

BOARD OF COMMISSIONERS

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*Commissioner*



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ANDREA LUEKER *Harbor Manager*  
THOMAS GREEN *Legal Counsel*  
PHILLIP J. SEXTON, CPA *Treasurer*

**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, August 24, 2021  
5:15 PM**

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

**1. 5:15 PM CALL TO ORDER / PUBLIC COMMENT**

**2. PUBLIC COMMENT**

Members of the public may speak regarding items on the Closed Session Agenda. All participants are requested to state their name and place of residence. Presentations are limited to three minutes.

**3. ADJOURN TO CLOSED SESSION**

**Pursuant to Government Code §54956.9(d)(2):** Conference with Legal Counsel – Anticipated Litigation. Number of potential cases: One (1).

**Pursuant to Government Code §54957.6:** Conference with labor negotiators. Agency designated representatives: Harbor Manager, Andrea Lueker; Business Manager, Kristen Stout; Legal Counsel, Linda Somers Smith. Employee Organization: Service Employees International Union, Local 620

**Pursuant to Government Code §54957(b)(1):** Public Employee Appointment. Title: Interim Harbor Manager

**4. 6:00 PM ADJOURN TO OPEN SESSION / ROLL CALL / FLAG SALUTE**

Announce any action taken during closed session.

**5. 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.

**6. 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**: July 2021; receive and file.

B. **Treasurer’s Report**: June 2021; receive and file.

C. **Monthly Payables**: July 2021 check register; receive and file.

D. **Minutes**: July 6, July 16, and July 27, 2021 draft minutes; recommend approval.

E. **4<sup>th</sup> Quarter Financial Statements**: Receive and file.

F. **4<sup>th</sup> Quarter Rent Report**: Quarterly update; receive and file.

G. **Accounts Receivable**: Write-off of uncollectable accounts; recommend approval.

H. **2021 Post Dredge Summary**: Receive and file.

I. **2022 License to do Business on District Property Request for Proposals (RFP)**: Draft RFP; recommend approval.

J. **FY21/22-Salary Schedule-Revised**: Revised salary schedule; recommend approval.

## 7. DISCUSSION ITEMS

- A. Amendment to Employment Agreement of Harbor Manager:** Review Amendment to Employment Agreement of Harbor Manager; recommend approval. [Board Memorandum](#), [Attachment 1](#)
- B. Assignment of Interim Harbor Manager:** Adopt Resolution No. 21-13 assigning CalPERS retiree John D'Ornellas the position of Interim Harbor Manager (Government Code section 21221(g)). [Board Memorandum](#), [Attachment 1](#), [Attachment 2](#)
- C. Harbor Terrace Update and Consideration of Solar Power:** Receive presentation from Tim Kihm; provide direction to staff. [Staff Report](#)
- D. 2020-21 Reserve Funding:** Review and recommend final reserve funding for fiscal year 2020-21; provide direction to staff. [Staff Report](#), [Attachment 1](#), [Attachment 2](#), [Attachment 3](#)
- E. Wastewater Treatment Plant Joint-Funding Resolution:** Adopt Resolution No. 21-14 for joint funding of the Wastewater Treatment Plant Redundancy Project with Avila Beach CSD; recommend approval. [Staff Report](#), [Attachment 1](#), [Attachment 2](#), [Attachment 3](#), [Attachment 4](#)
- F. Avila Beach Community Plan:** Review revised comments to the plan; provide direction to staff. [Staff Report](#), [Attachment 1](#)

## 8. 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)

## 9. FUTURE AGENDA ITEMS

Identification of items to be placed on future Agendas.

## 10. ADJOURNMENT

The next regular meeting of the Harbor District will be held on Tuesday, September 28, 2021, at 6:00 p.m.

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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.*