

**AGENDA
REGULAR MEETING
OF THE BOARD OF HARBOR COMMISSIONERS
MOSS LANDING HARBOR DISTRICT
7881 Sandholdt Road, Moss Landing, CA 95039**

August 22, 2018 – 7:00 P.M.

A. CLOSED SESSION

A closed session will be held immediately prior to the public open meeting, **and will begin at 6:00 p.m.** The public open meeting will begin **at 7:00 p.m., or as soon thereafter as the Closed Session is concluded**, and any action taken during the Closed Session will be reported out at that time.

1. Confer with real property negotiators (District Counsel and GM) regarding the Moss Landing Commercial Park pursuant to Government Code §54956.8.
2. Confer with legal counsel and General Manager pursuant to Gov't Code § 54956.9(a) regarding one matter of potential litigation.
3. Confer with real property negotiators (District Counsel and GM) regarding Dry Storage Yard adjacent to Cannery Building pursuant to government Code §54956.8.

B. OPEN SESSION CALL TO ORDER - PLEDGE OF ALLEGIANCE – ROLL CALL

Russ Jeffries – President	Linda G. McIntyre – General Manager
Tony Leonardini – Vice President	Mike Rodriguez – District Counsel
Vince Ferrante – Secretary	Tommy Razzeca – Assistant General Manager
Peggy Shirrel – Commissioner	Shay Shaw – Administrative Assistant
James Goulart - Commissioner	

C. PRESIDENT'S REMARKS

The President will use this opportunity to inform the public of issues affecting the District and other items of a general nature not otherwise provided for on this agenda.

D. PUBLIC COMMENTS

Members of the general public may address the Board of Harbor Commissioners regarding any item that is not on the Agenda. The President may limit the total amount of time of testimony.

E. CONSENT CALENDAR

1. Approval of the June 27, 2018 Regular Meeting Minutes.

F. FINANCIAL REPORT

2. Financial report month ending June 30, 2018.

G. MANAGER'S REPORTS

The General Manager & Assistant General Manager will make oral or written reports. The Board may take action as deemed necessary. The Managers may present additional reports but the Board may not take action on any item not on this Agenda.

3. Projects Status/Update
4. Community Relations; Requests/Issues
5. Summary of Permits Issued
6. Meeting Announcements
7. Liveaboard Report
8. Slip Income Report
9. Incident Report

H. COMMITTEE REPORTS

10. Finance Committee – Ferrante/Goulart
11. Elkhorn Slough Advisory Committee – Leonardini

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12. Special Districts – Jeffries/Ferrante
13. Budget Committee – Leonardini/Shirrel
14. Liveaboard Committee – Goulart/Jeffries
15. Harbor Improvement Committee – Shirrel/Goulart
16. Real Property Committee I – Jeffries/Leonardini
17. Real Property Committee II – Ferrante/Shirrel
18. Meetings attended by Commissioners at District expense since the last regular meeting of the Board (AB 1234 requirements). Such reports may be oral or written.

I. NEW BUSINESS

19. ITEM – Maintenance Dock Erosion Emergency Project update and close-out.
 - a. Staff report
 - b. Public Comment
 - c. Board discussion
 - d. Board action
20. ITEM – Consider lease for portion of Dry Storage yard adjacent to Cannery Building.
 - a. Staff report
 - b. Public Comment
 - c. Board discussion
 - d. Board action

J. COMMISSIONERS COMMENTS AND CONCERNS

Commissioners may address items of concern at this time, and may request that items be placed on future agendas in accordance with the By-laws of the Board.

K. ADJOURNMENT

The next Meeting of the Board of Harbor Commissioners is scheduled for September 26, 2018 at 7:00 PM at the offices of the Moss Landing Harbor District, 7881 Sandholdt Road, Moss Landing, CA. Individuals who require special accommodations are requested to contact the Assistant General Manager by emailing Razzeca@mosslandingharbor.dst.ca.us or by calling 831.633.2461 no less than 72 hours prior to the meeting or in the case of a Special Meeting, as soon as possible after the Agenda is posted. Copies of the agenda will be available 72 hours prior to Regular Meetings and 24 hours prior to Special Meetings and may be obtained by contacting the District at 831.633.5417 or by emailing the General Manager at Mcintyre@mosslandingharbor.dst.ca.us or by logging onto the District's website at www.mosslandingharbor.dst.ca.us. All meetings are noticed and conducted in accordance with the Ralph M. Brown Act.



MINUTES
REGULAR MEETING
OF THE BOARD OF HARBOR COMMISSIONERS
MOSS LANDING HARBOR DISTRICT
7881 Sandholdt Road, Moss Landing, CA 95039

July 25, 2018

A. CLOSED SESSION

A closed session was held immediately prior to the public open meeting to consider the following

1. Confer with real property negotiators (District Counsel and GM) regarding the Moss Landing Commercial Park pursuant to Government Code §54956.8.
2. Confer with legal counsel and General Manager pursuant to Gov't Code § 54956.9(a) regarding one matter of potential litigation.

B. OPEN SESSION CALL TO ORDER - PLEDGE OF ALLEGIANCE – ROLL CALL

President Jeffries called the meeting to order at 7:15 pm. After the Pledge of Allegiance roll was called:

Commissioners Present:

Russ Jeffries – President
Tony Leonardini – Vice President
Vince Ferrante – Secretary
Peggy Shirrel – Commissioner
James Goulart - Commissioner

Staff Present:

Linda G. McIntyre – General Manager
Mike Rodriquez – District Counsel
Tommy Razzeca – Assistant General Manager
Shay Shaw – Administrative Assistant

C. PRESIDENT'S REMARKS

The President asked the GM to make an announcement. The GM announced the hiring of Shay Shaw as the permanent fulltime Administrative Assistant to the General Manager and mentioned what an asset she has been over the past year. The Board congratulated and welcomed her aboard. President Jeffries announced that the Board met in closed session and no decisions were made; direction was given to the General Manager and District Counsel.

D. PUBLIC COMMENTS

James Crane said he has been a slipholder for 15 years and offered to remove "dead boats" from the harbor for free if they do not have a lead keel, if they have a lead keel he would charge \$1000 each. President Jeffries advised him to submit his written proposal to the General Manager.

E. SPECIAL PRESENTATION

Presentation by the District's Architectural Consultant, Henry Ruhnke of Wald, Ruhnke & Dost Architects, regarding the North Harbor Inn project and the Fisherman's Dormitory/Café Project. Mr. Ruhnke informed the Board that he has a meeting scheduled with Monterey County Planning Department next week where they will review all the reports, advise him what they deem incomplete, and go from there. He estimated the cost of the Fisherman's Dorm at about \$6 million and the cost of the café at about \$1 million. He estimated the cost of the North Harbor Inn at approximately \$10-\$12M including the pool. He believed it could be marketed to a developer after we acquire the permits and all entitlements. He also updated the Board on the NH Building currently under construction and said the steel is expected in about 5 weeks and then the project will go fairly quickly. The reason steel beams are necessary is because the many windows need the support.

F. CONSENT CALENDAR

1. Approval of the June 27, 2018 Regular Meeting Minutes. A Motion was made by Commissioner Ferrante, seconded by Commissioner Shirrel to approve the June 27, 2018 Minutes. The Motion passed unanimously on a roll-call vote.

G. FINANCIAL REPORT

2. Financial report month ending June 30, 2018. GM McIntyre gave the highlights. A Motion was made by Commissioner Leonardini, seconded by Commissioner Goulart to accept the Financial Report. The Motion passed unanimously on a roll-call vote.

H. MANAGER'S REPORTS

The General Manager & Assistant General Manager made the following reports.

3. Projects Status/Update – Written report, no questions
4. Community Relations; Requests/Issues – Written report, no questions
5. Summary of Permits Issued – Written report, no questions
6. Meeting Announcements – Written report, no questions
7. Liveaboard Report – Written report, no questions
8. Slip Income Report – Written report, no questions
9. Incident Report – Written report, no questions

I. COMMITTEE REPORTS

10. Finance Committee – Ferrante/Goulart – no meeting
11. Elkhorn Slough Advisory Committee – Leonardini – nothing to report
12. Special Districts – Jeffries/Ferrante – President Jeffries report on the recent SDAMC meeting; speaker was from Marina Coast Water District and mentioned a new law on water basins. Salinas Valley is overdrafted but is one of the least overdrafted in the State. Commissioner Ferrante mentioned that a CSDA legislative representative also attended and gave a report.
13. Budget Committee – Leonardini/Shirrel – no meeting
14. Liveaboard Committee – Goulart/Jeffries – no meeting
15. Harbor Improvement Committee – Shirrel/Goulart – no meeting
16. Real Property Committee I – Jeffries/Leonardini – No meetings
17. Real Property Committee II – Ferrante/Shirrel – No meetings
18. Meetings attended by Commissioners at District expense since the last regular meeting of the Board (AB 1234 requirements). Commissioners Jeffries, Leonardini and Ferrante attended the SDAMC meeting on July 17, 2018.

J. NEW BUSINESS

19. ITEM – Maintenance Dock Erosion Emergency Project update.
 - a. Staff report – AGM Razzeca gave the staff report saying he expected completion by next week, that all the rip-rap is in.
 - b. Public Comment - none
 - c. Board discussion - none
 - d. Board action - The Board by consensus indicated that emergency conditions continue to exist and the provisions of Resolution No. 17-01 should continue in full force and effect.
20. ITEM – Consider Extending Moss Landing Commercial Park agreements.
 - a. Staff report – GM McIntyre indicated the agreements were due to expire shortly and although we are very close we will not have a final arrangement in place before the expiration; thus an extension of the agreements is necessary.

