



Caring for Your Coast

Gary Jones
Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

Brock Ladewig
Deputy Director

SMALL CRAFT HARBOR COMMISSION
October 10, 2018
10:00 A.M.

BURTON W. CHACE PARK COMMUNITY ROOM
13650 MINDANAO WAY
MARINA DEL REY, CA 90292

Audio

1. **CALL TO ORDER AND PLEDGE OF ALLEGIANCE**

2. **APPROVAL OF MINUTES**

Small Craft Harbor Commission Meeting of September 12, 2018.

3. **COMMUNICATION FROM THE PUBLIC**

This is the opportunity for members of the public to address the Commission on items that are not on the posted agenda, provided that the subject matter is within the jurisdiction of the Commission. Speakers are reminded of the three-minute time limitation.

4. **COMMUNICATION WITH THE COMMISSIONERS**

This is the opportunity for members of the Commission to provide notification to the public regarding any communication received by the Commissioners from the public, lessees, or other interested parties regarding business of Marina del Rey.

5. **REGULAR REPORTS**

a. Marina Sheriff (DISCUSS REPORTS)

- Crime Statistics
- Enforcement of Seaworthy & Liveaboard
- Sections of the Harbor Ordinance with Liveaboard Permit Percentages

b. Marina del Rey and Beach Special Events (DISCUSS REPORT)

c. Marina Boating Section Report (VERBAL REPORT)

6. **OLD BUSINESS**

a. None

7. **NEW BUSINESS**

a. Small Craft Harbor Commission's Annual Report Draft (VERBAL REPORT)



-))) b. Policy Statement No. 27 (PRESENTATION)
Introductory Report on Liveaboard Surcharge Rate History and Survey

8.))) **STAFF REPORTS**



Ongoing Activities

(DISCUSS REPORTS)

- Board Actions on Items Relating to Marina del Rey
- Regional Planning Commission's Calendar
- California Coastal Commission Calendar
- Redevelopment Project Status Report
- Design Control Board Minutes
- Marina del Rey Slip Report
- California Coastal Commission Slip Report
- Marina del Rey Public Pump-Out Service
- Fisherman's Village Progress Report
- Illegal Boat Charter Enforcement

9.))) **ADJOURNMENT**

PLEASE NOTE

1. The Los Angeles County Board of Supervisors adopted Chapter 2.160 of the Los Angeles Code (Ord. 93-0031 ~ 2 (part), 1993, relating to lobbyists. Any person who seeks support or endorsement from the Small Craft Harbor Commission on any official action must certify that he/she is familiar with the requirements of this ordinance. A copy of the ordinance can be provided prior to the meeting and certification is to be made before or at the meeting.
2. The agenda will be posted on the internet and displayed at the following locations at least 72 Hours preceding the meeting date:

Department of Beaches and Harbors Website Address: <http://marinadelrey.lacounty.gov>

Department of Beaches and Harbors
Administration Building
13837 Fiji Way
Marina del Rey, CA 90292

MdR Visitors & Information Center
4701 Admiralty Way
Marina del Rey, CA 90292

Burton Chace Park Community Room
13650 Mindanao Way
Marina del Rey, CA 90292

Lloyd Taber-Marina del Rey Library
4533 Admiralty Way
Marina del Rey, CA 90292

3. The entire agenda package and any meeting related writings or documents provided to a Majority of the Commissioners (Board members) after distribution of the agenda package, unless exempt from disclosure Pursuant to California Law, are available at the Department of Beaches and Harbors and at <http://marinadelrey.lacounty.gov>

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SMALL CRAFT HARBOR COMMISSION MINUTES

September 12, 2018

Commissioners: Allyn Rifkin, Chair; David Lumian, Vice Chair; Dennis Alfieri (excused absence); Richard Montgomery; Nathan Salazar

Department of Beaches and Harbors (DBH): Gary Jones, Director; Steve Penn, Chief of Asset Management Division; Amir Tadros, Sr. Real Property Agent; Don Geisinger, Lease Specialist; Linda Phan, Real Property Agent; Kristal Ghil, Management Fellow

County: Amy Caves, Principal Deputy County Counsel

Item 1- Call to Order and Pledge of Allegiance

Chair Rifkin called the meeting to order at 10:03 a.m. and read the Commission's policy on public comment. The Pledge of Allegiance was led by Deputy Ramos.

Item 2- Approval of Minutes

Motion to approve August 08, 2018, Meeting Minutes by Vice Chair Lumian, seconded by Commissioner Montgomery, unanimously approved.

Ayes: 4 – Chair Rifkin, Vice Chair Lumian, Mr. Montgomery, and Mr. Salazar

Item 3 – Communication from the Public

Captain Alex Balian expressed concern about the safety of standup paddle boarders in the marina and suggested providing users with navigational safety training.

Captain Darrell Steffey, Deborah Fox, and Gerry Percell requested a review of the liveaboard surcharge fees, along with the unseaworthy ordinance which prohibits the sale of floating homes.

Chair Rifkin noted that the affordable housing issue would be discussed further down the agenda.

Tima Bell expressed concern about the increase of slip fees and the lack of affordable housing in Marina del Rey.

Robert Van de Hook spoke briefly about his background in Marine Biology, and suggested that DBH reaches out to the federal government in order to increase the sea lion population in the Marina del Rey.

Edward Bell expressed concern about the restriction placed on selling his floating home. He suggested that the commissioners review and overturn said ordinance, which will then give him the ability to sell his home to a buyer within Marina del Rey.

Vice Chair Lumian stated that he would like to see a presentation on the ordinance pertaining to the transfer of floating homes in order to better understand it. He further elaborated that said presentation will give the commissioners an opportunity to make comments and recommendations to the Board of Supervisors (BOS). He also expressed concern about the increased slip fees, and requested an update on the recent death of the kayaker in MdR.

Richard Montgomery inquired if Legacy Partners' promise for seniors and veterans was solidified. He mentioned that at a previous meeting, Parcel 28's Lessee, Legacy Partners, offered seniors and veterans one month free rent when they return to their slips. He further inquired if they would be willing to offer any additional concessions.

Vice Chair Lumian stated that other harbors, including Wilmington, San Pedro, and Long Beach, charge roughly \$200 a month for liveboard fees.

Gary Jones addressed the unseaworthy ordinance, and stated that DBH is willing to meet with floating homeowners to better understand their needs and give them a better explanation of the rationale behind the ordinance. He also discussed rent stabilization, and announced that the BOS passed a motion that directs various departments to report back within 60 days with a temporary rent stabilization ordinance for apartment rentals in unincorporated counties, which includes MdR. He further explained the BOS requested from DBH to report back within 120 days on a permanent rent-stabilization ordinance for MdR apartments. Said report will involve the collaboration of apartment owners, and various stakeholders, including the Small Craft Harbor Commissioners. Gary noted that once certain projects are completed, there will be approximately 7,000 apartments in Marina del Rey. Some of these projects were built at various times and under existing exemptions which has a major bearing on whether they will have to comply with rent stabilization. Gary also elaborated on the existing liveboard surcharge of 55%, and clarified that the surcharge is not a policy set forth by the department, but rather a fee which is implemented by the lessees.

Steve Penn stated that DBH does not set the surcharge fees, but rather the lessees are the ones who decide on the surcharge rate for liveboards.

Gary Jones further explained that lessees are not required to provide slips for liveboards, therefore, the lessees can be deterred from renting to liveboards if they required to lower their rates. He also mentioned that Mr. O'Brien from the Wayfarer project did commit to allow existing liveboards to return to the anchorage after construction is completed.

Vice Chair Lumian thanked the director for his input and asked if the rent stabilization can be extended to the liveboards in the Marina.

Gary Jones replied that the current Board motion does not include liveboards.

Vice Chair Lumian asked if DBH has received any complaints from slip tenants regarding rent increases.

Steve Penn stated that DBH did not receive any waterside complaints regarding slip fees; however, his office did receive some complaints from landside tenants.

Vice Chair Lumian inquired about DBH's contact person for complaints.

Steve Penn replied that his office handles all complaints and offered his business card to the public.

Nathan Salazar suggested looking into rent stabilization for the boaters.

Item 4 – Communication with the Commissioners

Commissioner Montgomery disclosed his meeting with Captain Darrell Steffey and Edward Bell regarding the unseaworthy ordinance. He further pointed out that Supervisor Janice Hahn sent her DBH Deputy, Mr. Jayme Wilson, to assist anyone who wants to further discuss the liveaboard issues.

