



Caring for Your Coast

Gary Jones
Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

Amy M. Caves
Deputy Director

SMALL CRAFT HARBOR COMMISSION

December 11, 2019

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 June 12, 2019, Special Meeting-September 18, 2019, and Special Meeting-October 30, 2019

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)
- d. Marina del Rey Maintenance Report (VERBAL REPORT)

6. **OLD BUSINESS**

None

7. **NEW BUSINESS**

- a. **Marina del Rey Revenue and Operating Costs** (PRESENTATION)

- b.))) Election of Commission Officers (APPROVAL REQUIRED)
- c. Proposed 2020 Commission Meeting Schedule (APPROVAL REQUIRED)

8.))) **STAFF REPORTS**

- Ongoing Activities (DISCUSS REPORTS)
- Board Actions on Items Relating to Marina del Rey
 - Regional Planning Commission Calendar
 - California Coastal Commission Calendar
 - Redevelopment Project Status Report
 - Design Control Board Minutes
 - Marina del Rey Slip Report
 - California Coastal Commission Slip Report
 - Fisherman's Village Progress Report
 - Illegal Boat Charter Enforcement
 - E-Scooter and Bike Pilot Program Report Back

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:

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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

June 12, 2019

Commissioners: David Lumian, Chair; Nathan Salazar, Vice Chair; Allyn Rifkin; Richard Montgomery

Department of Beaches and Harbors (DBH): Gary Jones, Director; Amy Caves, Deputy Director; Steve Penn, Chief of Asset Management Division; Susana Graether, Chief Property Manager

County Counsel: Jill Jones, Senior Deputy County Counsel

Item 1 - Call to Order and Pledge of Allegiance

Chair Lumian called the meeting to order at 10:04 a.m. and read the Commission's policy on public comment. The Pledge of Allegiance was led by Deputy Maska.

Item 2 - Approval of Minutes

Motion to approve April 04, 2019, Special Night Meeting Minutes by Mr. Montgomery, seconded by Mr. Rifkin, unanimously approved.

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

Motion to approve April 10, 2019, Meeting Minutes by Mr. Montgomery, seconded by Mr. Rifkin, unanimously approved.

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

Item 3 – Communication from the Public

None

Item 4 – Communication with the Commissioners

Chair Lumian disclosed his meeting with Jayme Wilson and Michael Pashaie.

Item 5a – Marina Sheriff

Chair Lumian recommended moving Item 7a -Water Safety Presentation after Item 5a –Marina Sheriff's regular reports.

Deputy Carlson and Deputy Knolls provided the Marina Sheriff reports.

Chair Lumian inquired about the recent armed burglary incidents that occurred near the Marina del Rey Visitor Center.

Deputy Carlson referred Chair Lumian to Sergeant Mike Mitchell, the lead detective.

Chair Lumian asked Gary Jones if he had additional information regarding the incident and requested additional security measures be placed at the Visitor's Center to secure the location.

Gary Jones replied that he didn't have additional information; however additional lighting has been added to the area with a security camera installation.

Chair Lumian inquired about the enforcement of non-compliance of the liveaboard regulations.

Deputy Carlson explained that enforcement is a lengthy process therefore no action has been taken; however, he has been in contact with two individuals.

Item 7a – Water Safety Presentation by Harbor Master

Deputy Carlson introduced Deputy Glenn Maska, the new boating deputy.

Deputy Maska provided the oral Water Safety Presentation.

Chair Lumian spoke about the Newport Beach Water Safety Meeting and announced that there will be a similar meeting tentatively scheduled for June 24, 2019 at 10am. He added that DBH staff will coordinate the attendees' notices and the Sheriff Department will lead the discussion.

Brad Falkenstein, Hornblower Cruises; spoke about their participation in the Water Safety meetings in Newport Beach and noted the benefits to the boating community.

Rick Oefinger spoke in support of the Water Safety Meeting so long as it remains focused on safety.

Robert Masket provided a hand-out on "Pecking Order," and spoke about the safety issues with Chevron motor oil jugs, and senior/low income housing for Steena Adelstein and himself.

Daniel Ginzburg, of FantaSea Yachts, spoke about water safety and expressed his gratitude to DBH, SCHC Commission, and Sherriff's Harbor Master for the upcoming safety meeting.

Mr. Rifkin expressed his interest in attending the Water Safety meeting to offer his traffic engineering experience and requested additional information once it's available.

Chair Lumian inquired about the public notice of the meeting.

Steve Penn replied that the meeting is not a SCHC meeting and therefore, no more than two commissioners are allowed to attend the meeting. He added that invitations will go out to dock masters, business operators, to coordinate and communicate with each other with emphasis on water safety.

Amy Caves reiterated that the meeting is not a SCHC meeting but a public informational community meeting.

Chair Lumian also expressed his interest in attending the meeting and asked the other commissioners if they would allow him to attend.

Vice Chair Salazar and Mr. Montgomery replied affirmatively.

Item 5b – MdR and Beach Special Events

Lucie Kim gave a brief overview of the ArtSea event and reported on the ongoing summer programs. She also announced the Marina Fest Boat Show, Discover Marina del Rey, and the newly added Jam Sessions.

Item 5c – Marina Boating Section Report

Michael Blenk reported that Anchorage 47 has 8 vacant slips. Parcel 77 power boat storage is completely full, and Mast-Up storage has 31 spaces available.

Item 5d – Marina del Rey Convention and Visitors Bureau

Janet Zaldua announced the hotel occupancy from January through April at 85.9% with an average room rate of \$270. She explained that gloomy weather impacted the local business, but is hopeful for better weather in July. She reported on the increased security measures, increased lighting, and the placement of a security guard at the Visitor Center. She further explained that restroom access in that area has been restricted and no longer available for the public. She gave a brief summary about the two robbery incidents and provided the composite sketch bulletin issued by the County. Lastly, she mentioned the LA Times Newspaper's coverage on Marina del Rey.

Item 6a – April Special Night Meeting Public Comments Summary

Steve Penn provided the report.

Mr. Rifkin thanked staff for the summary and spoke about the importance of the night meetings.

Vice Chair Salazar also thanked staff, mentioned that it was his first time attending the night meetings, and appreciated the various types of organizations in the marina community.

Chair Lumian stated that the night meetings keep improving and looks forward to working on some of the ideas mentioned in the summary.

Item 7b – Capital Projects Update-Palawan Way Building and Chace Park Parking and Docks

Michael Tripp presented the report.

Liz Greenberger spoke about the replacement dock project at P77 and requested that ROWLA be allowed input since the work would directly impact their location. She also suggested that the intersection of dock 77 and parking lots 49M and 49R would be a great location for the proposed Los Angeles Community Boat House.

Rick Oefinger inquired as to the reason behind the City of Los Angeles (City) employees parking at the restricted overflow parking lot.

Gary Jones replied that the City requested permission from the State Department of Fish and Wildlife (State) to allow their staff to park at the overflow parking lot so they may continue conducting water testing at the Hyperion plant operation. The State approved the request.