- b. Public comment - none
- c. Board discussion - none
- d. Board action – a Motion was made by commissioner Shirrel, seconded by Commissioner Leonardini to extend the agreements by 60 days. The Motion passed unanimously on a roll-call vote.

21. ITEM – Consider Adopting Resolution 18-13 Amending Resolution 18-12 increasing the consulting fee for Sealaska relating to the District's dredge project.

a. Staff report – GM McIntyre informed the Board of the discovery of DDT in South harbor and the need to run some additional tests; thus the need for increasing the contract amount.

b. Public comment - none

c. Board discussion - none

d. Board action – a Motion was made by Commissioner Ferrante, seconded by Commissioner Shirrel to adopt Resolution No. 18-13. The Motion passed unanimously on a roll-call vote.

22. ITEM – Consider purchasing Earthquake Insurance coverage for the Harbor District.

a. Staff report – GM McIntyre gave the report indicating it is very expensive for the coverage afforded.

b. Public comment - none

c. Board discussion – the Board indicated the return on the investment was not attractive. Commissioner Leonardini expressed his lack of support for the purchase of earthquake insurance.

d. Board action – the Board by consensus decided to take no action

K. COMMISSIONERS COMMENTS AND CONCERNS

Commissioner Ferrante expressed his displeasure at the derelict vessels visible from the bank and taking up slip space and again stated that he would like to see them removed. Staff explained the need for sinkers to be located in shallow water so in the event they sunk it wouldn't cost the District slipholders thousands of dollars trying to raise them from an out-of-sight deeper dock, that the process for obtaining permission to demolish a vessel is very lengthy as well as expensive and staff is aware and of the need to remove derelicts and is perpetually working on it. Commissioner Leonardini mentioned the need for the RPC to start discussing leasing the NH building as well as the North Harbor 30-Room Inn. GM McIntyre brought up that CSDA has taken positions that aren't necessarily in the best interest of the District's constituents regarding a couple of measures on the November ballot.

L. ADJOURNMENT

The meeting was adjourned at 8:35 pm.

Respectfully submitted,

ATTEST:

Vincent Ferrante, Secretary
Board of Harbor Commissioners

Linda G. McIntyre, Deputy Secretary
Board of harbor Commissioners

Moss Landing Harbor District
Balance Sheet
As of July 31, 2018

	Jul 31, 18	Jul 31, 17	\$ Change	% Change
ASSETS				
Current Assets				
Checking/Savings				
1002 - Petty Cash	500	500		
1009 - Union - Operating	66,196	65,721	475	1%
1010 - Union - M.M.	3,860,341	4,348,050	-487,709	-11%
1011 - Union - Payroll	33,345	35,952	-2,607	-7%
1015 - 1st Capital Bank	1,546,978	1,545,182	1,796	0%
1016 - Pinnacle Bank Interest Account		22,922	-22,922	-100%
1018 - Union Bank- Trust Account	188,619	148,696	39,923	27%
1020 - Umpqua - Restricted	1,011,124	1,009,737	1,387	0%
Total Checking/Savings	6,707,103	7,176,760	-469,657	-7%
Accounts Receivable				
11290 - Leases				
1282 - NNN Receivable	69,461	47,500	21,961	46%
1291 - Monterey Bay Kayak	10,256	10,466	-210	-2%
Total 11290 - Leases	79,717	57,966	21,751	38%
1200 - Marina Receivables	103,407	4,602	98,805	2,147%
1201 - Marina - Allow for Bad Debt	-54,423	-31,048	-23,375	-75%
Total Accounts Receivable	128,701	31,520	97,181	308%
Other Current Assets				
1210 - Grants Receivable		573,712	-573,712	-100%
1271 - Prepaid Expenses				
1270 - Insurance	27,036	15,157	11,879	78%
Total 1271 - Prepaid Expenses	27,036	15,157	11,879	78%
Total Other Current Assets	27,036	588,869	-561,833	-95%
Total Current Assets	6,862,840	7,797,149	-934,309	-12%
Fixed Assets				
1650 - Construction In Progress				
1655 - NH Facilities Expansion	27,657		27,657	100%
1650 - Construction in Progress - Other	765,451	765,451		
Total 1650 - Construction In Progress	793,108	765,451	27,657	4%
1670 - Equipment	790,611	779,968	10,643	1%
1700 - Improvements				
1710 - NH Buildings & Improvements	7,868,580	7,868,580		
1720 - NH Floating Docks	524,675	524,675		
1725 - NH Offsite Improvements	632,218	632,218		
1730 - SH Buildings & Improvements	8,276,755	8,276,755		
1740 - SH Floating Docks	9,369,077	9,369,077		
Total 1700 - Improvements	26,671,305	26,671,305		

Moss Landing Harbor District
Balance Sheet
As of July 31, 2018

	<u>Jul 31, 18</u>	<u>Jul 31, 17</u>	<u>\$ Change</u>	<u>% Change</u>
1800 · Less - Depreciation				
1805 · Equipment	-786,966	-766,565	-20,401	-3%
1810 · NH Buildings & Improvements	-3,788,444	-3,529,450	-258,994	-7%
1820 · NH Floating Docks	-510,442	-498,405	-12,037	-2%
1825 · NH Offsite Improvements	-463,956	-434,573	-29,383	-7%
1830 · SH Buildings & Improvements	-6,020,273	-5,811,495	-208,778	-4%
1840 · SH Floating Docks	-5,628,960	-5,214,560	-414,400	-8%
Total 1800 · Less - Depreciation	<u>-17,199,041</u>	<u>-16,255,048</u>	<u>-943,993</u>	<u>-6%</u>
1900 · Land	<u>1,642,860</u>	<u>1,642,860</u>		
Total Fixed Assets	<u>12,698,843</u>	<u>13,604,536</u>	<u>-905,693</u>	<u>-7%</u>
Other Assets				
1320 · Workers Comp Deposit	200	200		
1530 · Principal Financial CS	7,389	7,389		
Total Other Assets	<u>7,589</u>	<u>7,589</u>		
TOTAL ASSETS	<u><u>19,569,272</u></u>	<u><u>21,409,274</u></u>	<u><u>-1,840,002</u></u>	<u><u>-9%</u></u>

Moss Landing Harbor District
Balance Sheet
As of July 31, 2018

	<u>Jul 31, 18</u>	<u>Jul 31, 17</u>	<u>\$ Change</u>	<u>% Change</u>
LIABILITIES & EQUITY				
Liabilities				
Current Liabilities				
Accounts Payable				
2010 · Accounts Payable	-252,904	49,540	-302,444	-611%
Total Accounts Payable	-252,904	49,540	-302,444	-611%
Other Current Liabilities				
2013 · Accrued Expenses	33,811	33,811		
2020 · Accrued Salaries Payable	2,078		2,078	100%
2021 · Accrued Vacation	88,372	93,576	-5,204	-6%
2023 · Accrued Payroll Taxes	605		605	100%
2030 · Customer Deposits	301,596	298,684	2,912	1%
2050 · Employee 457 Payable		-144	144	100%
2051 · Note Interest Payable				
2062 · Umpqua Accrued Interest	56,340	57,228	-888	-2%
Total 2051 · Note Interest Payable	56,340	57,228	-888	-2%
2080 · Prepaid Berth Fees	149,173	142,118	7,055	5%
2082 · MLCP Cost Reimb. Deposit	5,450	92,825	-87,375	-94%
2086 · Prepaid Leases				
20861 · Duke	50,812	48,887	1,925	4%
20862 · MBARI	18,403	18,311	92	1%
Total 2086 · Prepaid Leases	69,215	67,198	2,017	3%
2087 · Lease Deposits	14,797	14,164	633	4%
Total Other Current Liabilities	721,437	799,460	-78,023	-10%
Total Current Liabilities	468,533	849,000	-380,467	-45%
Long Term Liabilities				
2605 · Umpqua Loan	3,677,571	4,046,718	-369,147	-9%
Total Long Term Liabilities	3,677,571	4,046,718	-369,147	-9%
Total Liabilities	4,146,104	4,895,718	-749,614	-15%
Equity				
3020 · Retained Net Assets	6,456,231	6,456,231		
3050 · Prior Year Earnings	9,174,550	9,986,555	-812,005	-8%
Net Income	-207,610	70,769	-278,379	-393%
Total Equity	15,423,171	16,513,555	-1,090,384	-7%
TOTAL LIABILITIES & EQUITY	19,569,275	21,409,273	-1,839,998	-9%

Moss Landing Harbor District
Statement of Cash Flows
July 2018

	<u>Jul 18</u>
OPERATING ACTIVITIES	
Net Income	-207,610
Adjustments to reconcile Net Income	
to net cash provided by operations:	
11290 · Leases:1291 · Monterey Bay Kayak	3,125
1200 · Marina Receivables	711
1201 · Marina - Allow for Bad Debt	2,125
11290 · Leases:BioMineral Lease	2,192
11290 · Leases:1282 · NNN Receivable	-2,500
1271 · Prepaid Expenses:1270 · Insurance	-21,127
1800 · Less - Depreciation:1805 · Equipment	1,700
1800 · Less - Depreciation:1810 · NH Buildings & Improvements	21,583
1800 · Less - Depreciation:1820 · NH Floating Docks	1,003
1800 · Less - Depreciation:1825 · NH Offsite Improvements	2,449
1800 · Less - Depreciation:1830 · SH Buildings & Improvements	17,398
1800 · Less - Depreciation:1840 · SH Floating Docks	34,533
2010 · Accounts Payable	-553,467
2030 · Customer Deposits	-2,267
2086 · Prepaid Leases:20861 · Duke	-5,606
2086 · Prepaid Leases:20862 · MBARI	-2,312
2051 · Note Interest Payable:2062 · Umpqua Accrued Interest	8,284
2082 · MLCP Cost Reimb. Deposit	-1,020
Net cash provided by Operating Activities	<u>-700,806</u>
Net cash increase for period	-700,806
Cash at beginning of period	7,407,909
Cash at end of period	<u><u>6,707,103</u></u>

