

VENTURA PORT DISTRICT

BOARD OF PORT COMMISSIONERS REGULAR MEETING MINUTES OF MARCH 6, 2024



CLOSED SESSION

CALL TO ORDER:

The Ventura Board of Port Commissioners Regular Closed Session Meeting was called to order by Chair Blumenberg at 6:11PM at the Ventura Port District Administration Office, 1603 Anchors Way Drive, Ventura, CA 93001 and via Zoom meeting.

ROLL CALL:

Commissioners Present:

Michael Blumenberg, Chair
Anthony Rainey, Secretary
Brian Brennan
Chris Stephens

Commissioners Absent:

Jackie Gardina, Vice-Chair

Port District Staff:

Brian Pendleton, General Manager
Todd Mitchell, Sr. Business Operations Manager
Jessica Rauch, Clerk of the Board

Legal Counsel:

Tom Bunn, Lagerlof LLP
Pablo De Leon, Lagerlof LLP
Robert Smith, K&L Gates

Number of interested persons:

0 via zoom; 0 in-person

PUBLIC COMMUNICATIONS: None.

CONVENED TO CLOSED SESSION AT 6:13PM.

ADJOURNMENT: Closed Session was adjourned at 7:03PM.

OPEN SESSION

ADMINISTRATIVE AGENDA:

CALL TO ORDER:

The Ventura Board of Port Commissioners Regular Open Session Meeting was called to order by Chair Blumenberg at 7:05PM at the Ventura Port District Administration Office, 1603 Anchors Way Drive, Ventura, CA 93001 and via Zoom meeting.

PLEDGE OF ALLEGIANCE: By Gloria Adkins.

ROLL CALL:

Commissioners Present:

Michael Blumenberg, Chair
Jackie Gardina, Vice-Chair via Zoom
Anthony Rainey, Secretary
Brian Brennan
Chris Stephens

Commissioners Absent:

None

Port District Staff:

Brian D. Pendleton, General Manager
Todd Mitchell, Sr. Business Operations Manager
Jessica Rauch, Clerk of the Board
Gloria Adkins, Accounting Manager
Joe Gonzalez, Capital Projects Manager via Zoom
Sergio Gonzalez, Facilities Manager via Zoom
Wayne Hatch, Maintenance Supervisor via Zoom
John Higgins, Harbormaster
Pat Hummer, Senior Harbor Patrol Officer via Zoom
Jessica Perkins, Accountant via Zoom
Jessica Snipas, Business Operations Analyst via Zoom
Dave Werneburg, Marina Manager via Zoom

Legal Counsel:

Tom Bunn, Lagerlof Lawyers LLP
Pablo De Leon, Lagerlof Lawyers LLP

City of Ventura Liaisons

Councilmember McReynolds, City Council Liaison – Absent

Number of interested persons:

2 via zoom; 0 in person

ADOPTION OF AGENDA

ACTION: Commissioner Stephens moved to adopt the March 6, 2024 agenda.

Commissioner Brennan seconded. The vote was as follows:

AYES: Commissioners Blumenberg, Gardina, Rainey, Brennan, Stephens

NOES: None

ABSTAINED: None

ABSENT: None

Motion carried 5-0.

APPROVAL OF MINUTES

The Minutes of the February 21, 2024 Port Commission Regular Meeting were considered as follows:

ACTION: Commissioner Brennan moved to approve the Minutes of the February 21, 2024 Port Commission Regular Meeting.

Commissioner Rainey seconded. The vote was as follows:

AYES: Commissioners Blumenberg, Gardina, Rainey, Brennan, Stephens

NOES: None

ABSTAINED: None

ABSENT: None

Motion carried 5-0.

PUBLIC COMMUNICATIONS: None. Closed at 7:08PM.

CLOSED SESSION REPORT: Mr. Bunn stated that the Board met in closed session and discussed Item 1a on the closed session agenda. The Board will reconvene in closed session after open session to continue discussions on Item 1a.

BOARD COMMUNICATIONS: Commissioner Stephens attended the tenant celebration. Commissioner Brennan complimented staff, Chair and Vice-Chair on the City Council presentation. He also mentioned the dredging letter sent to the City. Chair Blumenberg attended the tenant celebration, City Council presentation and also liked the dredging letter to the City. Closed at 7:12PM.

STAFF AND GENERAL MANAGER REPORTS: Mr. Pendleton reported on the City Council presentation, tenant celebration and upcoming events at Harbor Village. Closed at 7:15PM.

CONSENT AGENDA:

A) Approval of Amendment No. 1 to Spectrum Pacific West, LLC Fiber Optic Installation and Maintenance Agreement

Recommended Action: Roll Call Vote.

That the Board of Port Commissioners authorize the General Manager to sign Amendment No. 1 to the Spectrum Fiber Optic Installation and Maintenance Agreement with Spectrum Pacific West, LLC (Spectrum), its successors and grants a non-exclusive easement and right of way to construct, use, maintain, operate, alter, add to, repair, replace, reconstruct, inspect and remove at any time and from time to time an underground fiber optics system (Utilities) along Anchors Point Way to Schooner Drive connect to the Harbortown Point Resort for Spectrum services.