Chair Lumian recalled that the commission sent a letter to the State and inquired if there was any response yet.

Gary Jones replied that there was acknowledgment of receipt; however, there was no response.

Chair Lumian inquired if there has been any provisions for the businesses who have lost parking.

Gary Jones replied that DBH has issued parking permits to Hornblower's staff who operate the waterbuses and all Fisherman Village employees on days when large County sponsored events take place.

Chair Lumian asked if DBH would allow Fisherman's Village employees to park free of charge.

Gary Jones replied that currently they're allowed to park at Fisherman's Village parking lot for two hours free of charge and circle around; however the County doesn't have the capability to issue free parking to all the Fisherman's Village employees.

Pauly Perlman expressed concern about her handicapped employee who uses her handicapped pass to park at Fisherman's Village during the week but on weekends she has to move her car every two hours which is problematic.

Chair Lumian suggested reaching out to the lobbyists in Sacramento for assistance with the parking issue.

Gary Jones mentioned that Janet Zaldua did send a letter to Sacramento.

Chair Lumian inquired about the lockers for the various clubs at Mother's Beach.

Gary Jones replied that the renovation will create better locker access and more efficient rack spaces. Meanwhile two storage containers will be placed in the parking lot across from the Palawan Way building. There will be 4 individual spaces to rent out.

Vice Chair Salazar inquired about the actual use of the Palawan Way building.

Gary Jones replied that the Palawan Way building restrooms will remain but the front (beach faced) building will be sectioned-off to provide a deck space and increased storage space. The reconfigured adjacent rack storage space will allow space for stand-up paddle boards. He also stated that DBH does not have a design yet.

Item 7c – Parcel 22 - 5-Year Lease Extension Amendment

Kristal Ghil provided the staff report.

Commissioner Montgomery inquired as to who requested the five-year lease extension.

Gary Jones replied that DBH requested the lease extension to allow both sides to consider long term plans.

Mr. Montgomery asked if staff will conduct a feasibility study.

Gary Jones replied that DBH has analyzed their alternatives and the extension allows time to pursue it in greater detail.

Mr. Rifkin noted that the commission supports mixed use development for the residents in the area. And it's important to provide some certainty to the existing lessees, who are providing those kinds of services to the local residents.

Motion to approve Parcel 22 (Foghorn) 5-Year Lease Extension Amendment by Mr. Montgomery, seconded by Vice Chair Salazar, unanimously approved.

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

Item 8 – Staff Reports

Steve Penn presented the staff report.

Roy Souza spoke about the issues with licensing larger vessels.

Gary Jones stated that DBH contracted Pacific Ocean Management (POM) to manage dock 55 and they have expressed concerns about parking and the number of passengers on the larger vessels. He further explained that POM has the authority to make those rules.

Captain Alex Balian spoke in support of allowing larger vessels to legally operate out of dock 55.

Chair Lumian asked if POM notifies DBH of the rules they impose.

Gary Jones replied that they do notify DBH; however they have the right to make the rules. He further explained that DBH asked them to manage the dock because the department doesn't have the resources to manage it, but they do have regular conversations with the department. He also stated that DBH is hoping for a future sale of the Fisherman's Village leasehold to another entity, which would provide a change in management, and create the opportunity to talk to another operator for both dock 55 and dock 52. He added that there is the need for new development of Fisherman's Village and all of the docks along that side of the Marina to best serve the charter operations.

Chair Lumian inquired about alternatives for the larger vessel operators in Marina del Rey.

Gary Jones responded that while there are limited locations for larger charter vessels, one of them is Parcel 44 which is undergoing redevelopment. Another opportunity is the dock alongside Killer Shrimp restaurant; however, there are Coastal Commission imposed restrictions such as the charter operations must have connection with the restaurant's business.

Chair Lumian requested a presentation by POM on the restrictions of dock 55 to better understand how it's being managed.

Gary Jones replied that he will request it, but was hoping for a presentation at the next meeting about the future of the leasehold. If so, it would make the dock 55 presentation seems redundant. But he will nonetheless make that request.

Chair Lumian requested a copy of the report of the Water Safety Measures/SUP & Kayak vendor training survey.

Captain Alex Balian requested a Fisherman's Village update.

Gary Jones replied that he's anticipating an update that will be provided to the SCHC at a future meeting.

Adjournment

Chair Lumian adjourned the meeting at 11:31 a.m.

MALL CRAFT HARBOR COMMISSION MINUTES
SPECIAL MEETING
SEPTEMBER 18, 2019

Commissioners: David Lumian, Chair; Nathan Salazar, Vice Chair; Allyn Rifkin, Richard Montgomery

Department of Beaches and Harbors (DBH): Amy Caves, Deputy Director; Steve Penn, Chief of Asset Management Division; Susana Graether, Chief Property Manager

County Counsel: Jill Jones, Senior Deputy County Counsel

Item 1 – Call to Order and Pledge of Allegiance

Chair Lumian called the meeting to order at 10:01 a.m. and read the Commission's policy on public comment. The Pledge of Allegiance was led by Commissioner Rifkin.

Item 2 – Communication from the Public

Walter Lamb spoke about the Ballona Wetland's parking lot issues and expressed concerns regarding the Convention & Visitors Bureau meetings.

Captain Alex Bailan expressed concern about the wave damage to the Marina docks, speed limits in the harbor, and expressed his support of the charter yachts' usage of Dock 55.

Captain Bo Oppenheim expressed concern about the hazardous conditions caused by the enormous yachts docked at the fuel docks and offered alternative solutions.

Chair Lumian acknowledged receipt of Captain Oppenheim's letter, addressed to the commission and asked him if he received the lessee's response.

Captain Oppenheim replied that he did not receive a response.

Chair Lumian requested that DBH staff provide Captain Oppenheim with a copy of the response to allow him the opportunity to read it. Chair Lumina also stated that the lessee made a few good points in their response and invited the captain to speak at a future meeting should he have additional questions or concerns, after reading the lessee's response.

Greg Shaghoian expressed concern about the poor conditions of Mother's Beach due to transients leaving behind syringes, human feces, and trash. He requested additional Sheriff enforcement in the area and allowing public bathroom facilities to remain open.

Chair Lumian requested that DBH staff reach out to Mr. Shaghoian to address his concerns and work with the Sheriff's Department to have better coverage at Mother's Beach.

Steve Penn replied that staff will address his concerns; however, the homelessness issue is a countywide issue that will take time and needs collaboration with other County departments.

Item 3 – Communication with the Commissioners

Commissioner Rifkin disclosed his meeting with Ben Resnick and their discussion regarding the dry dock project on Basin H. He also stated that he advised Mr. Resnick to reach out to County staff and present at a future SCHC meeting.

Vice Chair Salazar spoke about his trip to Thailand where he participated in dragon boat racing.

Chair Lumian disclosed his meeting with Lindsay Parton regarding Fisherman's Village and his tour of his other projects. He also disclosed his meeting with Parcel 8's lessees and proposed lessee.