Moss Landing Harbor District
Profit & Loss Budget vs. Actual
July 2018

	<u>Jul 18</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Ordinary Income/Expense				
Income				
4000 · MARINA REVENUES				
4100 · Berthing Income				
4110 · Assigned Berthing	140,549	141,226	-677	100%
4112 · Qtrly/Annual Discount	-100	-251	151	40%
4113 · Commercial Vessel Dscnt	-1,210	-1,000	-210	121%
4114 · Away (1 mnth) Dscnt	-83	-124	41	67%
4115 · Temporary Berthing	23,402	20,427	2,975	115%
4120 · Liveaboard Fees	11,750	9,750	2,000	121%
4130 · Transient Berthing	2,251	3,083	-832	73%
4220 · Wait List	625	750	-125	83%
4280 · Late Fees	3,630	2,500	1,130	145%
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Total 4100 · Berthing Income	180,814	176,361	4,453	103%
4200 · Other Income - Operations				
4225 · Merchandise				
4230 · SH Parking	14,359	14,000	359	103%
4285 · Dog Fee	105	125	-20	84%
4290 · Misc	74	125	-51	59%
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Total 4200 · Other Income - Operations	14,538	14,250	288	102%
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Total 4000 · MARINA REVENUES	195,352	190,611	4,741	102%

Moss Landing Harbor District
Profit & Loss Budget vs. Actual
July 2018

Expense	Jul 18	Budget	\$ Over Budget	% of Budget
5200 · General & Administrative				
5100 · Advertising	113	1,000	-887	11%
5210 · Dues & Subscriptions	49	4,000	-3,951	1%
5220 · Office Supplies				
5223 · Administration	323	449	-126	72%
5225 · Operations	3,697	768	2,929	481%
Total 5220 · Office Supplies	4,020	1,217	2,803	330%
5230 · Postage & Equip Lease				
5232 · Meter Lease	129	44	85	293%
5235 · Postage		107	-107	
Total 5230 · Postage & Equip Lease	129	151	-22	85%
5240 · Copier Lease & Supplies				
5242 · Copier Lease	149	263	-114	57%
Total 5240 · Copier Lease & Supplies	149	263	-114	57%
5250 · Telephone & Communications				
5253 · Administration	818	795	23	103%
5255 · Operations	71	84	-13	85%
Total 5250 · Telephone & Communications	889	879	10	101%
5260 · Professional Services				
5262 · Accounting	2,248	3,333	-1,085	67%
5265 · Legal	3,820	8,333	-4,513	46%
5268 · Computer Consulting		108	-108	
5269 · Payroll Processing	270	245	25	110%
Total 5260 · Professional Services	6,338	12,019	-5,681	53%
5290 · Credit Card Fees	1,540	1,303	237	118%
5921 · Internet Billing Service	161	146	15	110%
Total 5200 · General & Administrative	13,388	20,978	-7,590	64%
5300 · Personnel				
5310 · Salaries				
5313 · Administration	19,020	26,130	-7,110	73%
5315 · Operations	10,955	12,248	-1,293	89%
5318 · Maintenance	7,374	10,887	-3,513	68%
Total 5310 · Salaries	37,349	49,265	-11,916	76%
5330 · Payroll Taxes				
5333 · Administration	1,512	1,999	-487	76%
5335 · Operations	838	937	-99	89%
5338 · Maintenance	564	833	-269	68%
Total 5330 · Payroll Taxes	2,914	3,769	-855	77%
5340 · Employee Benefits				
5342 · Vehicle Allowance		400	-400	
5343 · Administration	4,810	7,145	-2,335	67%
5345 · Operations	116		116	100%
5348 · Maintenance	2,510	4,915	-2,405	51%

Moss Landing Harbor District
Profit & Loss Budget vs. Actual
July 2018

	Jul 18	Budget	\$ Over Budget	% of Budget
Total 5340 · Employee Benefits	7,436	12,460	-5,024	60%
5350 · Workers Compensation				
5353 · Administration	200	302	-102	66%
5355 · Operations	400	683	-283	59%
5358 · Maintenance	989	833	156	119%
Total 5350 · Workers Compensation	1,589	1,818	-229	87%
Total 5300 · Personnel	49,288	67,312	-18,024	73%
5400 · Insurance				
5410 · Liability Insurance	10,472	10,483	-11	100%
Total 5400 · Insurance	10,472	10,483	-11	100%
5500 · Utilities				
5510 · Garbage	4,256	4,417	-161	96%
5520 · Gas and Electric	20,000	17,500	2,500	114%
5530 · Water	2,878	2,667	211	108%
5540 · Sewer	3,322	3,333	-11	100%
Total 5500 · Utilities	30,456	27,917	2,539	109%
5600 · Operating Supplies				
5610 · Vehicles	400	775	-375	52%
5625 · Operations	2,305	1,725	580	134%
Total 5600 · Operating Supplies	2,705	2,500	205	108%
5700 · Depreciation	39,333	39,375	-42	100%
5800 · Repairs & Maintenance				
5810 · Vehicles		50	-50	
5830 · Equip Rental	287	622	-335	46%
5850 · Repair Materials	4,234	6,828	-2,594	62%
5860 · Outside Service Contracts	5,618	5,833	-215	96%
Total 5800 · Repairs & Maintenance	10,139	13,333	-3,194	76%
5900 · Financial Expenses				
5920 · Bank Service Charges	477	417	60	114%
5990 · Bad Debt	2,125	1,667	458	127%
Total 5900 · Financial Expenses	2,602	2,084	518	125%
Total · MARINA EXPENSES	158,383	183,982	-25,599	86%
Net Ordinary Income - Marina Operations	36,969	6,629	30,340	558%

Moss Landing Harbor District
Profit & Loss Budget vs. Actual
July 2018

	Jul 18	Budget	\$ Over Budget	% of Budget
4400 · LEASE AND OTHER INCOME				
4050 · Trust Lands Lease Revenue				
4051 · Dynegy Outfall	5,606	5,606		100%
4053 · MBARI	2,312	2,312		100%
Total 4050 · Trust Lands Lease Revenue	<u>7,918</u>	<u>7,918</u>		<u>100%</u>
4500 · Leases				
4502 · Cannery Building				
4504 · Suite 3	7,177	7,409	-232	97%
4510 · Suite 6	2,192	2,192	0	100%
4511 · Suite 1 & 10	1,507	1,507	0	100%
4515 · Suite 4	7,165	7,165	0	100%
4517 · Suite 2	2,679	2,679	0	100%
4518 · Suite 5	2,093	2,056	37	102%
4520 · Suite 9	685	750	-65	91%
4523 · Canery NNN	2,693	2,500	193	108%
Total 4502 · Cannery Building	<u>26,191</u>	<u>26,258</u>	<u>-67</u>	<u>100%</u>
4530 · RV Lot	2,747	2,747	0	100%
4540 · Martin & Mason				
4560 · North Harbor				
4562 · Sea Harvest	2,825	3,167	-342	89%
4568 · Monterey Bay Kayaks	1,496	1,544	-48	97%
Total 4560 · North Harbor	<u>4,321</u>	<u>4,711</u>	<u>-390</u>	<u>92%</u>
Total 4500 · Leases	<u>33,259</u>	<u>33,716</u>	<u>-457</u>	<u>99%</u>
4600 · District Property Taxes				
4700 · Other Revenues & Concessions				
4125 · Amenity Fee	24,115	22,917	1,198	105%
4710 · Vending Activities				
4711 · Washer/Dryer	1,286	750	536	171%
Total 4710 · Vending Activities	<u>1,286</u>	<u>750</u>	<u>536</u>	<u>171%</u>
4720 · Dry Storage	4,963	5,333	-370	93%
4725 · North Harbor Use Fee	11,569	10,000	1,569	116%
4727 · Key Sales	850	650	200	131%
4730 · NH Washdown	40	208	-168	19%
4735 · Camp/RV	150	500	-350	30%
4751 · Permits	889	833	56	107%
4765 · Faxes, Copies & Postage	9		9	100%
Total 4700 · Other Revenues & Concessions	<u>43,871</u>	<u>41,191</u>	<u>2,680</u>	<u>107%</u>
4800 · Interest				
4841 · Union Bank Interest	39	21	18	186%
4843 · First Capital Bank		125	-125	
4846 · Umpqua Interest		125	-125	
Total 4800 · Interest	<u>39</u>	<u>271</u>	<u>-232</u>	<u>14%</u>
Total 4400 · LEASE AND OTHER INCOME	<u>85,087</u>	<u>83,096</u>	<u>1,991</u>	<u>102%</u>

