



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

July 22, 2015  
OPEN 5:30 PM, CLOSED AT 6:00 PM, OPEN at 7:00 PM

**A. OPEN SESSION CALL TO ORDER - PLEDGE OF ALLEGIANCE**

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**Roll Call**

Russ Jeffries – President  
Tony Leonardini – Vice President  
Vince Ferrante – Secretary  
Andrew Amaral - Commissioner

Linda G. McIntyre – General Manager  
Mike Rodriquez – District Counsel  
Tom Razzeca – Assistant General Manager  
Marie Della Maggiore – Executive Assistant

**B. SPECIAL CEREMONY**

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Margaret "Peggy" Shirrel will be sworn in as the Commissioner to fill the remainder of the term on the seat left vacant by Commissioner Frank Gomes. The Board will then adjourn to a Closed Session.

**C. CLOSED SESSION**

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A closed session will be held immediately prior to the public open meeting, and is scheduled to 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 at the Closed Session will be reported out at that time.

1. Confer with real property negotiators pursuant to Government Code §54956.8 regarding Moss Landing Commercial Park. Negotiating parties: General Manager and District Counsel.
2. Confer with real property negotiators pursuant to Government Code §54956.8 regarding APN 413.022.003 (NH Restaurant and Visitor Dock). Negotiating parties: General Manager and District Counsel.
3. Confer with real property negotiators pursuant to Government Code §54956.8 regarding unimproved lot next to Cannery Building. Negotiating parties: General Manager and District Counsel.
4. Confer with real property negotiations pursuant to government Code §54956.8 regarding extending a Lease at K Dock. Negotiating parties: General Manager and District Counsel.
5. Confer with legal counsel and General Manager regarding two (2) matters of potential litigation pursuant to Government Code § 54956.9(a): Claim of Catalano and Claim of Adventure Alley, LLC.
6. Confer with legal counsel and General Manager regarding two (2) matters of significant exposure to litigation pursuant to Government Code §54956.9(d)(2).
7. Confer with legal counsel and General Manager regarding one matter of litigation pursuant to Government Code § 54956.9(a): Cramer vs. MLHD, et al. (Dismissed).

## **RETURN TO OPEN SESSION**

### **D. PRESIDENT'S REMARKS**

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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.

### **E. PUBLIC COMMENTS**

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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 on particular issues and for each individual speaker.

### **F. CONSENT CALENDAR**

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All matters listed on the Consent Calendar are considered to be routine by the Board of Harbor Commissioners and will be enacted by one motion at the appropriate time. There will be no separate discussion on these items. If discussion is desired, that item will be removed from the Consent Calendar and will be considered separately.

1. Approval of the June 24, 2015 Regular Meeting Minutes.
2. Approval of Resolution 15-07, Deyerle Brothers Seafood K Dock Lease Amendment.

### **G. FINANCIAL REPORT**

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3. Financial report month ending June 30, 2015

### **H. MANAGER'S REPORTS**

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The General Manager will make oral or written presentations on the below subjects. The Board may take such action as deemed necessary. The Manager may present additional reports; however, the Board may not take action on any such item not on this Agenda.

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

### **I. COMMITTEE REPORTS**

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11. Finance Committee – Chair Ferrante/Vice Chair Leonardini
12. Elkhorn Slough Advisory Committee – Amaral/Alt. Leonardini
13. Special Districts – Jeffries/Ferrante
14. Liveaboard Committee – Chair Jeffries/Vice Chair Amaral
15. Harbor Improvement Committee – Amaral
16. Real Property Committee I – Chair Jeffries/Vice Chair Leonardini
17. Real Property Committee II – Ferrante
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.

## **J. NEW BUSINESS**

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19. ITEM – Consider revising Board Committee assignments.
  - a. Staff report
  - b. Public comment
  - c. Board discussion
  - d. Board action
20. ITEM – Discuss and Consider options regarding bid for North Harbor Restaurant Project; consider awarding bid.
  - a. Staff report
  - b. Public comment
  - c. Board discussion
  - d. Board action
21. ITEM – Consider awarding a bid for the Cannery Building HVAC unit replacement.
  - a. Staff report
  - b. Public comment
  - c. Board discussion
  - d. Board action

## **K. COMMISSIONERS COMMENTS AND CONCERNS**

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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.

## **L. ADJOURN MEETING**

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The next Regular Meeting of the Board of Harbor Commissioners is scheduled for August 26, 2015 at the offices of the Moss Landing Harbor District, 7881 Sandholdt Road, Moss Landing, CA 95039. Individuals who require special accommodations are requested to contact the Executive Assistant to the General Manager by calling 831.633.5417 or by emailing [dellamaggiore@mosslandingharbor.dst.ca.us](mailto:dellamaggiore@mosslandingharbor.dst.ca.us) 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 Regular Meeting agenda will be available 72 hours prior to the meeting and may be obtained by logging onto [www.mosslandingharbor.dst.ca.us](http://www.mosslandingharbor.dst.ca.us) or by contacting the District at 831.633.5417. 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  
June 24, 2015, 7 P.M.

**A. CLOSED SESSION**

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The Board adjourned to closed session at 6:00 p.m. to discuss the following:

1. Confer with real property negotiators pursuant to Government Code §54956.8 regarding Moss Landing Commercial Park. Negotiating parties: General Manager and District Counsel.
2. Confer with real property negotiators pursuant to Government Code §54956.8 regarding APN 413.022.003 (NH Restaurant and Visitor Dock). Negotiating parties: General Manager and District Counsel.
3. Confer with real property negotiators pursuant to Government Code §54956.8 regarding unimproved lot next to Cannery Building. Negotiating parties: General Manager and District Counsel.
4. Confer with legal counsel and General Manager regarding two (2) matters of potential litigation pursuant to Government Code § 54956.9(a): Claim of Catalano and Claim of Adventure Alley, LLC.
5. Confer with legal counsel and General Manager regarding two (2) matters of significant exposure to litigation pursuant to Government Code §54956.9(d)(2).

**B. OPEN SESSION CALL TO ORDER - PLEDGE OF ALLEGIANCE**

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The meeting was called to order at 7:32 p.m. After the Pledge of Allegiance, roll was called.

Commissioners present:

Russ Jeffries – President  
Tony Leonardini – Vice President  
Vince Ferrante – Secretary  
Andrew Amaral - Commissioner

Staff present:

Linda G. McIntyre – General Manager  
Mike Rodriguez – District Counsel  
Tom Razzeca – Assistant General Manager  
Marie Della Maggiore – Executive Assistant

Commissioners excused:

Frank Gomes, Jr.

**C. PRESIDENT'S REMARKS**

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President Jeffries sadly announced the passing of Commissioner Frank Gomes, Jr. GM McIntyre said a prayer for Frank and his family & friends. President Jeffries then asked for a moment of silence.

Per Government Code §54954.2B, an action item was added to the agenda. Item 27 will be to declare a vacancy on the Board and to discuss and consider filling the vacant seat by appointment. President Jeffries said the Board will return to closed session at the end of the open session.

**D. PUBLIC COMMENTS**

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Harbor tenants Tom Hart, Vicki Crow and Dempsey Bosworth spoke to the Board about their concerns navigating around two large whale watching vessels in and out of the channel between A and B docks. GM McIntyre and Assistant HM Tom Razzeca will look into the issue.

**E. CONSENT CALENDAR**

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1. Approval of the May 20, 2015 Special Meeting Minutes.
2. Approval of the May 27, 2015 Regular Meeting Minutes.
3. Approval of the June 17, 2015 Special Meeting Minutes.

4. Approve Amendment No. 6 to the ML Community Plan EIR Services Contract.

A motion was made by Commissioner Amaral and seconded by Commissioner Leonardini to approve Items 1 and 2 on the Consent Calendar. The motion passed 4-0-1 on a roll call vote; Commissioners Jeffries, Leonardini, Ferrante and Amaral voting aye; Commissioner Gomes absent.

**F. FINANCIAL REPORT**

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5. GM McIntyre gave the financial report month ending May 31, 2015. She said Marina Revenues are higher than budgeted by \$120K mostly due to transient and temporary berthing. Marina Expenses are lower than budgeted largely due to a combination of repairs and maintenance costs coming in under budget. Marina Operations show a year-to-date loss of \$9K which is better than budgeted by \$112K. This includes \$433K in depreciation expense which is a non-cash item. Lease and other operating revenues are higher than budget by \$164K due primarily to higher than anticipated property tax revenue which came in higher than budget by \$149K. Lease and other operating expenses are under budget by \$172K primarily due to lower than anticipated election costs and the refinancing of District debts. Lease and other operations show a year-to-date profit of \$350K which is \$336K higher than budget. There were no questions.

A motion was made by Commissioner Ferrante and seconded by Commissioner Amaral to approve the month-ending May 31, 2015 financial report. The motion passed on a roll call vote; Commissioners Jeffries, Leonardini, Ferrante and Amaral voting aye; Commissioner Gomes absent.

In consideration of the speakers present, President Jeffries moved Items 21 thru 26 forward on the agenda.

**I. NEW BUSINESS**

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21. ITEM – Consider DWD MOU.

a. Staff report - GM McIntyre gave the staff report indicating that she had been approached by the MBNMS and the State Lands Commission asking MLHD to participate in an MOU for joint participation in reviewing the DWD project environmental documents.

b. Public comment - No public comment.

c. Board discussion - District Counsel Rodriguez commented that this was a standard procedure and that one way or another we would be asked to review the EIR.

d. Board action - A motion was made by Commissioner Leonardini and seconded by Commissioner Amaral to participate in the MOU and the Joint Review Panel the State Lands Commission has proposed in relation to the Deep Water Desal project. The motion passed 4-0-1 on a roll call vote; Commissioners Jeffries, Leonardini, Ferrante and Amaral voting aye; Commissioner Gomes absent.

22. ITEM – Consider NOP for People's desal.

a. Staff report - GM McIntyre gave the staff report. She added that the NOP had not been received until late last night and that this is the final version for the Board's approval. She assured the Board that she, District Counsel Rodriguez and Susan Lee, ASPEN Project Manager for CEQA compliance, have all reviewed and approved the document.

b. Public comment - Susan Lee said her team believes the document is now worthy of approval as does project Counsel Dennis Lewis, appearing for David Balch who is out of the country.

c. Board discussion - There was discussion of the pipelines and how they would be used. The dates and location of the public meetings need confirmed to complete the document and once that is done, the NOP will be published as required by law.

d. Board action - A motion was made by Commissioner Ferrante and seconded by Commissioner Leonardini to approve the NOP subject to approval of the meeting dates to

be added. The motion passed 4-0-1; Commissioners Jeffries, Leonardini, Ferrante and Amaral voting aye; Commissioner Gomes absent.

23. ITEM – Consider approving the District's insurance renewal package

- a. Staff report - GM McIntyre gave the staff report, stating the package came in only slightly higher than last year's premium.
- b. Public comment - No public comment.
- c. Board discussion - No discussion.
- d. Board action - A motion was made by Commissioner Leonardini and seconded by Commissioner Ferrante to approve the District's insurance renewal package. The motion passed on a roll call vote; Commissioners Jeffries, Leonardini, Ferrante and Amaral voting aye; Commissioner Gomes absent.

24. ITEM – Consider financing options for insurance renewal premiums.

- a. Staff report - GM McIntyre gave the staff report recommending approval of a financing proposal rather than paying over \$100,000 out all at once.
- b. Public comment - No public comment.
- c. Board discussion - There was discussion of financing versus paying the premium in full.
- d. Board action - A motion was made by Commissioner Ferrante and seconded by Commissioner Jeffries to select Premium Assignment Corp financing option #2. The motion passed 4-0-1 on a roll call vote; Commissioners Jeffries, Leonardini, Ferrante and Amaral voting aye; Commissioner Gomes absent.

