken and get a quote to replace.
- Discussion on an email received from Jason Witte concerning his purchase of a lift and whether he gets the slip with the purchase. Mr. Witte is asking what the set practice/guidelines are when a slip renter

**AGENDA FOR THE
MARINA COMMITTEE**

Date and Time of Meeting: August 12, 2021 at 5:30 p.m.

Location: Clinton Lake Marina

- 1) Call Meeting to Order
- 2) Persons Wishing to Address the Committee/Public Comment (If requesting action, also list below in section three).
 - a.
 - b.
- 3) Items for Discussion and Possible Action
 - a. Approve June minutes
 - b. Approve claims
 - c. Approve bid assistance with Chastain for parking lot
 - d. Contract renewal with 1125 Property Management
 - e.
 - f.
- 4) Closed Session
 - a.
- 5) Items for Discussion Only (No Action Requested)
 - a. Breakwater repair/replacement
 - b. Dock entry lock repair/replacement
 - c. Rip rap around peninsula
 - d. Electronic management system for rentals, slips, transients, etc
 - e. Issues with well/water pressure
 - f. Removal of old gas dock and resetting old slips for slip rentals
 - g. Supplies for water related repairs on docks (spickets, clamps, water line, etc)
 - h. Culvert repairs
 - i. Wood for dock deck repairs to replace broken concrete
 - j. Signs – towing & parking
 - k. Mooring ball replacement/repairs (chain, concrete, etc.)
 - l. Jet ski ramp ground anchors, new ramp locations
 - m. Dock/float repairs on existing docks
- 6) Motion to adjourn.

Posted: August 10, 2021 at 4:30 p.m.

By: Dee Dee Rentmeister

SCOPE OF SERVICES

Clinton Marina Parking Lot & Roadway Resurfacing (Addtnl Items) - 6599 Sailboat Road,
Weldon, IL

A. Bid Assistance \$2,700.00

1. Assistance in the preparation of advertisement in the Decatur Herald, bid questions, bid opening, bid analyzation per DCEO grant, attend board meeting, bid recommendation, contract preparation, notice to proceed, and a preconstruction meeting.

** Items listed above to be performed are considered additional items (to date) to the approved \$3,700.00 Bid Documents Scope of Services dated/sent May 13, 2021. We are respectfully requesting an increase in budget of \$2,700.00 to a total lump sum contract budget of \$6,400.00

B. Items not included in the scope of work that can be included for an additional fee:

** The following items not included in the scope of work are listed here for reference only and this list is not considered to be complete. Items not specifically listed in the scope of services to be performed are not included and can be added for an additional fee

1. Topographic & Boundary Survey
2. Full Site Plans
3. Record as-built drawings
4. Construction Assistance, including but not limited to:
 - a. Site visits, pay application & certified payroll preparation/review, & final walk-thru
5. Construction Staking



2 Allen Rd
Eldon, MO
65026

Estimate

Date	Estimate #
8/10/2021	403

Name / Billing Address
Barefoot Cove Marina 3599 Saleboar Rd Weldon, Il 61882

Ship To:
Barefoot Cove Marina 3599 Saleboar Rd Weldon, Il 61882

Rep	This estimate expires 30 days from date written	Expiration Date
		9/10/2021

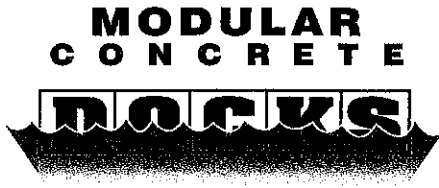
Item	Description	Qty	Cost	Total
Out-of-State At...	140' attenuator	140	1,009.00	141,260.00T
Trans & Install...	-Transportation & Installation of Attenuator	140	189.00	26,460.00
	*This is not a final estimate. This is a preliminary estimate and does not require a signature We will send a Contract at a later date			

THIS ESTIMATE IS FOR COMPLETING THE JOB DESCRIBED ABOVE. IT IS BASED ON OUR EVALUATION AND THE COST DOES NOT INCLUDE MATERIAL PRICE INCREASES OR ADDITIONAL LABOR AND MATERIAL/S WHICH MAY BE REQUIRED SHOULD UNFORSEEN PROBLEMS OR ADVERSE CONDITIONS ARISE AFTER THE WORK HAS STARTED.

In the event this invoice remains unpaid after 30 days and the account is placed for collection, by accepting service you have agreed to pay all costs associated therewith, including actual attorney's fees and court costs incurred by Modular Concrete Docks LLC. In the event of a default and in addition to all other available remedies, Modular Concrete Docks LLC. will charge interest on any past due balance at the rate of 1.5% per month (18% per annum) with said interest being calculated from the date of default.