Moss Landing Harbor District
Profit & Loss Budget vs. Actual
July 2018

	Jul 18	Budget	\$ Over Budget	% of Budget
7000 · LEASE AND OTHER EXPENSES				
7100 · Interest Expense				
7134 · Umpqua Accrued Interest	8,284	8,284	0	100%
Total 7100 · Interest Expense	8,284	8,284	0	100%
7200 · Other Financial Expenses				
7221 · CSDA Dues				
7230 · LAFO Administrative Charges	6,160	6,411	-251	96%
Total 7200 · Other Financial Expenses	6,160	6,411	-251	96%
5700 · Depreciation	39,333	39,375	-42	100%
7300 · Commissioner Expenses				
7310 · Election Costs				
7320 · Monthly Stipend	1,100	1,083	17	102%
7321 · Employer Payroll Taxes	84	83	1	101%
7330 · Incurred Expenses		84	-84	
Total 7300 · Commissioner Expenses	1,184	1,250	-66	95%
Total 7000 · LEASE AND OTHER EXPENSES	54,961	55,320	-359	99%
Net Ordinary Income - Lease & Other Operations	30,126	27,776	2,350	108%
Net Ordinary Income - Combined Operations	67,095	34,405	32,690	195%
Other Income/Expense				
Other Income				
8001 · Cost Reimbursements				
8101 · Revenue from reimbursements	1,020	15,000	-13,980	7%
8201 · Reimbursable expenses	-1,020	15,000	-16,020	-7%
Total 8001 · Cost Reimbursements		30,000	-30,000	
Total Other Income		30,000	-30,000	
Other Expense				
9000 · CAPITAL PROJECT EXPENSES				
9053 · Dock Maintenance	3,458		3,458	100%
9309 · New NH Building	80,956	500,000	-419,044	16%
9310 · NH Hotel	64,040	330,000	-265,960	19%
9440 · NH Shoreline (North)	34,604		34,604	
9800 · Dock Replacement	91,650	100,000	-8,350	92%
Total 9000 · CAPITAL PROJECT EXPENSES	274,708	930,000	-655,292	30%
Total Other Expense	274,708	930,000	-655,292	30%
Net Other Income	-274,708	-900,000	625,292	31%
Net Income	-207,613	-865,595	657,982	24%

Moss Landing Harbor District
Profit & Loss YTD Comparison
July 2018

	Jul 18	Jul 17	\$ Change	% Change
Ordinary Income/Expense				
Income				
4000 · MARINA REVENUES				
4100 · Berthing Income				
4110 · Assigned Berthing	140,549	133,850	6,699	5%
4112 · Qtrly/Annual Discount	-100	-211	111	53%
4113 · Commercial Vessel Dscnt	-1,210	-980	-230	-23%
4114 · Away (1 mnth) Dscnt	-83	-183	100	55%
4115 · Temporary Berthing	23,402	26,446	-3,044	-12%
4120 · Liveaboard Fees	11,750	10,220	1,530	15%
4130 · Transient Berthing	2,251	1,955	296	15%
4220 · Wait List	625	1,125	-500	-44%
4280 · Late Fees	3,630	3,030	600	20%
4282 · Recovered Lien Costs		420	-420	-100%
Total 4100 · Berthing Income	180,814	175,672	5,142	3%
4200 · Other Income - Operations				
4225 · Merchandise		132	-132	-100%
4230 · SH Parking	14,359	21,823	-7,464	-34%
4285 · Dog Fee	105	125	-20	-16%
4290 · Misc	74	1,647	-1,573	-96%
Total 4200 · Other Income - Operations	14,538	23,727	-9,189	-39%
Total 4000 · MARINA REVENUES	195,352	199,399	-4,047	-2%

Moss Landing Harbor District
Profit & Loss YTD Comparison
July 2018

Expense	Jul 18	Jul 17	\$ Change	% Change
5200 · General & Administrative				
5100 · Advertising	113	1,466	-1,353	-92%
5210 · Dues & Subscriptions	49	1,459	-1,410	-97%
5220 · Office Supplies				
5223 · Administration	323	204	119	58%
5225 · Operations	3,697	844	2,853	338%
Total 5220 · Office Supplies	4,020	1,048	2,972	284%
5230 · Postage & Equip Lease				
5232 · Meter Lease	129	129		
5235 · Postage		745	-745	-100%
Total 5230 · Postage & Equip Lease	129	874	-745	-85%
5240 · Copier Lease & Supplies				
5242 · Copier Lease	149	533	-384	-72%
Total 5240 · Copier Lease & Supplies	149	533	-384	-72%
5250 · Telephone & Communications				
5253 · Administration	818	1,094	-276	-25%
5255 · Operations	71	70	1	1%
Total 5250 · Telephone & Communications	889	1,164	-275	-24%
5260 · Professional Services				
5262 · Accounting	2,248	3,263	-1,015	-31%
5265 · Legal	3,820	6,060	-2,240	-37%
5269 · Payroll Processing	270	261	9	3%
Total 5260 · Professional Services	6,338	9,584	-3,246	-34%
5290 · Credit Card Fees	1,540	1,581	-41	-3%
5921 · Internet Billing Service	161	151	10	7%
Total 5200 · General & Administrative	13,388	17,860	-4,472	-25%
5300 · Personnel				
5310 · Salaries				
5313 · Administration	19,020	12,866	6,154	48%
5315 · Operations	10,955	10,858	97	1%
5318 · Maintenance	7,374	6,736	638	9%
Total 5310 · Salaries	37,349	30,460	6,889	23%
5330 · Payroll Taxes				
5333 · Administration	1,512	1,352	160	12%
5335 · Operations	838	831	7	1%
5338 · Maintenance	564	502	62	12%
Total 5330 · Payroll Taxes	2,914	2,685	229	9%
5340 · Employee Benefits				
5343 · Administration	4,810	6,020	-1,210	-20%
5345 · Operations	116	1,580	-1,464	-93%
5348 · Maintenance	2,510	3,831	-1,321	-34%
Total 5340 · Employee Benefits	7,436	11,431	-3,995	-35%

Moss Landing Harbor District
Profit & Loss YTD Comparison
July 2018

	Jul 18	Jul 17	\$ Change	% Change
5350 · Workers Compensation				
5353 · Administration	200	300	-100	-33%
5355 · Operations	400	587	-187	-32%
5358 · Maintenance	989	667	322	48%
Total 5350 · Workers Compensation	1,589	1,554	35	2%
Total 5300 · Personnel	49,288	46,130	3,158	7%
5400 · Insurance				
5410 · Liability Insurance	10,472	10,303	169	2%
Total 5400 · Insurance	10,472	10,303	169	2%
5500 · Utilities				
5510 · Garbage	4,256	4,825	-569	-12%
5520 · Gas and Electric	20,000		20,000	100%
5530 · Water	2,878	1,922	956	50%
5540 · Sewer	3,322	3,261	61	2%
Total 5500 · Utilities	30,456	10,008	20,448	204%
5600 · Operating Supplies				
5610 · Vehicles	400	400		
5625 · Operations	2,305	2,275	30	1%
Total 5600 · Operating Supplies	2,705	2,675	30	1%
5700 · Depreciation	39,333	39,333		
5800 · Repairs & Maintenance				
5830 · Equip Rental	287	284	3	1%
5850 · Repair Materials	4,234	3,077	1,157	38%
5860 · Outside Service Contracts	5,618	1,837	3,781	206%
5870 · Derelict Disposal		16	-16	-100%
Total 5800 · Repairs & Maintenance	10,139	5,214	4,925	94%
5900 · Financial Expenses				
5920 · Bank Service Charges	477	622	-145	-23%
5990 · Bad Debt	2,125	2,125		
Total 5900 · Financial Expenses	2,602	2,747	-145	-5%
Total · MARINA EXPENSES	158,383	134,270	24,113	18%
Net Ordinary Income - Marina Operations	36,969	65,129	-28,160	-43%

Moss Landing Harbor District
Profit & Loss YTD Comparison
July 2018

	Jul 18	Jul 17	\$ Change	% Change
4400 · LEASE AND OTHER INCOME				
4050 · Trust Lands Lease Revenue				
4051 · Dynegy Outfall	5,606	5,432	174	3%
4053 · MBARI	2,312	2,242	70	3%
Total 4050 · Trust Lands Lease Revenue	<u>7,918</u>	<u>7,674</u>	<u>244</u>	<u>3%</u>
4500 · Leases				
4502 · Cannery Building				
4504 · Suite 3	7,177	7,177		
4510 · Suite 6	2,192	2,124	68	3%
4511 · Suite 1 & 10	1,507	1,460	47	3%
4515 · Suite 4	7,165	6,941	224	3%
4517 · Suite 2	2,679	2,596	83	3%
4518 · Suite 5	2,093	2,835	-742	-26%
4520 · Suite 9	685		685	100%
4523 · Canery NNN	2,693	2,810	-117	-4%
Total 4502 · Cannery Building	<u>26,191</u>	<u>25,943</u>	<u>248</u>	<u>1%</u>
4530 · RV Lot	2,747	2,661	86	3%
4560 · North Harbor				
4562 · Sea Harvest	2,825	3,156	-331	-10%
4568 · Monterey Bay Kayaks	1,496	1,496		
4572 · Pottery Planet		3,247	-3,247	-100%
Total 4560 · North Harbor	<u>4,321</u>	<u>7,899</u>	<u>-3,578</u>	<u>-45%</u>
Total 4500 · Leases	<u>33,258</u>	<u>36,503</u>	<u>-3,244</u>	<u>-9%</u>
4700 · Other Revenues & Concessions				
4125 · Amenity Fee	24,115	24,045	70	0%
4710 · Vending Activities				
4711 · Washer/Dryer	1,286	1,133	153	14%
4712 · Soda		163	-163	-100%
Total 4710 · Vending Activities	<u>1,286</u>	<u>1,296</u>	<u>-10</u>	<u>-1%</u>
4720 · Dry Storage	4,963	4,965	-2	
4725 · North Harbor Use Fee	11,569	12,549	-980	-8%
4727 · Key Sales	850	659	191	29%
4730 · NH Washdown	40	230	-190	-83%
4735 · Camp/RV	150	450	-300	-67%
4751 · Permits	889	500	389	78%
4765 · Faxes, Copies & Postage	9	4	5	125%
Total 4700 · Other Revenues & Concessions	<u>43,871</u>	<u>44,698</u>	<u>-827</u>	<u>-2%</u>
4800 · Interest				
4841 · Union Bank Interest	39	162	-123	-76%
4843 · First Capital Bank		262	-262	-100%
4846 · Umpqua Interest		129	-129	-100%
Total 4800 · Interest	<u>39</u>	<u>553</u>	<u>-514</u>	<u>-93%</u>
Total 4400 · LEASE AND OTHER INCOME	<u>85,087</u>	<u>89,428</u>	<u>-4,341</u>	<u>-5%</u>