25. ITEM – Discuss and consider options regarding bid for North Harbor Restaurant Project.

- a. Staff report - GM McIntyre gave the staff report.
- b. Public comment - No public comment.
- c. Board discussion - President Jeffries recommended having Real Property Committee I meet, review the issues and bring back their recommendations to the Board.
- d. Board action - A motion was made by Commissioner Leonardini and seconded by Commissioner Amaral to table Item 25 to the next meeting. The motion passed 4-0-1 on a roll call vote; Commissioner Jeffries, Leonardini, Ferrante and Amaral voting aye; Commissioner Gomes absent.

26. ITEM – Consider and select a candidate for CSDA Board of Directors, Coastal Network, Seat A.

- a. Staff report - GM McIntyre gave the staff report.
- b. Public comment - No public comment.
- c. Board discussion - Commissioner Ferrante said he has worked with the candidates and would recommend Elaine Magner.
- d. Board action - A motion was made by Commissioner Ferrante and seconded by Commissioner Leonardini to cast a vote for Elaine Magner in the CSDA Coastal Network, Seat A Board of Directors election. The motion passed 4-0-1 on a roll call vote; Commissioners Jeffries, Leonardini, Ferrante and Amaral voting aye; Commissioner Gomes absent.

## **G. MANAGER'S REPORTS**

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- 6. Projects Status/Update - Written report, no comments.
- 7. Community Relations; Requests/Issues - Written report, no comments.
- 8. Summary of Permits Issued - Written report, no comments.
- 9. Meeting Announcements - Written report, no comments.
- 10. Assigned Liveaboard Report - Written report, no comments.
- 11. Slip Income Report - Written report, no comments.
- 12. Incident Report - Commissioner Amaral asked about the report of a man falling in the water from B dock. Assist GM Razzeca clarified the incident. No further comments.

## **H. COMMITTEE REPORTS**

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13. Finance Committee – No report.
14. Elkhorn Slough Advisory Committee – No report.
15. Special Districts – Next meeting July 21, 2015.
16. Liveaboard Committee – Meeting scheduled for July 14.
17. Harbor Improvement Committee – No report.
18. Real Property Committee I – Chair Jeffries reported one meeting on June 11, 2015.
19. Real Property Committee II – Vice Chair Ferrante reported one meeting on June 10, 2015.
20. Meetings attended by Commissioners at District expense since the last regular meeting of the Board (AB 1234 requirements). - No additional meetings reported.

### **Added Item 27 - Filling the Board Vacancy.**

- a. Staff report - District Counsel said that Harbors and Navigation Code section 6050.3 states in part that the District has 30 days from the declaration of a vacancy to appoint someone to fill the vacancy or it will go to the County Board of Supervisors who would then appoint someone. The vacancy is declared this evening.
- b. Public comment - No public comment.
- c. Board discussion - There was discussion of potential candidates. Commissioner Leonardini said he would prefer someone who would be willing to run in the next election as well. President Jeffries said this person is going to be thrust into the middle of two big projects and recommends previous Board member Peggy Shirrel. He said he spoke with her and she is willing to step in and fill the vacancy. Commissioner Ferrante said Ms. Shirrel would be the most up to speed on the issues. There was logistical discussion of the swearing in process.
- d. Board action - A motion was made by Commissioner Jeffries and seconded by Commissioner Ferrante declaring a vacancy on the Board and accepting Margaret "Peggy" Shirrel, PhD. as the candidate to fill the seat. The motion passed 4-0-1 on a roll call vote; Commissioners Jeffries, Leonardini, Ferrante and Amaral voting aye; Commissioner Gomes absent.

## **J. COMMISSIONERS COMMENTS AND CONCERNS**

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Commissioner Leonardini said he spoke with Jim York who is the Pastor at the Harbor Chapel Church in Moss Landing. He said Mr. York is interested in volunteering to be the Chaplain for the District. District Counsel will look into any separation of church and state issues there may be by a public agency having an official religious representative. Commissioner Ferrante appreciated the flag being flown at half mast at the Harbor Masters office to honor Frank Gomes. He said the District should do something to honor his memory and President Jeffries suggested a Resolution or a plaque to present to the family. Commissioner Amaral said he hopes the issue of the whale watching boats and navigation in the channel will be resolved quickly and GM McIntyre suggested he direct any further comments directly to her and she will handle as appropriate. No further comments.

## **K. ADJOURN MEETING**

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President Jeffries adjourned the open session at 8:45 pm. He said the Board will take a five minute break and then returned to closed session. Any action taken will be reported out when the Board returns to open session for final adjournment.

9:25 pm reconvened in Open Session so President Jeffries could report that no action took place during Closed. Meeting Adhourned.

Respectfully submitted.

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Vince Ferrante, Secretary  
Board of Harbor Commissioners

ATTEST:

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Linda G. McIntyre, Deputy Secretary  
Board of Harbor Commissioners



**RESOLUTION 15-07**

**A RESOLUTION OF THE BOARD OF HARBOR COMMISSIONERS  
OF THE MOSS LANDING HARBOR DISTRICT  
APPROVING A LEASE TERM AMENDMENT  
WITH RICHARD DEYERLE,  
DBA DEYERLE BROTHERS SEAFOOD, INC.**

\* \* \* \* \*

**WHEREAS**, it is the goal of the District to offer for lease available space that has a potential for appropriate use compatible with the Moss Landing Community Plan and County zoning regulations, and

**WHEREAS**, it is also the goal of the District to attract and obtain suitable tenants for each available space, and

**WHEREAS**, Mr. Richard Deyerle, President, DBA Deyerle Brothers Seafood, Inc. leases a portion of APN 133-241-017 located at 7532 Sandholdt Road, Moss Landing from the District which they use to provide hoist services, ice loading, fish offloading and marine related services, and

**WHEREAS**, the original Lease commenced in November 2009 for a term of one year with one five-year option; the 5-year option period was exercised commencing November 2010, and; the entire lease term, including options, expires and terminates November 2015, and

**WHEREAS**, prior to the expiration date of the existing five (5) year lease, November 15, 2015, Mr. Deyerle requested in writing that the lease be amended to extend and re-lease the premises for an additional term of five (5) years (to November 15, 2020), and

**WHEREAS**, Mr. Deyerle has been an excellent tenant and there have been no complaints regarding the operation of K Dock by Deyerle Brothers Seafood, and the District desires to retain their business in the harbor.

**NOW THEREFORE, BE IT RESOLVED THAT** the Board of Harbor Commissioners of the Moss Landing Harbor District hereby authorizes the General Manager to prepare and execute documents necessary to amend the lease between the Moss Landing Harbor District as Lessor and Mr. Richard Deyerle, DBA Deyerle Brothers Seafood, Inc. as Lessee to extend the term for a period of five (5) years commencing November 15, 2015 subject to the same terms and conditions as the current lease and subject to review and approval of District Counsel.

\* \* \* \* \*

**CERTIFICATION**

Resolution 15-07 was duly adopted by the Board of Harbor Commissioners of the Moss Landing Harbor District at a regular meeting of the Board held on the 22nd day of July, 2015 a quorum present and acting throughout, by the following vote, to wit:

AYES:

NOES:

ABSENT:

ABSTAIN:

\_\_\_\_\_  
Russ Jeffries, President  
Board of Harbor Commissioners

ATTEST:

\_\_\_\_\_  
Linda G. McIntyre, Deputy Secretary  
Board of Harbor Commissioners

**Moss Landing Harbor District**  
**Balance Sheet**  
As of June 30, 2015

	<u>Jun 30, 15</u>	<u>Jun 30, 14</u>	<u>\$ Change</u>
<b>ASSETS</b>			
<b>Current Assets</b>			
<b>Checking/Savings</b>			
1018 · Union Bank- Trust Account	431,095	68,340	362,755
1002 · Petty Cash	500	500	-
1010 · Union - M.M.	2,740,510	1,485,246	1,255,264
1009 · Union - Operating	91,699	33,406	58,293
1011 · Union - Payroll	44,100	37,939	6,161
1015 · 1st Capital Bank	1,538,744	1,535,670	3,074
1014 · Pinnacle Bank CDARS CD	-	750,000	(750,000)
1016 · Pinnacle Bank Interest Account	22,922	22,571	350
1020 · Umpqua - Restricted	1,006,580	-	1,006,580
<b>Total Checking/Savings</b>	<b>5,876,150</b>	<b>3,933,673</b>	<b>1,942,478</b>
<b>Accounts Receivable</b>			
<b>11290 · Leases</b>			
1282 · NNN Receivable	17,361	57,000	(39,639)
<b>Total 11290 · Leases</b>	<b>17,361</b>	<b>57,000</b>	<b>(39,639)</b>
1200 · Marina Receivables	67,698	43,926	23,772
1201 · Marina - Allow for Bad Debt	(31,250)	(10,000)	(21,250)
<b>Total Accounts Receivable</b>	<b>53,810</b>	<b>90,926</b>	<b>(37,117)</b>
<b>Other Current Assets</b>			
<b>1271 · Prepaid Expenses</b>			
1270 · Insurance	663	115,464	(114,800)
1280 · Other	9,589	-	9,589
<b>Total 1271 · Prepaid Expenses</b>	<b>10,252</b>	<b>115,464</b>	<b>(105,211)</b>
1210 · Grants Receivable	-	286,344	(286,344)
<b>Total Other Current Assets</b>	<b>10,252</b>	<b>401,808</b>	<b>(391,556)</b>
<b>Total Current Assets</b>	<b>5,940,212</b>	<b>4,426,407</b>	<b>1,513,806</b>
<b>Fixed Assets</b>			
1650 · Construction in Progress	257,375	257,375	-
1670 · Equipment	766,671	766,671	-
<b>1700 · Improvements</b>			
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	8,246,852	8,246,852	-
1740 · SH Floating Docks	9,098,326	9,098,326	-
<b>Total 1700 · Improvements</b>	<b>26,370,652</b>	<b>26,370,652</b>	<b>-</b>
1900 · Land	1,642,860	1,642,860	-
<b>1800 · Less - Depreciation</b>			
1805 · Equipment	(752,641)	(732,240)	(20,401)
1810 · NH Buildings & Improvements	(2,995,549)	(2,736,555)	(258,994)
1820 · NH Floating Docks	(474,083)	(462,046)	(12,037)
1825 · NH Offsite Improvements	(395,370)	(365,987)	(29,383)
1830 · SH Buildings & Improvements	(5,367,826)	(5,159,048)	(208,778)
1840 · SH Floating Docks	(4,344,442)	(3,930,042)	(414,400)

**Moss Landing Harbor District**  
**Balance Sheet**  
As of June 30, 2015

	Jun 30, 15	Jun 30, 14	\$ Change
Total 1800 · Less - Depreciation	(14,329,911)	(13,385,918)	(943,993)
Total Fixed Assets	14,707,646	15,651,639	(943,993)
Other Assets			
1530 · Principal Financial CS	7,389	7,389	-
1320 · Workers Comp Deposit	200	200	-
Total Other Assets	7,589	7,589	-
<b>TOTAL ASSETS</b>	<b>20,655,447</b>	<b>20,085,635</b>	<b>569,813</b>
<b>LIABILITIES &amp; EQUITY</b>			
Liabilities			
Current Liabilities			
Accounts Payable			
2010 · Accounts Payable	15,321	73,492	(58,171)
Total Accounts Payable	15,321	73,492	(58,171)
Other Current Liabilities			
2082 · MLCP Cost Reimb. Deposit	123,143	73,143	50,000
2020 · Accrued Salaries Payable	14,598	13,708	890
2021 · Accrued Vacation	83,226	83,226	-
2023 · Accrued Payroll Taxes	6,043	5,754	289
2030 · Customer Deposits	286,749	287,358	(609)
2050 · Employee 457 Payable	759	-	759
2080 · Prepaid Berth Fees	171,972	168,727	3,245
2087 · Lease Deposits	43,409	40,371	3,038
2086 · Prepaid Leases			
20861 · Duke	51,905	49,971	1,935
20862 · MBARI	21,156	20,089	1,068
Total 2086 · Prepaid Leases	73,062	70,059	3,002
2051 · Note Interest Payable			
2062 · Umpqua Accrued Interest	45,180	-	45,180
2055 · CIEDB Accrued Interest	-	50,536	(50,536)
2060 · DBAW - Accrued Interest	-	35,388	(35,388)
2061 · Muni. Finance Interest Payable	-	8,978	(8,978)
Total 2051 · Note Interest Payable	45,180	94,902	(49,722)
2072 · Current Portion			
2071 · Muni. Finance Lease - CP	-	32,618	(32,618)
2073 · Union Current Portion	-	50,274	(50,274)
2075 · CIEDB Current Portion	-	140,429	(140,429)
2070 · DBAW - Current Principal	-	78,869	(78,869)
Total 2072 · Current Portion	-	302,190	(302,190)
Total Other Current Liabilities	848,140	1,139,436	(291,297)
Total Current Liabilities	863,461	1,212,929	(349,468)
Long Term Liabilities			
2605 · Umpqua Loan	4,755,901	-	4,755,901
2076 · Municipal Finance Lease	-	278,300	(278,300)
2603 · Union Bank NP	-	390,815	(390,815)
2600 · CIEDB LOAN	-	3,111,239	(3,111,239)
2601 · DBAW	-	779,018	(779,018)