Commissioner Salazar invited everyone to attend the 2018 Los Angeles County Dragon Boat Festival, sponsored by Supervisor Hilda Solis, at Santa Fe Dam Recreation Area on October 6, 2018 from 8:00AM to 4:00PM.

Steve Penn reported that on Tuesday, September 11, 2018 during the BOS meeting, Supervisor Hahn reappointed Commissioner Richard Montgomery to serve another term on the Small Craft Harbor Commission.

Item 5a – Marina Sheriff

Deputy Sheriff Nichol presented the crime statistics and liveaboard report.

Vice Chair Lumian inquired about the death of the kayaker that occurred in MdR harbor.

Deputy Sheriff Nichol stated that he cannot answer any questions pertaining to this matter as it is currently under investigation by the Sheriff's Homicide Division.

Item 5b – MdR and Beach Special Events

Carol Baker reported on a number of successful summer events. She also announced the upcoming Halloween event, "Spooktaculer", along with the environmental education campaign for children.

Item 5c – Marina Boating Section Report

Michael Blenk reported that Anchorage 47 has 3 vacant slips, while Parcel 77, Power Boat Storage, is completely full. Mast-Up storage has 38 spaces available for sail boats up to 31 feet. He also announced the upcoming Vessel Lien Sale Auction on Thursday, September 12, 2018, at Anchorage 47, beginning at 11:00AM.

Item 5d – Marina del Rey Convention and Visitor's Bureau Report (CVB)

Janet Zaldua reported the hotel occupancy rate from January to July 2018 was 86.2%. The average daily rate is \$276/night. She further announced that the "Freeride Shuttles" in MdR are doing well; however,

the shuttles are in need of sponsorships in order to continue their operation. She also mentioned “Marina Funday,” which is a promotion to attract inland patrons to come out to Mdr.

Chair Rifkin inquired about the dock-less scooters, “Lime” and “Bird”.

Janet Zaldua responded that the CVB has not taken any official stance on the matter.

Item 6a – Old Business

None.

Item 7a – Parcel 113 (Mariners Village) Option for Amended and Restated Lease

Don Geisinger provided the staff report.

Chair Rifkin stated that when the project was initially presented to the SCHC a number of years ago, it was a controversial topic due to the request to add slips along the main channel.

Don Geisinger replied that the slips are no longer part of the proposal.

Michael Tripp mentioned that the current project is completely different than it was first presented. He explained that the previous proposal requested an installation of a seawall to have a 28ft-wide promenade, a lot of tree removals, and additional height to the parking structure; none of which are now happening. The main renovation will be to the interior of the existing buildings.

Don Geisinger further explained that he purposely did not mention the changes because it’s a completely different deal. He instead wanted the Commissioners to focus on the financial part of the project because it is driven by the affordable housing component.

Michael Tripp mentioned that the major difference between the current renovation plans and the prior plans is the addition of 20% affordable housing units. The original plan did not include any affordable housing units, as it was not a requirement at the time. Currently the affordable housing policy in Marina del Rey, which was adopted in 2008, requires projects that are complete tear downs & rebuilds to provide 15% of their units to be affordable. The breakdown is as follows: 5% of the units for very low income households, 5% for low, and 5% for moderate income households. For renovation projects like the previously presented project, no affordable house was required. He further explained that in November 2016 the BOS asked DBH to review the existing policy for improvement opportunities. After reviewing the policy, DBH reported back to BOS that renovation projects should be included in the affordable housing requirement with a 20% mixed income.

Commissioner Montgomery asked for further clarification on the 18-months option term, and the minimum rent amount of \$2,186,598.

Don Geisinger explained that once the option is granted by the BOS, there is a term of 18 months, with five to six term extensions, for the lessee to satisfy requirements before exercise the option. He also

explained the \$2,186,598 amount was negotiated in 2016; however, the current minimum rent will vary only in a small amount.

Vice chair Lumian asked for clarification on “very low income” households.

Michael Tripp stated that while he does not have the exact figures off-hand, he explained that the calculation is based on the median income within the county, which is approximately a maximum of \$30K annually per person. The rent will then be reduced to 30% of their base income.

Don Geisinger stated that rent will be approximately \$500 to \$600 a month for “very low income” households.

Glenn Wasserman, representative for Parcel 113’s Lessee, stated that he is available to answer any questions regarding the transaction. He explained that the affordable housing rent is 50% of the area’s median income. He further provided an example of a 3 person household with a maximum annual income of \$43k, their rent would be 30% of the \$43K.

Gary Jones stated that the lessee will be holding a meeting to provide the residence with the opportunity to address any of their questions or concerns. The lessee will be contacting the tenants to provide them with that information.

Susan Gunning requested the postponement of any action on this item due to lack of public notice and public review.

Ellen Klugman spoke against the endorsement of item 7a, and urged the commissioners not to endorse said proposal.

Marcia Hanscom expressed concern about the removal of allegedly diseased and damaged trees, and suggested having a process to determine a trees health. She also requested additional time to review the project prior to endorsement.

Richard Harmel requested that the item be postponed to a future meeting in order to allow enough time for stakeholders to address any questions or concerns.

Francine Ringold stated that she, too, agreed with the last four speakers and urged the postponement of said agenda item.

Robert van de Hoek requested that the endorsement be postponed because the property is a historic site and should be preserved to the standards of the historic society. He further expressed concern for wildlife in the Marina.

Lamont Roberts stated that while he agrees with the previous speakers about postponing the agenda item, he believes there has been significant progress from the initial proposal. He further stated that the promenade needs to be reviewed by Mariner's Village tenants prior to endorsement.

Gretchen Nordham spoke about the importance of preserving the natural habitat for the wildlife in Marina del Rey. She further requested the postponement of this item.

Paul Lunce expressed concern about the commission's responsibility being transferred over to the director of DBH. He suggested deferring items 7a and 7c on the agenda in order to give the public enough time to research the scope of work.

Rebecca Crandall stated that the neighborhood enjoys the trees and the blue herons at Mariner's Village. She requested additional time to review the new plans before the commission endorses the project.

Michael Tripp clarified that the project will still need to be reviewed by Department of Regional Planning (DRP), Design Control Board (DCB), and the BOS. He further emphasized that the public will have a number of opportunities to address their comments, questions, and concerns. He also mentioned that the limits for the "very low income" households is as follows: \$34K annual income for 1 person, \$39K for 2 people, and \$43K for 3 people. The rent amount charged for the unit is based on the unit size, and base income. For a studio at Parcel 113, the rent would be \$606, a 1bedroom would be \$693, and a 2 bedroom would be \$780.

Commissioner Montgomery asked when the project was initially presented and if there were any plans for the public review.

Michael Tripp replied that the project was initially presented at the Design Control Board (DCB) meeting in 2013. He further elaborated that the current project which is being presented before the commission, is completely different than what was presented in 2013.

Commissioner Montgomery asked if there has been any community outreach or presentations since the changes from the 2013 designs.

Michael Tripp replied that the SCHC meeting is the first step in doing public outreach. The public will have a chance to voice any questions or concerns at a number of upcoming meetings, including the DCB, DRP, and the BOS.

Allyn Rifkin asked if this current project requires a National Environmental Policy Act (NEPA) or California Environmental Quality Act (CEQA) clearance.

Michael Tripp replied that the project is exempt from CEQA due to its moderate renovations.

Commissioner Montgomery asked if this project has any type of federal requirements.

Michael Tripp replied that this project does not fall within the NEPA guidelines. He further stated that typically the only NEPA projects are the Army Corps projects.

Amy Caves clarified that the project has not been determined exempt from CEQA. The recommendation will be presented to the BOS in the board letter for a finding of exemption, so it will be determined by them on the hearing day.

Commissioner Montgomery asked about DBH's tree-replacement policy, specifically about dead or diseased trees.

Michael Tripp replied that DBH's policy on tree removal and replacement is one to one. He further explained that if the lessee chooses to replace their own trees, they would have to go before the DCB for approval.

Vice Chair Lumian asked about the time line of the proposed project.

Michael replied that plans have been already been submitted to the DRP, which typically take two weeks to review.

Gary Jones replied that he had intended to present this project to the BOS in October.

Vice Chair Lumian asked if the BOS presentation would be before or after the DRP review.

Gary Jones replied that the BOS would review the project after the DRP has reviewed it. The DRP would have to give their input on CEQA exemption before presenting to the BOS.