Moss Landing Harbor District
Profit & Loss YTD Comparison
July 2018

	Jul 18	Jul 17	\$ Change	% Change
7000 · LEASE AND OTHER EXPENSES				
7100 · Interest Expense				
7134 · Umpqua Accrued Interest	8,284	9,173	-889	-10%
Total 7100 · Interest Expense	8,284	9,173	-889	-10%
7200 · Other Financial Expenses				
7230 · LAFO Administrative Charges	6,160	6,411	-251	-4%
Total 7200 · Other Financial Expenses	6,160	6,411	-251	-4%
5700 · Depreciation	39,333	39,333		
7300 · Commissioner Expenses				
7320 · Monthly Stipend	1,100	1,600	-500	-31%
7321 · Employer Payroll Taxes	84	122	-38	-31%
Total 7300 · Commissioner Expenses	1,184	1,722	-538	-31%
Total 7000 · LEASE AND OTHER EXPENSES	54,961	56,639	-1,678	-3%
Net Ordinary Income - Lease & Other Operations	30,126	32,789	-2,663	-8%
Net Ordinary Income - Combined Operations	67,095	97,918	-30,823	-31%
Other Income/Expense				
Other Income				
8001 · Cost Reimbursements				
8101 · Revenue from reimbursements	1,020		1,020	100%
8201 · Reimbursable expenses	-1,020		-1,020	-100%
Total 8001 · Cost Reimbursements				
Total Other Income				
Other Expense				
9000 · CAPITAL PROJECT EXPENSES				
5880 · Dredging		20,972	-20,972	-100%
9053 · Dock Maintenance	3,458		3,458	100%
9309 · New NH Building	80,956	2,110	78,846	3,737%
9310 · NH Hotel	64,040		64,040	100%
9430 · NH Restoration		1,575	-1,575	-100%
9440 · NH Shoreline (North)	34,604		34,604	100%
9800 · Dock Replacement	91,650	2,495	89,155	3,573%
Total 9000 · CAPITAL PROJECT EXPENSES	274,708	27,152	247,556	912%
Total Other Expense	274,708	27,152	247,556	912%
Net Other Income	-274,708	-27,152	-247,556	-912%
Net Income	-207,613	70,766	-278,379	-393%

Moss Landing Harbor District **A/P Aging Summary**

As of July 31, 2018

	Current	1 - 30	31 - 60	61 - 90	> 90	TOTAL
Airgas	84.59	0.00	0.00	0.00	0.00	84.59
Analres Fletes	525.00	0.00	0.00	0.00	0.00	525.00
Bayside Oil, Inc.	1,600.00	0.00	0.00	0.00	0.00	1,600.00
Big Creek Lumber	96.16	0.00	0.00	0.00	0.00	96.16
Blue Shield of California	0.00	-115.73	0.00	0.00	0.00	-115.73
Byte Technology	112.50	0.00	0.00	0.00	0.00	112.50
CalPERS	0.00	-3,907.19	0.00	0.00	0.00	-3,907.19
Central Coast Systems, Inc.	105.00	0.00	0.00	0.00	0.00	105.00
Cintas	608.60	0.00	0.00	0.00	0.00	608.60
Colleen McNow	550.00	0.00	0.00	0.00	0.00	550.00
Damm Good Water	40.20	0.00	0.00	0.00	0.00	40.20
Dilbeck & Sons, Inc.	71,266.12	0.00	0.00	0.00	0.00	71,266.12
Don Chapin	0.00	34,603.75	0.00	0.00	0.00	34,603.75
Henderson Marine Supply	0.00	0.00	2,675.35	0.00	0.00	2,675.35
James Higuchi	355.50	0.00	0.00	0.00	0.00	355.50
Jarvis, Fay, Doporto & Gibson, LLP	4,840.00	0.00	0.00	0.00	0.00	4,840.00
Jennifer Johnson	575.00	0.00	0.00	0.00	0.00	575.00
Kimberly Richardson	524.00	0.00	0.00	0.00	0.00	524.00
Konica Minolta Premier Finance	0.00	-266.73	0.00	0.00	0.00	-266.73
Linda G. McIntyre	0.00	-400.00	0.00	0.00	0.00	-400.00
Mandich Vic Man	426.20	0.00	0.00	0.00	0.00	426.20
Monterey County Resource Mangagement Agen	36,854.96	0.00	0.00	0.00	0.00	36,854.96
Monterey One Water	3,322.47	0.00	0.00	0.00	0.00	3,322.47
MP Express	0.00	3,696.67	0.00	0.00	0.00	3,696.67
Office Team	0.00	0.00	765.62	0.00	0.00	765.62
Pajaro/Sunny Mesa C.S.D.	2,877.88	0.00	0.00	0.00	0.00	2,877.88
PG&E	0.00	-20,000.00	0.00	0.00	0.00	-20,000.00
Premium Assignment Corporation	0.00	-12,820.13	0.00	0.00	0.00	-12,820.13
Principal Financial	0.00	-147.08	0.00	0.00	0.00	-147.08
Rabobank	719.23	0.00	0.00	0.00	0.00	719.23
Redshift	0.00	-136.85	0.00	0.00	0.00	-136.85
Scotts Valley Sprinkler	0.00	70.25	0.00	0.00	0.00	70.25
Sea Engineering, Inc.	7,285.64	647.50	0.00	0.00	0.00	7,933.14
Social Vocational Services, Inc.	0.00	-1,073.57	0.00	0.00	0.00	-1,073.57
Tom Wilhelm	91.50	0.00	0.00	0.00	0.00	91.50
U.S. Bank	335.86	0.00	0.00	0.00	0.00	335.86
Umpqua Bank	0.00	-431,602.39	0.00	0.00	0.00	-431,602.39
VALIC	2,996.17	0.00	0.00	0.00	0.00	2,996.17
Veritiv Operating Company	2,000.36	0.00	0.00	0.00	0.00	2,000.36
Verizon Wireless	141.46	0.00	0.00	0.00	0.00	141.46
Vision Sevice Plan	0.00	-102.78	0.00	0.00	0.00	-102.78
Wald, Ruhnke & Dost Architects, LP	36,874.89	0.00	0.00	0.00	0.00	36,874.89
TOTAL	175,209.29	-431,554.28	3,440.97	0.00	0.00	-252,904.02