3:36 PM  
07/16/15  
Accrual Basis

**Moss Landing Harbor District**  
**Balance Sheet**  
As of June 30, 2015

	Jun 30, 15	Jun 30, 14	\$ Change
Total Long Term Liabilities	4,755,901	4,559,371	196,530
Total Liabilities	5,619,362	5,772,300	(152,938)
Equity			
3050 · Prior Year Earnings	7,857,104	7,382,781	474,323
3020 · Retained Net Assets	6,456,231	6,456,231	-
Net Income	722,751	474,323	248,428
Total Equity	15,036,085	14,313,335	722,751
TOTAL LIABILITIES & EQUITY	20,655,447	20,085,635	569,813

**Moss Landing Harbor District**  
**Statement of Cash Flows**  
July 2014 through June 2015

Jul '14 - Jun 15

**OPERATING ACTIVITIES**

Net Income	719,619
Adjustments to reconcile Net Income to net cash provided by operations:	
1200 · Marina Receivables	(23,772)
1201 · Marina - Allow for Bad Debt	21,250
11290 · Leases:1282 · NNN Receivable	39,639
1271 · Prepaid Expenses:1270 · Insurance	114,800
1271 · Prepaid Expenses:1280 · Other	(9,589)
1210 · Grants Receivable	286,344
1800 · Less - Depreciation:1805 · Equipment	20,401
1800 · Less - Depreciation:1810 · NH Buildings & Improvements	258,994
1800 · Less - Depreciation:1820 · NH Floating Docks	12,037
1800 · Less - Depreciation:1825 · NH Offsite Improvements	29,383
1800 · Less - Depreciation:1830 · SH Buildings & Improvements	208,778
1800 · Less - Depreciation:1840 · SH Floating Docks	414,400
2010 · Accounts Payable	(55,039)
2020 · Accrued Salaries Payable	890
2023 · Accrued Payroll Taxes	289
2030 · Customer Deposits	(609)
2051 · Note Interest Payable:2060 · DBAW - Accrued Interest	(35,388)
2051 · Note Interest Payable:2055 · CIEDB Accrued Interest	(50,536)
2050 · Employee 457 Payable	759
2080 · Prepaid Berth Fees	3,245
2086 · Prepaid Leases:20861 · Duke	1,935
2086 · Prepaid Leases:20862 · MBARI	1,068
2087 · Lease Deposits	3,038
2082 · MLCP Cost Reimb. Deposit	50,000
2051 · Note Interest Payable:2062 · Umpqua Accrued Interest	45,180
2051 · Note Interest Payable:2061 · Muni. Finance Interest Payable	(8,978)
2072 · Current Portion:2071 · Muni. Finance Lease - CP	(32,618)
2072 · Current Portion:2073 · Union Current Portion	(50,274)

Net cash provided by Operating Activities	1,965,246
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**FINANCING ACTIVITIES**

2072 · Current Portion:2070 · DBAW - Current Principal	(78,869)
2072 · Current Portion:2075 · CIEDB Current Portion	(140,429)
2076 · Municipal Finance Lease	(278,300)
2603 · Union Bank NP	(390,815)
2600 · CIEDB LOAN	(3,111,239)
2601 · DBAW	(779,018)
2605 · Umpqua Loan	4,755,901

Net cash provided by Financing Activities	(22,768)
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Net cash increase for period	1,942,478
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Cash at beginning of period	3,933,673
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Cash at end of period	5,876,150
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**Moss Landing Harbor District**  
**Profit & Loss Budget vs. Actual**  
July 2014 through June 2015

	<u>Jul '14 - Jun 15</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	1,486,118	1,483,104	3,014	100%
4115 · Temporary Berthing	227,645	154,500	73,145	147%
4130 · Transient Berthing	65,598	57,500	8,098	114%
4112 · Qtrly/Annual Discount	(3,317)	(4,875)	1,558	68%
4113 · Commercial Vessel Dscnt	(14,890)	(15,000)	110	99%
4114 · Away (1 mnth) Dscnt	(1,954)	(2,625)	671	74%
4120 · Liveaboard Fees	104,367	100,000	4,367	104%
4260 · Towing - Infra Harbor	3,000	1,000	2,000	300%
4270 · Pumpouts	200	800	(600)	25%
4140 · Non Operable Surcharge	-	350	(350)	0%
4220 · Wait List	10,115	6,000	4,115	169%
4282 · Recovered Lien Costs	2,384	2,000	384	119%
4280 · Late Fees	27,322	30,000	(2,678)	91%
Total 4100 · Berthing Income	1,906,588	1,812,754	93,834	105%
4200 · Other Income - Operations				
4225 · Merchandise	673	1,000	(327)	67%
4285 · Dog Fee	1,615	1,728	(113)	93%
4230 · SH Parking	67,945	50,000	17,945	136%
4290 · Misc	9,673	1,272	8,401	760%
Total 4200 · Other Income - Operations	79,906	54,000	25,906	148%
4300 · Operating Grant Revenues	30,000	20,000	10,000	150%
Total 4000 · MARINA REVENUES	2,016,494	1,886,754	129,740	107%

**Moss Landing Harbor District**  
**Profit & Loss Budget vs. Actual**  
July 2014 through June 2015

Expense	Jul '14 - Jun 15	Budget	\$ Over Budget	% of Budget
<b>5200 · General &amp; Administrative</b>				
5100 · Advertising	2,822	10,000	(7,178)	28%
5921 · Internet Billing Service	1,864	2,388	(524)	78%
5210 · Dues & Subscriptions	4,835	3,192	1,643	151%
<b>5220 · Office Supplies</b>				
5223 · Administration	5,011	6,292	(1,281)	80%
5225 · Operations	14,794	8,540	6,254	173%
<b>Total 5220 · Office Supplies</b>	<b>19,805</b>	<b>14,832</b>	<b>4,973</b>	<b>134%</b>
<b>5230 · Postage &amp; Equip Lease</b>				
5232 · Meter Lease	480	1,476	(996)	33%
5235 · Postage	1,776	2,436	(660)	73%
<b>Total 5230 · Postage &amp; Equip Lease</b>	<b>2,256</b>	<b>3,912</b>	<b>(1,656)</b>	<b>58%</b>
<b>5240 · Copier Lease &amp; Supplies</b>				
5242 · Copier Lease	3,963	4,704	(741)	84%
5245 · Toner & Supplies	170			
<b>Total 5240 · Copier Lease &amp; Supplies</b>	<b>4,133</b>	<b>4,704</b>	<b>(571)</b>	<b>88%</b>
<b>5250 · Telephone &amp; Communications</b>				
5253 · Administration	9,310	11,256	(1,946)	83%
5255 · Operations	1,280	2,220	(940)	58%
<b>Total 5250 · Telephone &amp; Communications</b>	<b>10,590</b>	<b>13,476</b>	<b>(2,886)</b>	<b>79%</b>
<b>5260 · Professional Services</b>				
5269 · Payroll Processing	3,038	3,000	38	101%
5263 · Audit fees	14,000	14,000	-	100%
5262 · Accounting	34,459	40,000	(5,541)	86%
5265 · Legal	70,171	55,000	15,171	128%
5268 · Computer Consulting	1,778	2,940	(1,162)	60%
<b>Total 5260 · Professional Services</b>	<b>123,446</b>	<b>114,940</b>	<b>8,506</b>	<b>107%</b>
5270 · Licenses & Permits	-	24	(24)	0%
5290 · Credit Card Fees	6,751	2,916	3,835	232%
<b>Total 5200 · General &amp; Administrative</b>	<b>176,502</b>	<b>170,384</b>	<b>6,118</b>	<b>104%</b>
<b>5300 · Personnel</b>				
<b>5310 · Salaries</b>				
5313 · Administration	239,591	223,260	16,331	107%
5315 · Operations	157,564	154,980	2,584	102%
5318 · Maintenance	95,762	96,336	(574)	99%
<b>Total 5310 · Salaries</b>	<b>492,917</b>	<b>474,576</b>	<b>18,341</b>	<b>104%</b>
<b>5330 · Payroll Taxes</b>				
5333 · Administration	18,529	17,076	1,453	109%
5335 · Operations	13,521	11,316	2,205	119%
5338 · Maintenance	7,213	7,368	(155)	98%
<b>Total 5330 · Payroll Taxes</b>	<b>39,263</b>	<b>35,760</b>	<b>3,503</b>	<b>110%</b>
<b>5340 · Employee Benefits</b>				

**Moss Landing Harbor District**  
**Profit & Loss Budget vs. Actual**  
July 2014 through June 2015

	Jul '14 - Jun 15	Budget	\$ Over Budget	% of Budget
5343 · Administration	70,932	71,604	(672)	99%
5345 · Operations	40,294	40,028	266	101%
5348 · Maintenance	46,092	56,460	(10,368)	82%
Total 5340 · Employee Benefits	157,318	168,092	(10,774)	94%
5350 · Workers Compensation				
5353 · Administration	3,300	2,580	720	128%
5355 · Operations	6,457	4,008	2,449	161%
5358 · Maintenance	7,337	13,344	(6,007)	55%
Total 5350 · Workers Compensation	17,094	19,932	(2,838)	86%
5360 · Education & Training				
5363 · Administration	574			
Total 5360 · Education & Training	574			
Total 5300 · Personnel	707,166	698,360	8,806	101%
5400 · Insurance				
5410 · Liability Insurance	115,316	115,000	316	100%
Total 5400 · Insurance	115,316	115,000	316	100%
5500 · Utilities				
5540 · Sewer	28,471	43,000	(14,529)	66%
5510 · Garbage	50,242	50,000	242	100%
5520 · Gas and Electric	203,251	175,000	28,251	116%
5530 · Water	28,722	31,000	(2,278)	93%
Total 5500 · Utilities	310,686	299,000	11,686	104%
5600 · Operating Supplies				
5610 · Vehicles	10,969	5,000	5,969	219%
5625 · Operations	14,751	20,000	(5,249)	74%
Total 5600 · Operating Supplies	25,720	25,000	720	103%
5700 · Depreciation	471,997	472,000	(4)	100%
5800 · Repairs & Maintenance				
5810 · Vehicles	585	889	(304)	66%
5820 · Vessels	176			
5830 · Equip Rental	339	31,926	(31,587)	1%
5850 · Repair Materials	36,298	67,165	(30,867)	54%
5860 · Outside Service Contracts	53,389	50,000	3,389	107%
5870 · Derelict Disposal	9,790	50,000	(40,210)	20%
Total 5800 · Repairs & Maintenance	100,577	199,980	(99,403)	50%
5900 · Financial Expenses				
5928 · Loan Issuance Costs	73,463			
5920 · Bank Service Charges	1,799	924	875	195%
5990 · Bad Debt	21,250	34,076	(12,826)	62%
Total 5900 · Financial Expenses	96,512	35,000	61,512	276%
Total · MARINA EXPENSES	2,004,476	2,014,724	(10,249)	1
Net Ordinary Income - Marina Operations	12,019	(127,970)	139,989	-0



