

**RESOLUTION NO. 2018-112**

**JOINT RESOLUTION BY THE EXECUTIVE COMMITTEE AND PUBLIC WORKS, PARKS AND FACILITIES COMMITTEE AUTHORIZING RACINE COUNTY TO RENEW AN AGREEMENT WITH FOUNDERS 3 MANAGEMENT COMPANY FOR THE PROPERTY AND OPERATIONS MANAGEMENT OF REEFPOINT MARINA**

To the Honorable Members of the Racine County Board of Supervisors:

**BE IT RESOLVED** that the Racine County Board of Supervisors hereby authorizes and approves the renewal of an agreement with Founders 3 Management Company for the property and operations management of Reefpoint Marina, under the general terms and conditions set out in "Exhibit A", which is attached hereto and available on the County's website and in the County Clerk's Office, subject to any changes deemed necessary and appropriate by the Corporation Counsel.

**BE IT FURTHER RESOLVED** by the Racine County Board of Supervisors that the fiscal note as set forth in Exhibit "B," that is attached hereto, is authorized and approved.

**BE IT FURTHER RESOLVED** by the Racine County Board of Supervisors that such agreement shall incorporate such terms and conditions as the Corporation Counsel and the Finance Director deem necessary and appropriate.

**BE IT FURTHER RESOLVED** by the Racine County Board of Supervisors that any two of the County Clerk, the County Executive and/or the County Board Chairman are authorized to execute any contracts, agreements or other documents necessary to carry out the intent of this resolution.

Respectfully submitted,

**EXECUTIVE COMMITTEE**

\_\_\_\_\_  
Russell A. Clark, Chairman

\_\_\_\_\_  
David J. Cooke, Vice Chairman

\_\_\_\_\_  
Robert Miller, Secretary

\_\_\_\_\_  
Robert Grove

\_\_\_\_\_  
Scott Maier

\_\_\_\_\_  
Janet Bernberg

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3 \_\_\_\_\_  
4 Q.A. Shakoor, II

5 \_\_\_\_\_  
6 Katherine Buske

7 \_\_\_\_\_  
8 Thomas Roanhouse

9 \_\_\_\_\_  
10 Melissa Kaprelian-Becker

11 \_\_\_\_\_  
12 Respectfully submitted,

13 \_\_\_\_\_  
14 1st Reading \_\_\_\_\_

**PUBLIC WORKS, PARKS AND FACILITIES  
COMMITTEE**

15 \_\_\_\_\_  
16 2nd Reading \_\_\_\_\_

17 **BOARD ACTION**

18 \_\_\_\_\_  
19 Robert D. Grove, Chairman

20 Adopted \_\_\_\_\_

21 For \_\_\_\_\_

22 Against \_\_\_\_\_

23 Absent \_\_\_\_\_

24 \_\_\_\_\_  
25 Tom Hincz, Vice-Chairman

26 **VOTE REQUIRED:** Majority

27 \_\_\_\_\_  
28 Monte G. Osterman, Secretary

29 Prepared by:  
30 Corporation Counsel

31 \_\_\_\_\_  
32 Mike Dawson

33 \_\_\_\_\_  
34 Nick Demske

35 \_\_\_\_\_  
36 Fabi Maldonado

37 \_\_\_\_\_  
38 Tom Kramer

39 \_\_\_\_\_  
40 \_\_\_\_\_  
41 \_\_\_\_\_  
42 **The foregoing legislation adopted by the County Board of Supervisors of  
43 Racine County, Wisconsin, is hereby:**

44 **Approved:** \_\_\_\_\_

45 **Vetoed:** \_\_\_\_\_

46 \_\_\_\_\_  
47 **Date:** \_\_\_\_\_,

48 \_\_\_\_\_  
49 \_\_\_\_\_  
50 **Jonathan Delagrave, County Executive**

51  
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**INFORMATION ONLY**

5 **WHEREAS**, Resolution 2011-99 authorized Racine County to purchase from  
6 Racine Harbor Marina, LLC (RHM) all the assets of Reefpoint Marina (“RPM”) and RPM  
7 has been run as a county property continuously since February 2012; and

8

9 **WHEREAS**, Resolution 2013-89 authorized Racine County to enter into an  
10 operations agreement with Siegel-Gallagher for the property and operations  
11 management of the Reefpoint Marina; and

12 **WHEREAS**, Founders 3 Management company, successor in interest to Siegel-  
13 Gallagher Management Company, has expressed a willingness to continue their  
14 operations of the Reefpoint Marina in the public interest on said premises; and

15 **WHEREAS**, it is in the best interest of the County and Racine County residents  
16 to exercise renewal of the lease with the Founders 3 for the continued operation of the  
17 Reefpoint Marina for the next five years.

**FIRST AMENDMENT TO  
REAL ESTATE MANAGEMENT AND OPERATION AGREEMENT For  
RACINE COUNTY REEFPOINT MARINA**

THIS FIRST AMENDMENT TO THE “Real Estate Management and Operation Agreement For Racine County Reefpoint Marina” (hereinafter “Agreement”) dated November 7, 2013 between Racine County, Wisconsin (hereinafter “Racine County”) and **Founders 3 Management Company**, a Wisconsin Corporation (hereinafter “Manager”) successor in interest to Siegel-Gallagher Management Company is made this \_\_\_\_ day of \_\_\_\_\_, 2018. This Amendment to the aforementioned Agreement is made with the intent of extending all terms of the Agreement, and is made a part thereof and incorporated by reference by mutual agreement of the parties.

**WITNESSETH:**

**WHEREAS**, Manager and Racine County have previously entered into a Real Estate Management Agreement dated November 7, 2013 for management of Reefpoint Marina located at 2 Christopher Columbus Causeway, Racine Wisconsin and;

**WHEREAS**, Manager and Racine County do hereby intend to extend the term of the Agreement.

**NOW, THEREFORE**, in consideration of the mutual covenants and conditions contained herein, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties hereto agree as follows:

The term of the Agreement shall be extended to one additional five (5) year term, ending on December 31, 2023.

The Contract Price for the renewal term shall be as described for the renewal term as outlined in Section 26.B and 26.C of Amendment.

**IN WITNESS WHEREOF**, the parties hereto have caused this Agreement to be executed and sealed as of the date, month and year first above written.

FOR RACINE COUNTY:

\_\_\_\_\_

Date: \_\_\_\_\_

\_\_\_\_\_  
Name and Title

FOR MANAGER:

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Date: \_\_\_\_\_

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Name and Title