Subtotal:	\$167,720.00	Sales Tax : (6.75%)	\$9,535.05	Total:	\$177,255.05
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Please Sign and Return	Signature _____
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08/10/21

Dennis Matthews
Barfoot Cove Marina
6599 Sailboat RD
Weldon, IL 61882

RE: Barfoot Cove Marina Wave Attenuator Bid 140' - 325 miles one way

Modular Concrete Docks to supply the following:

The price includes transportation, assembly and installation

- 1- 140' section for a total of 140' ft. x 12 ft. Attenuators which includes 7 - 1220 Unimodules
- 15 - K&R #11 Galv. Winches
- 15 - HD Galv. Winch stands and hardware to mount K&R #11 winches
- 7 - Galv. Light Stands 36" above deck
- 7 - Tophat type mount amber solar powered lantern with a flash rate of 30 per min
- 7- 3200lb anchors
- 2000' - 5/8 Stainless Steel cable
- 14- 5/8 Stainless Steel Cable Clamps
- 4 - Post- tensioned cables with Galv. end hardware, cap and wedges
- 24 - flexible couplers for joints
- 1-on-site MCD workboat and misc. equipment

Barefoot Marina to supply:

Note: The 1220 Unimodules will require usage of their concrete loading ramp, with the assumption that there is a minimum 5-½ to 6 degrees slope for our unloading and launching system. Barfoot Cove must provide assistance to unload and a location to a holding area for storage, equipment and assembly in water.

Price Estimate of \$167,720.00 or \$1198 per foot. Estimated sales tax is \$9,535.05

Sincerely,

cc: Jerry Mattson

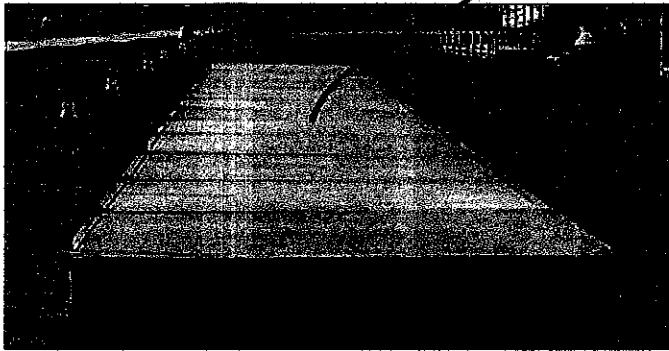
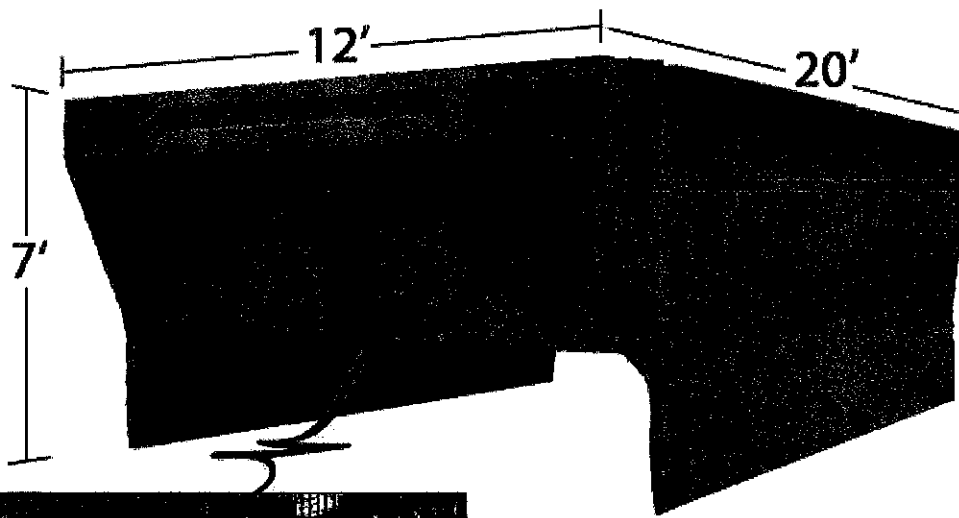
E-mail: jim@modulardocks.com

Jim Mattson
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Modular Concrete Docks, L.L.C.
2 Allen Road ♦ Eldon ♦ Mo ♦ 65026
(573) 365-9059 ♦ Fax (573) 365-1115 ♦ www.modulardocks.com





1220 UNIMODULE

Deedee Rentmeister

From: Jason Witte <jwitte@jwitte.net>
Sent: Wednesday, August 11, 2021 6:08 PM
To: Deedee Rentmeister
Subject: Jason Witte Marina Lift Purchase

Dee Dee,

Thank you for your time on the phone today. I wanted to provide a summary of the issue that I'm having with the marina in regards to my purchase of a lift at Clinton Lake.

I purchased the boat lift located at slip 318 on July 27th from Josh Olsen. I contacted the marina on Tuesday 8/10 asking if any documentation would be required in addition to boat registration and proof of insurance. I was told by Joe that I may have purchased the lift but I did not have access to the slip. He indicated that the only way to gain access to the slip is to purchase a boat.

My concern is simply that my purchase is being questioned as others are allowed to proceed. It is my understanding that this transaction has been allowed multiple times this year and in years past. I also disagree with the marina's requirement that the personal property sold to gain rights to a slip must be a boat and not a lift. It appears that the rules are being changed in the middle of a season and slip renters have not been notified.

I also discussed with Joe that I am on the waiting list. He indicated that I am currently 9th on the "new" list. There is also a "current" list which includes slip renters who wish to move.

My intent is to go about this in the right way and be truthful to the board. I believe that if this rule is to change in the future that slip renters need to be notified prior to signing the agreement. The rules should not be changed in season, especially when their personal property is involved. Also, picking and choosing who is allowed to purchase a lift in this manner by the marina staff should not be allowed. The same rules should apply to everyone and be documented and agreed upon.

Thank you,
Jason Witte