Michael Tripp stated that after the BOS adopts the recommendation, the project would be heard by the DCB in the following couple months.

Gary Jones stated that this project's primary focus is the inclusion of the affordable housing component. He further elaborated that the lease is coming to an end, so the 18-month option which is being presented gives DBH time to negotiate and finalize the transaction.

Chair Rifkin asked Amy Caves what department has the authority to process the notice of exemption for CEQA.

Amy Caves responded that the recommendation would be processed by the DRP and then the notice of exemption would be subsequently filed after the BOS adopts the recommendation.

Chair Rifkin asked if the SCHC needs to have the determination of exemption of CEQA before they take action.

Amy Caves replied that only the BOS needs the determination of exemption; however, the public will have an opportunity to comment today and at the BOS' hearing, which meets the public comments requirement.

Commissioner Montgomery asked if the DBH's arborist's report is current and posted online.

Michael Tripp replied that every year the County hires an outside consultant to conduct a tree analysis and the report gets posted online.

Commissioner Montgomery asked P113's representative, Glenn Wasserman, if the lessee has viewed plans for the promenade as suggested by an earlier speaker, and if the lessee is open to holding public meetings for the existing residents to keep them informed.

Glenn Wasserman stated that the lessee has not viewed any plans for the promenade, as they are currently focused on getting an approval for an extension so that plans can be prepared. He also stated that they will have an outreach to the community and residents for their input.

Chair Lumian inquired if the project will be returning to the SCHC.

Don Geisinger replied that the project will not be returning; however, it will go before the DCB and Building and Safety.

Commissioner Montgomery asked if a postponement is even an option because of the time constraint.

Amy Caves clarified that it is not within the SCHC's jurisdiction to postpone anything. She further explained that DBH has the discretion to go before the BOS without their advisory opinion.

Nathan Salazar asked if there will be a meeting with the residents before it goes to the BOS.

Gary Jones replied that he cannot answer on behalf of the lessee; however, Marsha Hanscom mentioned a future meeting with the residence. He also added the DBH staff is available to answer any questions the public may have, and that staff will provide assistance to the lessee with resident notifications of their outreach meeting.

Commissioner Montgomery stated that he hoped Glenn Wasserman relays to the lessee all of the public's concerns, including concerns for diseased and dead trees.

Motion to approve by Vice Chair Lumian, seconded by Chair Rifkin, unanimously approved.

Ayes: 3 – Chair Rifkin, Vice Chair Lumian, and Mr. Montgomery

Abstained: 1 – Mr. Salazar

Item 7b – Parcel 47 (Santa Monica Windjammer Yacht Club) Approval of Lease Extension Agreement

Kristal Ghil provided the staff report and power point presentation.

Commissioner Montgomery inquired about the current rent rate and proposed rate.

Kristal responded that the lessee will pay \$2,125 per month, which is \$25,500 annually.

Steve Penn explained that the purpose of the recommendation is to preserve the yacht club's activities so they can continue providing their services to the boating community in Marina del Rey. He further explained that the yacht club is currently on a month to month agreement, and it is DBH's desire to provide them with a longer term lease of at least 6 years.

Vice Chair Lumian expressed his pleasure of the recommendation and inquired about the option's likelihood of succeeding.

Kristal Ghil replied that the only instance the option would be prevented would be if the BOS determines a better use of the premises or if it interferes with that of another use.

Vice Chair Lumian requested that staff provide a presentation, at a future meeting, on the County's Strategic Plan Goals to allow the Commissioners better familiarity.

Steve Penn replied affirmatively.

Motion to approve by Vice Chair Lumian, seconded by Mr. Montgomery, unanimously approved.

Ayes: 4 – Chair Rifkin, Vice Chair Lumian, Mr. Montgomery, and Mr. Salazar

Item 7c – Proposed Amendment to Title 2 of the Los Angeles County Code To Delegate Authority to The Director of Beaches and Harbor to Lease, sublease, License, or Permit Harbors and Beaches.

Linda Phan provided the staff report and power point presentation.

Mr. Montgomery asked if this proposal will return before the SCHC for authorization every five years.

Linda replied affirmatively.

Mr. Montgomery asked if there are any properties that lease for \$7,500 per month.

Steve Penn explained that the proposed amendment will grant the Director the authority to sign agreements for up to \$7,500/month. The delegation itself is good for a period of five years.

Chair Rifkin asked staff to specify the change from prior year

Steve Penn explained that Director Jones already has the delegated authority and is asking for a renewal. In addition to that, the proposed amendment would allow DBH to lease a property for county use, up to \$7,500/month.

Mr. Montgomery asked county counsel for clarification on how this request would affect the SCHC's review.

Amy Caves explained that the SCHC's purview and authority is established by a separate county code which is not being nor will it be affected by this. This is just to extend Director Jones' current authority to handle the smaller leases, licenses, and permits. She further elaborated that the amendment adds authority for the director to sign leases for third party properties, up to \$7,500/month. The current county code does not have that, so the proposed amendment includes said authority.

Susanne Cumming expressed concern about the effects of this proposal. She further expressed concern about the lack of time available for public feedback on the Mariner's Village project.

Captain Alex Balian inquired about the effects this delegation may have on the Treasurer and Tax Collector's issuance of business licenses for charter companies.

Marcia Hanscom expressed concern regarding the proposed delegated authority. She requested the postponement of endorsement until the amendment is carefully reviewed.

Gretchen Nordham expressed concern about giving one person the ability to make all the decisions, rather than first having public input.

Robert Van de Hoek expressed concern regarding the delegated authority, and further stated that if endorsed, the Director will have the ability to lease out the parking lots on Fiji way without public input.

Commissioner Montgomery asked for clarification from county counsel regarding the delegated authority. He also clarified that the proposed delegated authority does not diminish SCHC's review.

Amy Caves explained that the Mariner's Village project would still have to go before the BOS, because the lease is for more than 5 years, is greater than \$7,500 per month, and requires CEQA compliance or exemption.

Vice Chair Lumian asked for examples of projects under \$7,500 per month.

Amy Caves replied that special events, including the "Jam Sessions" from the Community and Marketing Services Division, is an example, as long as they are paying less than \$7,500 a month.

Chair Rifkin asked Steve Penn how this would pertain to the parking lots located on Fiji Way.

Steve Penn explained that there is an agreement between the California Department of Fish and Wildlife and the Chief Executive Office. He further stated that while he is aware of the concerns about the usage of those parking lot, he is not prepared to address those concerns as it is not an agenda item.

Chair Rifkin asked if there was any language in the delegated authority request that would prohibit the Director from referring something that's controversial to SCHC.

Amy Caves clarified that the proposed amendment does not authorize the Director to bypass any controversial items from the SCHC. She further stated that the Director always has the discretion to take any matter to the BOS if it is not within the bounds of the County code provision on SCHC. If an items is deemed controversial and is within the bounds of the SCHC oversight, then it would come before the commission for endorsement.

Vice Chair Lumian stated that he would like to hear more about the parking lot situation at a future meeting.

Chair Rifkin asked if the delegated authority had any impact on the business licenses for charter companies.

Amy Caves replied that there is no impact and that the licenses referred to in the delegated authority, as the stated authority is only pertaining to the real estate context and not on business licenses.

Motion to approve by Vice Chair Lumian, seconded by Mr. Montgomery, unanimously approved.

Ayes: 4 – Chair Rifkin, Vice Chair Lumian, Mr. Montgomery, and Mr. Salazar

Item 8 – Staff Reports

Captain Alex Balian spoke about the importance of the staff reports. He suggested moving said agenda item to the front of the agenda.

Scott Ganary spoke about pump-out stations in Marina del Rey. He reported that many of the stations are broken and in need of repair.

Steve Penn presented the staff report.

Vice Chair Lumian stated that the pump-out stations still need work and requested to have the topic agendized for a future meeting. He asked staff for the contact person whom the public can report complaints and issues with the pump-outs in Marina del Rey.

Steve Penn replied that the contact person depends on the location of pump-out, some are managed by DBH staff, and some are by privately managed by leaseholders. He further stated that his business car is available for anyone to contact him to make any reports/complaints.

Vice chair Lumian requested the Palawan building be placed on an agenda, preferably at a night meeting to discuss the future use of the building.

Adjournment

Chair Rifkin adjourned the meeting at 12:43 p.m.