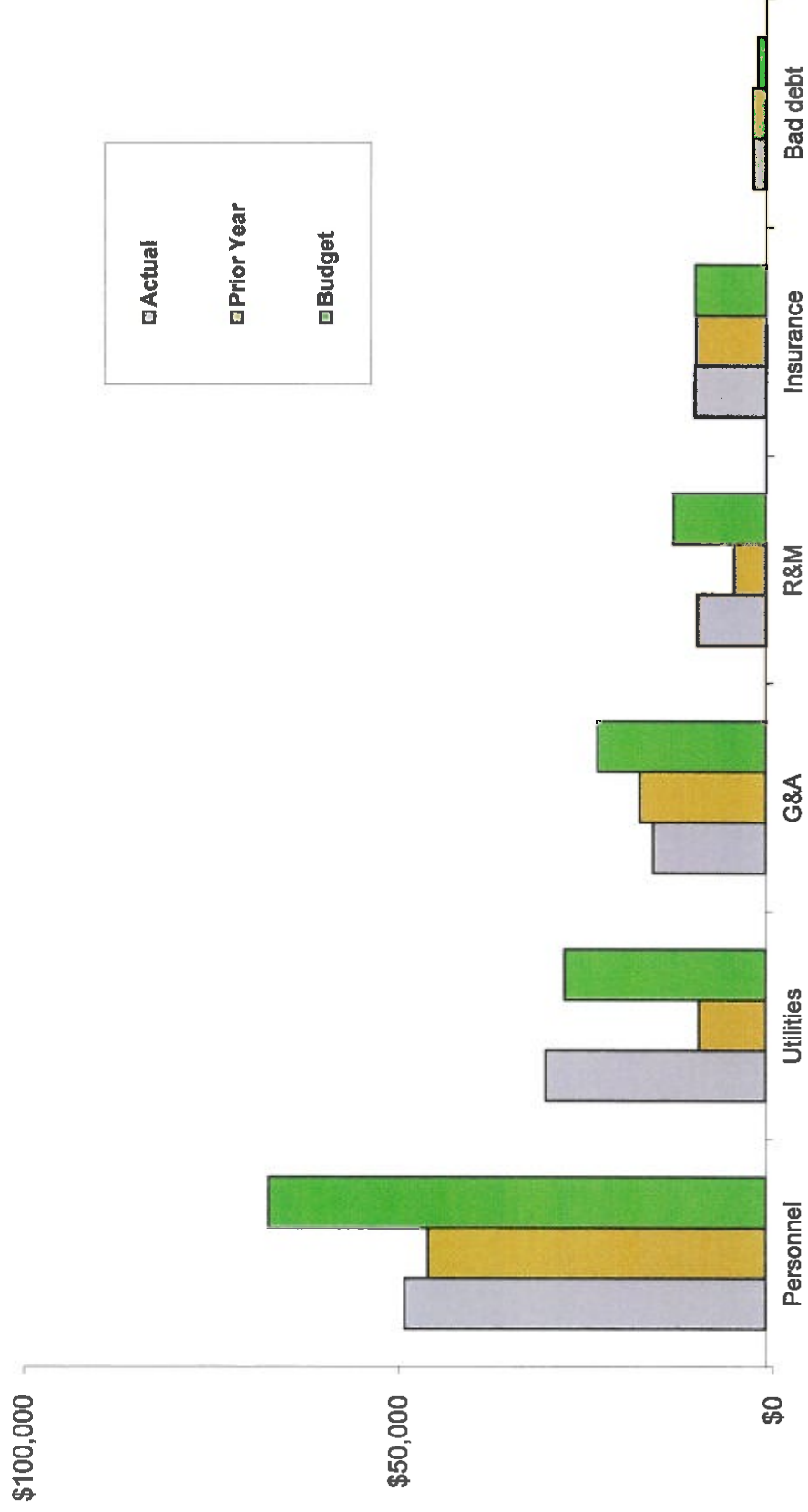
Moss Landing Harbor District
Warrant Listing
As of July 31, 2018

Type	Date	Num	Name	Amount
1009 - Union - Operating				
Bill Pmt -Check	07/03/2018	18182	Star Sanitation, LLC	-70.00
Bill Pmt -Check	07/09/2018	18183	Airgas	-82.10
Bill Pmt -Check	07/09/2018	18184	Amado Medina	-510.00
Bill Pmt -Check	07/09/2018	18185	AT&T	-149.73
Bill Pmt -Check	07/09/2018	18186	ATI-Advanced Testing & Inspection, LLC	-6,911.00
Bill Pmt -Check	07/09/2018	18187	Blue Shield of California	-115.73
Bill Pmt -Check	07/09/2018	18188	Byte Technology	-37.50
Bill Pmt -Check	07/09/2018	18189	CalPERS	-3,907.19
Bill Pmt -Check	07/09/2018	18190	Cintas	-487.60
Bill Pmt -Check	07/09/2018	18191	Damm Good Water	-61.60
Bill Pmt -Check	07/09/2018	18192	J.V. Orta's	-445.50
Bill Pmt -Check	07/09/2018	18193	Jocelyn Jodar	-500.00
Bill Pmt -Check	07/09/2018	18194	Konica Minolta Premier Finance	-533.46
Bill Pmt -Check	07/09/2018	18195	Linda G. McIntyre	-400.00
Bill Pmt -Check	07/09/2018	18196	MBS Business Systems	-148.99
Bill Pmt -Check	07/09/2018	18197	Office Depot	-33.00
Bill Pmt -Check	07/09/2018	18198	Office Team	-629.11
Bill Pmt -Check	07/09/2018	18199	Pajaro/Sunny Mesa C.S.D.	-3,011.06
Bill Pmt -Check	07/09/2018	18200	PG&E	-20,000.00
Bill Pmt -Check	07/09/2018	18201	Pitney Bowes Global Financial Svc LLC	-129.30
Bill Pmt -Check	07/09/2018	18202	Premium Assignment Corporation	-12,820.13
Bill Pmt -Check	07/09/2018	18203	Principal Financial	-147.08
Bill Pmt -Check	07/09/2018	18204	Rabobank	-457.24
Bill Pmt -Check	07/09/2018	18205	Redshift	-136.85
Bill Pmt -Check	07/09/2018	18206	Social Vocational Services, Inc.	-1,073.57
Bill Pmt -Check	07/09/2018	18207	Sunrise Express	-48.75
Bill Pmt -Check	07/09/2018	18208	U.S. Bank	-2,504.08
Bill Pmt -Check	07/09/2018	18209	Valero Marketing and Supply Company	-356.38
Bill Pmt -Check	07/09/2018	18210	Vision Sevice Plan	-102.78
Bill Pmt -Check	07/09/2018	18211	WASH	-202.08
Bill Pmt -Check	07/09/2018	18212	Rabobank	-216.62
Bill Pmt -Check	07/09/2018	18213	VALIC	-2,916.20
Bill Pmt -Check	07/16/2018	18214	Carmel Marina Corporation	-678.00
Bill Pmt -Check	07/16/2018	18215	Lockton Insurance Brokers, LLC	-13,950.00
Bill Pmt -Check	07/16/2018	18216	Office Team	-474.80
Bill Pmt -Check	07/16/2018	18217	ThyssenKrupp Elevator - 042	-611.32
Bill Pmt -Check	07/16/2018	18218	Carmel Marina Corporation	-2,601.92
Bill Pmt -Check	07/16/2018	18219	Carmel Marina Corporation	-975.72
Bill Pmt -Check	07/16/2018	18220	Signature Glass & Window, Inc.	-1,896.00
Bill Pmt -Check	07/24/2018	18221	Associated Pacific Constructors Inc.	-91,650.00
Bill Pmt -Check	07/24/2018	18222	AT&T	-236.27
Bill Pmt -Check	07/24/2018	18223	ATI-Advanced Testing & Inspection, LLC	-6,911.00
Bill Pmt -Check	07/24/2018	18224	Dilbeck & Sons, Inc.	-185,907.02
Bill Pmt -Check	07/24/2018	18225	Doctors on Duty	-122.50

Moss Landing Harbor District
Warrant Listing
As of July 31, 2018

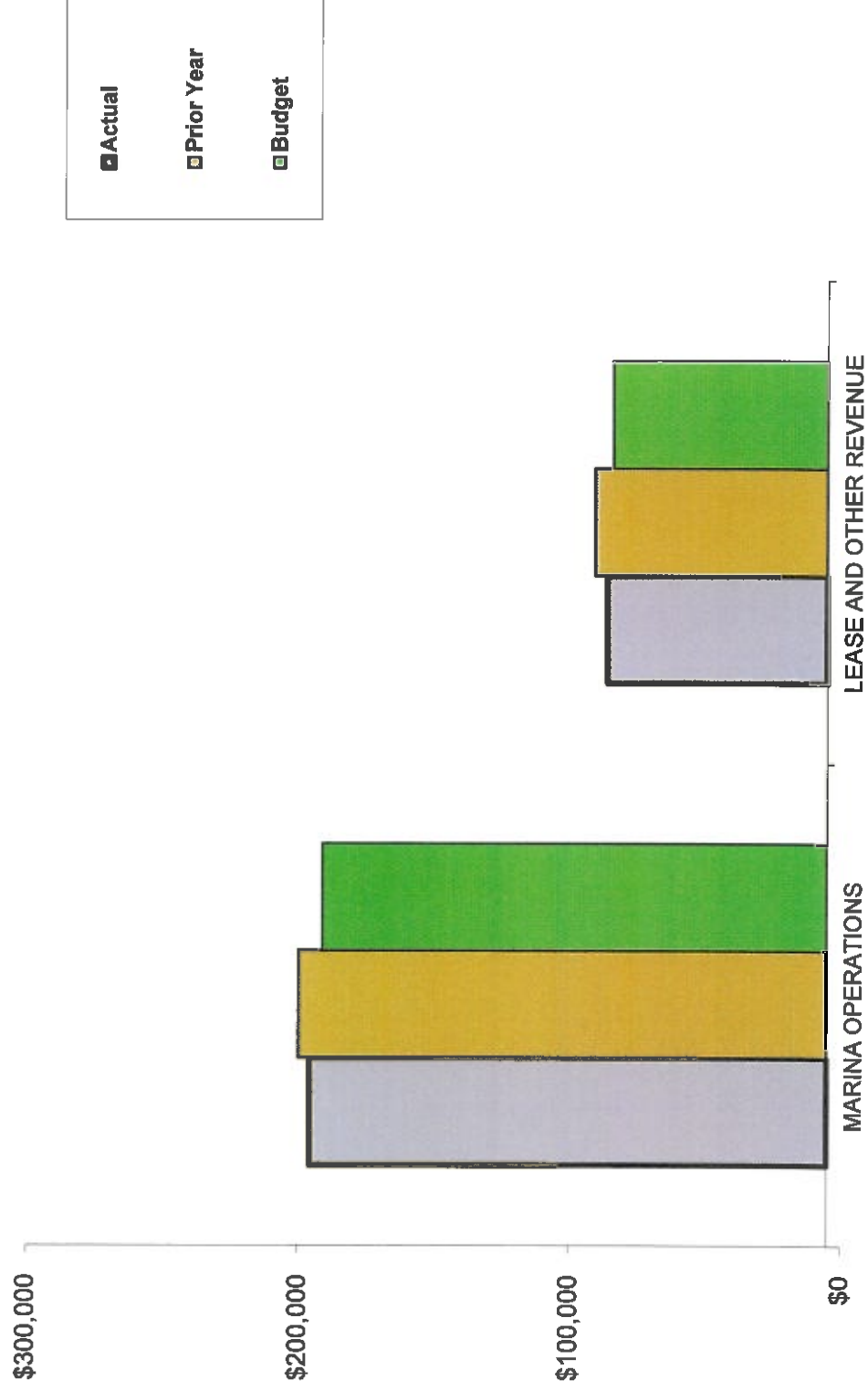
Type	Date	Num	Name	Amount
Bill Pmt -Check	07/24/2018	18226	Henderson Marine Supply	-201.51
Bill Pmt -Check	07/24/2018	18227	Jarvis, Fay, Doporto & Gibson, LLP	-3,460.00
Bill Pmt -Check	07/24/2018	18228	Lockton Insurance Brokers, LLC	-169.00
Bill Pmt -Check	07/24/2018	18229	Marilyn Benck	-500.00
Bill Pmt -Check	07/24/2018	18230	Nicholas Cartwright	-374.50
Bill Pmt -Check	07/24/2018	18231	Office Depot	-31.03
Bill Pmt -Check	07/24/2018	18232	Scott Leavenworth	-333.00
Bill Pmt -Check	07/24/2018	18233	Sealaska Engineering & Applied Sciences	-71,407.82
Bill Pmt -Check	07/24/2018	18234	State Steel Company	-76.27
Bill Pmt -Check	07/24/2018	18235	Umpqua Bank	-431,602.39
Bill Pmt -Check	07/24/2018	18236	Veritiv Operating Company	-883.23
Bill Pmt -Check	07/24/2018	18237	Verizon Wireless	-141.46
Bill Pmt -Check	07/24/2018	18238	Wald, Ruhnke & Dost Architects, LP	-59,072.66
Bill Pmt -Check	07/24/2018	18239	Wendy L. Cumming, CPA	-2,247.50
Bill Pmt -Check	07/24/2018	18240	AT&T	-510.90
Check	07/31/2018		Union Bank	-356.61
Total 1009 - Union - Operating				-936,527.06
TOTAL				-936,527.06

