



Chairman Lockwood asked if the program will filter down to local facilities such as the yacht club and Associated Pacific. Mr. Endersby said it would to some degree, as they provide a service to the harbor. Ms. Meissen asked if the information is available to the public. Mr. Endersby said the books are available, and people can also go to the website at [CleanMarinasCalifornia.org](http://CleanMarinasCalifornia.org).

#### **IV-2. State Park Marina Update**

Mr. Chris Vardas of Padre & Associates presented a status report to the Board on the Morro Bay State Park Marina Renovation and Enhancement Project EIR/EIS in the form of a slide presentation. Mr. Vardas discussed disposal options, phase 2 sediment sampling analysis, tidal hydrology/sedimentation analysis, preliminary marina design, and the administrative draft EIR/EIS. He reviewed the historic change in the marina, and how Chorro Creek now enters the bay at a more southerly location, showing photos from 1937, 1957, 1972, and 2005. Mr. Vardas said dredging deeper will maximize the life of the marina; he presented charts depicting the historic rates of sedimentation and the predicted years of maintenance dredging, concluding that the deeper the marina is dredged the longer timeframe before dredging is needed again.

Mr. Vardas reviewed the following twelve areas that this project may impact: air quality, biological resources (terrestrial), biological resources (marine), cultural resources, environmental justice, geology & soils, hazards/hazardous materials, noise, public services, recreation, tidal hydrology/sedimentation analysis, and transportation/circulation issues.

Mr. Vardas said the EIR/EIS will be completed next spring, concluding with hearings. He listed the next steps: refine marina basin layout/dredging footprint, complete dredging plan, finalize project description of EIR/EIS, complete impact analysis for project alternatives/options, release EIR/EIS for public review, 45-day public review, public hearings, certify EIR/EIS, and adopt NOD/ROD. He offered to answer questions from the Board.

Mr. Algert, Mr. Vardas, and the Board members discussed the many options, possibilities, and resolutions to disposal of the dredging materials and fines. Options discussed were locations of landfill sites, offshore disposal sites/permits, the number of truck loads required to transport to disposal site, and the multi-million dollar cost of the project. Reference was made to the Santa Cruz projects regarding similarities and differences. Mr. Algert said the process of performing all the required studies is very difficult, but not hopeless. Chairman Lockwood opened discussion to members of the audience.

Mr. Jeff Davidson asked Mr. Algert what the estimated timeframe would be for the project to go out to bid. Mr. Algert said it may be three to five years away. Mr. Davidson asked for the approximate cost of trucking the dredge materials to a landfill. Mr. Algert said approximately \$20 per yard. He said the State Park Marina has allowed the Harbor Department to invest slip fees in these studies, and he hopes to put the project out to bid, but if it is ultimately cost prohibitive we may return to temporarily dredging the marina.

Mr. Gerry Luhr asked why there couldn't be a fifty-fifty mix of materials (sand) from the State Park Marina and the harbor mouth in order to dilute the fines. Mr. Algert said that is an interesting idea and very worth pursuing. He said the Army Corps of Engineers owns the permits for dredging the entrance so it would be a matter of getting the two agencies to interface on two different projects. Mr. Vardas responded to the question by saying they are looking at impacts from all options, and that maybe the high emissions from the trucks will sway the EPA to change their minds and allow the sand-mixing options.

Mr. Norman Anton, State Park Marina Boat Owners Association Co-chairman, said he would recommend abandoning the current marina site and establishing a new marina at a different location, just inside the entrance so dredging will not be a problem. Chairman Lockwood responded that building a new marina would be almost impossible with current permitting and regulations, and the entrance will also silt in quickly.

Mr. Algert introduced Mr. Paul Gillen, manager of Associated Pacific Constructors. Mr. Gillen said he took over management in 2005, and has been listening to the tenants and owners as to what upgrades they wanted to see. He said the electrical and structural integrity of the docks needed maintenance, and the funds were used for those safety issues. He said the marina is at 100% occupancy and there is a waiting list for every size dock, with over 20 individuals on the list. He said there are 123 slips including one guest slip and one monthly rental space.

Mr. Doughty asked about the electrical problems. Mr. Gillen said this issue is high on his list of priorities. Mr. Algert said the electrical system was installed in the 1950s; so it will be included in the dredging rehab project. Mr. Gillen said \$81,000 has been allocated to major maintenance projects, which would include three power centers, re-wiring existing circuits, new transformer covers, four docks replaced, and kayak dock storage repair. He said he will be ready to start the dock project next month.

Chairman Lockwood opened the discussion to the audience. Mr. Jeff Davidson said that in the last year and a half things have improved, though it is a slow process. He said Mike has done a tremendous job in talking with the tenants and fixing problems. He said it is a worn-out marina, and he believes the managers are doing the best they can.

Mr. Algert introduced Greg Smith, California State Parks Superintendent. Mr. Smith said Morro Bay State Park Marina is the only one in the state of California. He said it was a positive move taking the management responsibility of the marina away from State Parks and turning it over to Associated Pacific. Mr. Smith said the Department of Boating and Waterways (DBW) grant of \$6 million is in process and is still moving forward. He thanked everyone involved for their teamwork. Mr. Algert said the DBW is supportive in this project, and gave us a grant for \$50,000 outside of the EIR; he also explained that the trees marked in the site plan survey are not to be cut down, but saved.

#### **IV-3. Cancellation of January 2007 Harbor Advisory Board Meeting**

Mr. Anderson made a MOTION that the January 2007 Harbor Advisory Board meeting be cancelled. The MOTION was seconded by Mr. Phillips and carried unanimously.

#### **V. INFORMATION ITEMS**

##### **V-1. Harbor Department Status Report**

The quarterly newsletter reviewed the following topics:

**Grant from the NEP for Pollution Response Equipment**

**Tall Ship Lady Washington & Lighted Boat Parade**

**Commercial Slip Qualification**

**Storm Preparation**

**Updated Harbor Rules & Regulations**

**Hybrid Vehicle**

**SLOSEA Economic Indicator Study**

#### **VI. ADDITIONAL COMMENTS**

Mr. Anderson thanked Chairman Lockwood for all his hard work over so many years, and told him he will be greatly missed.

**VII. FUTURE AGENDA ITEMS**

**February      Election of Chair/Vice Chair  
                  Parking Management Plan Presentation  
                  Ice Making Machine Update  
                  Proposed Newspaper Racks  
                  Presentation by Pelorus**

**VIII. ADJOURNMENT**

This meeting was adjourned at 8:50 PM

Submitted by,

Polly Curtis  
Harbor Department