LOS ANGELES COUNTY SHERIFF'S DEPARTMENT

MARINA DEL REY STATION

PART I CRIMES AUGUST 2018



	West Marina 2760	East Marina 2761	Lost R.D. 2762	Marina Water 2763	Upper Ladera 2764	County Area 2765	Lower Ladera 2766	Windsor Hills 2767	View Park 2768	Parks 2791	TOTALS
Homicide											0
Rape	1										1
Robbery: Weapon									1		1
Robbery: Strong-Arm											0
Aggravated Assault	1						1		2		4
Burglary: Residence	2		1		1		3	3	6		16
Burglary: Other Structure	3	2					3				8
Grand Theft	7	1		1			2	3	2		16
Grand Theft Auto	4								3		7
Arson											0
Boat Theft											0
Vehicle Burglary	3						2	4	4	2	15
Boat Burglary											1
Petty Theft	4	5				4	3	8	4		28
REPORTING DISTRICTS TOTALS	25	8	1	2	1	4	14	18	22	2	97

Note- The above numbers may change due to late reports and adjustments to previously reported crimes.

Source- LARCIS, **Date Prepared** September 05, 2018
CRIME INFORMATION REPORT - OPTION 5A

LOS ANGELES COUNTY SHERIFF'S DEPARTMENT

MARINA DEL REY STATION

PART 2 CRIMES – AUGUST 2018



Community Advisory Committee	Upper Ladera 2764	Lower Ladera 2766
Homicide		
Rape		
Robbery: Weapon		
Robbery: Strong-Arm		
Aggravated Assault		1
Burglary: Residence	1	3
Burglary: Other Structure		3
Grand Theft		2
Grand Theft Auto		
Arson		
Boat Theft		
Vehicle Burglary		2
Boat Burglary		
Petty Theft		3
Total	1	14

Note- The above numbers may change due to late reports and adjustments to previously reported crimes.

Source- LARCIS, **Date Prepared** September 05, 2018
CRIME INFORMATION REPORT - OPTION 5A

LOS ANGELES COUNTY SHERIFF'S DEPARTMENT

MARINA DEL REY STATION

PART 3 CRIMES- AUGUST 2018



	MARINA AREA (RD'S 2760- 2763)	EAST END (RD'S 2764- 2768)
Part I Crimes		
Homicide		
Rape	1	
Robbery: Weapon		1
Robbery: Strong-Arm		
Aggravated Assault	1	3
Burglary: Residence	3	13
Burglary: Other Structure	5	3
Grand Theft	9	7
Grand Theft Auto	4	3
Arson		
Boat Theft		
Vehicle Burglary	3	12
Boat Burglary	1	
Petty Theft	9	19
Total	36	61

Note- The above numbers may change due to late reports and adjustments to previously reported crimes.

Source- LARCIS, **Date Prepared – September 05, 2018**
CRIME INFORMATION REPORT - OPTION 5A



MARINA DEL REY HARBOR LIVEABOARD COMPLIANCE REPORT 2018



Liveaboard Permits Issued

	August	September
New permits Issued:	7	6
Renewal Issued:	19	13
<hr/>		
Total:	26	19
Notices to Comply Issued:	22	21

Total:	August	September
<hr/>		
Liveaboard:	308	310
Current Permits:	218	223
Expired Permits:	78	76
No Permits:	12	11

Total reported vessels in Marina Del Rey Harbor:	3775
Percentage of vessels that registered liveaboards:	8.21%
Number of currently impounded vessel:	9



(424) 526-7777 • 13837 Fiji Way, Marina del Rey, CA 90292 • beaches.lacounty.gov

Caring for Your Coast


Gary Jones
Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

Brock Ladewig
Deputy Director

October 10, 2018

TO: Small Craft Harbor Commission
FROM: Gary Jones, Director 
SUBJECT: **ITEM 5b – MARINA DEL REY SPECIAL EVENTS**

THE FREE RIDE

Daily service
12:00 p.m. – 9:00 p.m.

Catch free on-demand transportation aboard a five-passenger electric shuttle. The service provides transportation to attractions within Marina del Rey, including Fisherman's Village, Burton Chace Park, Waterside Shopping Center, and many restaurants. Select shuttles also travel to the Venice Pier and to Abbot Kinney Blvd. in Venice.

Wave down a Free Ride car and hop in, or text your pick-up location and passenger count to (323) 435-5000. Please allow 10 – 15 minutes for pick-up. Kids must be big enough to use a regular seatbelt; child-safety seats are not provided. Dogs are welcome.

For more information: Call the Marina del Rey Visitors Center at (424) 526-7900

BURTON CHACE PARK YOGA

Burton Chace Park ♦ Community Room* ♦ 13650 Mindanao Way ♦ Marina del Rey
Sundays & Mondays
10:30 a.m. – 12:30 p.m.

Get your Namaste on by taking part in the Department of Beaches and Harbors' (Department) FREE one-hour Yoga class, which will allow you to reduce your stress, enjoy the outdoors, and relax your body! Students must bring his/her own mat.

*If weather permits, class will be taught outdoors.

For more information: Call (424) 526-7910 or visit beaches.lacounty.gov



BURTON CHACE PARK WALKING CLUB

Burton Chace Park ♦ Lobby ♦ 13650 Mindanao Way ♦ Marina del Rey
Tuesdays & Thursdays
10:30 a.m. – 11:30 a.m.

The Department is sponsoring a FREE one-hour walking club. Get your exercise while taking in the beautiful view of the Marina del Rey harbor. Please RSVP by calling (424) 526-7910.

For more information: Call (424) 526-7910 or visit beaches.lacounty.gov

BEACH SHUTTLE

Fridays and Saturdays from 10:00 a.m. – 10:00 p.m.
Sundays and Holidays from 10:00 a.m. – 8:00 p.m.

Catch a free ride on the Beach Shuttle to and from Playa Vista, Marina del Rey and the Venice Beach Pier, and enjoy the surf, sand and surroundings of Marina del Rey in a hassle-free and relaxing way. The Beach Shuttle operates year round on weekends and holidays.

For more information: Call the Marina del Rey Visitors Center (424) 526-7900 or visit beaches.lacounty.gov

MARINA DEL REY FARMERS' MARKET

Parking Lot #11 ♦ 14101 Panay Way ♦ Marina del Rey
Saturdays
9:00 a.m. – 2:00 p.m.

The Department, in collaboration with Southland Farmers' Markets Association, is offering the Marina del Rey Farmers' Market on Saturdays. The Marina del Rey Farmers' Market offers fresh, locally-grown organic and conventionally grown fruits and veggies. Also available are prepared and packaged foods, hand-crafted products and much more! Paid parking is available for 25 cents for every 10 minutes.

For more information: Call the Marina del Rey Visitors Center at (424) 526-7900 or visit beaches.lacounty.gov

FISHERMAN'S VILLAGE WEEKEND CONCERT SERIES

13755 Fiji Way ♦ Marina del Rey
Sponsored by Pacific Ocean Management, LLC
Saturdays & Sundays
2:00 p.m. – 5:00 p.m.

Saturday, October 13th
Charangoa (Salsa)

Sunday, October 14th
Brasil Brazil (Boss/Samba)

Saturday, October 20th
Soul Brothers (Rhythm & Blues)

Sunday, October 21st
Floyd & The Flyboys (Rhythm & Blues/Dance/Funk)

Saturday, October 27th
Friends (Rhythm & Blues)

Sunday, October 28th
2Azz1 (Jazz/Funk)

For more information: Call Pacific Ocean Management at (310) 306-0400

MARINA SPOOKTACULAR

Burton Chace Park ♦ 13650 Mindanao Way ♦ Marina del Rey
October 27 – 28, 2018 from 11:00 a.m. – 9:00 p.m.

The free "Marina Spooktacular" event celebrates Halloween by the harbor, featuring L.A.'s only haunted pirate ships, a scavenger hunt graveyard, a blackout maze of terror, trick-or-treating, DJ, food trucks, and more! There's fun and scares for all ages, but the frights intensify as night falls over Burton Chace Park in Marina del Rey during this two-day festival. Don't miss the JAM Sessions experience at Marina Spooktacular with dances that celebrate Dia de los Muertos! Enjoy the splendor of Aztec Dance on Saturday, October 27th and Mexican Folklore Dance on Sunday, October 28th.