**Moss Landing Harbor District**  
**Profit & Loss Budget vs. Actual**  
July 2014 through June 2015

	<u>Jul '14 - Jun 15</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
<b>4400 · LEASE AND OTHER INCOME</b>				
<b>4500 · Leases</b>				
4501 · K-Pier Lease	16,063	16,032	31	100%
4502 · Cannery Building				
4518 · Suite 5	9,114			
4512 · Suites 7	23,833	23,790	43	100%
4520 · Suite 9	7,857	7,842	15	100%
4504 · Suite 3	80,361	80,382	(21)	100%
4511 · Suite 1 & 10	16,198	16,350	(152)	99%
4515 · Suite 4	77,717	77,742	(25)	100%
4517 · Suite 2	28,993	29,064	(71)	100%
4523 · Canery NNN	17,031	30,000	(12,969)	57%
Total 4502 · Cannery Building	261,104	265,170	(4,066)	98%
4530 · RV Lot	29,794	29,802	(8)	100%
4534 · MBARI - MARS Cable	1,216	1,208	8	101%
4535 · MBARI	23,725	24,079	(354)	99%
4540 · Martin & Mason	23,045	22,624	421	102%
4541 · SH Spare Office	5,044	5,028	16	100%
4545 · Dynegy Outfall	59,734	61,284	(1,550)	97%
4560 · North Harbor				
4562 · Sea Harvest	39,078	34,654	4,424	113%
4568 · Monterey Bay Kayaks	37,143	26,556	10,587	140%
4572 · Pottery Planet	37,025	39,364	(2,339)	94%
Total 4560 · North Harbor	113,246	100,574	12,672	113%
Total 4500 · Leases	532,971	525,801	7,170	101%
4600 · District Property Taxes	258,407	100,000	158,407	258%
<b>4700 · Other Revenues &amp; Concessions</b>				
4727 · Key Sales	5,505			
4125 · Amenity Fee	263,105	256,500	6,605	103%
4710 · Vending Activities				
4711 · Washer/Dryer	9,107	7,500	1,607	121%
Total 4710 · Vending Activities	9,107	7,500	1,607	121%
4720 · Dry Storage	50,481	39,000	11,481	129%
4725 · North Harbor Use Fee	69,069	90,000	(20,931)	77%
4726 · Annual Launch Fee (Sm. Water)	-	12,000	(12,000)	0%
4730 · NH Washdown	2,855	2,500	355	114%
4735 · Camp/RV	6,509	3,600	2,909	181%
4740 · Equipment Rental	803	250	553	321%
4751 · Permits	6,057	3,000	3,057	202%
4755 · Floating Docks	-			
4765 · Faxes, Copies & Postage	57	40	17	143%
4770 · Surplus Auction/Sales	-	100	(100)	0%
Total 4700 · Other Revenues & Concessions	413,548	414,490	(942)	100%
4800 · Interest				

**Moss Landing Harbor District**  
**Profit & Loss Budget vs. Actual**  
July 2014 through June 2015

	Jul '14 - Jun 15	Budget	\$ Over Budget	% of Budget
4846 · Umpqua Interest	1,625			
4843 · First Capital Bank	3,074	3,100	(26)	99%
4841 · Union Bank Interest	2,071	1,650	421	126%
4825 · Pinnacle Bank CDs	350	3,750	(3,400)	9%
<b>Total 4800 · Interest</b>	<b>7,120</b>	<b>8,500</b>	<b>(1,380)</b>	<b>84%</b>
<b>Total 4400 · LEASE AND OTHER INCOME</b>	<b>1,212,046</b>	<b>1,048,791</b>	<b>163,255</b>	<b>116%</b>
<b>7000 · LEASE AND OTHER EXPENSES</b>				
<b>7100 · Interest Expense</b>				
7134 · Umpqua Accrued Interest	112,952			
7132 · Municipal Finance	674	15,390	(14,716)	4%
7135 · Union Bank Interest	2,910	21,246	(18,336)	14%
7110 · DBAW Loans	6,365	38,606	(32,241)	16%
7130 · CIEDB	45,287	128,925	(83,638)	35%
<b>Total 7100 · Interest Expense</b>	<b>168,188</b>	<b>204,167</b>	<b>(35,979)</b>	<b>82%</b>
<b>7200 · Other Financial Expenses</b>				
7230 · LAFO Administrative Charges	5,303	4,781	522	111%
7221 · CSDA Dues	5,288	4,919	369	108%
<b>Total 7200 · Other Financial Expenses</b>	<b>10,591</b>	<b>9,700</b>	<b>891</b>	<b>109%</b>
<b>5700 · Depreciation</b>	<b>471,997</b>	<b>472,000</b>	<b>(4)</b>	<b>100%</b>
<b>7300 · Commissioner Expenses</b>				
7310 · Election Costs	162,015	300,000	(137,985)	54%
7320 · Monthly Stipend	13,900	17,000	(3,100)	82%
7330 · Incurred Expenses	1,067	3,000	(1,933)	36%
<b>Total 7300 · Commissioner Expenses</b>	<b>176,982</b>	<b>320,000</b>	<b>(143,018)</b>	<b>55%</b>
<b>Total 7000 · LEASE AND OTHER EXPENSES</b>	<b>827,758</b>	<b>1,005,867</b>	<b>(178,110)</b>	<b>1</b>
<b>Net Ordinary Income - Lease &amp; Other Operations</b>	<b>384,289</b>	<b>42,924</b>	<b>341,365</b>	<b>9</b>
<b>Net Ordinary Income - Combined Operations</b>	<b>396,307</b>	<b>(85,046)</b>	<b>481,353</b>	<b>-5</b>

**Moss Landing Harbor District**  
**Profit & Loss Budget vs. Actual**  
July 2014 through June 2015

	<u>Jul '14 - Jun 15</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Other Income/Expense				
Other Income				
8000 · CAPITAL PROJECT REVENUE				
8215 · FEMA Grant Receivable	506,041			
Total 8000 · CAPITAL PROJECT REVENUE	<u>506,041</u>			
Total Other Income	506,041			
Other Expense				
9000 · CAPITAL PROJECT EXPENSES				
9054 · Sea Lion Deterrent Fencing	25,969	297,353	(271,384)	9%
9053 · Dock Maintenance	-	50,000	(50,000)	0%
9052 · NH Wharf Entrance Repair	-	100,000	(100,000)	0%
9051 · Sewer Lift Station	-	175,000	(175,000)	0%
5880 · Dredging	31,092	50,000	(18,908)	62%
9225 · Keyless Entry	-	6,000	(6,000)	0%
9305 · Piling Replacement Proj. - Dist	-	20,000	(20,000)	0%
9302 · Tsunami shoreline repairs	31,389	961,889	(930,500)	3%
9800 · Dock Replacement	11,337	300,000	(288,663)	4%
9750 · Office Computers	1,370	5,000	(3,630)	27%
9309 · New NH Restaurant	62,130	2,500,000	(2,437,870)	2%
9250 · Security Camera	6,938	7,500	(562)	93%
9565 · Miscellaneous Capital Projects	9,376	80,000	(70,624)	12%
9410 · NH Master Plan	-	20,000	(20,000)	0%
9450 · Restaurant Pad	-	250,000	(250,000)	0%
9125 · North Harbor Parking Lot LTG	-	10,000	(10,000)	0%
9470 · NH Visitor Dock	-	150,000	(150,000)	0%
Total 9000 · CAPITAL PROJECT EXPENSES	<u>179,601</u>	<u>4,982,742</u>	<u>(4,803,141)</u>	<u>4%</u>
Total Other Expense	<u>179,601</u>	<u>4,982,742</u>	<u>(4,803,141)</u>	<u>4%</u>
Net Other Income	<u>326,440</u>	<u>(4,982,742)</u>	<u>5,309,182</u>	<u>-7%</u>
Net Income	<u><u>722,747</u></u>	<u><u>(5,067,788)</u></u>	<u><u>5,790,535</u></u>	<u><u>-14%</u></u>

**Moss Landing Harbor District**  
**Profit & Loss YTD Comparison**  
July 2014 through June 2015

	Jul '14 - Jun 15	Jul '13 - Jun 14	\$ Change	% Change
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
<b>4000 · MARINA REVENUES</b>				
<b>4100 · Berthing Income</b>				
4110 · Assigned Berthing	1,486,118	1,427,124	58,994	4%
4115 · Temporary Berthing	227,645	177,190	50,455	28%
4130 · Transient Berthing	65,598	64,865	733	1%
4112 · Qtrly/Annual Discount	(3,317)	(4,472)	1,155	26%
4113 · Commercial Vessel Dscnt	(14,890)	(14,596)	(294)	-2%
4114 · Away (1 mnth) Dscnt	(1,954)	(2,489)	535	21%
4120 · Liveaboard Fees	104,367	93,265	11,102	12%
4260 · Towing - Intra Harbor	3,000	1,800	1,200	67%
4270 · Pumpouts	200	950	(750)	-79%
4220 · Wait List	10,115	10,895	(780)	-7%
4282 · Recovered Lien Costs	2,384	1,358	1,026	76%
4280 · Late Fees	27,322	26,681	641	2%
<b>Total 4100 · Berthing Income</b>	<b>1,906,588</b>	<b>1,782,571</b>	<b>124,017</b>	<b>7%</b>
<b>4200 · Other Income - Operations</b>				
4301 · Cost Reimbursement	-	26,857	(26,857)	-100%
4225 · Merchandise	673	692	(19)	-3%
4285 · Dog Fee	1,615	1,725	(110)	-6%
4230 · SH Parking	67,945	44,872	23,073	51%
4290 · Misc	9,673	3,847	5,826	151%
<b>Total 4200 · Other Income - Operations</b>	<b>79,906</b>	<b>77,993</b>	<b>1,913</b>	<b>2%</b>
<b>4300 · Operating Grant Revenues</b>	<b>30,000</b>	<b>-</b>	<b>30,000</b>	<b>100%</b>
<b>Total 4000 · MARINA REVENUES</b>	<b>2,016,494</b>	<b>1,860,564</b>	<b>155,930</b>	<b>8%</b>
<b>Expense</b>				
<b>5200 · General &amp; Administrative</b>				
5100 · Advertising	2,822	12,155	(9,333)	-77%
5921 · Internet Billing Service	1,864	1,862	2	0%
5210 · Dues & Subscriptions	4,835	2,562	2,273	89%
<b>5220 · Office Supplies</b>				
5223 · Administration	5,011	6,303	(1,292)	-20%
5225 · Operations	14,794	7,438	7,356	99%
<b>Total 5220 · Office Supplies</b>	<b>19,805</b>	<b>13,741</b>	<b>6,064</b>	<b>44%</b>
<b>5230 · Postage &amp; Equip Lease</b>				
5232 · Meter Lease	480	1,151	(671)	-58%
5235 · Postage	1,776	1,900	(124)	-7%
<b>Total 5230 · Postage &amp; Equip Lease</b>	<b>2,256</b>	<b>3,051</b>	<b>(795)</b>	<b>-26%</b>
<b>5240 · Copier Lease &amp; Supplies</b>				
5242 · Copier Lease	3,963	3,670	293	8%
5245 · Toner & Supplies	170	-	170	100%
<b>Total 5240 · Copier Lease &amp; Supplies</b>	<b>4,133</b>	<b>3,670</b>	<b>463</b>	<b>13%</b>
<b>5250 · Telephone &amp; Communications</b>				
5253 · Administration	9,310	8,773	537	6%