Item 4a – Marina Sheriff

Sergeant Brent Carlson addressed the comments made by Greg Shaghoian about transients sleeping on the beach and gave a brief overview of the Sheriffs' current operations in Marina del Rey.

Chair Lumian offered to write a letter to the Board of Supervisors (BOS) to request additional assistance.

Sergeant Carlson mentioned that the Sheriff's Department has two additional resources they can request assistance from; Parks Bureau Division (specifically care for parks and beaches) and a Community Oriented Policing Services (COPS) Program. He further explained that they will request additional assistance for patrolling the areas in need.

Item 4b – MdR and Beach Special Events

No reports were presented.

Item 4c – Marina Boating Section Report

Michael Blenk reported that Anchorage 47 has 11 vacant slips. Parcel 77 power boat storage is completely full, and Mast-Up storage has 15 spaces available.

Item 4d – Marina del Rey Maintenance Report

Jose Bedolla introduced himself as the new district manager for Marina del Rey and gave a brief overview of the Marina maintenance duties such as maintaining the docks, waterways, and the County owned areas of Burton Chace Park, and Burke Park. He further explained that his team provides support for special events such as the Farmer's Market, Fourth of July, and other Marina events. Lastly, he stated that his team also provides maintenance repairs on County facilities in the Marina.

Chair Lumian inquired about the time that maintenance workers arrive at Mother's Beach.

Jose Bedolla replied that they arrive at approximately 6:30 a.m.; however, another crew from Venice Beach arrives at approximately 5:30 a.m. Mr. Bedolla also mentioned that they are all instructed to notify the Sheriff's Department if they encounter any issues with transients.

Item 6a – Boating Safety Meeting Review and Comments

Steve Penn provided the report.

Sergeant Carlson spoke about the importance of boating safety while in the Marina and the discussion at the boating safety meeting.

Steve Curran spoke in favor of expanding and continuing boating safety meetings in Marina del Rey.

Joel Eve spoke in support of the boating safety meetings and suggested encouragement of more small boat rental companies' participation.

Brendan Nelson spoke about his experience at the boating safety meeting and mentioned recent hazardous behavior in the Marina. He suggested additional patrol presence during busy weekends to increase awareness, education, and safety.

Greg Shaghoian suggested annual boating safety meetings and mentioned his positive experience at the recent meeting.

Captain Chuck Myers expressed concern regarding small craft users who are unaware of the safety guidelines and suggested additional education for the kayak and paddle board users.

Commissioner Rifkin thanked Chair Lumian for hosting the meeting and inquired as to the solution to separate the slow-moving vessels from the faster moving vessels.

Sergeant Carlson pointed out that swimming is not allowed in the Marina; therefore, individuals will be cited if they choose to do so. He also specified the areas within the Marina for use of each designated vessel. He further explained that during the busy weekend his staff work sixteen hour shifts and are very familiar with the boaters in the area. He added that individuals who receive multiple violation warnings will be instructed to terminate their voyage. Additionally, Sergeant Carlson explained that the only restriction option available is to restrict boaters to Mother's Beach where they have buoys; however, it limits their marina experience. Lastly, he suggested using a small Sheriff's vessel, currently unused by the department, to patrol during weekends to specifically address safety concerns. However, overtime would need to be requested and approved.

Commissioner Salazar commended Chair Lumian for hosting the meeting and stated that he is also a paddle boarder himself and in support of safety.

Chair Lumian discussed the "2018 Recreational Boating Statistics Report" by the US Coast Guard. He stressed the importance of boaters' access and usage of life jackets. He commented on the great turn-out for the first boating safety meeting and suggested enforcing the policy to have small craft users wear life jackets. He also suggested updating safety signage in the Marina and adding the boating safety meeting to the SCHC meeting schedule.

Commissioner Rifkin stated that he supported and endorsed Chair Lumian's ideas.

Item 7a – Parcel 125H (Hotel Parcel) The Ritz-Carlton-Marina del Rey - Approval of Amendment No. 4 to Master Amended and Restated Lease No. 55623 To Update Insurance Provisions

Maureen Sterling presented the report.

Captain Alex Balian inquired if there would be any changes to the docks managed by Essex Corporation located adjacent to the Ritz-Carlton.

Steve Penn replied that there will not be changes to those docks.

Chair Lumian inquired if this process is done on a regular basis, if so, how often.

Maureen Sterling replied that the process is conducted every five years.

Motion to approve Parcel 125H (The Ritz-Carlton-Marina del Rey) Amendment No. 4 by Mr. Rifkin, seconded by Mr. Montgomery, unanimously approved.

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

Item 7b – Parcel 8 (Avalon Marina Bay) - Consent to Assignment of Lease No. 77827 at 14015 W. Tahiti Way, Marina del Rey

Linda Phan presented the report.

Chair Lumian mentioned his tour of the property, meeting with the existing lessee, and his teleconference with the new lessee. He expressed his support for endorsement.

Commissioner Montgomery inquired about guarantees for a lease extension beyond the year 2051 and the terms of the \$7.1 million payment; specifically, whether it's due at the time of the lease assignment or deferred over time.

Linda Phan replied that there is not an extension beyond the year 2051, and the total payment is due at closing.

Chair Rifkin inquired about ongoing improvements to the docks adjacent to Parcel 8.

Steve Penn replied that the docks in front of the hotel have been substantially completed but awaiting the certificate of occupancy.

Chair Rifkin wanted to be clear that Parcel 8 lessees did not have any responsibility to complete those docks.

Steve Penn replied that the docks are a completely different project and separate from this leasehold.

Chair Lumian stated that Parcel 8's marina is in process to be enrolled and meet the requirements of the Clean Marina project and hopes the existing lessee briefs the new lessee about the program.

Motion to approve Parcel 8 (Avalon Marina Bay) Consent to Assignment of Lease No. 77827 by Mr. Rifkin, seconded by Vice Chair Salazar, unanimously approved.

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

Item 8 – Staff Reports

Steve Penn presented the staff report.

Captain Alex Balian and Chair Lumian requested an update on Fisherman's Village.

Amy Caves replied that Fisherman's Village is still in negotiations with the potential lease assignment. She further explained that the department was ready to have it on the agenda; however, the lessee did not submit the required materials.

Chair Lumian spoke about the importance of the Fisherman's Village project and disclosed his meeting with Lindsay Parton, the potential lessee. He stated that he was extremely impressed and requested the following items as possible future agenda items: Fisherman's Village and a Percentage Rent Presentation.

Adjournment

Chair Lumian adjourned the meeting at 11:42 a.m.

SMALL CRAFT HARBOR COMMISSION MINUTES
SPECIAL MEETING
October 30, 2019

Commissioners: David Lumian, Chair; Allyn Rifkin; Richard Montgomery

Department of Beaches and Harbors (DBH): Amy Caves, Deputy Director; Steve Penn, Chief of Asset Management Division; Susana Graether, Chief Property Manager

County Counsel: Jill Jones, Senior Deputy County Counsel

Item 1 - Call to Order and Pledge of Allegiance

Chair Lumian called the meeting to order at 10:01 a.m. and read the Commission's policy on public comment. The Pledge of Allegiance was led by Commissioner Allyn Rifkin.