For more information: Call the Marina del Rey Visitors Center at (424) 526-7900 or visit beaches.lacounty.gov

MARINA LIGHTS

Burton Chace Park ♦ 13650 Mindanao Way ♦ Marina del Rey
December 1 – 31, 2018 (Nightly) from 4:00 p.m. – 10:00 p.m.
Caroling: 4:00 p.m. – 6:00 p.m.
Movie start time: 6:00 p.m.

Burton Chace Park will be aglow in holiday lights every night from December 1st through New Year's Eve. Plus, enjoy live caroling, fun photo opportunities, outdoor holiday movie screenings, and special activities on Saturdays!

Movie Lineup:

December 1 st	<i>A Christmas Story</i>
December 15 th	<i>The Santa Clause</i>
December 22 nd	<i>The Nightmare Before Christmas</i>
December 29 th	<i>Frozen Sing-A-Long</i>

**** Bring Blankets and Dress Warmly! ****

For more information: Call the Marina del Rey Visitors Center at (424) 526-7900 or visit beaches.lacounty.gov

SNOW WONDER

Burton Chace Park ♦ 13650 Mindanao Way ♦ Marina del Rey
Saturday, December 8, 2018
12:00 p.m. – 6:00 p.m.

Join in the spirit of winter at Marina del Rey's free Snow Wonder event! Children can enjoy real snow, sledding, arts & crafts, face painting, a DJ, and gourmet food trucks.

For more information: Call the Marina del Rey Visitors Center (424) 526-7900 or visit beaches.lacounty.gov

56TH ANNUAL MARINA DEL REY HOLIDAY BOAT PARADE

Saturday, December 8, 2018
5:55 p.m. – 8:00 p.m.

After Snow Wonder, stay in the park to view the fireworks that will be shot off the south jetty at 5:55 p.m. to kick off the start of the parade. Beautifully lit and decorated boats will participate in the event, which is free to the public. Boat owners will compete for numerous prize packages. Best spots for viewing the boat parade are Burton Chace Park, located at 13650 Mindanao Way, and Fisherman's Village, located at 13755 Fiji Way. This year's Grand Marshall is Los Angeles County Fourth District Supervisor Janice Hahn.

For more information: Visit www.mdrboatparade.org

W.A.T.E.R PROGRAM WINTER SAILING

Burton Chace Park ♦ 13640 Mindanao Way ♦ Marina del Rey
Beginning Sailing Dates: December 17 – 21; December 24 – 28 (No class on the 25th);

and December 31 - January 4 (No class on the 1st)
10:00 a.m. - 4:00 p.m.

Los Angeles County Lifeguards will instruct sailing courses teaching students basic sailing knowledge and terms, boat maintenance and rigging, knot tying, tacking, docking and instruction to ocean sailing. Students will learn to sail on 14-foot Capri sailboats (with main sail and jib). In the final days of the session, students will get experience on 24-foot MacGregor sailboats.

Financial aid is available for qualified families. Please call for details.

Ages: 11 - 17 years old

Class Size: 6 - 12 students with 3 Lifeguard instructors

Fee: \$285 for 5-day session; \$228 for 4-day session

*NOTE: Applicants must successfully complete a 100-yard swim test in 2 minutes and 20 seconds to be eligible for Beginning Sailing.

For more information: Call (424) 526-7889 or visit beaches.lacounty.gov

NEW YEAR'S EVE CELEBRATION

Burton Chace Park ♦ 13650 Mindanao Way ♦ Marina del Rey
December 31, 2018 – January 1, 2019
7:00 p.m. – Midnight

Celebrate the New Year in Marina del Rey! Guests are invited to Burton Chace Park at 7:00 p.m. for a free Glow Party featuring live DJs, hula hoop dancers, face painting, free giveaways, photo booth, food trucks and live broadcasts of the New Year's Eve countdown in New York and Los Angeles. Each countdown is followed by a ten-minute fireworks show at 8:59:30 p.m. (New York) and 11:59:30 p.m. (Los Angeles) shot from the Marina's south jetty.

For more information call: Call the Marina del Rey Visitors Center at (424) 526-7900 or visit beaches.lacounty.gov

GJ:CB:da



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Caring for Your Coast

Gary Jones
Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

Brock Ladewig
Deputy Director

October 10, 2018

TO: Small Craft Harbor Commission

FROM: Gary Jones, Director 

SUBJECT: **ITEM 7a – SMALL CRAFT HARBOR COMMISSION'S ANNUAL REPORT DRAFT**

Item 7a on your agenda is a report by department staff regarding the Small Craft Harbor Commission's Annual Report. The purpose of the report is to provide greater awareness of the Commission's work and future goals. The draft report includes various topics about the Commission, including annual work plan, 2018 accomplishments, and ongoing long-term projects.

GJ:SP:at

Attachments (1)



Los Angeles County Small Craft Harbor Commission

2018 Annual Report

DRAFT



Allyn Rifkin, *Chair* **David Lumian, *Vice-Chair***

Dennis Alfieri

Richard Montgomery

Nathan Salazar

County of Los Angeles
Department of Beaches and Harbors
13837 Fiji Way, Marina del Rey
424-526-7900
beaches.lacounty.gov/beach-commission





County of Los Angeles Small Craft Harbor Commission

13837 Fiji Way, Marina del Rey, CA 90292
Phone: (424) 526-7900 Fax: (310) 822-0119
<http://beaches.lacounty.gov>



About the Commission

The Small Craft Harbor Commission (Commission) is an advisory commission for the Director of the Los Angeles County Department of Beaches and Harbors (Department) and the Los Angeles County Board of Supervisors (Board). During their monthly meetings, Commissioners hear presentations on issues relating to the development, financing, leasing, operation, maintenance, and management of Marina del Rey (MdR). The Commission will also occasionally endorse items before they are submitted to the Board.

The Commission consists of 5 members who serve at the pleasure of the Board. Each Board Supervisor appoints a Commissioner to represent its district. Members include experts, laypersons and representatives for groups and individuals who are interested in marina-related issues.

The Commission generally meets at 10:00 a.m. on the second Wednesday of each month at the Burton W. Chace Park Community Building in Marina del Rey.

At each meeting, Commissioners hear one or more presentations about issues affecting Marina del Rey, in addition to staff reports from Department's Boating Section (Anchorage 47), the Los Angeles County Sheriff's Department Marina Division, and the Marina del Rey Convention and Visitors Bureau (CVB). Members of the public also have an opportunity to address the Commission on items that are not on the agenda, but are within the jurisdiction of the Commission.

The Commission is supported by a number of staff members from various agencies and county departments, including County Counsel's Amy Caves, CVB's Janet Zaldua, and Sheriff's Sgt. Brent Carlson, Deputy Richard Godfrey, and Deputy Richard Nichols. The Commission is also supported by the Department's executive team and their staff, including Director Gary Jones, Chief of Asset Management Steve Penn, and Chief of Community and Marketing Carol Baker.

Allyn Rifkin
Chair

David Lumian
Vice-Chair

Dennis Alfieri

Richard Montgomery

Nathan Salazar

Annual Work Plan

The Commission generally recommends topics for each meeting's presentation and votes on "action items" prior to the Department bringing them to Board of Supervisors. The Commission, being an advisory body to the Board and the Department concerning the administration of Marina del Rey, has a critical role in facilitating communications between the public, stakeholders, and the Board.

Prior Year Accomplishments

During the 2018 calendar year, the Commission held five meetings and listened to more than 80 public comments. The Commission also made recommendations to the Director and the Board on a number of items, including the endorsement of the water quality ordinance (which prevents discharge of pollutions into the harbor), Mariners Village (Parcel 113) option for Amended and Restated Lease, and most recently, Santa Monica Windjammer Yacht Club's approval of lease extension. The Commission agreed with the staff recommendation and endorsed said items, which will subsequently be presented to the Board of Supervisors. The Commission also made recommendations to the Director regarding Wayfarer's (Parcel 28) slip transitional plan, which prevented slip tenants for vessels 35 feet and smaller from being displaced. The Commission was also successful in encouraging Parcel 28 Lessee, Legacy Partners, to offer concessions for seniors and veterans.