**Moss Landing Harbor District**  
**Profit & Loss YTD Comparison**  
July 2014 through June 2015

	Jul '14 - Jun 15	Jul '13 - Jun 14	\$ Change	% Change
5255 · Operations	1,280	1,735	(455)	-26%
Total 5250 · Telephone & Communications	10,590	10,508	82	1%
5260 · Professional Services				
5269 · Payroll Processing	3,038	2,784	254	9%
5263 · Audit fees	14,000	13,500	500	4%
5262 · Accounting	34,459	37,922	(3,463)	-9%
5265 · Legal	70,171	43,490	26,681	61%
5268 · Computer Consulting	1,778	4,013	(2,235)	-56%
Total 5260 · Professional Services	123,446	101,709	21,737	21%
5270 · Licenses & Permits	-	23	(23)	-100%
5290 · Credit Card Fees	6,751	6,435	316	5%
Total 5200 · General & Administrative	176,502	155,716	20,786	13%
5300 · Personnel				
5310 · Salaries				
5313 · Administration	239,591	221,889	17,702	8%
5315 · Operations	157,564	163,595	(6,031)	-4%
5318 · Maintenance	95,762	97,025	(1,263)	-1%
Total 5310 · Salaries	492,917	482,509	10,408	2%
5330 · Payroll Taxes				
5333 · Administration	18,529	17,163	1,366	8%
5335 · Operations	13,521	22,560	(9,039)	-40%
5338 · Maintenance	7,213	3,700	3,513	95%
Total 5330 · Payroll Taxes	39,263	43,423	(4,160)	-10%
5340 · Employee Benefits				
5342 · Vehicle Allowance	-	4,800	(4,800)	-100%
5343 · Administration	70,932	77,487	(6,555)	-8%
5345 · Operations	40,294	34,299	5,995	17%
5348 · Maintenance	46,092	47,490	(1,398)	-3%
Total 5340 · Employee Benefits	157,318	164,076	(6,758)	-4%
5350 · Workers Compensation				
5353 · Administration	3,300	4,100	(800)	-20%
5355 · Operations	6,457	8,867	(2,410)	-27%
5358 · Maintenance	7,337	8,571	(1,234)	-14%
Total 5350 · Workers Compensation	17,094	21,538	(4,444)	-21%
5360 · Education & Training				
5363 · Administration	574	417	157	38%
5365 · Operations	-	325	(325)	-100%
Total 5360 · Education & Training	574	742	(168)	-23%
5370 · Uniforms				
5375 · Operations	-	1,823	(1,823)	-100%
5378 · Maintenance	-	1,823	(1,823)	-100%
Total 5370 · Uniforms	-	3,646	(3,646)	-100%
Total 5300 · Personnel	707,166	715,934	(8,768)	-1%
5400 · Insurance				
5410 · Liability Insurance	115,316	115,819	(503)	0%

**Moss Landing Harbor District**  
**Profit & Loss YTD Comparison**  
July 2014 through June 2015

	<u>Jul '14 - Jun 15</u>	<u>Jul '13 - Jun 14</u>	<u>\$ Change</u>	<u>% Change</u>
Total 5400 · Insurance	115,316	115,819	(503)	0%
5500 · Utilities				
5540 · Sewer	28,471	48,227	(19,756)	-41%
5510 · Garbage	50,242	49,072	1,170	2%
5520 · Gas and Electric	203,251	162,654	40,597	25%
5530 · Water	28,722	30,971	(2,249)	-7%
Total 5500 · Utilities	310,686	290,924	19,762	7%
5600 · Operating Supplies				
5610 · Vehicles	10,969	4,996	5,973	120%
5625 · Operations	14,751	17,375	(2,624)	-15%
Total 5600 · Operating Supplies	25,720	22,371	3,349	15%
5700 · Depreciation	471,997	474,548	(2,552)	-1%
5800 · Repairs & Maintenance				
5810 · Vehicles	585	804	(219)	-27%
5820 · Vessels	176	-	176	100%
5830 · Equip Rental	339	28,896	(28,557)	-99%
5850 · Repair Materials	36,298	61,968	(25,670)	-41%
5860 · Outside Service Contracts	53,389	63,650	(10,261)	-16%
5870 · Derelict Disposal	9,790	113,078	(103,288)	-91%
Total 5800 · Repairs & Maintenance	100,577	268,396	(167,819)	-63%
5900 · Financial Expenses				
5928 · Loan Issuance Costs	73,463	-	73,463	100%
5920 · Bank Service Charges	1,799	2,058	(259)	-13%
5990 · Bad Debt	21,250	14,870	6,380	43%
Total 5900 · Financial Expenses	96,512	16,928	79,584	470%
Total · MARINA EXPENSES	2,004,476	2,060,636	(56,161)	-3%
Net Ordinary Income - Marina Operations	12,019	(200,072)	212,091	106%
4400 · LEASE AND OTHER INCOME				
4500 · Leases				
4501 · K-Pier Lease	16,063	15,629	434	3%
4502 · Cannery Building				
4518 · Suite 5	9,114	-	9,114	100%
4512 · Suites 7	23,833	41,275	(17,442)	-42%
4520 · Suite 9	7,857	7,659	198	3%
4504 · Suite 3	80,361	78,512	1,849	2%
4511 · Suite 1 & 10	16,198	15,915	283	2%
4515 · Suite 4	77,717	75,789	1,928	3%
4517 · Suite 2	28,993	28,338	655	2%
4523 · Canery NNN	17,031	39,611	(22,580)	-57%
Total 4502 · Cannery Building	261,104	287,099	(25,995)	-9%
4530 · RV Lot	29,794	29,055	739	3%
4534 · MBARI - MARS Cable	1,216	1,182	34	3%
4535 · MBARI	23,725	23,930	(205)	-1%
4540 · Martin & Mason	23,045	22,570	475	2%
4541 · SH Spare Office	5,044	4,918	126	3%

**Moss Landing Harbor District**  
**Profit & Loss YTD Comparison**  
July 2014 through June 2015

	<u>Jul '14 - Jun 15</u>	<u>Jul '13 - Jun 14</u>	<u>\$ Change</u>	<u>% Change</u>
4545 · Dynegy Outfall	59,734	59,830	(96)	0%
4560 · North Harbor				
4562 · Sea Harvest	39,078	36,156	2,922	8%
4568 · Monterey Bay Kayaks	37,143	30,251	6,892	23%
4572 · Pottery Planet	37,025	35,449	1,576	4%
Total 4560 · North Harbor	<u>113,246</u>	<u>101,856</u>	<u>11,390</u>	<u>11%</u>
Total 4500 · Leases	532,971	546,069	(13,098)	-2%
4600 · District Property Taxes	258,407	255,693	2,714	1%
4700 · Other Revenues & Concessions				
4727 · Key Sales	5,505	-	5,505	100%
4125 · Amenity Fee	263,105	254,070	9,035	4%
4710 · Vending Activities				
4711 · Washer/Dryer	9,107	7,723	1,384	18%
Total 4710 · Vending Activities	<u>9,107</u>	<u>7,723</u>	<u>1,384</u>	<u>18%</u>
4720 · Dry Storage	50,481	47,831	2,650	6%
4725 · North Harbor Use Fee	69,069	66,291	2,778	4%
4730 · NH Washdown	2,855	2,919	(64)	-2%
4735 · Camp/RV	6,509	4,786	1,723	36%
4740 · Equipment Rental	803	7	796	11371%
4751 · Permits	6,057	4,971	1,086	22%
4755 · Floating Docks	-	52	(52)	-100%
4765 · Faxes, Copies & Postage	57	2,448	(2,391)	-98%
Total 4700 · Other Revenues & Concessions	<u>413,548</u>	<u>391,098</u>	<u>22,450</u>	<u>6%</u>
4800 · Interest				
4846 · Umpqua Interest	1,625	-	1,625	100%
4843 · First Capital Bank	3,074	3,085	(11)	0%
4841 · Union Bank Interest	2,071	6,039	(3,968)	-66%
4825 · Pinnacle Bank CDs	350	3,751	(3,401)	-91%
4845 · SBB Interest	-	532	(532)	-100%
Total 4800 · Interest	<u>7,120</u>	<u>13,407</u>	<u>(6,287)</u>	<u>-47%</u>
Total 4400 · LEASE AND OTHER INCOME	<u>1,212,046</u>	<u>1,206,267</u>	<u>5,779</u>	<u>0%</u>
7000 · LEASE AND OTHER EXPENSES				
7100 · Interest Expense				
7134 · Umpqua Accrued Interest	112,952	-	112,952	100%
7132 · Municipal Finance	674	16,032	(15,358)	-96%
7135 · Union Bank Interest	2,910	23,723	(20,813)	-88%
7110 · DBAW Loans	6,365	38,888	(32,523)	-84%
7130 · CIEDB	45,287	131,869	(86,582)	-66%
Total 7100 · Interest Expense	<u>168,188</u>	<u>210,512</u>	<u>(42,324)</u>	<u>-20%</u>
7200 · Other Financial Expenses				
7230 · LAFO Administrative Charges	5,303	4,677	626	13%
7221 · CSDA Dues	5,288	4,919	369	8%
Total 7200 · Other Financial Expenses	<u>10,591</u>	<u>9,596</u>	<u>995</u>	<u>10%</u>
5700 · Depreciation	471,997	474,548	(2,552)	-1%
7300 · Commissioner Expenses				

**Moss Landing Harbor District**  
**Profit & Loss YTD Comparison**  
July 2014 through June 2015

	<u>Jul '14 - Jun 15</u>	<u>Jul '13 - Jun 14</u>	<u>\$ Change</u>	<u>% Change</u>
7310 · Election Costs	162,015	150	161,865	107910%
7320 · Monthly Stipend	13,900	12,600	1,300	10%
7330 · Incurred Expenses	1,067	870	197	23%
Total 7300 · Commissioner Expenses	176,982	13,620	163,362	1199%
Total 7000 · LEASE AND OTHER EXPENSES	827,758	708,276	119,482	17%
Net Ordinary Income - Lease & Other Operations	384,289	497,991	(113,703)	-23%
Net Ordinary Income - Combined Operations	396,307	297,919	98,388	33%
Other Income/Expense				
Other Income				
8000 · CAPITAL PROJECT REVENUE				
8215 · FEMA Grant Receivable	506,041	187,942	318,099	169%
Total 8000 · CAPITAL PROJECT REVENUE	506,041	187,942	318,099	169%
Total Other Income	506,041	187,942	318,099	169%
Other Expense				
9000 · CAPITAL PROJECT EXPENSES				
9054 · Sea Lion Deterrent Fencing	25,969	-	25,969	100%
5880 · Dredging	31,092	11,534	19,558	170%
9225 · Keyless Entry	-	-	-	0%
9306 · Piling Replacement Proj.-FEMA	-	-	-	0%
9305 · Piling Replacement Proj. - Dist	-	-	-	0%
9302 · Tsunami shoreline repairs	31,389	-	31,389	100%
9800 · Dock Replacement	11,337	-	11,337	100%
9750 · Office Computers	1,370	-	1,370	100%
9309 · New NH Restaurant	62,130	-	62,130	100%
9250 · Security Camera	6,938	-	6,938	100%
9565 · Miscellaneous Capital Projects	9,376	-	9,376	100%
Total 9000 · CAPITAL PROJECT EXPENSES	179,801	11,534	168,067	1457%
Total Other Expense	179,801	11,534	168,067	1457%
Net Other Income	326,440	176,408	150,032	85%
Net Income	722,747	474,327	248,420	52%



