



## Legislation Details (With Text)

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**Title:** Resolution approving a Lease Agreement with Pearl Seas Management for use of Port Milwaukee's Pier Wisconsin Cruise Dock.

**Sponsors:** THE CHAIR

**Indexes:** LEASES, PORT OF MILWAUKEE

**Attachments:** 1. Common Council - Fiscal Impact Statement (Pearl Seas 201207).pdf, 2. Equity Impact Statement - Pearl Seas (201208).pdf, 3. Pearl Seas Exclusivity Agreement.pdf, 4. Common Council - Letter of Recommendation - Pearl Seas (201208).pdf

Date	Ver.	Action By	Action	Result	Tally
12/15/2020	0	COMMON COUNCIL	ASSIGNED TO		
1/6/2021	0	PUBLIC WORKS COMMITTEE	RECOMMENDED FOR ADOPTION	Pass	5:0
1/19/2021	0	COMMON COUNCIL	ADOPTED	Pass	15:0
1/28/2021	0	MAYOR	SIGNED		

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ORIGINAL

### THE CHAIR

Resolution approving a Lease Agreement with Pearl Seas Management for use of Port Milwaukee's Pier Wisconsin Cruise Dock.

This resolution approves a Lease Agreement between the City, acting by and through its Board of Harbor Commissioners as Port Milwaukee, and Pearl Seas Management for exclusive use of Port Milwaukee's Pier Wisconsin Cruise Dock.

Whereas, Port Milwaukee owns and maintains the Pier Wisconsin Cruise Dock and is responsible for the operation and maintenance of the City's cruise ship activities at the Port; and

Whereas, Port Milwaukee and Pearl Seas Management have negotiated a Lease Agreement for Pears Seas Management's use of the Pier Wisconsin Cruise Dock; and

Whereas, The base term of the lease will be 10 years, commencing on January 1, 2021, and extending through December 31, 2030; and

Whereas, The lease can be extended for one successive period of 10 years, ending at maximum on December 31, 2040; and

Whereas, Under the lease, Pearl Seas will be permitted exclusive use of the Pier Wisconsin Cruise Dock for mooring and docking cruise vessels, loading and unloading cruise passengers, and other vessel supply and maintenance activities; and

Whereas, In return for this exclusive use, Pearl Seas shall pay the City (Port Milwaukee) a Basic Rent consisting of a Per Passenger Rate and a Docking Fee (per vessel, per day), with the amounts of these charges adjusted annually as provided in the lease; and

Whereas, The Port understands that Pearl Seas will primarily conduct turnaround operations for cruises beginning or ending in Lake Michigan at Pier Wisconsin; and

Whereas, Pearl Seas expects to conduct at least 5 turnaround operations at Pier Wisconsin each year; and

Whereas, The Board of Harbor Commissioners, at its meeting of December 3, 2020, acted by unanimous vote of the Board to approve the Lease Agreement; now, therefore, be it

Resolved, By the Common Council of the City of Milwaukee, that the Lease Agreement between Pearl Seas Management and the City of Milwaukee, acting by and through its Board of Harbor Commissioners as Port Milwaukee, for Pearl Seas Management's exclusive use of the Port Milwaukee Cruise Dock, a draft of which is attached to and made a part of this Common Council file, is approved; and, be it

Further Resolved; That the proper City officers and Board of Harbor Commissioners representatives are authorized and directed to execute a Lease Agreement prepared by the City Attorney's office that is in substantially the same form as the draft Agreement attached to this file.

Port Milwaukee

LRB176478-1

Adam Tindall-Schlicht/Jeff Osterman

12/07/2020