Item 2 – Communication from the Public

Malia Zimmerman, Marina Outrigger Canoe Club, spoke about the homelessness issues, vandalism, and unsanitary conditions at Mother's Beach.

Molly Perlman, Blue Pacific Yachting, spoke about their boat loading issues, rent increase, and marina surcharge.

Item 3 – Communication with the Commissioners

None

Item 4a – Marina Sheriff

Sergeant Carlson addressed the "Quality of Life Issues" (homelessness) and explained that Deputy John Bond assists in the area with providing the homeless individuals with relocation and bedding; however, there are transients who are service resistant. He further explained that Deputy Oscar Barrios responds to those issues regarding the homeless individuals. Sergeant Carlson also announced that he is available via social media should members of the public need to reach him.

Chair Lumian suggested adding video cameras around the area to deter individuals from sleeping around the canoe racks.

Sergeant Carlson suggested that DBH staff file a trespassing report with the Sheriff's Department to allow them to cite and arrest individuals who trespass in that area. He also suggested placing no trespassing signs in the area.

Item 4b – MdR and Beach Special Events

No report was provided

Item 4c – Marina Boating Section Report

Michael Blenk reported that Anchorage 47 has eight vacant slips. Parcel 77 power boat storage is full, and Mast-Up storage has 34 spaces available.

Mr. Rifkin inquired about the future of dry storage.

Michael Blenk replied that he isn't aware of any new dry storage facilities in the future.

Chair Lumian asked Mr. Rifkin if he was referring to the Boat Central Project.

Mr. Rifkin answered affirmatively.

Amy Caves replied that the project is permanently stalled.

Item 4d – Marina del Rey Maintenance Report

Jose Bedolla reported that after last month's meeting, he spoke with his supervisor about the homeless defecating in public. He explained that they agreed to leave the Palawan Way restroom open, hoping to minimize the problem. He also announced the tree trimming around Marina is set to begin mid-November and new trash skimmers will be placed around the Marina.

Pam Gore expressed concern about the rats on the docks near Mother's Beach.

Jose Bedolla stated that he would investigate the issue and report back.

Item 6a – Old Business

None

Item 7a – Presentation on Percentage Rent in Marina del Rey

Steve Penn presented the report.

Mr. Montgomery asked if the last minimum adjustment was in 2009.

Steve Penn replied that each parcel or ground lease has their own, separate adjustment.

Mr. Rifkin asked about the Board of Supervisors' policies that would affect affordability.

Amy Caves responded that the affordability issues and tenant protections are a separate matter from leasing and the way DBH negotiates those; however, they are still applicable to the lessees regardless of what's in their leases.

Chair Lumian requested an operating statement for Marina del Rey. He also inquired if the percentage rent versus minimum rent is County wide or unique to the Marina.

Amy Caves responded that it is predominantly used in the Marina with only a handful of other properties outside Marina that have the same structure.

Chair Lumian asked if there's a way to simplify the system.

Steve Penn replied that the terms are negotiated and agreed to by the parties, it's more like an entrepreneurial transaction. The audit is a different element in which the County plays the role of the fiduciary on behalf of the County's residents. The audit requires the lessee to produce the records to prove they are paying the correct amount of the County rent; however, DBH is trying to shorten the audit period.

Chair Lumian expressed concern that this process will discourage small businesses from coming to Marina del Rey and suggested imposing a moratorium on percentage rent for said businesses and boating related businesses.

Amy Caves replied that those policies are not under the purview of the DBH staff; however, the BOS has the ability to make that decision.

Chair Lumian asked the other commissioners if they would like to discuss a recommendation to the BOS about the moratorium.

Mr. Rifkin suggested a strategic exercise to discuss on what are the important businesses in the Marina.

Mr. Montgomery stated that he wasn't sure it's in their scope to talk about limiting what can and can't be done as far as rents. He suggested a conversation with BOS and report back any comments.

Amy Caves suggested that they wait to see the operating statement before they make any decisions about moratorium suggestions.

Steve Penn stated that in this scheme of contractual relationship the County contracts with lessees, the lessees in turn contract with the business operators. He further explained that the lessees pass down the cost to their tenants instead of sharing the cost. So, it's really a business consideration of the lessees.

Item 7b – Lease Amendment for Parcel 125R (Marina City Club)

Don Geisinger provided the staff report.

Commissioner Montgomery inquired if the County is requiring the nine owners to convert.

Don Geisinger replied that it's permissive.

Mr. Montgomery asked if the financial impacts to the County are reimbursed by the lessee.

Don Geisinger replied that there could be minimal loss due to the complex formula used for category B which generally has a higher rate than category A. But since there are only 9 units, it probably would cost more to figure it out than the benefit of having the answer.

Mr. Montgomery stated that it makes sense and agreed.

Motion to approve Lease Amendment for Parcel 125R (Marina City Club) by Mr. Montgomery, seconded by Mr. Rifkin, unanimously approved.

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

Item 7c – Lease Amendment for Parcel 56 (Fisherman’s Village) to Include Decennial Rent Adjustment
Natasha Robinson provided the staff report.

Commissioner Montgomery inquired if 2007 was the last time the minimum rent was raised.

Natasha Robinson replied affirmatively.

Mr. Montgomery asked about the dry storage rate increase of 10%

Natasha replied that the leasehold does not have active income under that category; but the appraisal report that the department commissioned recommended an increase to 20% which is consistent with the other leaseholds in Marina area.

Chair Lumian noted that the increase for boat charters went from 4% to 6% but it translates to a 50% increase. What’s the rationale behind the increase?

Natasha replied that 6% is the prevailing rate of the charter operations within Marina del Rey and strongly supported by the results of the appraisal report.

Chair Lumian asked if the sublessees have been informed of this increase.

Natasha replied that she believes the lessee and sublessees had discussion during the negotiations.

Chair Lumian stated that he was surprised that sublessees were not present to speak about the increase.

Steve Penn reminded that two meetings ago a sublessee spoke about the rate increase which would be the evidence that lessee did inform the sublessee about the rate increase.

Chair Lumian stated that it’s his understanding that there will be a change in lessee in this property, will this rate increase influence the changeover.

Amy Caves replied that the increase in rates will apply to any lessee that takes over the property.

Motion to approve Lease Amendment for Parcel 56 (Fisherman's Village) to Include Decennial Rent Adjustment by Mr. Montgomery, seconded by Mr. Rifkin, unanimously approved.

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

Item 8 – Staff Reports

Steve Penn presented the staff report.

Adjournment

Chair Lumian adjourned the meeting at 11:16 a.m.



