



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

September 25, 2024 – 7:00 P.M.

Moss LANDING Harbor District is inviting you to a scheduled Zoom meeting.

Join Zoom Meeting

<https://us06web.zoom.us/j/81510407816?pwd=ZEpvi751Im4oAO81MEUxyDuImmbq.1>

Meeting ID: 815 1040 7816

Passcode: 581498

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A. CLOSED SESSION

1. Confer with real property negotiators pursuant to Government Code §54956.8 regarding Moss Landing Commercial Park- licenses and easements. Negotiating parties: General Manager and District Counsel.
2. Confer with real property negotiators (District Counsel and GM) pursuant to Government Code §54956.8 regarding the current ground leases of 2 storage buildings located at 7881 Sandholdt Rd, currently operated by Moss Landing Marine Storage.

B. OPEN SESSION CALL TO ORDER - PLEDGE OF ALLEGIANCE

The meeting was called to order at 7:07 PM. Roll was called, followed by the Pledge of Allegiance.

Commissioners Present:

Russ Jeffries – President
Vince Ferrante- Vice President
James Goulart – Secretary
Albert Lomeli – Commissioner

Liz Soto – Commissioner - Absent

Staff Present:

Tommy Razzeca – General Manager
Mike Rodriguez – District Counsel
Shay Shaw – Administrative Assistant

C. PRESIDENT'S REMARKS

President Jeffries announced that the Board met in Closed Session and no decisions were made; direction was given to the General Manager and District Counsel.

D. PUBLIC COMMENTS

Marilyn Vierra said on October 7th Monterey Community Plan, Public Works ESNERR and CFWL have plans for the gate at Kirby Park and welcomed input from the Harbor District at the upcoming meeting. Liza Schmidt requested more beautification around the Harbor. She offered to start a garden on the property for the tenants and offered to paint Murals of Marine related artwork around the Harbor to attract more visitors from out of town. The Board requested she schedule a meeting with the Harbor Improvement Committee with her plans for review.

E. CONSENT CALENDAR

1. Approval of August 28, 2024 Meeting Minutes. A motion was made by Commissioner Ferrante, seconded by Commissioner Lomeli to approve the August 2024 Regular Meeting Minutes. The motion passed 4-1 on a roll-call vote. Commissioner Soto was absent.

F. FINANCIAL REPORT

2. Financial report month ending August 31, 2024. GM Razzeca gave the report. A motion was made by Commissioner Goulart, seconded by Commissioner Lomeli to accept the financial report. The motion passed 4-1 on a roll-call vote. Commissioner Soto was absent.

G. MANAGER'S REPORTS

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

3. Projects Status/Update – written report/no questions
4. Summary of Permits Issued – written report/ no questions
5. Meeting Announcements – written report/no questions
6. Assigned Liveboard Report – written report/no questions
7. Slip Income Report – written report/no questions
8. Incident Report – written report/no questions

H. COMMITTEE REPORTS

9. Finance Committee – Ferrante/Goulart – nothing to report
10. Elkhorn Slough Advisory Committee – Lomeli – nothing to report
11. Special Districts – Jeffries/Ferrante – Commissioner Ferrante attended the Special Districts meeting in Palm Desert and reported on the events that took place no further discussion ensued.
12. Liveboard Committee – Soto/Lomeli – nothing to report
13. Harbor Improvement Committee – Soto/Lomeli – nothing to report
14. Real Property Committee I – Jeffries/Ferrante/Leonardini(Appointed Public Representative) – Nothing to report
15. Real Property Committee II – Goulart/Soto – nothing to report
16. Personnel Committee – Jeffries/Goulart – nothing to report
17. Ad Hoc Budget Committee – Goulart/Soto – nothing to report
18. Meetings attended by Commissioners at District expense since the last regular meeting of the Board (AB 1234 requirements). Such reports may be oral or written.

I. NEW BUSINESS

19. ITEM – CONSIDER AMENDEMENT TO THE LEASE AGREEMENT WITH MOSS LANDING MARINE STORAGE TO CHANGE THE LEASSE EXPIRATION DATE TO NOVEMBER 1, 2024

- a. Staff report – GM Razzeca gave the report
- b. Public comment – None
- c. Board discussion – None
- d. Board action – A motion was made by Commissioner Goulart, seconded by Commissioner Ferrante to accept the amendment to the lease agreement with Moss Landing Marine Storage to change Lease expiration date to November 1, 2024. The motion passed 4 to 1 Commissioner Soto was absent.

20. ITEM – ORDINANCE NO. 215 OF THE BOARD OF COMMISSIONERS OF THE MOSS LANDING HARBOR DISTRICT AMENDING CHAPTER 12- DISTRICT PROPERTY REGULATIONS AND TABLE 20.100- DISTRICT FEE SCHEDULE OF THE MOSS LANDING HARBOR ORDINANCE CODE TO CHANGE STORAGE UNIT FACILITY REQUIRED DEPOSIT AMOUNTS.

- a. Staff report – GM Razzeca gave the report
- b. Public comment - None
- c. Board discussion – None
- d. Board action – A motion was made by Commissioner Lomeli, seconded by Commissioner Goulart to amend Ordinance No. 215 of the Board of Commissioners of the Moss Landing Harbor District Chapter 12- District Property Regulations and Table 20.100- District Fee Schedule of the Moss Landing Harbor Ordinance Code to Change Storage Unit Facility Required. The Motion passed 4 to 1 Commissioner Soto was absent.

21. ITEM – RESOLUTION 24-04 RQUEST FOR MLHD FORD F-150 MAINTENANCE TRUCK TO BE DECLARED SURPLUS PROPERTY

- a. Staff report – GM Razzeca gave the report
- b. Public comment – None
- c. Board discussion – None
- d. Board action – A motion was made by Commissioner Goulart, seconded by Commissioner Ferrante to accept Resolution 24-04 request for MLHD FORD F-150 Maintenance Truck to be declared for Surplus Property. The motion passed 4 to 1 Commissioner Soto was absent.

J. INFORMATIONAL ITEM

The General Manager will provide the Board an update regarding Ordinance No. 212

GM Razzeca notified the Board that Ordinance No. 212 suspending late fees related to Commercial Fisherman in the Harbor affected by the closure of fishing seasons will no longer be in effect beginning October 1, 2024.

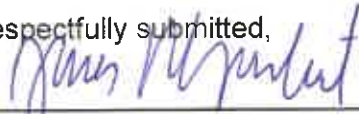
K. COMMISSIONERS COMMENTS AND CONCERNS

None.

L. ADJOURNMENT

President Jeffries adjourned the meeting at pm 8:00 P.M.

Respectfully submitted,



James Goulart, Secretary
Board of Harbor Commissioners

ATTEST:



Tommy Razzeca, Deputy Secretary
Board of Harbor Commissioners