**Moss Landing Harbor District**  
**A/P Aging Summary**  
As of June 30, 2015

	<u>Current</u>	<u>1 - 30</u>	<u>31 - 60</u>	<u>61 - 90</u>	<u>&gt; 90</u>	<u>TOTAL</u>
Airgas	71.54	0.00	0.00	0.00	0.00	71.54
Amaral, Andrew -	200.00	0.00	0.00	0.00	0.00	200.00
AT&T	77.04	0.00	0.00	0.00	0.00	77.04
Byte Technology	112.50	0.00	0.00	0.00	0.00	112.50
CalPERS	0.00	-6,838.23	0.00	0.00	0.00	-6,838.23
Carmel Marina Corporation	2,021.08	0.00	0.00	0.00	0.00	2,021.08
Castroville "ACE" Hardware	99.27	0.00	0.00	0.00	0.00	99.27
Castroville Plumbing & Heating	910.00	0.00	0.00	0.00	0.00	910.00
Cintas	613.10	0.00	0.00	0.00	0.00	613.10
Ferrante, Vincent	300.00	0.00	0.00	0.00	0.00	300.00
Gomes, Jr., Frank	200.00	0.00	0.00	0.00	0.00	200.00
Integral Consulting, Inc.	0.00	7,087.90	0.00	0.00	0.00	7,087.90
James Higuchi	25.00	0.00	0.00	0.00	0.00	25.00
Jeffries, Russell	500.00	0.00	0.00	0.00	0.00	500.00
Linda G. McIntyre	0.00	-400.00	0.00	0.00	0.00	-400.00
Monterey Bay Diving	3,000.00	0.00	0.00	0.00	0.00	3,000.00
Monterey County Environmental Health	0.00	-1,249.00	0.00	0.00	0.00	-1,249.00
Pajaro/Sunny Mesa C.S.D.	2,544.58	0.00	0.00	0.00	0.00	2,544.58
PG&E	0.00	-6,748.59	0.00	0.00	0.00	-6,748.59
Principal Financial	0.00	-678.52	0.00	0.00	-604.50	-1,283.02
Rabobank	612.19	0.00	0.00	0.00	0.00	612.19
Randy Smith	739.90	0.00	0.00	0.00	0.00	739.90
Sherrie Loforti	294.20	0.00	0.00	0.00	0.00	294.20
Social Vocational Services, Inc.	0.00	-929.50	0.00	0.00	0.00	-929.50
Stephen Pedersen	525.00	0.00	0.00	0.00	0.00	525.00
SVS Client Contract Billing	929.50	0.00	0.00	0.00	0.00	929.50
Tony Leonardini	500.00	0.00	0.00	0.00	0.00	500.00
U.S. Bank	472.01	0.00	0.00	0.00	0.00	472.01
Uline	417.07	0.00	0.00	0.00	0.00	417.07
Unisource Worldwide, Inc.	0.00	1,074.80	0.00	0.00	0.00	1,074.80
United Site Services of Calif., Inc.	111.54	0.00	0.00	0.00	0.00	111.54
VALIC	5,257.99	0.00	0.00	0.00	0.00	5,257.99
Verizon Wireless	220.57	0.00	0.00	0.00	0.00	220.57
Vision Sevice Plan	0.00	-164.99	0.00	0.00	0.00	-164.99
Wald, Ruhnke & Dost Architects, LP	0.00	1,655.07	0.00	0.00	0.00	1,655.07
Wendy L. Cumming, CPA	2,362.50	0.00	0.00	0.00	0.00	2,362.50
<b>TOTAL</b>	<u><u>23,116.58</u></u>	<u><u>-7,191.06</u></u>	<u><u>0.00</u></u>	<u><u>0.00</u></u>	<u><u>-604.50</u></u>	<u><u>15,321.02</u></u>

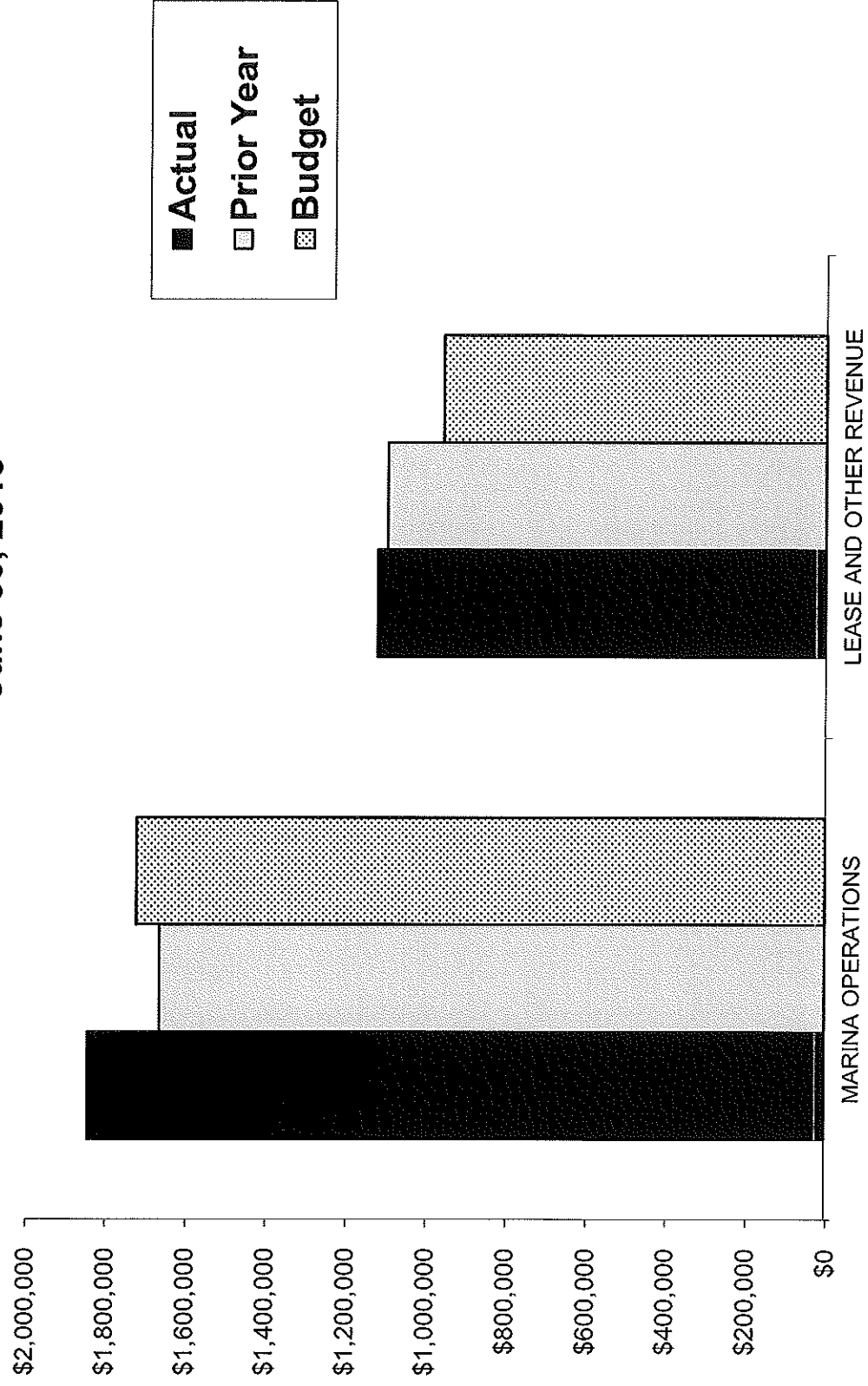
**Moss Landing Harbor District**  
**Warrant Listing**  
As of June 30, 2015

Type	Date	Num	Name	Amount
<b>1009 · Union - Operating</b>				
Check	06/01/2015	1119	Howard Jaquith	-338.30
Bill Pmt -Check	06/02/2015	15792	Amaral, Andrew -	-200.00
Bill Pmt -Check	06/02/2015	15793	Big Creek Lumber	-754.52
Bill Pmt -Check	06/02/2015	15794	Byte Technology	-37.50
Bill Pmt -Check	06/02/2015	15795	Carmel Marina Corporation	-1,313.97
Bill Pmt -Check	06/02/2015	15796	Chris and Donna Jensen	-500.00
Bill Pmt -Check	06/02/2015	15797	Ferrante, Vincent	-200.00
Bill Pmt -Check	06/02/2015	15798	Frederick Magana	-222.00
Bill Pmt -Check	06/02/2015	15799	Geoff Hough	-383.00
Bill Pmt -Check	06/02/2015	15800	Gomes, Jr., Frank	-200.00
Bill Pmt -Check	06/02/2015	15801	Jeff Gibson	-550.00
Bill Pmt -Check	06/02/2015	15802	Jeffries, Russell	-500.00
Bill Pmt -Check	06/02/2015	15803	Michael Altieri	-50.00
Bill Pmt -Check	06/02/2015	15804	Nick Cartwright	-25.00
Bill Pmt -Check	06/02/2015	15805	Pete Marquez	-222.00
Bill Pmt -Check	06/02/2015	15806	Robbie Bray Care of Ultimate Image	-500.00
Bill Pmt -Check	06/02/2015	15807	Tony Leonardini	-500.00
Bill Pmt -Check	06/02/2015	15808	Vince Stone	-418.00
Bill Pmt -Check	06/02/2015	15809	WASH	-202.08
Bill Pmt -Check	06/02/2015	15810	Wendy L. Cumming, CPA	-2,632.50
Bill Pmt -Check	06/02/2015	15811	U.S. Bank Corporate Payment Systems	-422.44
Bill Pmt -Check	06/02/2015	15812	Carmel Marina Corporation	-111.12
Bill Pmt -Check	06/02/2015	15813	Carmel Marina Corporation	-654.96
Check	06/02/2015	1120	Monterey County Resource Mangagement Agen	-90.00
Bill Pmt -Check	06/12/2015	15814	Airgas	-70.64
Bill Pmt -Check	06/12/2015	15815	AT&T	-76.95
Bill Pmt -Check	06/12/2015	15816	CalPERS	-6,838.23
Bill Pmt -Check	06/12/2015	15817	Carmel Marina Corporation	-2,021.08
Bill Pmt -Check	06/12/2015	15818	Cintas	-479.34
Bill Pmt -Check	06/12/2015	15819	George Nunes	-234.00
Bill Pmt -Check	06/12/2015	15820	MBS Business Systems	-264.87
Bill Pmt -Check	06/12/2015	15821	Monterey County Environmental Health	-1,249.00
Bill Pmt -Check	06/12/2015	15822	MRWPCA	-6,041.44
Bill Pmt -Check	06/12/2015	15823	Pajaro/Sunny Mesa C.S.D.	-2,708.60
Bill Pmt -Check	06/12/2015	15824	PG&E	-10,000.00
Bill Pmt -Check	06/12/2015	15825	Principal Financial	-678.52
Bill Pmt -Check	06/12/2015	15826	Rabobank	-1,017.43
Bill Pmt -Check	06/12/2015	15827	Redshift	-136.85
Bill Pmt -Check	06/12/2015	15828	Royal Wholesale Electric	-239.20
Bill Pmt -Check	06/12/2015	15829	Social Vocational Services, Inc.	-929.50
Bill Pmt -Check	06/12/2015	15830	Soil Control Lab	-218.00
Bill Pmt -Check	06/12/2015	15831	State of Calif. Dept. of Fish & Wildlife	-191.00
Bill Pmt -Check	06/12/2015	15832	State Steel Company	-161.44
Bill Pmt -Check	06/12/2015	15833	U.S. Bank	-422.44
Bill Pmt -Check	06/12/2015	15834	U.S. Bank Equipment Finance	-260.59