In addition to hearing standing staff reports focused on operation, maintenance, and management of Marina del Rey, Commissioners learned about Policy 27's controlled prices; County ordinance of unseaworthy vessels; Lease restrictions on commercial activities at Marina del Rey anchorages; Marina Beach (Mother's Beach) redevelopment project; and the use of Palawan building. The Commission also held a special night meeting on March 15, 2018 for members of the public, community groups including recreationalists and commercial boating organizations, to give a brief presentation on their activities and accomplishments, as well as comments and concerns. Some of the groups included MdR Sport Fishing, Marina Yacht Club, MdR Historical Society, MdR Community Boating Council, Marina Fest & MdR Yacht Sales, Paradise Bound Yacht Charters, Row LA, Life Sail Inc., South Coast Corinthian Yacht Club, CA Yacht Club, The Boating Coalition, Santa Monica Windjammers Yacht Club, MdR Outrigger Canoe Club, Purcell Yachts, Santa Monica Bay Sailing Foundation, Marina Sailing, Blue Pacific Yachting, along with many residents and neighbors of Marina del Rey.

Finally, one new Commissioner, Mr. Nathan Salazar, from the First District was appointed in February 2018. As part of the onboarding process, Salazar attended a detailed briefing held by the Department on current issues pertaining to Marina del Rey.

Ongoing Long-Term Projects

The Department anticipates future construction projects, including those at Fisherman's Village, the Warehouse Restaurant, and the Palawan building. The Commission will have the opportunity to review and endorse these projects prior to development.

The Commission's continuous recommendations enhance public access to recreational amenities, help improve lease terms, and provide service to the boating community in Marina del Rey.

Commissioner's notes:

DRAY



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Caring for Your Coast

Gary Jones
Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

Brock Ladewig
Deputy Director

October 10, 2018

TO: Small Craft Harbor Commission

FROM: Gary Jones, Director 

SUBJECT: **ITEM 7b – POLICY NO. 27 – INTRODUCTORY REPORT ON LIVEABOARD
SURCHARGE RATE HISTORY AND SURVEY**

Item 7b on your agenda is a presentation by department staff regarding the research conducted to date on Policy 27: Exhibit III, for the liveaboard surcharge rate of 50% to 55% of the base slip rent.

GJ:SP:at





October 10, 2018

Caring for Your Coast

Gary Jones
Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

Brock Ladewig
Deputy Director

TO: Small Craft Harbor Commission

FROM: Gary Jones, Director 

SUBJECT: **ITEM 8 - ONGOING ACTIVITIES REPORT**

BOARD ACTIONS ON ITEMS RELATING TO MARINA DEL REY

On September 11, 2018, the Board of Supervisors approved a new eight-year office lease for 9,394 square feet of office space, and 42 on-site parking spaces located on 4640 Admiralty Way, Suite 305, Marina del Rey, for the Department of Beaches and Harbors.

On September 11, 2018, the Board of Supervisors instructed the Director of Beaches and Harbors, in consultation with County Counsel, to return to the Board in 120 days with recommendations regarding how rental units located on County-owned property in Marina del Rey should be addressed in a permanent rent stabilization ordinance, should such an ordinance be adopted at a future date.

REGIONAL PLANNING COMMISSION'S CALENDAR

No items relating to Marina del Rey were on the September 2018 Regional Planning Commission agenda.

CALIFORNIA COASTAL COMMISSION CALENDAR

No items relating to Marina del Rey were on the September 2018 California Coastal Commission agenda.

REDEVELOPMENT PROJECT STATUS REPORT

The updated "Marina del Rey Redevelopment Projects Report" is attached.

DESIGN CONTROL BOARD MINUTES

The July meeting minutes are attached. The September 2018 meeting minutes are pending approval.

MARINA DEL REY SLIP REPORT

In August 2018, the overall vacancy rate across all anchorages in Marina del Rey stood at 4.7%. Adjusted to remove out-of-service slips and 50% of available double slips, the vacancy rate within Marina del Rey stood at 3.9%. The vacancy data by anchorage and slip length are attached.

CALIFORNIA COASTAL COMMISSION SLIP REPORT

Pursuant to certain conditions of the Coastal Development Permit (5-11-131) issued by the California Coastal Commission, the County is required to maintain certain minimum thresholds of slip sizes as a percentage of the entire Marina. A report of the percentage of each size category as a percentage of all available slips in the Marina is attached.

MARINA DEL REY PUBLIC PUMP-OUT SERVICE

Pursuant to your Commission's request, a list of pump-out stations is attached hereto. Marina del Rey Harbor is a no discharge harbor, and there are 5 pump-out stations available to the public. All stations, except the launch ramp, are in working order. The launch ramp station is expected to be operable within the coming weeks. The attached list is also available on DBH's website at: <http://beaches.lacounty.gov/marina-del-rey-supplies-and-services-for-boaters>

FISHERMAN'S VILLAGE PROGRESS REPORT

No further updates for this item.

ILLEGAL BOAT CHARTER ENFORCEMENT

Beaches and Harbors' Code Enforcement Unit continues to monitor and deter illegal charter boat activities at the public launch ramp and Chace Park docks. The US Coast Guard also has an enforcement program in Marina del Rey, and encourages reporting illegal boat charters to its office at (310) 521-3770 or SECLALB@uscg.mil.

GJ:SP:yw
Attachments (4)

**Marina del Rey Redevelopment Projects Report
As of October 10, 2018**

Parcel No. Project Name	Representative	Redevelopment Proposed	Massing and Parking	Status
9 -- Proposed Hotel on northern portion of Parcel 9U, wetland park on southern portion.	Sam Hardage	<p>* Proposed dual building hotel, 6-story, 72'-high Marriott Residence Inn, and, 5-story, 61'-high Courtyard Marriott.</p> <p>* New promenade improvements, restaurants and amenities.</p> <p>* Wetland public park project (1.46 acres).</p>	<p>Massing -- Revised project will be resubmitted at a later date.</p> <p>Parking -- plan will be resubmitted at a later date.</p>	<p>Proprietary -- Option was approved by BOS on 10/6/15. Lease was executed on July 31, 2017</p> <p>Regulatory -- January 6, 2016, the BOS' approval of the hotel project was appealed to the CCC. On May 13, 2016, the CCC granted a time extension, until December 12, 2016, for the wetland park CDP. On July 11, 2016, work began on the wetland park. On April 26, 2017, the DCB approved the final design of the hotel project. Construction of the hotel began on August 11, 2017, and anticipated completion date is December 2019.</p>
10/14 (FF) -- Neptune Marina/ Legacy Partners	Tim O'Brien	<p>* Demolish existing facilities and build 526 apartments.</p> <p>* 161-slip marina + 7 end-ties.</p> <p>* 28 foot-wide waterfront promenade.</p>	<p>Massing -- Four 55' tall clustered 4-story residential buildings over Parking with view corridor.</p> <p>Parking -- 1,012 project required parking spaces to be provided (103 public Parking spaces to be replaced off site)</p> <p>* Replacement of public parking both on and off site.</p>	<p>Proprietary -- December 1, 2015, the BOS agreed to extend the term of the option for up to one year. Lessee submitted Lease Assignments and Assignments of Options to extend existing lease for Parcel 10 and the lease for Parcel 14. The SCHC endorsed the assignments on September 21, 2016 and the BOS approved on October 4, 2016. Parcel 10 and 14 Lease as executed on 12/9/16. Construction commenced on December 14, 2016, and anticipated completion date is October 30, 2019.</p> <p>Regulatory -- On January 21, 2015, the final project design was approved by the Design Control Board. On December 12, 2016, work began on the project. Project completion is expected in January 2020.</p>

**Marina del Rey Redevelopment Projects Report
As of October 10, 2018**

Parcel No. Project Name	Representative	Redevelopment Proposed	Massing and Parking	Status
43 -- Marina del Rey Hotel Anchorage	Jeff Pence	* Demolition of a 349-slip marina and construction of a 277-slip marina.	Massing -- Parking --163 spaces for boaters	Proprietary -- BOS approved bifurcation of Parcels 42 and 43 into separate leaseholds Lessee exercised its option to expand the lease term. Lease was executed on 12/22/15, and project is under construction. Regulatory -- Dock replacement will be phased during a 5-year period beginning in 2015. Reconstruction of the docks commenced in November 2016. Regulatory Matter: Parking Permit for reduced Parking.
44 - Pier 44/Pacific Marina Venture	Michael Pashaie/ David Taban	* Build 5 new visitor serving commercial and dry storage buildings * 82,652 s.f. visitor serving commercial space * 141 slips + 5 end ties and 57 dry storage spaces	Massing -- Four new visitor-serving commercial buildings, maximum 36' tall and one dry stack storage building, 65' tall. 771.5 lineal feet view corridor proposed. Parking -- 381 at grade Parking spaces will be provided with shared Parking agreement (402 Parking spaces are required).	Proprietary -- The lessee initialed a revised Term Sheet on July 9, 2015. On January 13, 2016, SCHC endorsed DBH's recommendation to grant lessee an option to extend the lease term for 39 years. The Grant of Option was approved by the BOS in October 2016. Amended and restated lease was executed on August 24, 2017. Construction began on September 11, 2017. Project completion is expected in Fall 2019. Regulatory -- February 9, 2016, the BOS approved the project, which was appealed to the CCC. CCC denied the appeal on June 9, 2016. Regulatory Matter: Shared Parking Agreement. No Variance proposed