MARINA DEL REY HARBOR LIVEABOARD COMPLIANCE REPORT 2019



Liveaboard Permits Issued

	October	November
New permits Issued:	3	3
Renewal Issued:	14	11
<hr/>		
Total:	17	14
Notices to Comply Issued:	9	9

Totals:	October	November
<hr/>		
Liveaboard:	329	330
Current Permits:	232	230
Expired Permits:	84	89
No Permits:	13	11

Total reported vessels in Marina del Rey Harbor:

3732

Percentage of vessels that are registered liveaboards

8.84%

Number of currently impounded vessel:

4



LOS ANGELES COUNTY SHERIFF'S DEPARTMENT

MARINA DEL REY STATION

PART I CRIMES OCTOBER 2019



	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	1	3
Burglary: Residence	3		1		2			4	1		11
Burglary: Other Structure	2						1				3
Grand Theft	3	3						4	2		12
Grand Theft Auto	4	1						2			7
Arson											
Boat Theft											
Vehicle Burglary						1	3	4		1	9
Boat Burglary				1							1
Petty Theft	6	5			1			1	1	1	15
REPORTING DISTRICTS TOTALS	19	9	1	1	3	1	4	15	6	4	63

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

Source- LARCIS, **Date Prepared** November 04, 2019
CRIME INFORMATION REPORT - OPTION 5A

LOS ANGELES COUNTY SHERIFF'S DEPARTMENT

MARINA DEL REY STATION

PART 2 CRIMES – OCTOBER 2019



Community Advisory Committee	Upper Ladera 2764	Lower Ladera 2766
Homicide		
Rape		
Robbery: Weapon		
Robbery: Strong-Arm		
Aggravated Assault		
Burglary: Residence	2	
Burglary: Other Structure		1
Grand Theft		
Grand Theft Auto		
Arson		
Boat Theft		
Vehicle Burglary		3
Boat Burglary		
Petty Theft	1	
Total	3	4

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

Source- LARCIS, **Date Prepared** November 04, 2019
CRIME INFORMATION REPORT - OPTION 5A

LOS ANGELES COUNTY SHERIFF'S DEPARTMENT

MARINA DEL REY STATION

PART 3 CRIMES- OCTOBER 2019



	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	2
Burglary: Residence	4	7
Burglary: Other Structure	2	1
Grand Theft	6	6
Grand Theft Auto	5	2
Arson		
Boat Theft		
Vehicle Burglary		9
Boat Burglary	1	
Petty Theft	11	4
Total	30	33

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

Source- LARCIS, **Date Prepared –** November 04, 2019
CRIME INFORMATION REPORT - OPTION 5A



(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

Amy M. Caves
Deputy Director

December 11, 2019

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
11:30 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 select 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 select holidays.*

*New Year's Day, Memorial Day, July 4th, Labor Day, Thanksgiving, and Christmas.

For more information: Call the Marina del Rey Visitors Center at (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

For more information: Call (310) 578-2293 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
1:00 p.m. – 4:00 p.m.

Saturday, December 14th
Higher Ground (Dance/R&B)

Sunday, December 15th
Jimi Nelson and The Drifting Cowboys (Country)

Saturday, December 21st
U.S. 99 (Blues)

Sunday, December 22nd
2Azz1 (Jazz/Funk)

Saturday, December 28th
JB and The BC Riders (Rockabilly)

Sunday, December 29th
Chazzy Green, The Funky Sax Man (Jazz/Funk)

New Year's Day, Wednesday, January 1st
Friends (R&B)

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

MARINA LIGHTS

Burton Chace Park ♦ 13650 Mindanao Way ♦ Marina del Rey
December 7 – 31, 2019 (Nightly) from 4:00 p.m. – 10:00 p.m.

Burton Chace Park will be aglow in holiday lights every night from December 7th through New Year's Eve. Plus, enjoy live caroling, fun photo opportunities, outdoor holiday movie screenings, and special activities on Saturdays!

Caroling: 4:00 p.m. – 6:00 p.m.
Movie start time: 6:00 p.m.

Movie Lineup:

December 21st *Elf*

December 28th *Avengers: Endgame*

**** Dress Warmly! ****

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

SNOW WONDER

Burton Chace Park ♦ 13650 Mindanao Way ♦ Marina del Rey
Saturday, December 14, 2019
11:00 a.m. – 4:00 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 at (424) 526-7900 or visit MDRHolidays.com

57TH ANNUAL MARINA DEL REY HOLIDAY BOAT PARADE

Saturday, December 14, 2019
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 Marina del Rey Holiday Boat 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.

For more information: Visit mdrboatparade.org

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

Burton Chace Park ♦ 13640 Mindanao Way ♦ Marina del Rey
Beginning Sailing Dates: December 23 – 27 (No class on the 25th);
December 30 – January 3 (No class on the 1st); and January 6 – 10, 2020
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

Small Craft Harbor Commission
December 11, 2019
Item 5b
Page 5

main sail and jib). In the final days of the session, students will get experience on 24-foot MacGregor sailboats.

Ages: 11 - 17 years old
Class Size: 6 - 12 students with 3 Lifeguard instructors
Fee: \$320 for 5-day session; \$256 for 4-day session

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

*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, 2019 – January 1, 2020
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, dancing, face painting, free giveaways, photo booths, 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 p.m. (New York) and 11:59 p.m. (Los Angeles) shot from the Marina's south jetty.

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

GJ:CB:da



(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

Amy M. Caves
Deputy Director

December 11, 2019

TO: Small Craft Harbor Commission

FROM: 
Gary Jones, Director

SUBJECT: **ITEM 7a– MARINA DEL REY REVENUE AND OPERATING COSTS**

Item 7a on your agenda is a presentation by the Department of Beaches and Harbors' staff regarding Marina del Rey revenue and operating costs.

GJ:AC:SP
yw





December 11, 2019

TO: Small Craft Harbor Commission

FROM: 
Gary Jones, Director

SUBJECT: **ITEM 7b– ELECTION OF COMMISSION OFFICERS**

Item 7b on your agenda pertains to the election of the Commission Chair and Vice-Chair. A copy of the Small Craft Harbor Commission rules is attached hereto for your review and reference in relation to the election of officers.