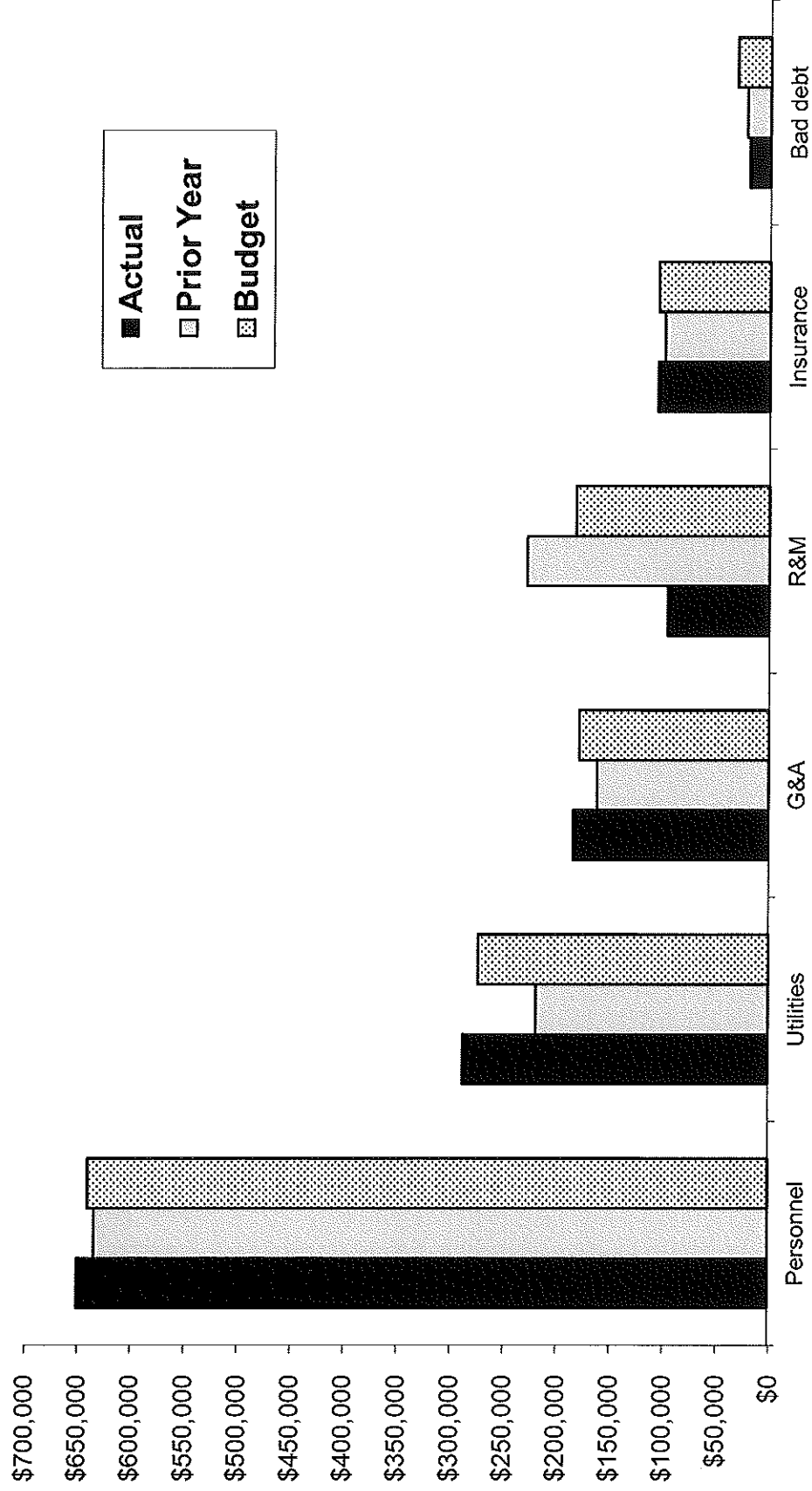
**Moss Landing Harbor District**  
**Warrant Listing**  
As of June 30, 2015

Type	Date	Num	Name	Amount
Bill Pmt -Check	06/12/2015	15835	Unisource Worldwide, Inc.	-481.51
Bill Pmt -Check	06/12/2015	15836	United Site Services of Calif., Inc.	-111.40
Bill Pmt -Check	06/12/2015	15837	Valero Marketing and Supply Company	-444.18
Bill Pmt -Check	06/12/2015	15838	VALIC	-7,886.98
Bill Pmt -Check	06/12/2015	15839	Verizon Wireless	-211.71
Bill Pmt -Check	06/12/2015	15840	Vision Sevice Plan	-164.99
Bill Pmt -Check	06/12/2015	15841	Wald, Ruhnke & Dost Architects, LP	-7,188.13
Bill Pmt -Check	06/12/2015	15842	AT&T	-154.24
Bill Pmt -Check	06/12/2015	15843	AT&T	-460.91
Bill Pmt -Check	06/23/2015	15844	Big Bear Bottled Water	-54.75
Bill Pmt -Check	06/23/2015	15845	Carmel Marina Corporation	-106.12
Bill Pmt -Check	06/23/2015	15846	Communication Service Co	-190.00
Bill Pmt -Check	06/23/2015	15847	Corralitos Electric	-230.00
Bill Pmt -Check	06/23/2015	15848	Daniel Cress	-550.00
Bill Pmt -Check	06/23/2015	15849	Hodges Consulting Services	-1,369.93
Bill Pmt -Check	06/23/2015	15850	Jarvis, Fay, Doportto & Gibson, LLP	-9,280.00
Bill Pmt -Check	06/23/2015	15851	Ken Richardson	-25.00
Bill Pmt -Check	06/23/2015	15852	Linda G. McIntyre	-400.00
Bill Pmt -Check	06/23/2015	15853	Michael Buenrostro	-234.00
Bill Pmt -Check	06/23/2015	15854	Pajaro Valley Lock Shop	-598.21
Bill Pmt -Check	06/23/2015	15855	Richard Lashbaugh	-500.00
Bill Pmt -Check	06/23/2015	15856	Scotts Valley Sprinkler and Pipe Supply	-336.73
Bill Pmt -Check	06/23/2015	15857	Sea Engineering, Inc.	-483.00
Total 1009 · Union - Operating				-76,728.30
<b>TOTAL</b>				<b>-76,728.30</b>

# Marina, Lease and Other Revenue Year to Date Actual vs. Budget and Prior Year June 30, 2015



# Operating Expenses Year to Date Actuals vs. Budget and Prior Year June 30, 2015



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

# Moss Landing Harbor District Marina Revenue\* (Berthing) - 3 Year Comparison





BOARD OF COMMISSIONERS  
 Russell Jeffries  
 Tony Leonardini  
 Vincent Ferrante  
 Andrew Amaral  
 Margaret "Peggy" Shirrel, Ph.D.

7881 SANDHOLDT ROAD  
 MOSS LANDING, CA 95039

TELEPHONE – 831.633.5417  
 FACSIMILE – 831.633.4537



GENERAL MANAGER  
 HARBORMASTER

Linda G. McIntyre, Esq.

## PROJECT STATUS REPORT

ITEM NUMBER 4

BOARD MEETING OF JULY 22, 2015

WHEN	WHAT	STATUS			COMMENTS
		DONE	ON TARGET	REVISED	
During NH Restaurant	Install electrical lights around the perimeter of NH parking lot as budget permits.			X	Awaiting relocation of electrical box in conjunction with NH Restaurant project. This will be an ongoing project. We will commence obtaining new permits as appropriate.
After NH Restaurant	Postponed due to budget constraints* Repair Cannery Building unimproved parking lot Lease proposal for site is pending.				Lease proposal for this site is pending as of June 2015.
After NH Restaurant	Postponed due to budget constraints* Install hardwood in Assistant GM's, Executive Assistant's and the GM's offices			X	Postponed to next FY due to budgeting constraints.
2015 - 2017?	Improve area around B dock entrance to a park-like setting			X	Follows undergrounding of electric pole next to B Dock by PG&E.
After NH Restaurant	Postponed due to budget constraints* Magnetic Key Card system installation		X		B, C & J Docks completed; Next Docks: G & I dock @ \$3K per gate plus \$2200 if a relay is needed.
Sometime in 2015 if extension granted	Tsunami Shoreline Erosion Project			X	FEMA granted extension of completion deadline to 12.31.14; impossible to meet deadline; requested additional extension. Also renewing permits.
After NH Restaurant	Postponed due to budget constraints* NH pedestrian wharf and gangway access erosion		X		Purchased steel plate as temporary fix to erosion. Capital project to be included in a future FY budget.
Ongoing (started 2014)	Sea Lion deterrent fencing as needed		X		B Dock: Completed from the end tie (B178) to B165. Fingers on B131 and B137 + 6 or 7 other trouble spots on B dock. A Dock: Completed from the end tie (A100) to A98. Maintenance Dock; most of E Dock.
Ongoing (started July 2015)	Replacement of four (4) HVAC Units SC Cannery Bldg		X		One unit immediately in need of replacement currently out to bid; project bids to be rec'd July 22 2015.
After NH Restaurant	Postponed due to budget constraints* NH visitor dock replacement Lease proposal I pending		X		Visitor dock at NH destroyed by sea lions – obtained replacement quote with different structural engineering (no pilings). \$450,000 estimate.

\*NORTH HARBOR RESTAURANT HAS PRIORITY.



BOARD OF COMMISSIONERS  
Russ Jeffries  
Tony Leonardini  
Vincent Ferrante  
Andrew Amaral  
Margaret "Peggy" Shirrel, Ph.D.

7881 SANDHOLDT ROAD  
MOSS LANDING, CA 95039

TELEPHONE – 831.633.5417  
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EXECUTIVE  
GENERAL MANAGER

HARBORMASTER  
Linda G. McIntyre, Esq.

## STAFF REPORT

### ITEM NUMBER 5 – COMMUNITY RELATIONS REPORT BOARD MEETING OF July 22, 2015

1. During the June Board meeting a few Harbor tenants raised concerns about reduced visibility between A and B dock due to a large vessel located on the end tie. Staff moved the large vessel and replaced it with a smaller vessel to accommodate the tenants' request.
2. The new GM for the DWD project, Kim Adamson, met with the GM to introduce herself as the primary contact for the project.
3. We are out to bid to replace one of the 3 HVAC units on the roof of the Cannery Building. Publication of the Notice Inviting Bids ran \$616 which we could have used for other needed materials or repairs if the law allowed us to simply have our HVAC service provider replace it.
4. The Harbor District has seen an increase in berthing of large commercial fishing vessels over the past few weeks due to a good amount of squid in the Monterey Bay.
5. Moss Landing Harbor Staff and the Liveaboard committee held a meeting with some of our Liveaboard permit holders last week. While the attendance wasn't as good as we had hoped it would be, the meeting was productive and staff has begun addressing a few small issues that came up during the meeting.
6. The Harbor sea lion population has diminished significantly over the past few weeks which is typical for this time of year. Unfortunately the animals generally start to return to Moss Landing Harbor sometime around the beginning of August.
7. A BBC filming crew will be filming marine life and particularly Otters in the Elkhorn Slough and North Harbor this week for broadcast on their series "Big Blue Live". The episode will air on August 31, September 1 and 2<sup>nd</sup> on PBS at 8PM PST.
8. A celebration of Commissioner Frank Gomes' life was held in the form of a BBQ at the Sheriff's Posse Grounds on July 1. GM McIntyre, Assistant GM Razzeca, District Counsel Rodriquez and Commissioner Vince Ferrante represented the Harbor District at the event which was attended by at least 400 people. Harbor tenants Vicki Crow and Dianella Nunes also attended.