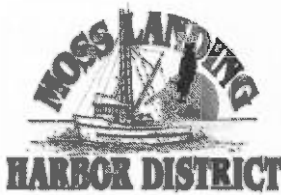
Operating Expenses
Year to Date Actuals vs. Budget and Prior Year
July 31, 2018



****Expenses Exclude Dredging, Depreciation and Interest Expenses****

**Marina, Lease and Other Revenue
Year to Date Actual vs. Budget and Prior Year
July 31, 2018**





BOARD OF COMMISSIONERS

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James R. Goulart

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ASSISTANT GENERAL MANAGER
Tommy Razzeca

STAFF REPORT

Tommy Razzeca, Assistant General Manager

ITEM NUMBER 3 – PROJECT STATUS **BOARD MEETING OF AUGUST 22, 2018**

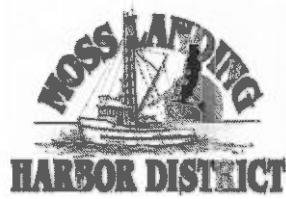
1. Dredge project: We are still waiting on USFW biological opinion which has been written but is in review before release to the USACE and CCC. Once the agencies receive the biological opinion we expect to receive our ten year dredge permit. As in the past during analysis of the sediment samples the presence of DDT was found in various locations of South Harbor (North Harbor was free of contaminants) which has caused some additional sampling to determine offshore disposal suitability. During the Board meeting on July 28, 2018 the Board adopted Resolution 18-13 amending resolution 18-12 increasing Sea Alaska's consulting contract amount to fund the cost of this additional testing; staff expects to receive the test results of the samples on August 23rd. If they are favorable staff and our consultant will begin to produce and publish bid documents so we can move forward with awarding a dredge contract and schedule the dredge event. As of now the dredge event is still on track to begin in the fall.

2. North Harbor Building project: The project has experienced some slow movement due to a number of delaying factors (i.e. pouring, curing and delivering support piles; encountering and removing obstacles blocking pile driving to depth, sewer line depth, fire suppression low water pressure, PG & E scheduling, relocation of water line, difficulty with steel frame dimensions, etc.). Structural Steel has caused the biggest delay thus far on the project, however our shop drawings were submitted and the steel frames are currently in production. However the contractor, MLHD staff and the architect have worked cooperatively to resolve many issues and minimize delays. The building foundation has been poured and the new sewer service has been connected to the existing pump station. We have paid Pajaro Sunny Mesa for our fire line connection. Once the steel frames have been fabricated and delivered to the site the project should begin making major progress quickly.

3. Pile Replacement/A Dock repair project: This project was completed on July 13, 2018. After awaiting receipt of all invoices for the project, Staff submitted our claim to the insurer on 8/7/18 and is awaiting their response.

4. North Harbor Inn Project: All County required reports have been received and our architects are prepared to meet with the County to ensure all information necessary is adequate to begin Permit review by various County agencies. The County Permit Fee is \$18,427.48.

5. Fisherman's Dorm/Café: Same as above, pending further Board direction. The County Permit Fee is also \$18,427.48.



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**GENERAL MANAGER
HARBORMASTER**
Linda G. McIntyre, Esq.

Assistant General manager
Tommy Razzeca

STAFF REPORT

ITEM NUMBER 4 – COMMUNITY RELATIONS, REQUESTS, ISSUES BOARD MEETING OF AUGUST 22, 2018

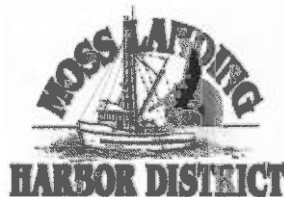
1. After anticipating for nearly 4 months the possibility of having to pay the Elections Department some \$750,000 in the event more candidates qualified than the 3 seats available on the Harbor District Board, the wait is over. I was pleased to report that our 3 incumbent Commissioners were the only qualifying candidates.

We now have approximately 1 year to meet with Claudio Valenzuela, Monterey County Registrar of Voters, as well as our County Supervisor to try to get a handle on these shockingly exorbitant fees. The last contested election in 2014 cost \$150,000. The District needs to understand why these costs increased by 500% and what can be done to get them under control before the next election cycle in 2020..

2. A red-footed booby bird was observed in the Harbor by very excited bird watchers the week of August 13. The red-footed booby is a large seabird and adults always have red feet, but the color of the plumage varies. Typically found in tropical seas around the world, this seabird is only a very rare visitor to North America.

3. After serving several 30-day Notices to Quit on unauthorized liveaboards, some chose to voluntarily leave rather than having a lawsuit served on them. However 2 seem to be ignoring the Notice so we will engage an unlawful detainer attorney to proceed with obtaining a Court Order to have them removed.

SERVING COMMERCIAL FISHING AND RECREATIONAL BOATING SINCE 1947



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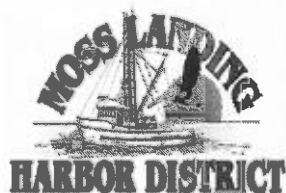
ASSISTANT GENERAL MANAGER

Tommy Razzeca

STAFF REPORT

ITEM NUMBER 5 – SUMMARY OF PERMITS ISSUED BOARD MEETING OF AUGUST 22, 2018

Permittee	Issue Date	Status	Permit Type	Exp. Date
Elkhorn Slough Research Foundation	01/01/2018	Current	Facilities Use	1/01/2019
Monterey Bay Hydrobikes	2/4/2018	Current	Facilities Use	2/4/2019
Blue Ocean Whale Watch	2/8/2018	Current	Facilities Use	2/8/2019
Whisper Charters	2/28/2018	Current	Facilities Use	2/28/2019
Kahuna Sportfishing	3/17/2018	Current	Facilities Use	3/17/2019
REI Outdoor School	3/24/2018	Current	Facilities Use	3/24/2019
Fast Raft	3/28/2018	Current	Facilities Use	3/28/2019
MBARI-Otter Studies	4/1/2018	Current	Facilities Use	4/1/2019
Stap-Marine Life Studies	4/15/2018	Expired	Non-Renewed	4/15/2019
Venture Quest Kayaking	5/16/2018	Current	Facilities Use	5/16/2019
Kayak Connection	5/18/2018	Current	Facilities Use	5/18/2019
Secret Harbor Charters	5/24/2018	Pending	Facilities Use	5/24/2019
Sanctuary Cruises	6/7/2018	Current	Facilities Use	6/7/2019
Sea Goddess Whale Watching-Tours	6/10/2018	Current	Facilities Use	6/10/2019
Sea Goddess Whale Watching-Souvenirs	6/10/2018	Current	Peddlers	6/10/2019
MBARI-Slough Test Moorings	6/27/2018	Current	Facilities Use	6/27/2019
Elkhorn Slough Safari - Souvenirs	10/1/2017	Current	Peddlers	10/1/2018
Elkhorn Slough Safari - tours	10/1/2017	Current	Facilities Use	10/1/2018
Blue Water Ventures	10/31/2017	Current	Facilities Use	10/31/2018
Wild Fish-Vicki Crow	11/20/2017	Current	Peddlers	11/20/2018



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Assistant General Manager
Tommy Razzeca

STAFF REPORT

ITEM NUMBER 6 – MEETING ANNOUNCEMENTS BOARD MEETING OF AUGUST 22, 2018

Monterey Bay National Marine Sanctuary Advisory Council (SAC) 2018 Meeting Schedule.
For information contact Nichole Rodriguez, nichole.rodriguez@noaa.gov; 831.647.4206

August 17th
Marina

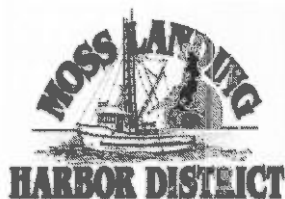
October 19th
Salinas

December 14th
Monterey

Monterey County Fish and Game Advisory Commission – Meetings are on the 2nd Tuesday of even months. <http://www.co.monterey.ca.us/bcandc/fishgame.html>

Moss Landing Chamber of Commerce Meetings – Second Monday of each month, Moss Landing Harbor District Board Room, 9 a.m.

