

PROVIINCETOWN PIER CORPORATION

PUBLIC MEETING

Town Hall

Provincetown, MA

THURSDAY, MAY 9, 2019

Members Present: Regina Binder (RB), Chair; Herbert Hintze (HH); Carlos Verde (CV).

Teleconference: LeRoy "Scott" Fraser (SF).

Excused Absence: Richard C. Holland.

Other Attendees: Rex McKinsley (RM), Harbormaster & Pier Manager; Doug Boulanger (DB), Facilities Manager; Jamie Demetriou (JD), Office Manager.

Public Attendees: Alex Berard, Location Manager, Starz P-Town Productions.

RB called the meeting to order at 5:02pm.

AGENDA

1. Public Statements

None.

2. Review of Minutes

HH made a motion to approve the meeting minutes of April 25, 2019. CV seconded the motion and it passed, 4-0-0; HH, CV, RB, SF.

3. Special Agenda Items

Starz Film Crew Request for berths

Alex Berard, New England Location Manager with the Starz production *Hightown*, met with the PPC seeking to film scenes from the upcoming television series on the Pier on May 31, 2019.

Mr. Berard said the production plans to transport a lobster boat which has been specialized for the shoot up from Long Island where it has been used for filming; requesting to moor in a pier slip for the shoot date of May 31st from approximately noon to 8:00pm, as it is a 'dusk shot,' breakdown and wrap from 7:30pm to 10pm; said crew plan to arrive on the 30th and production is requesting a total of three slips; mentioned that the shot-list is not yet completed in terms of more specific needs but the producer has cited the need to off-load carts of equipment onto something off the deck and onto the floating dock and that the picture boat should be gone by June 1st.

RM referenced the slips in question as the south end of the dock. RB pointed that it was a busy time of the year for school trips and the like and that keeping the east side clear could be helpful for the production needs.

RB recommended total compensation in the form of \$250 for each of the three fisherman, and \$2,000 paid to the Pier to cover staff. SF said he was good

with that. CV first said he felt that amount would cover some of it, then agreed on the figures paid.

Mr. Berard verified that only one picture or “hero” boat was coming in for the shoot and that they do need truck space for off-loading but main parking is at the VFW. CV asked per a rain date, to which Mr. Berard said he was unaware of a contingency plan other than pushing a day but would check with the producers.

RM said the shoot being further out on the docks will help with the potential for congestion at this time of year. CV asked if there was control on the water. RB said she understood drone work would be ongoing. Mr. Berard said he would welcome a follow-up meeting with the PC to provide more accurate details pertaining to the shoot. RB said personally she would like the shoot to succeed but safety is also a concern, as always. CV said he’d like to get more of the particulars before putting it to a PPPC vote.

DB spoke about a talk he had with the producer, Colin, concerning logistics of the shoot. HH voiced concern for not getting all the pertinent information on a proposal of this nature ahead of time, instead learning it from watching a Board of Select meeting on remote TV, and said he felt in general the PPPC should be better informed in these matters. RM said it came up quickly and the Harbor has been catching people up. Mr. Berard added that he’s only come on board for the past few days, but is in Town from here on for the duration of the shoot and will be communicating updates as needed and at the forthcoming PPPC meeting on May 23rd. RB said she would be the point of contact for the producer’s concerns and DB the contact for pier location logistics.

4. Facility Manager Report

As reported by DB:

Mayflower II Request for 2020

Event application is to be voted on; staff recommendation is to waive the fee in exchange for PPPC sponsorship acknowledgement. Vessel to arrive September 7 or 8, 2020, positioned outside the Tee towards the east side; ticketed reenactments and tours; Greater Society of Mayflower Decedents to arrive by ferry on Sunday, Sept. 13th with a procession to the base of the Monument and luncheon. Mayflower to depart on Monday, Sept. 14th at sunrise.

RB said she felt the PPPC did not have enough information to waive the fee and approve the application, although recommended approval in general. RM said the waived fees would be between \$300 and \$600 for that time of year and didn’t feel that this was a heavy lift but that approval would be key to get the organizers on the calendar and logistics can come in turn.