GJ:AC:SP
yw

Attachment

Caring for Your Coast

Gary Jones
Director

Kerry Silverstrom
Chief Deputy

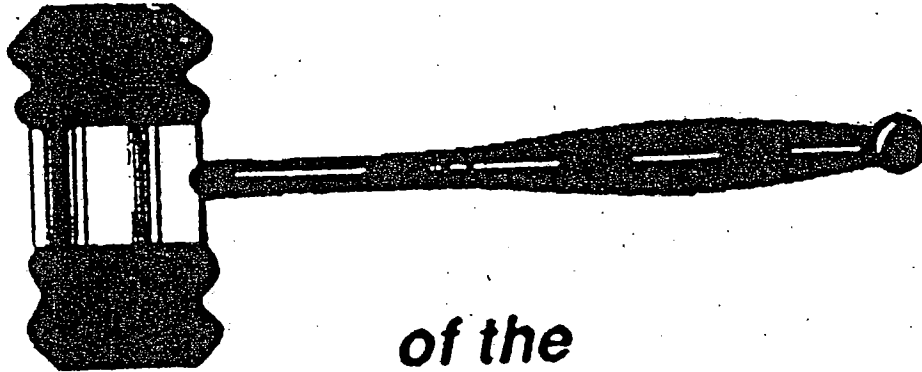
John Kelly
Deputy Director

Amy M. Caves
Deputy Director

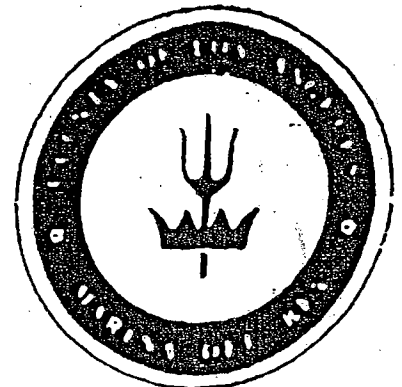




Rules



of the
Los Angeles County
Small Craft Harbor
Commission



RULES OF THE SMALL CRAFT HARBOR COMMISSION
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RULES OF THE
SMALL CRAFT HARBOR COMMISSION

CHAPTER I
GENERAL PROVISIONS

Section 1. APPLICATION. These rules shall apply to the Small Craft Harbor Commission of the County of Los Angeles (the "COMMISSION").

Section 2. RULES OF ORDER. The proceedings of the Commission shall be governed by the Ralph M. Brown Act (the "Brown Act"), and such other laws of the State of California as may apply, and to the extent the Brown Act and other statutory laws of the State of California do not apply, by Robert's Rules of Order, newly revised, except as herein otherwise provided (collectively, the "Rules"). The foregoing notwithstanding, compliance with the Rules shall not be mandatory except to extent required by law. The County Counsel shall act as parliamentarian and, on request of the Chairman, shall give parliamentary advice.

CHAPTER II
COMMISSION MEETINGS

Section 3. REGULAR MEETINGS. The regular meetings of the Commission shall be held on the second Wednesday of each month, commencing at the hour of 9:30 a.m., in the Community Room of Los Angeles County's Department of Beaches and Harbors' Chace Park, at 13650 Mindanao Way, Marina del Rey, California or such other day, time, or place, as the Commission may decide for its next scheduled regular meeting. If any regular meeting day falls upon a holiday, the regular meeting of the Commission shall be held at the same place upon the first succeeding day which is not a holiday commencing at the same hour.

Section 4. SPECIAL MEETINGS. The Commission may elect to hold a special meeting on a day, at a time, or in a location other than that prescribed in Section 3 for regular meetings. All Rules pertaining to regular meetings of the Commission shall apply to special meetings to the extent they may be applicable to the special meeting to be conducted.

Section 5. PUBLIC HEARINGS. The Commission may hold public hearings and may appoint one of its members to be the hearing officer, with responsibility for reporting his findings and recommendations to the Commission. Guidelines for public participation at a public hearing are included in Exhibit 1.

Section 6. QUORUM. A majority of the Commission shall constitute a quorum, and a quorum must be present for the Commission to conduct its business.

Section 7. MAJORITY VOTE. No act of the Commission shall be valid or binding unless a majority of the Commission concurs. However, if there is less than a majority vote of the Commission on an item, the Commission may refer the item to the Board of Supervisors with a notation of the Commission's vote.

CHAPTER III

ELECTION, POWERS, AND DUTIES OF CHAIRMAN AND VICE-CHAIRMAN

Section 8. ELECTION OF CHAIRMAN AND VICE-CHAIRMAN. At its January meeting, the Commission shall elect both a Chairman and a Vice-Chairman to serve until the next January regular meeting. No member of the Commission shall be elected to the same office for more than two consecutive terms of one year each.

Section 9. CHAIRMAN DUTIES AND POWERS. The Chairman shall possess the powers, and perform the duties prescribed, as follows:

- a. Have general direction over the Commission Meeting Room;
- b. Preserve order and decorum;
- c. Assure that attendance of the public at meetings in the Meeting Room shall be limited to the number which can be accommodated by the seating facilities regularly maintained therein;
- d. Allocate the length of time for public discussion of any matter in advance of such discussion, with the concurrence of the Commission;
- e. Allocate equal time to opposing sides insofar as possible taking into account the number of persons requesting to be heard on any side;
- f. Limit the amount of time that a person may address the Commission during a public discussion period in order to accommodate those persons desiring to speak and to facilitate the business of the Commission; and
- g. Appoint hearing officers and set dates for public hearings.

In the event of the resignation, removal, or death of the Chairman, the Vice-Chairman shall serve as Chairman for the remainder of the term.

Section 10. VICE-CHAIRMAN DUTIES AND POWERS. The Vice-Chairman shall have all of the powers and duties of the Chairman during the absence of, or inability to act of, the Chairman.

In the event of the resignation, removal, or death of the Vice-Chairman, or the assumption of duties and powers of the Chairman by the Vice-Chairman as provided in Section 9, the Commission shall elect another member to serve as Vice-Chairman until the end of the term.

CHAPTER IV CONDUCT OF MEETINGS

Section 11. PUBLIC MEETINGS. Meetings of the Small Craft Harbor Commission are open to the public.

1. The general public is invited to comment upon agenda items after introduction of the item by a member of the Commission or Department.
2. Individual speakers may be limited to specific time periods of not less than three minutes, and are requested to present information not already provided. Speakers will be recognized only once on a given item.
3. At the conclusion of the public comments the Commission will consider the item without any further comment or debate from the floor.
4. The "Communications From the Public" item on the agenda provides time for any party to address the Commission on any matters that are within the subject matter jurisdiction of the Commission. A person may make one presentation under this agenda item per Commission meeting. Individual speakers may be limited to specific time periods of not less than three minutes in length; the number of speakers under this item may be limited to five.
5. The Chairman, at his discretion, may alter or change the order in which agenda items are considered, depending upon his determination of the importance or urgency of an item.

6. The Chairman shall order removed from the Commission Meeting Room any person who commits the following acts with respect to a regular or special meeting of the Commission:
 - a. Disorderly, contemptuous or insolent behavior toward the Commission or any member thereof, tending to interrupt the due and orderly course of said meeting;
 - b. A breach of the peace, boisterous conduct or violent disturbance, tending to interrupt the due and orderly course of said meeting;
 - c. Disobedience of any lawful order of the Chairman, which shall include an order to be seated or to refrain from addressing the Commission;
 - d. Any other unlawful interference with the due and orderly course of said meeting.

Any such removal shall be effected by a peace officer upon being directed by the Chairman..

Section 12. ORDER OF BUSINESS. The business of each regular meeting of the Commission shall be transacted as far as practicable in the following order:

1. Call to order and action on absences.
2. Action on minutes of prior meeting.
3. Posted agenda items, e.g., regular reports, old business, new business, staff reports.
4. Items not on the posted agenda to be discussed and (if requested) placed on the agenda for action at a future meeting of the Commission, or items requiring immediate action because of an emergency situation involving severe impairment to the public health or safety or where the need to take action arose subsequent to the posting of the agenda.
5. Presentation of scrolls.
6. Comments by members of the public on matters that are within the subject matter jurisdiction of the Commission.