**Marina del Rey Redevelopment Projects Report
As of October 10, 2018**

Parcel No. Project Name	Representative	Redevelopment Proposed	Massing and Parking	Status
55/56/W -- Fisherman's Village/Gold Coast	Michael Pashaie/ David Taban	<ul style="list-style-type: none"> * 132-room hotel * 65,700 square foot restaurant/retail space * 30-slip new marina * 28 foot-wide waterfront promenade 	<p>Massing -- Nine mixed use hotel/visitor-serving commercial/retail structures (8 1- and 2-story and 1 60'-tall hotel over ground floor retail/ restaurant), parking structure with view corridor.</p> <p>Parking -- On-site Parking includes all project required Parking, Parking for Parcel 61 lessee (Whiskey Reds).</p>	<p>Proprietary The lessee provided the SCHC with project updates at the March and May 2015 meetings.</p> <p>Regulatory -- A plan was last submitted to the Department of Regional Planning in July of 2008. No recent activity has occurred.</p> <p>Regulatory Matter: Shared Parking Agreement. Variance for reduced setbacks (side and waterfront).</p>
113 -- Mariner's Village	Michael Sondermann	<ul style="list-style-type: none"> * Complete leasehold refurbishment of 981 apartments * Retail space increase from 2,070 s.f. to 9,000 s.f. * New 92-slip anchorage will be constructed * New 28 foot-wide pedestrian promenade and public amenities 		<p>Proprietary -- Item opened on 9/23/2013</p> <p>Regulatory -- An EIR scoping meeting was held on 09/16/14 in Chace Park.</p>
15 -- AMLI Residential	Jason Armison	<ul style="list-style-type: none"> * Demolish existing facilities and build 585 apartments * New 8,000 s.f. commercial space * New 241 boat slip marina * New 1,271-Parking space garage 	<p>Massing -- Six buildings up to 5 stories and 70' high</p> <p>Parking -- All Parking to be provided on site within new 1,271-space Parking garage</p>	<p>Proprietary -- The lease was executed on 1/30/14. Construction commenced on July 1, 2014, and anticipated completion date is October 2018.</p> <p>Regulatory -- June 30, 2014, demolition of the site commenced. October 2016 --Construction of project is underway. Project completion is expected in Fall 2018.</p>

**Marina del Rey Redevelopment Projects Report
As of October 10, 2018**

Parcel No. Project Name	Representative	Redevelopment Proposed	Massing and Parking	Status
28 -- Wayfarer	Tim O'Brien	<ul style="list-style-type: none"> * Complete leasehold refurbishment of 379 apartments * New bicycle depot for public use * Improvements to existing promenade and dock gates and public amenities * Replacement of existing docks within 6 months of completed of landside renovation 	<p>Massing -- Seven buildings up to 3 stories high</p> <p>Parking -- Existing subterranean Parking structure contains 947 Parking spaces.</p>	<p>Proprietary -- The MND for the project was adopted by the BOS at the March 24, 2015 meeting. Board also approved a future assignment to Legacy. Option was exercised and lease executed on 9/25/15. Project is under construction and anticipated completion date for the landside portion of the project is August 2018. In July 2017, the CCC granted permission to begin the dock reconstruction project.</p> <p>Regulatory -- On July 15, 2015, the DCB approved the final design of the project. Construction commenced in December 2015.</p>

DESIGN CONTROL BOARD MINUTES

July 18, 2018

Members Present: Helena Jubany FAIA, Vice Chair (First District); Jerome Stanley, Member (Second District); Steven Cho, Member (Fourth District); Tony Wong, P.E, Member (Fifth District)

Members Absent: None

Department Staff Present: Brock Ladewig, Deputy Director; Michael Tripp, Division Chief; Maral Tashjian, Planning Specialist; Kandyce Newton, Secretary

County Staff Present: Amy Caves, County Counsel

Guests Testifying: Sean Nass, Sign Centrix; Aaron Clark, Armbruster, Goldsmith and Delvac; Joseph Artinger, Continental Signs Inc., Ernesto Lopez, Menemsha Architecture; David Fernandez, Menemsha Architecture; Jeremy Harmon, Cable Engineering Services

1. Call to Order and Pledge of Allegiance

Vice Chair Jubany called the meeting to order at 1:30 p.m.

Mr. Stanley led the Pledge of Allegiance.

2. Approval of the May 16, 2018 Minutes

Moved by Mr. Stanley, seconded by Mr. Wong, the May 16, 2018 minutes were approved.

Ayes: 4 – Vice Chair Jubany, Mr. Stanley, Mr. Cho and Mr. Wong

3. Public Comment

Bill Bryce expressed concerns regarding the May 2018 DCB approval of building modifications and new signage for the Essex/Massilia project on Parcel 125, the negative effects it would have on Marina City Club residents, and the lack of notification received regarding the hearing of the project during May's Design Control Board meeting.

Jack Fishman also expressed concerns regarding the construction of the Essex/Massilia project, its use restrictions, and potential noise levels the project would bring due to the proximity to the Marina City Club towers.

Mr. Stanley asked staff about the process for determining use and noise restrictions and for clarification regarding this Board's purview of the project.

Mr. Tripp clarified that this Board reviewed and approved the initial conceptual design for the Essex/Massilia project in May of 2018. The project would still be required to go before the

Regional Planning Commission to obtain permitting for land use. Issues such as determining the use, hours, and noise regulations would be determined at that time. Additionally, the Department of Regional Planning would notify members of the public by mailing out hearing notices to all property owners within 500 feet of the building.

Mr. Wong asked staff how members of the public are notified for this Board's meetings and if there is a mailing requirement.

Mr. Tripp replied that notification of monthly Design Control Board meetings are posted on the Department's website and at various locations throughout the Marina; however, the Department does not notify the public by mail. Alternatively, members of the public may elect to be added to the Department's interest list to receive Design Control Board meeting notifications.

Ms. Caves clarified that all meeting notification procedures were followed in informing the public of the May 2018 Design Control Board hearing.

Lynn Shapiro commented on a Regional Planning notification she received regarding the erecting of a mural in Marina del Rey.

4. Consent Agenda

None

5. Election of Officers

Mr. Wong nominated Ms. Jubany as Chair and Mr. Stanley as Vice Chair of the Design Control Board Commission.

Moved by Mr. Wong, seconded by Mr. Stanley, the nominations were approved.

Ayes: 4 – Ms. Jubany, Mr. Stanley, Mr. Cho and Mr. Wong

Nays: 0

6. Old Business

A. Parcel 44 – Pacific Marina Venture, LLC / Boardwalk Marina Del Rey – DCB #08-015-C – Consideration of shopping center sign program

Maral Tashjian presented the staff report.

Sean Nass of Sign Centrix introduced himself and added that the program design was developed to enhance the property in a way that provided tenants with good directional signage without being overbearing. Mr. Nass also stated that he was available to answer any questions the Board had.

Aaron Clark of Armbruster, Goldsmith and Delvac also introduced himself as the developer's representative, and clarified that the shopping center is currently under construction and the matter before the Board was the consideration of signage for the shopping center. Mr. Clarke also thanked departmental staff member, Troy Evangelho, for his assistance in helping to refine the sign program design.

Public Comment

None

Board Comment

None

Moved by Mr. Stanley, seconded by Mr. Wong, this item was approved as submitted.

Ayes: 4 – Vice Chair Jubany, Mr. Stanley, Mr. Cho and Mr. Wong

Nays: 0

7. New Business

A. Parcel 44 – Pacific Marina Venture, LLC / Trader Joe's – DCB #18-013 – Consideration of new signage

Maral Tashjian presented the staff report.

Joseph Artinger of Continental Signs Inc. introduced himself and stated that he would answer any questions that the Board may have regarding the signage.