CV asked per the cost a ticket and where that money would go. RM replied that they don’t yet know the ticket cost but that this would go toward bringing the ship in and out, plus security costs associated with the transportation of the ship. HH asked if there weren’t other groups sponsoring the ship’s participation. RM said that the Pilgrim Monument and Provincetown Museum (PMPM) is the sponsor for the Town’s 2020 celebration and the boat is owned by Plymouth Plantation, which seeks to recoup its costs for Town utilizing the ship. HH also suggested the Town get a cut on the sale of the tickets, to which RB said she had also mentioned to CV.

SF suggested granting the group use of pier for that time frame with pricing figures to be determined at a later date.

DB said a vote is needed to waive the pier fee. CV said he's in favor of the event, but unsure yet about the fee waive and other particulars, as did RB and HH.

HH made a motion to approve the ship for the Mayflower 2020 event from September 7 to September 14, 2020. CV seconded the motion and it passed, 4-0-0; HH, CV, RB, SF.

Ferry Contracts

HH recused himself.

One-year contract extension sought for Boston Harbor & Bay State & Captain John as both contracts expire in 2013; extension through summer 2019 required and CPI increase; negotiated contracts in place by winter of 2019/2020; recommendation for all three to secure similar contracts; DB to review market rate data surveys from other ports.

RB noted the ferry contracts had expired and said she felt a one year extension to be followed by a 10-year renewal was the way to go as there will be a new pier in place following construction. RM agreed, as did SF.

RM said he thought the CPI this year was 2% and could be found online at the Bureau of Labor Statistics under all items North East pertaining to an evaluation starting at 1984. CV asked if the vote should reflect the one-year extension with a 10-year option – which the PPC and Staff discussed further.

GB made a motion to enter the one-year lease extension for 2019 with negotiations for a draft for the 2020 ten-year lease to be completed by December 2019. CV seconded the motion and it passed, 3-0-0; RB, CV, SF.

Fender Pile for AGM

Per discussion with The Construction Sub Committee, two additional Fender piles found missing need to be replaced under time constraint; additional funds requested for 6 Timber Curb Caps with staff approval of total funds amounting to \$12,100 from the reserve.

RB said she spoke with CV previously about this issue and determined missing piles is inexcusable but recommended covering the costs and creating some sort of monitoring system. CV remarked on damage to the base pier and to information that a vessel that had lost reverse gear or steering and which has now been repaired and stated this information should have been in the report; noted the uncertainty if an insurance claim existed.

DB spoke of conducting a winter survey and a spring accounting to account of pier conditions. CV suggested greater oversight was needed.

RB made a motion to approve \$12,100 out of Capital Reserve to cover the costs associated with the Fender Pile Replacement Project. CV seconded the motion and it passed, 4-0-0; RB, CV, HH, SV.

AGM

Work reported to be proceeding nicely and moving to the last section, the north side of the North Fender Pier; South Fixed Finger Pier is finished and the demolition to be completed on Monday; remaining Fender Piles will arrive Tuesday morning at around 6am via large semi; AGM to be completed next Thurs, May 16th, on schedule.

"Ferry Float"

Main float work has been completed with minor touch-ups coming; work continues on the 3ft. Freeboard, all weather-permitting; barricades are up, fishers notified.

Courtesy Float

Float job being coordinated with other crane work, weather uncooperative; additional water meters installed this week. CV noted fiberglass poles at the Winkler facility; asked if they could be used for the courtesy float. DB and RB said that would great. RM remarked on a potential for erosion with the fiber glass solution. RB asked after an option to solve the chain abrasion issue where the fiberglass could work, and which would be more suitable than metal. HH suggested putting the materials available to work. SF concurred. CV said an inventory should be made for the number of steel poles being stored and that these either be sold or used.

Restrooms

Restrooms to open on or before May 15th; detailed work done.

Trap sheds

Most of the tenants have their keys, canopies and awnings have been installed today. RB thanked DB for confirming that the cleaning was under warranty.

Cleats

Painting to be performed during string of nice weather days, as time allows.

Marina Renovation Project

Submittals and drawings review near completion; production of Attenuator and Floating docks to begin May 20th; mobilization to begin end of August.

Additional Items

Capital Improvements schedule and updated data base, Fleet and tenant data base, Embarkation fees and Payment schedules being updated with JD; researching replacement or repair to street poles/lighting per pier boardwalk and lights on Finger Pier.

HH reported no lighting last year on plank leading to transportation dock. CV noted fixed piers have no lighting on them. RB said she cares about lighting deeply, requested it be kept on the radar. RM said all issues will be addressed.