Section 13. AGENDAS AND POSTING REQUIREMENT. The Commission may set items for each agenda and Agendas will be posted at least 72 hours in advance of each meeting at the Administration building of the Department of Beaches and Harbors located at 13837 Fiji Way, Marina del Rey. The agenda will describe each agenda item to be considered, the proposed action, and the location and time of the meeting.

Section 14. MATTERS FOR CLOSED SESSIONS. The Brown Act allows the Commission to go into closed session to discuss the following matters:

1. The purchase, sale, or lease of real property with the agency's negotiator, or to instruct the negotiator.
2. Pending litigation.
3. National security, or the security of public buildings and/or threats to public access to public services and facilities.
4. The issuance of a license to a person with a criminal record.
5. The appointment, employment, performance, or dismissal of an employee, or to hear complaints or charges against an employee, unless the employee requests a public hearing.
6. Salaries, compensation, or fringe benefits for employees.

Section 15. CLOSED SESSIONS - PROCEDURES. In order to maintain compliance with the Brown Act, the intent of which is to insure that the public's business is conducted in open meetings, the following procedures will be followed whenever the Commission holds a closed session:

1. Prior to or after any closed session, the Commission must publicly state the general reason or reasons for the closed session. Specific statutory authority may be cited.
2. If the closed session is to discuss pending litigation which has been formally initiated before a court, an administrative body, a hearing officer, or an arbitrator, the title of the litigation must be cited in the public statement, unless it would jeopardize the County's ability to serve process on an unserved party or to conclude settlement negotiations, and a memorandum of reasons and authority for the closed

session shall be prepared by the County Counsel and filed with the minutes and records of the Commission.

3. In the closed session, the Commission may only discuss the matters covered in the public statement.
4. A minute book shall be kept of the topics discussed in the closed sessions and the decisions made. This book shall not be a public record and may only be viewed by members of the Commission, or court of general jurisdiction in the event of an alleged violation of the Brown Act.

CHAPTER V MISCELLANEOUS PROVISIONS

Section 16. SECONDED MOTION. Each motion made by any member of the Commission shall require a second. Motions and seconds may be made by any member of the Commission, including the Chairman.

Section 17. ROLL CALL. The roll need not be called in voting upon a motion except where specifically required by law or requested by a member. If the roll is not called, in the absence of objection the Chairman may order the item unanimously approved. When the roll is called on any motion, any commissioner present who does not vote in an audible voice shall be recorded as "Aye."

Section 18. SIGNS. Except with prior authorization of the Chairman, no placards, signs or posters or packages, bundles, suitcases or other large objects shall be brought into the Meeting Room.

Section 19. DISRUPTIONS. All demonstrations, including cheering, yelling, whistling, hand clapping and foot stamping are prohibited.

Section 20. DISTRIBUTION OF LITERATURE. Except with prior authorization of the Chairman, the distribution of literature, of whatever nature or kind, is prohibited.

Section 21. SMOKING. Smoking is prohibited in the Commission Meeting Room.

Section 22. ADDRESSING THE COMMISSION. No person shall address the Commission until he or she has first been recognized by the Chairman. The decision of the Chairman to recognize or not recognize a person may be changed by order of the Commission. All persons addressing the Commission shall give their names for the purpose of the record and state whether they are addressing

the Commission on their own behalf or the behalf of someone else. The Chairman may, in the interest of facilitating the business of the Commission, limit the amount of time which a person may use in addressing the Commission.

Section 23. COUNTY LOBBYISTS. The Chairman may refuse permission to any person not registered as a "county lobbyist" in accordance with provisions of Chapter 2.160 of Los Angeles County code who is seeking to address the Commission in his/her capacity as a "county lobbyist" as that term is defined in Chapter 2.160 of the Los Angeles County code.

revised 10/02/92



December 11, 2019

Caring for Your Coast

Gary Jones
Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

Amy M. Caves
Deputy Director

TO: Small Craft Harbor Commission

FROM: Gary Jones, Director

SUBJECT: **ITEM 7c- PROPOSED 2020 COMMISSION MEETING SCHEDULE**

Regular meetings of the Small Craft Harbor Commission are held on the second Wednesday of every other month at 10:00 a.m. (unless otherwise noted) at the Burton Chace Park Community Building, 13650 Mindanao Way, Marina del Rey. For 2020, staff is recommending monthly meetings on the second Wednesday of the month unless there is an item of broad community interest, such as a major leasehold redevelopment proposal. When those items are to be presented to your Commission for recommendation, a special evening meeting may be scheduled.

As the November 11, 2020 meeting falls on a holiday (Veterans' Day), staff is recommending scheduling the meeting for Thursday, November 12, 2020.

We hereby submit the following proposed 2020 calendar for your consideration and approval:

Date	Day of Week	Time
January 08, 2020	Wednesday	10:00 am
February 12, 2020	Wednesday	10:00 am
March 11, 2020	Wednesday	10:00 am
April 08, 2020	Wednesday	10:00 am
May 13, 2020	Wednesday	10:00 am
June 10, 2020	Wednesday	10:00 am
July 08, 2020	Wednesday	10:00 am
August 12, 2020	Wednesday	10:00 am
September 09, 2018	Wednesday	10:00 am
October 14, 2020	Wednesday	10:00 am
November 12, 2020	Thursday	10:00 am
December 09, 2020	Wednesday	10:00 am

GJ:AC:SP

yw



December 11, 2019

Caring for Your Coast

Gary Jones
Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

Amy M. Caves
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 November 12, 2019 the Board of Supervisors (BOS) authorized the Chair to execute Amendment No. 6 to Marina del Rey Lease Agreement No. 12560 for Parcel 56S (Fisherman's Village) pertaining to the readjustment of the rates for minimum annual rent, certain categories of percentage rentals, and updates to the insurance requirements.

On November 12, 2019 the BOS also approved a delegation of authority to the Director of Beaches and Harbors, together with the Chief Executive Officer to negotiate an Amendment to the Second Amended and Restated Marina City Club Ground lease, which Amendment shall, among other things, provide that all Category B condo owners may convert into Category A (as defined in the Lease) subsequent to the effective date of the Amendment.

REGIONAL PLANNING COMMISSION'S CALENDAR

On November 13, 2019 the Regional Planning Commission authorized the unpermitted removal of nests from four trees within the Mariners Village apartment complex.

CALIFORNIA COASTAL COMMISSION CALENDAR

No items relating to Marina del Rey were on the November 2019 California Coastal Commission agenda.

REDEVELOPMENT PROJECT STATUS REPORT

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

DESIGN CONTROL BOARD MINUTES

The December 2018 and September 2019 meeting minutes are pending approval.