SERVING COMMERCIAL FISHING AND RECREATIONAL BOATING SINCE 1947



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Assistant General Manager

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STAFF REPORT

ITEM NUMBER 7 - LIVEABOARD REPORT BOARD MEETING OF AUGUST 22, 2018

Pursuant to Ordinance Code §6.110 D) 1), attached is the report containing the names of all permitted liveaboard vessels and all persons living aboard. The permits for these liveaboards have automatically renewed through the last day of this month. As of this writing, there is no (0) revocation actions pending.

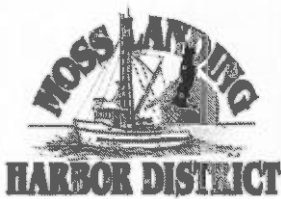
<u>Name</u>	<u>Vessel</u>
1. Anderson, T.	<i>Lanikai</i> CF 4134N
2. Brenta T.	<i>Teri Leigh</i> 936915
3. Bohigian, D.	<i>Finesse</i> , CF 3764 ET
4. Burns, P.	<i>Tralfamadore</i> , CF 9430 GL
5. Byrnes, K.	<i>Grand Slam</i> , CF 4540 FE
6. Callahan, T.	<i>Deb on Air</i> , CF 3174 HA
7. Cayuela, R.	<i>Rachel Angelet</i> , CF 6969 UB
8. Michael, McVay	<i>Gaviota</i> , CF 4863 FP
9. Clark, N.	<i>China Cloud</i> , ON 999772
10. Cloer, J./Ajuria M.	<i>Laurie</i> , CF 2688 EX
11. Chambers, B.	<i>Pyxis</i> , ON 984193
12. Comendant, T.	<i>Mariah</i> , CF 9747 GR
13. Clark D.	<i>Seaside Escape</i> CF 4356 HW
14. Degnan, P.	No Name, CF 8344 GT
15. Powers, P	No Name, CF 0333 EU
16. Elwell, G.	<i>Pearl</i> , ON 557575
17. Faneuf, C.	<i>Sandpiper</i> , CF 6280 EU
18. Felicano, J.	<i>Takara</i> , CF 3767 AS
19. Graham, D.	<i>Shelter Dog</i> , ON 593068
20. Harrington,H.	<i>Isle of View</i> , ON 997142
21. Ho, R.	<i>Carolynn Ann</i> CF 5796 FG
22. Heatley, J.	<i>Darla Jean</i> , CF 2303 UN
23. Jerred, D.	<i>Westwind</i> , CF8564 GM
24. Groom D	<i>Phoenix</i> , CF 5084 GJ
25. Jones, H.	<i>Laetare</i> , CF 5495 YB
26. Jones, T.	<i>Sanity</i> , CF 5249 SC
27. Johnson, J. /LaFever M.	<i>Aztlan</i> , ON 281903
28. Kampas,B.	<i>Tee-Time</i> CF 5670 UY

SERVING COMMERCIAL FISHING AND RECREATIONAL BOATING SINCE 1947

29. Knudson L./Knudson A.
30. Malone, RJ
31. Larke, R.
32. Burnett
33. Maris, T.
34. Guggenheim, Charles
35. Nieman J.
36. Niswonger, R.
37. Nunes, D.
38. Otis, T.
39. Guzman, Francisco
40. Phillips, A
41. Velaquez A/ Velaquez R
42. Raaphorst, D./Raaphorst M.
43. Reins, D.
44. Rotger, M.
45. Roulet, J.
46. Piro, Daniel
47. Krone, Michael
48. Stegmann, R.
49. Stark, H.
50. Baugh, R.
51. Thomas, B.
52. Tufts, M./P Wiseman
53. PENDING APPLICATION
54. Wolinski, Peter
55. Waters, J./Waters, M.
56. Kevin Antos/ Schmitt, M.
57. Herrick Andrews
58. Kim Richardson
59. Tony Brenta
60. Bowler, J

Spellbound, ON 082155
Francis w, CF 2017 UZ
Rhiannon, CF 8551 CA
Zinful CF5419 JG
Nimble, CF 3730 KB
Comfiance, ON 971499.
Inia, ON 1074183
Illusion, CF 0836 TA
Auroa, ON 676686
Blue Moon, CF 1886 GT
Rosie II CF 7754 GG
Odyle, ON 559168
Lorraine CF 0533 JL
Spirit, ON 664971
Second Paradise, ON 912484
Raven, ON 241650
Double Eagle, ON 519846
Gulf Star CF 6082 GL
No Name CF 4219 HE
Wild Goose, ON 589319
Outta Here, CF 8370 EA
Yada Yada, CF 7881 GZ
Coho, CF 9974 KK
Enchantress, CF 0878 SX
 PENDING APPLICATION
Ramona, ON 1114657
No Name CF 5670 GD
The Office CF 8031 SB
Sea Free ON 613387
Sophie CF 0533 JL
Teri Leigh ON 936915
Myrtle Mae, CF 3187 FN

Total Number Vessels: 60
 Total Number Persons: 69
 Pending Applications -0-



BOARD OF COMMISSIONERS
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EXECUTIVE
GENERAL MANAGER

HARBORMASTER
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STAFF REPORT

ITEM NUMBER 8 - SLIP INCOME REPORT BOARD MEETING OF AUGUST 22, 2018

Slip Rates 2018/2019 per linear foot:

Assigned: \$7.90/ft./month
Temporary: \$11.80/ft./month
Transient: \$1.25/ft./day

INCOME

July 2018

\$164,809

July 2017

\$160,876

July 2018 Budget

\$163,361

For the month, slip income is above budget by \$1,448, primarily as a result of higher temporary berthing revenue. Slip income is higher than prior year by \$3,932, due to a combination of higher assigned berthing revenue, offset by lower temporary berthing revenue.

SERVING COMMERCIAL FISHING AND RECREATIONAL BOATING SINCE 1947



BOARD OF HARBOR COMMISSIONERS

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STAFF REPORT

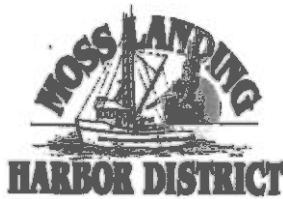
Tommy Razzeca, Assistant General Manager

ITEM 9 - INCIDENT REPORT
BOARD MEETING OF AUGUST 22, 2018

7/31/18 Night staff heard seal bombs going off somewhere on B Dock, the staff member investigated the area but was unable to determine exactly where the seal bombs had been used or who was responsible.

No further incidents as of 8/14/18

SERVING COMMERCIAL FISHING AND RECREATIONAL BOATING SINCE 1947



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Tom Razzeca

STAFF REPORT

Tommy Razzeca, Assistant General Manager

ITEM NUMBER 19 - UPDATE - MAINTENANCE DOCK EROSION EMERGENCY PROJECT BOARD MEETING OF AUGUST 22, 2018

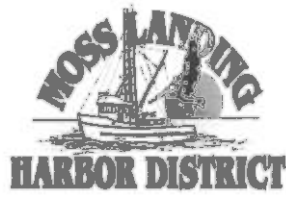
Resolution 17-01 declaring the Maintenance Dock Erosion an emergency project, adopted last year states that Staff and the Board shall review the status of the emergency at every regularly scheduled meeting to determine whether the emergency can be terminated.

Don Chapin Company has completed all work relating to the Maintenance Dock Erosion Project and as of 8/17/18 emergency conditions no longer exist. The project cost generally was in keeping with the authorized amount of not to exceed \$130,000.00. However, you may remember that the upland piles failed and replacement cost an additional \$9,000.00.

Staff recommends that the Board by motion accept the staff report on the completion of the project and declare that the emergency has ended.

SERVING COMMERCIAL FISHING AND RECREATIONAL BOATING SINCE 1947

ITEM 19 - CLOSEOUT - MAINTENANCE DOCK EMERGENCY PROJECT
AUGUST 22, 2018 REGULAR MEETING



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ASSISTANT GM/ASSISTANT HM
Tom Razzeca

STAFF REPORT

ITEM NUMBER 20 – CONSIDER POSSIBLE LEASE FOR PORTION OF DRY STORAGE BOARD MEETING OF AUGUST 22, 2018

An inquiry was received by a local business asking the District to consider leasing a portion of the Dry Storage yard adjacent to the Cannery Building for a whale watching vessel passenger check in and waiting area.

Staff recommends that the Board give appropriate direction to staff.

SERVING COMMERCIAL FISHING AND RECREATIONAL BOATING SINCE 1947

**ITEM 20 – LEASE INQUIRY FOR PORTION OF DRY STORAGE
AUGUST 22, 2018 REGULAR MEETING**