5. Office Manager's Report

As reported by JD, who thanked the PPPC for her promotion and their patience.

Office Forms & Embarkation and Correspondence Worksheets

Tweaked forms discussed in terms of passenger numbers accountability and monthly billing.

RB spoke in favor of a document that lists all the children and others of a given school group as providing valuable feedback. CV said he liked the idea of a letter for the school groups.

Coke Beverage

Product scheduled to arrive Friday; machines delivered at 5:15pm.

QuickBooks

Meeting to subdivide groups with Steven Roderick, and also with Tova; discussion to include POS interface and all information to be shared.

Front of House

Priscilla Jackett and Daniel Llata are working the desk; Ms. Jackett organizing Moorings.

Moorings Fees Collection Discussion

CV asked if the moorings fees could be collected directly by the Town. RM said electronic payments can be made online but suggested the Town isn't up to that measure as of now; said mooring fees are returned to the pier per the 295 Harbor Master's budget after vote approval. RM said State Law requires moorings fee go into a fund and then be allocated by the Town, but that it is the Harbor Master's responsibility to issue the Town's moorings.

SF said he felt CV had the right idea in that the monies collected are derived from a marine services contractor and that the Town could facilitate the fees collection aspect of moorings issuance. RM countered by suggesting this change would add another layer to the system and raise flags. SV said the Harbor does other things besides collecting fees and it shouldn't negatively impact the public.

RM mentioned the Harbors Master's office reports to the Parking Office when moorings title holders are delinquent. SV pointed out the irony that the Town permits the Harbor Master to collect the moorings fees but not the PPPC to write its own checks. RB recommended other options be explored.

6. Harbor Master's Report

As reported by RM.

Seasonal Staff

Operational staff is getting pier in order; base uniform order expected to be ready by early next week; training with orientation and online State Ethics has begun; RM and other staff to attend Stop the Bleed course in two weeks, training with National Park lifeguards, pollution control and traffic safety.

Transportation Work Identification Cards renewed for RM and DeMatteis, with DB's forthcoming. Annual Review is expected to be conducted next week with approval expected within 30 days of submission. Harbor exercise planned for June with all staff and the Salacia during its daily lay-over.

Meetings

Upcoming to include: Shark planning with experts from Australia and California; prep for Coastal Resiliency grant applications; Ryder Street Dune Enhancement Project set for May 20th at 5pm; Boston Harbor meeting as facilitated to arrange for replacement of cleats on ferry floats; ongoing meetings with Starz television shoot project and Provincetown 400 with PMPM.

Discussion of Harbor Master's Schedule

RB thanked RM for the meetings report which helps the PPPC to acknowledge how much of RM's work is done out of the office, asked if someone else might be elected to attend the Provincetown 400 meetings, or just let Daniel Llata take all needed notes.

RM objected in stating his need to be in attendance at various meetings. CV agreed with RB in offering that RM's time could be better spent running the pier with less meetings. SF asked if there was a way to ascertain how much money will be spent between now and next January. RM said the budget is broken down into quarters and goes through December.

RB voiced her concern for the 15-20 hours a week when RM is asked by the Town to attend meetings which takes time away from RM getting his regular business done. RM said Daniel Llata is not qualified to address the security concerns for the events and continued to make the case for his presence at meetings that require his direct input into matters of the Harbor. RB said she understood that the security of the Harbor for the 400 celebration is critical. RM said those meetings are once a month for an hour.

CV asked if there is a security plan for the Harbor. RB said it has expired and RM responded that it is wrapped up in the facility plan. RM suggested the Harbors Master's schedule based on work detail has been a problem for years.

Sharks

RM reported that sharks and seals are both protected animals on an upward trajectory, which is good for the environment and ecosystem; that humans are the interlopers into the ocean and need to employ safety measures to address the current conditions; referenced a woman from Australia who spoke at meeting describing the Australian public's high anxiety from four or five shark bites or fatalities when reaction to 20 drownings in the same area did not prove traumatic.

SV urged a solution that defends and safeguards the human beings. RM said there is a plan to provide the right information to the public in order to make informed decisions, which SV suggested will result in tourists going somewhere else and the local tourism industry going under.

DB announced final FEMA approval for the extension grant.

RB made a motion to adjourn the meeting at 7:03pm. CV seconded the motion and it passed, 4-0-0; RB, CV, HH, SF.

Respectfully Submitted,
Jody O'Neil