



"Equal Opportunity Provider & Employer"

508 Second Street, P.O. Box 277, Pepin, WI, 54759, Phone 715-442-2461 Emails:
clerk@pepinwisconsin.org and treasurer@pepinwisconsin.org

VILLAGE OF PEPIN HARBOR COMMISSION MEETING

Village of Pepin Municipal Building

Wednesday, January 25, 2023, at 7:00PM

MINUTES

1. **Call meeting to order-** Randy Kallstrom called the meeting to order at 7 pm.
2. **Roll Call** – Members present were Randy Kallstrom, Steve Westman, Dan Fedie, Ted Johnson. Dennis Benish non-voting member. Members absent- Jeremy Marcks. Visitors - Mike Michaud, Sue Fedie.
3. **Discussion/Action on Revisions to Draft of Harbor Lease extension document. -**
Multiple conversations about the version of the Draft Lease dated 12/6/2022 with some suggested edits by the Village of Pepin. Action items for the next revision included:
 - A. Add "only leasing the interests we have" language to the introductory section.
 - B. Further discussions on structuring the lease as a straight 35-year term or three 10-year options beginning Jan 1,2023 is required.
 - C. Removal of paragraph "N", section 4.
 - D. Modification to language in "Removal of Property Upon Termination" language.
 - E. Inclusion of a right of first refusal language, probably in the same paragraph or immediately subsequent to the paragraph above.
 - F. Modifications to the "leased area" language at paragraphs 1A and 1C to include all of Wharf Block.
 - G. Use of the map Dennis provided which includes all of Wharf Block and the "red line" on the east side of the easternmost breakwater.
4. **Set date for next meeting** – To be Determined.
5. **Adjourn**

Randy Kallstrom Chair