Public Comment: None. Closed at 7:16PM.

ACTION: Commissioner Brennan moved to authorize the General Manager to sign Amendment No. 1 to the Spectrum Fiber Optic Installation and Maintenance Agreement with Spectrum Pacific West, LLC (Spectrum), its successors and grants a non-exclusive easement and right of way to construct, use, maintain, operate, alter, add to, repair, replace, reconstruct, inspect and remove at any time and from time to time an underground fiber optics system (Utilities) along Anchors Point Way to Schooner Drive connect to the Harbortown Point Resort for Spectrum services.

Commissioner Stephens seconded. The vote was as follows:

AYES: Commissioners Blumenberg, Gardina, Rainey, Brennan, Stephens

NOES: None

ABSTAINED: None

ABSENT: None

Motion carried 5-0.

B) Approval of a New Office Lease Agreement with Loana Healing LLC at 1559 Spinnaker Drive #208

Recommended Action: Roll Call Vote.

That the Board of Port Commissioners approve a new Office Lease Agreement between the Ventura Port District dba Ventura Harbor Village and Loana Healing LLC for the premises located at 1559 Spinnaker Drive #208 consisting of approximately 468 square feet for a three-year term with one two-year option.

Public Comment: None. Closed at 7:16PM.

ACTION: Commissioner Brennan moved to approve a new Office Lease Agreement between the Ventura Port District dba Ventura Harbor Village and Loana Healing LLC for the premises located at 1559 Spinnaker Drive #208 consisting of approximately 468 square feet for a three-year term with one two-year option.

Commissioner Stephens seconded. The vote was as follows:

AYES: Commissioners Blumenberg, Gardina, Rainey, Brennan, Stephens
NOES: None
ABSTAINED: None
ABSENT: None

Motion carried 5-0.

STANDARD AGENDA:

1) Approval of Amendment No. 1 to a Professional Services Agreement with Rincon Consultants, Inc. for Environmental Support Services

Recommended Action: Roll Call Vote.

That the Board of Port Commissioners approve Amendment No. 1 to a Professional Services Agreement with Rincon Consultants, Inc. to increase the compensation to \$230,000 from \$165,000 for maintenance dredging environmental consulting, monitoring, and permitting services.

Report by Todd Mitchell, Sr. Business Operations Manager.

Public Comment: None. Closed at 7:18PM.

Commissioner Rainey noted for the public that the increase was approved in the mid-year budget back in February and this item is amending the contract.

ACTION: Commissioner Stephens moved to approve Amendment No. 1 to a Professional Services Agreement with Rincon Consultants, Inc. to increase the compensation to \$230,000 from \$165,000 for maintenance dredging environmental consulting, monitoring, and permitting services.

Vice-Chair Gardina seconded. The vote was as follows:

AYES: Commissioners Blumenberg, Gardina, Rainey, Brennan, Stephens
NOES: None
ABSTAINED: None
ABSENT: None

Motion carried 5-0.

2) Approval of Amendment No. 1 to a Service Agreement with Medallion Protective Services for Ventura Harbor Village and Marina

Recommended Action: Voice Vote.

That the Board of Port Commissioners approve Amendment No. 1 to a Service Agreement with Medallion Protective Services to increase the compensation to \$140,000 from \$50,000 for security services in Ventura Harbor Village and around the Marina.

Report by Todd Mitchell, Sr. Business Operations Manager.

Public Comment: None. Closed at 7:29PM.

ACTION: Commissioner Brennan moved to approve Amendment No. 1 to a Service Agreement with Medallion Protective Services to increase the compensation to \$140,000 from \$50,000 for security services in Ventura Harbor Village and around the Marina.

Vice-Chair Gardina seconded. The vote was as follows:

AYES: Commissioners Blumenberg, Gardina, Rainey, Brennan, Stephens
NOES: None
ABSTAINED: None
ABSENT: None

Motion carried 5-0.

3) Status Report on Recent and Forecasted Pacific Storm Events

Recommended Action: Informational.

That the Board of Port Commissioners receive a report on recent Pacific winter storm events impacting Ventura.

Report by John Higgins, Harbormaster.

Public Comment: None. Closed at 7:36PM.

ACTION: The Board of Port Commissioners receive a report on recent Pacific winter storm events impacting Ventura.

No action was taken.

RECONVENED TO CLOSED SESSION AT 7:37PM

CLOSED SESSION WAS ADJOURNED AT 7:57PM.

OPEN SESSION WAS RECONVENED AT 7:59PM.

CLOSED SESSION REPORT: Mr. Bunn stated that the Board reconvened in closed session and continued discussing Item 1a on the closed session agenda. Staff was given instructions on how to proceed as appropriate and no action was taken that is reportable under The Brown Act.

ADJOURNMENT: The meeting was adjourned at 8:00PM.

The next regular meeting is Wednesday, March 20, 2024.



Anthony Rainey, Secretary