Public Comment

None

Board Comment

None

Moved by Mr. Wong, seconded by Mr. Stanley, this item was approved as submitted.

Ayes: 4 – Vice Chair Jubany, Mr. Stanley, Mr. Cho and Mr. Wong

Nays: 0

B. Parcel 50 – Caruso Affiliated / Shake Shack – DCB #18-015 – Consideration of building modifications and new signage

Maral Tashjian presented the staff report.

Ernesto Lopez of Menemsha Architecture, introduced himself and stated that he worked with departmental staff, Troy Evangelho, to modify the design in a way that would meet Marina Del Rey Design Guidelines while also maintaining the tenant's brand identity.

David Fernandez, also with Menemsha Architecture, introduced himself and commented that in developing the design his firm examined the existing facility and attempted to preserve key elements while also incorporating the brand's identity.

Public Comment

None

Board Comment

Vice Chair Jubany commented that she liked the design, but noted it is a departure from the current architecture.

Mr. Stanley also noted the large departure and expressed concerned regarding the precedent that the Board may be setting by potentially approving a project with large brand-based variations from the established standard. Mr. Stanley stated that he was not comfortable with such a large departure and did not believe that scaling back the design would impact the business.

Mr. Cho commented that in terms of the design there is no unifying element that makes the design coherent or visible and if a departure is to be made from the general design aesthetic, then the departure should be clearer and not made up of multiple disparate elements.

Vice Chair Jubany agreed with Mr. Cho in that the design needed to be further simplified because the current design was not cohesive.

Mr. Cho recommended that the project incorporate an overall unifying design to create greater consistency rather than having a different look from every angle.

Vice Chair Jubany recommended that the metal material perhaps be utilized as a secondary element due to its variation from the shopping center's traditional stucco.

Mr. Stanley made a motion to deny this item, which was seconded by Mr. Wong. The proposed item was not approved by the Design Control Board.

Ayes: 4 – Vice Chair Jubany, Mr. Stanley, Mr. Cho and Mr. Wong

Nays: 0

C. Parcel 112 – Southern California Edison / Verizon Wireless – DCB #18-014 –
Consideration of pole mounted wireless telecommunication facility

Maral Tashjian presented the staff report.

Mr. Wong asked if Southern California Edison owned all the light poles throughout the Marina.

Ms. Tashjian answered that Southern California Edison owns the light pole associated with this project, but she was unsure if they owned all the light poles throughout the Marina.

Mr. Wong expressed concerns regarding the monopoly of service by certain service providers and suggested that staff consider regulations that would promote equal access for all service providers.

Mr. Tripp stated that Southern California Edison owns the pole and other wireless service providers could also work with Edison to place one of their antennas on the tower; however, the current proposed design would only accommodate one antenna.

Jeremy Harmon of Cable Engineering Services introduced himself and stated that the staff report was consistent, and he was available for questions if necessary.

Public Comment

Lynne Shapiro commented that she was pleased with the pole design and asked if the pole would replace the street light.

Mr. Harmon replied yes, the pole has dual functions and would fully replace the street light.

Board Comment

None

Moved by Mr. Cho, seconded by Mr. Stanley, this item was approved as submitted with conditions.

Ayes: 4 – Vice Chair Jubany, Mr. Stanley, Mr. Cho and Mr. Wong

Nays: 0

7. Staff Reports

All reports were received and filed.

Public Comment

None

8. Adjournment

Vice Chair Jubany adjourned the meeting at 2:27 p.m.

Respectfully Submitted,

Kandyce Newton
Secretary for the Design Control Board

MARINA DEL REY PUBLIC PUMPOUT STATIONS

- Anchorage 47 | Basin G / 600 Dock
- Guest Docks | Main Channel / Basin G-H
- Del Rey Landing | Main Channel
- Public Launch Ramp | Basin H (*Currently out of service*)
- Panay Way Marina | Basin D



Marina del Rey Slip Vacancy Report

Aug-18	17-25			26-30			31-35			36-40			41-45			46-50			51+			TOTAL VACANT	TOTAL AVAILABLE	%VAC	TTL OFF-LINE	TTL including OFF-LINE
Marina	VAC	AVAIL	%VAC	VAC	AVAIL	%VAC	VAC	AVAIL	%VAC	VAC	AVAIL	%VAC	VAC	AVAIL	%VAC	VAC	AVAIL	%VAC	VAC	AVAIL	%VAC					
P1																				5	0.0%		5	0.0%		4605
P7		8	0.0%	5	80	6.3%		44	0.0%	1	42	2.4%	1	12	8.3%		7	0.0%		21	0.0%	7	214	3.3%		
P8	1	15	6.7%	4	48	8.3%	5	82	6.1%	5	38	13.2%	2	16	12.5%		7	0.0%		1	0.0%	17	207	8.2%		
P10																									180	
P12							5	30	16.7%	5	53	9.4%	4	58	6.9%	5	44	11.4%	2	31	6.5%	21	216	9.7%		
P13				1	3	33.3%		33	0.0%		70	0.0%	1	36	2.8%		36	0.0%		8	0.0%	2	186	1.1%		
P15																									236	
P18	6	198	3.0%	1	68	1.5%		41	0.0%		39	0.0%		26	0.0%		18	0.0%		34	0.0%	7	424	1.7%		
P20	3	42	7.1%		59	0.0%		21	0.0%		9	0.0%		8	0.0%							3	139	2.2%		
P21	25	121	20.7%	1	51	2.0%					10	0.0%										26	182	14.3%		
P28					113	0.0%		74	0.0%		50	0.0%					9	0.0%					246	0.0%	129	
P30		8	0.0%	2	70	2.9%	2	51	3.9%		33	0.0%		26	0.0%		52	0.0%		55	0.0%	4	295	1.4%		
P41	4	90	4.4%		24	0.0%	1	34	2.9%													5	148	3.4%		
P43	1	29	3.4%	3	77	3.9%	6	86	7.0%		31	0.0%	2	15		2	27	7.4%		1	0.0%	14	266	5.3%	72	
P44																									232	
A47	3	96	3.1%		77	0.0%		28	0.0%		28	0.0%		9	0.0%		1	0.0%		3	0.0%	3	242	1.2%		
P53	10	23	43.5%	8	28	28.6%	8	35	22.9%	3	20	15.0%										29	106	27.4%		
P54					2	0.0%				1	25	4.0%		6	0.0%		7	0.0%		14	0.0%	1	54	1.9%		
P111	1	20	5.0%		27	0.0%		2	0.0%		15	0.0%					8	0.0%	4	39	10.3%	5	111	4.5%		
P112	9	100	9.0%					11	0.0%	1	24	4.2%							3	40	7.5%	13	175	7.4%		
P125I		24	0.0%	2	49	4.1%		93	0.0%	1	50	2.0%		27	0.0%		17	0.0%	2	18	11.1%	5	278	1.8%		
P132		29	0.0%		3	0.0%	3	68	4.4%	6	58	10.3%	5	45	11.1%	1	39	2.6%		20	0.0%	15	262	5.7%		
Total	63	803	7.8%	27	779	3.5%	30	733	4.1%	23	595	3.9%	15	284	5.3%	8	272	2.9%	11	290	3.8%	177	3756	4.7%	849	4605

Summation

Vacancy in 17'-25'	7.8%
Vacancy in 26'-30'	3.5%
Vacancy in 31'-35'	4.1%
Vacancy in 36'-40'	3.9%
Vacancy in 41'-45'	5.3%
Vacancy in 46' to 50'	2.9%
Vacancy in 51' and over	3.8%

Overall Vacancy 4.7%

Vacancy w/o DOUBLES, OUT OF SERVICE slips 3.9%

Note:

Parcel 10 dock reconstruction commencement August 2016. Estimated completion date: January 2019
 Parcel 15 dock reconstruction commencement September 2014. Estimated completion date: January 2019
 Parcel 28 dock reconstruction commencement September 2017. Estimated completion date: May 2019
 Parcel 43 dock reconstruction commencement September 2016. Estimated completion date of final stage: January 2020
 Parcel 44 dock reconstruction commencement December 2017. Estimated completion date: April 2019

Aug-18

	Under Construction	Net Available	TOTAL Mdr	% of TOTAL	CDP MIN THRESHOLD
25' & Less					
Number of Slips	290	803	3756	21%	16%

26'-30'					
Number of Slips	279	779	3756	21%	19%

30'-35'					
Number of Slips	331	1344	3756	36%	18%