MARINA DEL REY SLIP REPORT

In September 2019, the overall vacancy rate across all anchorages in Marina del Rey stood at 9.7%. Adjusted to remove out-of-service slips and 50% of available double slips, the vacancy rate within Marina del Rey stood at 9.0%. The vacancy data by anchorage and slip length are provided in the document 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.

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.

E-SCOOTER AND BIKE PILOT PROGRAM REPORT BACK

Since October 2018, the Board of Supervisors has passed three motions related to electric scooters and bicycles. Beaches and Harbors has been working with the staff members of Chief Executive Office, County Counsel, Public Works, Consumer and Business Affairs, and Treasurer and Tax Collector to develop a pilot program and the rules and regulations for operating e-scooters and bikes by the private vendors in the unincorporated areas of the County. On March 12, 2019, the Board approved the pilot program, which started on July 1st. Public Works, who manages the project, is currently preparing a report back to the Board on the status of the pilot program.

GJ:AC:SP:yw

Attachments (5)

**Marina del Rey Redevelopment Projects Report
As of December 03, 2019**

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 -- One six-story, 72' high hotel and one five-story 61' high hotel.</p> <p>Parking -- 231 parking spaces serving the hotel and wetland park.</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 January 2021.</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 September 2020.</p>

**Marina del Rey Redevelopment Projects Report
As of December 03, 2019**

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	<p>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.</p> <p>Regulatory -- Dock replacement will be phased during a 5-year period beginning in 2015. Reconstruction of the docks commenced in November 2016.</p> <p>Regulatory Matter: Parking Permit for reduced Parking.</p>
44 - Pier 44/Pacific Marina Venture	Michael Pashaie/ David Taban	<p>* Build 5 new visitor serving commercial and dry storage buildings</p> <p>* 82,652 s.f. visitor serving commercial space</p> <p>* 141 slips + 5 end ties and 57 dry storage spaces</p>	<p>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.</p> <p>Parking -- 381 at grade Parking spaces will be provided with shared Parking agreement (402 Parking spaces are required).</p>	<p>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. Trader Joe's opened on 4/18/19. Project completion is expected in early 2020.</p> <p>Regulatory -- February 9, 2016, the BOS approved the project, which was appealed to the CCC. CCC denied the appeal on June 9, 2016.</p> <p>Regulatory Matter: Shared Parking Agreement.</p>

**Marina del Rey Redevelopment Projects Report
As of December 03, 2019**

Parcel No. Project Name	Representative	Redevelopment Proposed	Massing and Parking	Status
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>Massing -- Existing buildings to remain.</p> <p>Parking -- Existing parking to remain.</p>	<p>Proprietary -- Item opened on 9/23/2013. On October 30, 2018, the Los Angeles County Board of Supervisors approved an option for an amended at restated lease. The revised project will include 20% affordable and senior units.</p> <p>Regulatory --</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 mid-2020.</p>
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. The Dock project was completed in October 2019.</p> <p>Regulatory -- On July 15, 2015, the DCB approved the final design of the project. Construction commenced in December 2015.</p>

Marina del Rey Slip Vacancy Report

Sep-19	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																			1	5	20.0%	1	5	20.0%		87
P7	1	8	12.5%	3	80	3.8%		44	0.0%	1	42	2.4%	2	12	16.7%		7	0.0%		21	0.0%	7	214	3.3%		
P8		15	0.0%		48	0.0%	1	82	1.2%		38	0.0%		16	0.0%		7	0.0%		1	0.0%	1	207	0.5%		
P10																									180	
P12							8	30	26.7%	11	53	20.8%	6	58	10.3%	8	44	18.2%	1	31	3.2%	34	216	15.7%		
P13					3	0.0%	1	33	3.0%	2	70	2.9%	5	36	13.9%		36	0.0%		8	0.0%	8	186	4.3%		
P15	1	17	5.9%	19	40	47.5%	37	49	75.5%		6	0.0%										57	112	50.9%	111	
P18	11	198	5.6%	6	68	8.8%		41	0.0%		39	0.0%		26	0.0%		18	0.0%		34	0.0%	17	424	4.0%		
P20		42	0.0%		59	0.0%		21	0.0%		9	0.0%		8	0.0%								139	0.0%		
P21	34	121	28.1%	1	51	2.0%					10	0.0%										35	182	19.2%		
P28	1	5	20.0%	16	49	32.7%	25	44	56.8%	1	22	4.5%	46	67	68.7%	10	24			1	0.0%	99	212	46.7%	87	
P30		8	0.0%	1	70	1.4%	5	51	9.8%		33	0.0%		26	0.0%	1	52	1.9%		55	0.0%	7	295	2.4%		
P41	5	90	5.6%		24	0.0%	1	34	2.9%													6	148	4.1%		
P43		28	0.0%	10	78	12.8%	16	96	16.7%	3	21	14.3%	2	32	6.3%	6	32	18.8%	4	33	12.1%	41	320	12.8%	26	
P44																									232	
A47	6	96	6.3%		77	0.0%	1	28	3.6%	3	28	10.7%	1	9	11.1%		1	0.0%		3		11	242	4.5%		
P53	2	23	8.7%	8	28	28.6%	8	35	22.9%	3	20	15.0%										21	106	19.8%		
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%	1	2	50.0%		15	0.0%					8	0.0%		39	0.0%	2	111	1.8%		
P112	1	100	1.0%					11	0.0%		24	0.0%							1	40	2.5%	2	175	1.1%		
P125I	1	24	4.2%	3	49	6.1%		93	0.0%	1	50	2.0%		27	0.0%	1	17	5.9%	5	18	27.8%	11	278	4.0%		
P132	1	29	3.4%		3	0.0%	7	68	10.3%	1	58	1.7%	4	45	8.9%	2	39	5.1%		20	0.0%	15	262	5.7%		
Total	65	824	7.9%	67	756	8.9%	111	762	14.6%	27	563	4.8%	66	368	17.9%	28	292	9.6%	12	323	3.7%	376	3888	9.7%	636	4524

Summation

Vacancy in 17'-25'	7.9%
Vacancy in 26'-30'	8.9%
Vacancy in 31'-35'	14.6%
Vacancy in 36'-40'	4.8%
Vacancy in 41'-45'	17.9%
Vacancy in 46' to 50'	9.6%
Vacancy in 51' and over	3.7%

Overall Vacancy 9.7%

Vacancy w/o DOUBLES, OUT OF SERVICE slips 9.0%

Note:

Parcel 10 dock reconstruction commencement August 2016. Estimated completion date: November 2019

Parcel 15 dock reconstruction commencement September 2014. Phase I completed November 2018. Phase II estimated completion date: December 2019.

Parcel 28 dock reconstruction commencement September 2017. Estimated completion date: December 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: February 2020

Sep-19	Under Construction	Net Available	TOTAL MdR	% of TOTAL	CDP MIN THRESHOLD
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25' & Less					
Number of Slips	258	824	3888	21%	16%

26'-30'					
Number of Slips	226	756	3888	19%	19%

30'-35'					
Number of Slips	260	1364	3888	35%	18%