

BOARD OF COMMISSIONERS

DREW BRANDY	<i>President</i>
BOB VESSELY	<i>Vice President</i>
JIM BLECHA	<i>Secretary</i>
BILL BARROW	<i>Commissioner</i>
MARY MATAKOVICH	<i>Commissioner</i>



P.O. BOX 249 · AVILA BEACH  
 CALIFORNIA 93424  
 (805) 595-5400 · Fax 595-5404  
 www.portsanluis.com

ANDREA LUEKER	<i>Harbor Manager</i>
JEFFREY MINNERY	<i>Legal Counsel</i>
PHILLIP J. SEXTON, CPA	<i>Treasurer</i>

**PORT SAN LUIS HARBOR DISTRICT  
 BOARD MEETING AGENDA**

“To serve the public with an array of commercial and recreational boating, fishing, and coastal-related opportunities, while ensuring an environmentally responsible, safe, well-managed, and financially sustainable harbor that preserves our marine heritage and character.”

**TUESDAY, January 22, 2019  
 5:00 PM**

**COASTAL GATEWAY BUILDING  
 3900 AVILA BEACH DRIVE, AVILA BEACH, CA**

**1. 5:00 PM CALL TO ORDER / PUBLIC COMMENT**

**2. ADJOURN TO CLOSED SESSION**

**Pursuant to Government Code §54956.8: Conference with Real Property Negotiators.** Property: Harford Landing Area Lease Site commonly known as Fat Cat’s Cafe. Agency Negotiators: Andrea Lueker, Harbor Manager; Kristen Stout, Business Manager; Phil Sexton, District Treasurer; Jeff Minnery, Legal Counsel. Negotiating parties: Harbor District; Fat Cat’s Café, Inc. Under Negotiation: Price and Terms of Payment of Lease Agreement

**Pursuant to Government Code §54956.8: Conference with Real Property Negotiators.** Property: Harford Pier Lease Site commonly known as Olde Port Inn. Agency Negotiators: Andrea Lueker, Harbor Manager; Kristen Stout, Business Manager; Phil Sexton, District Treasurer; Jeff Minnery, Legal Counsel. Negotiating parties: Harbor District; Olde Port Inn (DRW Restaurants, Inc.). Under Negotiation: Price and Terms of Payment of Lease Agreement

**Pursuant to Government Code Section 54956.9(a): Conference with Legal Counsel** regarding the matter of *Lowry v. Port San Luis Harbor District*.

**3. 6:00 PM ADJOURN TO OPEN SESSION / ROLL CALL / FLAG SALUTE**

Announce any action taken during closed session.

**4. BOARD OF HARBOR COMMISSIONERS**

**A. Election of Officers:** Election of President, Vice President and Secretary for 2019 [Staff Report](#)

**5. PRESENTATIONS**

**A. [Adopt Resolution 19-01](#)** in appreciation of Harbor Commission President Drew Brandy

**6. PUBLIC COMMENT**

Members of the public may speak regarding items not on the agenda. The public will be offered an opportunity to comment on agenda discussion items when these items are presented. All participants are requested to state their name and place of residence. Presentations are limited to three minutes.

**7. CONSENT ITEMS**

Consent agenda items may be pulled for separate discussion by a Commissioner prior to Board action. After an item is pulled, the public will be given the opportunity to speak on the pulled item. The public may also comment on any item not pulled by a Commissioner prior to Board action.

- A. Activity Reports:** December 2018; receive and file [Staff Report](#)
- B. Treasurer’s Report:** November 2018; receive and file [Staff Report](#)
- C. Monthly Payables:** December 2018 check register; receive and file [Staff Report](#)
- D. Minutes:** [November 27](#); [December 4](#); and [December 13, 2018](#) minutes; recommend approval
- E. Lighthouse Keepers:** December 2018 update; receive and file [Staff Report](#)
- F. Avila Pier Update:** January 2019 update; receive and file [Staff Report](#)
- G. Harbor Terrace Project Update:** December 2018 update; receive and file [Staff Report](#)
- H. Quarterly Harford Pier Report:** Fourth quarter 2018 update; receive and file [Staff Report](#)
- I. Quarterly Vehicle Maintenance Report:** Receive and file; no action required [Staff Report](#)
- J. Meeting Calendar:** Harbor Commission meeting dates for 2019; recommend approval [Staff Report](#)

## 8. DISCUSSION ITEMS

- A. **FY 2017/18 Comprehensive Annual Financial Report:** Report by Badawi & Associates; receive and file [Staff Report](#) / [Attachment 1](#) / [Attachment 2](#)
- B. **Commercial Fishermen's Gear Storage Relocation Discussion:** Review input to date and discuss potential options; provide direction to staff [Staff Report](#) / [Attachment 1](#)
- C. **Port Advocacy Plan Update:** Status update on Port Advocacy Plan; review update, no action required [Staff Report](#) / [Attachment 1](#)
- D. **Public Hearing to Consider Amendments to Code of Ordinances Chapter 22 – Violations and Enforcement (Parking Citation Bail Amounts):** Open Public Hearing and receive public comment; adopt Resolution 19-02 approving amendment to C.O.O. Chapter 22 [Staff Report](#) / [Attachment 1](#)
- E. **Committee Assignments:** Review President's recommendations for 2019; receive and file [Staff Report](#)
- F. **California Marine Affairs and Navigation Conference (CMANC) Washington Week:** Consideration of attendees at 2019 CMANC Washington, DC week; provide direction to staff [Staff Report](#)
- G. **Local Agency Investment Fund (LAIF) Resolution:** Adopt Resolution No. 19-03 for LAIF transfers; recommend approval. [Staff Report](#)
- H. **Annual Financial Workshop:** Discussion of topics for workshop; provide direction to staff [Staff Report](#)
- I. **GovInvest Software Purchase:** Review proposal for 5-year agreement to provide analytical software; recommend approval [Staff Report](#) / [Attachment 1](#) / [Attachment 2](#) / [Attachment 3](#) / [Attachment 4](#)

## 9. COMMUNICATIONS

At this time, any Commissioner or the Harbor Manager may ask a question for clarification, make an announcement, or report briefly on his or her activities. In addition, subject to Commission Policies and Procedures, they may provide a reference to staff or other resources for factual information, request staff to report back to the Commission at a subsequent meeting concerning any matter, or take action to direct staff to place a matter of business on a future agenda. (Gov. Code Sec. 54954.2)

## 10. ADJOURN TO CLOSED SESSION

**Pursuant to Government Code Section 54957:** Public Employee Performance Evaluation – Harbor Manager

## 11. ADJOURN TO OPEN SESSION

Announce any action taken during closed session.

**A. Harbor Manager Compensation:** Discuss and determine compensation; recommend approval

## 12. ADJOURNMENT

The next regular meeting of the Harbor District will be held on Tuesday, February 26, 2019 at 6:00 p.m.

---

Copies of the staff reports or written materials provided to the Harbor Commission for Open Session agenda items may be obtained online at [www.portsanluis.com](http://www.portsanluis.com), and are also available at the Customer Service Counter of the Harbor Office for public inspection and reproduction, at cost, during normal business hours (8:00 a.m. – 12:00 noon and 1:00 p.m. to 4:30 p.m.). Closed Session items are not available for public review.

*In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting or if you need the agenda and/or the documents in the agenda packet provided in an alternative format, please contact the Harbor District Office at 805.595.5410 at least 48 hours prior to the meeting to ensure that reasonable arrangements can be made.*