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## STAFF REPORT

### ITEM NUMBER 6 – SUMMARY OF PERMITS ISSUED BOARD MEETING OF JULY 22, 2015

As of July 17, 2015		Renewal		
Permittee	Issue Date	Status	Permit Type	Exp. Date
Sanctuary Cruises	6/6/2014	Renewing	Facilities Use	6/6/2015
Fast Raft	7/8/2014	Renewing	Facilities Use	7/8/2015
MLML San Jose State - R. Starr	8/16/2014	Current	Facilities Use	8/16/2015
Elkhorn Slough Safari - merchandising	10/1/2014	Current	Peddlers	10/1/2015
Elkhorn Slough Safari - tours	10/1/2014	Current	Facilities Use	10/1/2015
Meridian Charters - Brian Ackerman	10/15/2014	Current	Facilities Use	10/15/2015
Blue Water Adventures	10/31/2014	Current	Facilities Use	10/31/2015
Wild Fish - Vicki Crow	11/20/2014	Current	Peddlers	11/20/2015
Ray McDonnell - Crab	12/30/2014	Current	Peddlers	12/30/2015
Pacific Yachts - Chris Chrones	1/1/2015	Current	Facilities Use	01/1/2016
Elkhorn Slough Research Foundation	1/1/2015	Current	Facilities Use	1/1/2016
Blue Ocean Whale Watch	2/18/2015	Current	Facilities Use	2/18/2016
Whisper Charters	2/22/2015	Current	Facilities Use	2/22/2016
Kahuna Sportfishing	3/19/2015	Current	Facilities Use	3/19/2016
REI Outdoor School	3/26/2015	Current	Facilities Use	3/26/2016
Mtry Bay Aquarium Otter Studies	4/1/2015	Current	Facilities Use	4/1/2016
Mtry Bay Salmon & Trout Project	5/14/2015	Current	Facilities Use	5/14/2016
Venture Quest Kayaking	5/16/2015	Current	Facilities Use	5/16/2016
Kayak Connection	5/18/2015	Current	Facilities Use	5/18/2016
Sea Goddess Whale Watching	6/10/2015	Current	Facilities Use	6/10/2016
Save Our Shores Dockwalker Event	4/21/2015	As Needed	Facilities Use	8/22/2016

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## STAFF REPORT

### ITEM NUMBER 7 – MEETING ANNOUNCEMENTS BOARD MEETING OF JULY 22, 2015

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>

July 18, 2015 – MBARI Annual Open House, Noon-5PM, 7700 Sandholdt Rd, Moss Landing, [www.mbari.org/about/openhouse.html](http://www.mbari.org/about/openhouse.html)

July 26, 2015 – Annual Moss Landing Antique and Street Faire, [www.mosslandingchamber.com](http://www.mosslandingchamber.com)

August 22, 2015 – Save Our Shores Dockwalker program in Moss Landing Harbor. Lauren Dockendorf 831-419-2132

August 31, September 1 and 2nd at 8 pm PBS will broadcast an episode of "Big Blue Live", a documentary on marine life and particularly otters in the Elkhorn Slough and the Moss Landing North Harbor as part of the series "Big Blue Live". A BBC filming crew will be here filming the episode this week.

9/21/2015 - 9/24/2015 – CSDA Annual Conference & Exhibitor Showcase, Marriott Monterey, <http://www.csda.net>

2015 Meeting Schedule Monterey Bay National Marine Sanctuary Advisory Council. For more information please contact Erin Ovalle at (831) 647-4206.

August 19, 2015, Half Moon Bay  
October 23, Cambria  
December 11, 2015, Monterey

2015 Meeting Schedule Special Districts Association of Monterey County  
(Tuesdays)  
July 21, 2015  
October 20, 2015

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**ITEM NUMBER 8 - ASSIGNED LIVEABOARD REPORT  
BOARD MEETING OF July 22, 2015**

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 one (0) revocation actions pending.

**LIVEABOARDS**

<b><u>Name</u></b>	<b><u>Vessel</u></b>
1. Avis, S.	<i>Sportfisher</i> , ON 556296
2. Anderson, Taylor	<i>Lanikai</i> CF 4134N
3. Auten, D.	<i>Serenity</i> , CF 8246 VH
4. Bohigian, D.	<i>Finesse</i> , CF 3764 ET
5. Burns, P.	<i>Tralfamadore</i> , CF 9430 GL
6. Byrnes, K.	<i>Grand Slam</i> , CF 4540 FE
7. Callahan, T.	<i>Deb on Air</i> , CF 3174 HA
8. Cayuela, R.	<i>Rachel Angelet</i> , CF 6969 UB
9. Chojnowski, G.	<i>Moon Shadow</i> , CF 2325 SZ
10. Clark, N.	<i>China Cloud</i> , ON 999772
11. Cloer, J./Ajuria M.	<i>Laurie</i> , CF 2688 EX
12. Chambers, B.	<i>Pyxis</i> , ON 984193
13. Comendant, T.	<i>Mariah</i> , CF 9747 GR
14. Crow, F.	<i>Tortuga</i> , ON 1190479
15. Degnan, P.	<i>No Name</i> , CF 8344 GT
16. Delahanty, Glen	<i>Dreamer</i> 8370 EA
17. Elwell, G.	<i>Pearl</i> , ON 557575
18. Faneuf, Clifford L.	<i>Sandpiper</i> , CF 6280 EU
19. Felicano, J.	<i>Takara</i> , CF 3767 AS
20. Graham, D.	<i>Shelter Dog</i> , ON 593068
21. Harrington, H.	<i>Isle of View</i> , ON 997142
22. Ho, R.	<i>Carolynn Ann</i> CF 5796 FG
23. Heatley, J.	<i>Darla Jean</i> , CF 2303 UN
24. Jerred, D.	<i>Westwind</i> , CF8564 GM
25. Jordan, J.	<i>Valkyria</i> , ON 974018
26. Jones, H.	<i>Laetare</i> , CF 5495 YB
27. Jones, T.	<i>Sanity</i> , CF 5249 SC
28. Johnson, J. /LaFever M.	<i>Aztlan</i> , ON 281903

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29. Johnston, D.	Glass Slipper, CF 4358 HN
30. Kampas,B.	<i>Tee-Time</i> CF 5670 UY
31. Knudson L./Knudson A.	Spellbound, ON 082155
32. Kurlle L.	<i>Sweet Liberty</i> ON 105217
33. Larke, R.	<i>Rhiannon</i> , CF 8551 CA
34. Larmour J.	<i>The Mar</i> , CF 0113 UP
35. Maris, T.	<i>Nimble</i> , CF 3730 KB
36. Markley, S.	Olivia, CF 0322 VP.
37. Nieman J.	Inia, ON 1074183
38. Niswonger, R.	<i>Illusion</i> , CF 0836 TA
39. Nunes, D.	Auroa, ON 676686
40. Otis, T.	<i>Blue Moon</i> , CF 1886 GT
41. Phelps, B.	Shadow II, ON 661129
42. Phillips A/Flavin S. Flavin C .Flavin S.	Odyle, ON 559168
43. Power, O.	La Haina, CF 1275 CV
44. Raaphorst, D./Raaphorst M.	<i>Spirit</i> , ON 664971
45. Reins, D.	<i>Second Paradise</i> , ON 912484
46. Rodrigues, W.	Anam Cara, CF 3367 TJ
47. Rotger, M.	<i>Raven</i> , ON 241650
48. Roulet, J.	<i>Double Eagle</i> , ON 519846
49. Scagliotti, B./Powers G.	<i>Breezing Up</i> , ON 559013
50. Schuber, T.	<i>Bulldog</i> , ON 1219673
51. Stegmann, R.	<i>Wild Goose</i> , ON 589319
52. Stark, Howard	<i>Outta Here</i> , CF 8370 EA
53. Snyder, R.	<i>Jeannie B</i> , ON 261236
54. Thomas, B.	<i>Coho</i> , CF 9974 KK
55. Tufts, M.	<i>Enchantress</i> , CF 0878 SX
56. Warren, R./Malendrez R.	La Wanda, CF 5014 FR
57. Whaley, C/ Whaley C.	<i>Karuna</i> , ON 653218
58. Woytek, B.	<i>Menez La Vie</i> , ON 6700921
59. Wolinski, Peter	<i>Ramona</i> , ON 1114657
60. Waters Jared/ Mia	<i>No Name</i> CF 5670 GD

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



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## STAFF REPORT

ITEM NUMBER 9 - SLIP INCOME REPORT  
BOARD MEETING OF JULY 22, 2015

Slip Rates 2015/2016 per linear foot:

Assigned: \$7.15/ft./month  
Temporary: \$11.35/ft./month  
Transient: \$1.00/ft./day

### INCOME

June 2015

June 2014

Budget

\$150,425

\$142,843

\$142,318

We are doing better than last year by \$7,582 and better than budget by \$8,107.

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## **STAFF REPORT**

### **ITEM NUMBER 10 – INCIDENT REPORT BOARD MEETING of JULY 22, 2015**

6/26/15 A harbor tenant reported someone had scratched his truck in the South Harbor parking lot. Staff reviewed security cameras but no incident involving the truck was seen. Staff believes the scratching on the vehicle may have taken place off property and was unnoticed by the tenant prior to parking in the Moss Landing Harbor parking lot.

7/3/15 Staff received a report of an intoxicated man in the South Harbor parking lot. Staff investigated and found the man to be a harbor tenant. Monterey County Sheriff's deputies were on scene when staff arrived. No arrest was made and staff assisted the tenant back to his vessel where he stayed for the remainder of the night.

7/12/15 A Harbor tenant reported a tree branch falling from the tree near J dock and hitting the bumper and hood of his truck. The branch reportedly caused some minor damage to the vehicle. The tenant has completed an incident report which has been forwarded to the General Manager for review.

No additional incidents as of July 16, 2015 (date of this report).

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## STAFF REPORT

### ITEM NUMBER 19 - Committee Assignments BOARD MEETING OF July 22, 2015

In January President Jeffries made the following Committee appointments:

- a. Elkhorn Slough Advisory Committee – Commissioners Amaral; Alternate Leonardini
- b. Liveaboard Committee – Commissioners Jeffries, Chair; Amaral, Vice Chair
- \* c. Harbor Improvement – Commissioners Gomes, Chair; Amaral, Vice Chair
- d. Real Property Committee I – Commissioners Jeffries, Chair; Leonardini, Vice Chair
- \* e. Real Property Committee II – Commissioners Gomes, Chair; Ferrante, Vice Chair
- f. Special Districts/LAFCO – Commissioners Jeffries and Ferrante
- g. Personnel Committee – Commissioners Ferrante, Chair; Jeffries, Vice Chair
- h. Finance Committee – Commissioners Ferrante, Chair; Leonardini, Vice Chair
- \* i. Ad Hoc Budget Committee – Commissioners Gomes, Chair; Leonardini, Vice Chair

Those marked with an asterisk were chaired by our departed Commissioner, Frank Gomes. President Jeffries needs to either appoint Commissioner Shirrel to fill the vacancies on the committees previously chaired by Commissioner Gomes, or may wish to rearrange committee assignments altogether. Consideration can also be given to eliminating Real Property Committee II which was formed at the request of Commissioner Gomes but which has had very little activity.

- a. Elkhorn Slough Advisory Committee
- b. Liveaboard Committee
- \* c. Harbor Improvement
- d. Real Property Committee I
- \* e. Real Property Committee II
- f. Special Districts/LAFCO
- g. Personnel Committee
- h. Finance Committee
- \* i. Ad Hoc Budget Committee

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## STAFF REPORT

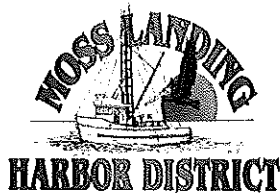
### ITEM NUMBER 20 - North Harbor Restaurant Options BOARD MEETING OF JULY 22, 2015

The Board received one bid for the restaurant construction project in the amount of \$4.7M excluding impact fees of approximately \$300K. Because the bid came in \$2M higher than the District's ability to pay for the restaurant as it currently is drawn and spec'ed, the GM met with the architect to discuss various options and the Real Property Committee met with the restaurant lessee to determine his willingness to contribute more toward the project.

This item is on the agenda to provide an update on the outcome of any meetings, to give further direction to staff, or to award the bid previously received from Dilbeck Construction.

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## STAFF REPORT

### ITEM NUMBER 21 - HVAC Replacement Project on Cannery Roof BOARD MEETING OF JULY 22, 2015

The HVAC on the Cannery roof is regularly serviced and maintained by Ambient Air which provides the most reasonable cost for the service. However, because the system was placed on the roof of the Cannery Building with no enclosure or protective coating, it has been deteriorating. One unit of the 3 unit system finally gave out; this unit services a long-term tenant. We obtained a quote of \$13,000 +/- from a vendor to purchase the same make and model, disconnect gas and electric lines, remove the old unit, install the new unit and reconnect the lines.

Because the law requires us to go out to bid on any public works project over \$5,000 and to not award any contract to any contractor who is not registered with the Department of Industrial Relations on any public works project of \$1,000 or more, we were required to inform our tenants that they would be without heat and air conditioning while we prepared and published a Notice Inviting Bids at a cost of \$616), awaited receipt of bids and presented any to the Board for awarding a contract. We did, however, provide them with floor heaters for the chilly mornings and fans for the warm afternoons.

The bid opening is scheduled for the day of the Board meeting; bids, if any, will be presented to the Board for awarding a contract or rejecting all bids at the meeting.

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