



**BOARD OF PORT COMMISSIONERS
CLOSED SESSION @ 5:30PM
JULY 1, 2026**

Ventura Harbor
GATEWAY TO THE CHANNEL ISLANDS NATIONAL PARK

PUBLIC COMMUNICATION CLOSED SESSION AGENDA

00 : 03 : 00

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Change Clock Type

Digital

Duration:

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03

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TimeUp Reminder (Optional):

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Choose Sound Effect

None

Choose TimeUp Sound

None



**BOARD OF PORT COMMISSIONERS
OPEN SESSION @ 6:00PM
JULY 1, 2026**

Ventura Harbor

GATEWAY TO THE CHANNEL ISLANDS NATIONAL PARK

- Call to Order
- Pledge of Allegiance
- Roll Call

ADMIN AGENDA

ADMIN AGENDA

**Adoption of the
July 1, 2026 Agenda**

**Approval of Minutes
June 17, 2026
Regular Meetings**

PUBLIC COMMUNICATION ADMIN AGENDA ITEMS NOT ON THE AGENDA

00 : 03 : 00

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Change Clock Type

Digital

Duration:

00

03

00

TimeUp Reminder (Optional):

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Choose Sound Effect

None

Choose TimeUp Sound

None

- Closed Session Report
- Board Communications
- Staff and General Manager Reports

ADMIN AGENDA

CONSENT AGENDA ITEMS

Award of Bid for the FY2026-2027 Janitorial Supplies Agreement

Recommended Action: Voice Vote.

That the Board of Port Commissioners award the FY2026-2027 Janitorial Supplies Agreement to Aramsco, Inc. in the amount of \$51,335.61.

Approval of a New Retail Lease Agreement with Superboat, Inc. dba "Island Packers"

Recommended Action: Voice Vote.

That the Board of Port Commissioners approve a new Retail Lease Agreement between the Ventura Port District dba "Ventura Harbor Village" and with Superboat, Inc. dba "Island Packers", of approximately (i) 2,771 square feet of interior retail and office space area (within the demising walls of the building) in Ventura Harbor Village commonly known as 1691 Spinnaker Drive, Suite #105B, Ventura, California 93001; and (ii) 536 square feet of exterior patio area.

PUBLIC COMMUNICATION CONSENT AGENDA

00 : 03 : 00

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TimeUp Reminder (Optional):

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STANDARD AGENDA ITEM 2

Report by:

Brian D. Pendleton, General Manager

VENTURA PORT DISTRICT SAND MANAGEMENT PLAN CDP 4-24-0248

RECOMMENDATION:

That the Board of Port Commissioners receive an update from the General Manager and Special Legal Counsel regarding the District's efforts to obtain final approval of the proposed Ventura Port District Sand Management Plan CDP 4-24-0248 from the California Coastal Commission.

PUBLIC COMMUNICATION STANDARD ITEM 1

00 : 03 : 00

Change Clock Type

Digital

Duration:

00

03

00

TimeUp Reminder (Optional):

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Choose Sound Effect

None

Choose TimeUp Sound

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STANDARD AGENDA ITEM 2

Report by:
Sarah Clancy,
Administrative Services Manager
Bob Callanan, CLA

ACCEPTANCE OF FISCAL YEAR 2024-2025 FINAL AUDIT

RECOMMENDATION:

That the Board of Port Commissioners accept the Basic Financial Statements and Supplementary Information with Independent Auditor's Report for the Year Ended June 30, 2025, prepared by Clifton Larson Allen, LLP.

FY24-25 AUDIT CONSIDERATIONS

- Audit includes data from 2 ERP systems adding additional levels of review
 - Implementation of Yardi May 2025
- Accounting Manager/Administrative Services Manager staffing changes June 2025
- Clifton Larsen Allen PSA approved by board on September 3, 2025
 - Contract signed September 26, 2025
- CLA Accounting & Advisory Services completed GASB87/96 assistance December 2025
- VPD received PBC (preliminary data request) December 2025
- VPD submitted data for PBC March 2026
- Draft FY24-25 VPD audit presented to the Board on June 3, 2026
 - Not final at that time due to requirement to undergo a 2nd review within CLA

FY24-25 AUDIT SUMMARY

- No Change between draft and final audit in :
 - Net Position of \$39,535,717 at the end of FY24-25
 - Total Revenues of \$17,984,973 in FY24-25, an increase of 15.3% from FY23-24
 - Total Expenses of \$12,654,139 in FY24-25, a decrease of 4.4% from FY23-24

			Increase (Decrease)	
	2025	2024	Amount	Percent
REVENUES				
Operating Revenues	\$ 14,313,820	\$ 11,336,870	\$ 2,976,950	26.3 %
Nonoperating Revenues	3,671,153	4,257,986	(586,833)	(13.8)
Total Revenues	17,984,973	15,594,856	2,390,117	15.3
EXPENSES				
Operating Expenses Before Depreciation and Amortization	10,630,201	11,286,508	(656,307)	(5.8)
Depreciation and Amortization	1,663,445	1,551,529	111,916	7.2
Nonoperating Expenses	360,493	402,777	(42,284)	(10.5)
Total Expenses	12,654,139	13,240,814	(586,675)	(4.4)
CHANGE IN NET POSITION	5,330,834	2,354,042	2,976,792	126.5
Net Position, Beginning of Year	34,204,883	31,850,841	2,354,042	7.4
NET POSITION, END OF YEAR	\$ 39,535,717	\$ 34,204,883	\$ 5,330,834	15.6

FY24-25 AUDIT CHANGES

Statement of Cash Flows – Cash paid for goods and services and cash flows for acquisition and construction of capital assets (page 20) were adjusted to account for noncash capital-related accounts payable of \$559,976 at year end.

CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES	
Proceeds from Insurance Recovery	47,183
Acquisition and Construction of Capital Assets	(2,158,228)
Principal Payments on Long-Term Debt	(1,367,630)
Interest Payments on Long-Term Debt	(349,420)
Interest Received on Long-Term Leases	3,577,710
Principal Received from Long-Term Leases	846,120
Net Cash Provided by Capital and Related Financing Activities	595,735

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CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES	
Proceeds from Insurance Recovery	47,183
Acquisition and Construction of Capital Assets	(1,598,252)
Principal Payments on Long-Term Debt	(1,367,630)
Interest Payments on Long-Term Debt	(349,420)
Principal Received on Long-Term Leases	3,577,710
Interest Received from Long-Term Leases	846,120
Net Cash Provided by Capital and Related Financing Activities	1,155,711

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FY24-25 AUDIT CHANGES

Statement of Cash Flows, continued –This noncash item was added on (page 21). The net increase in cash and cash equivalents on page 20 was not affected by this reclassification.

NONCASH CAPITAL AND RELATED FINANCING ACTIVITIES

Amortization on Deferred Amount on Debt Refunding	\$	(30,867)
Subscription Additions		73,115

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NONCASH CAPITAL AND RELATED FINANCING ACTIVITIES

Amortization on Deferred Amount on Debt Refunding	\$	30,867
Subscription Additions	\$	73,115
Acquisition and Construction of Capital Assets on Account	\$	559,976

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FY24-25 AUDIT CHANGES

Note 2C, Capital Assets (page 32) – This note disclosure was enhanced to detail out the accumulated depreciation/amortization by each asset classification. Previously, this was shown in total only. Total capital assets did not change.

Less: Accumulated Depreciation/ Amortization	<u>(22,262,741)</u>	<u>(1,663,445)</u>	<u>41,394</u>	<u>-</u>	<u>(23,884,792)</u>
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Less: Accumulated Depreciation/ Amortization:					
Buildings and Structures	(13,534,985)	(666,011)	-	-	(14,200,996)
Equipment	(1,361,944)	(170,976)	-	-	(1,532,920)
Harbor Improvements	(3,895,779)	(83,500)	-	-	(3,979,279)
Leasehold Improvements	(3,168,240)	(619,210)	-	-	(3,787,450)
Intangible Right-to-Use Assets:					
Leased Building	(261,089)	(87,030)	-	-	(348,119)
Leased Equipment	(10,222)	(10,229)	7,656	-	(12,795)
Subscription Assets	<u>(30,482)</u>	<u>(26,489)</u>	<u>33,738</u>	<u>-</u>	<u>(23,233)</u>
Total Accumulated Depreciation/ Amortization	<u>(22,262,741)</u>	<u>(1,663,445)</u>	<u>41,394</u>	<u>-</u>	<u>(23,884,792)</u>

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PUBLIC COMMUNICATION STANDARD ITEM 2

00 : 03 : 00

STANDARD AGENDA ITEM 2

Report by:
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**PRESENTATION ON FATHOMWERX PROVING GROUND
AND INNOVATION TECHNOLOGIES CONSORTIUM**

RECOMMENDATION:

That the Board of Port Commissioners receive an informational report on the Fathomwerx Proving Ground and Innovation Technologies Consortium.

**STANDARD
AGENDA
ITEM
3**

Report by:

**Brian D. Pendleton, General Manager
Steve Kinney, President
Innovation Technologies Consortium**



Fathomwerx Proving Ground

Offshore testing to enable technology
advancement across air and sea

Ventura, CA



What is Fathomwerx Proving Ground?

FPG is a **public** offshore **operating area** that

- supports simultaneous **aerial**, **maritime**, and **underwater** operations,
- maximizes **field time** to evaluate technology,
- adjusts to **single day** and **multi-month** testing durations,
- works with **small and large** partners,
- offers a **menu-like selection** of services (assets, space, personnel),
- allows **on-demand access** without security / credentialing hurdles,
- and operates **year-round** in Ventura with favorable weather windows



What FPG Offers



Local Footprint

Environmental Compliance
Leases, Contracts, Insurance
Facilities and Infrastructure

Service Ecosystem

Contractor Network
Hotel Agreements
Local Partnerships
Regional Expertise

Operational Structure

Maritime and Aerial Logistics
OpArea and Airspace
Safety Processes



FPG Team's Experience



Unmanned Operations

- USVs, Fixed Wing, VTOL, Single Rotor, UUVs, vessel-based UAS deployments, training and logistics
- SailDrone, Ocean Cleanup, Blue Robotics, Project R, Fathomwerx, FLIR



Air-to-Sea Expertise

- Naval Aviators, USCG Cert. Captains, sUAS Pilots, Researchers, Radio Dispatchers
- Coast Guard, NOAA, CA Fish and Wildlife, Nat'l Labs, Nat'l Park Service, U.S. Navy

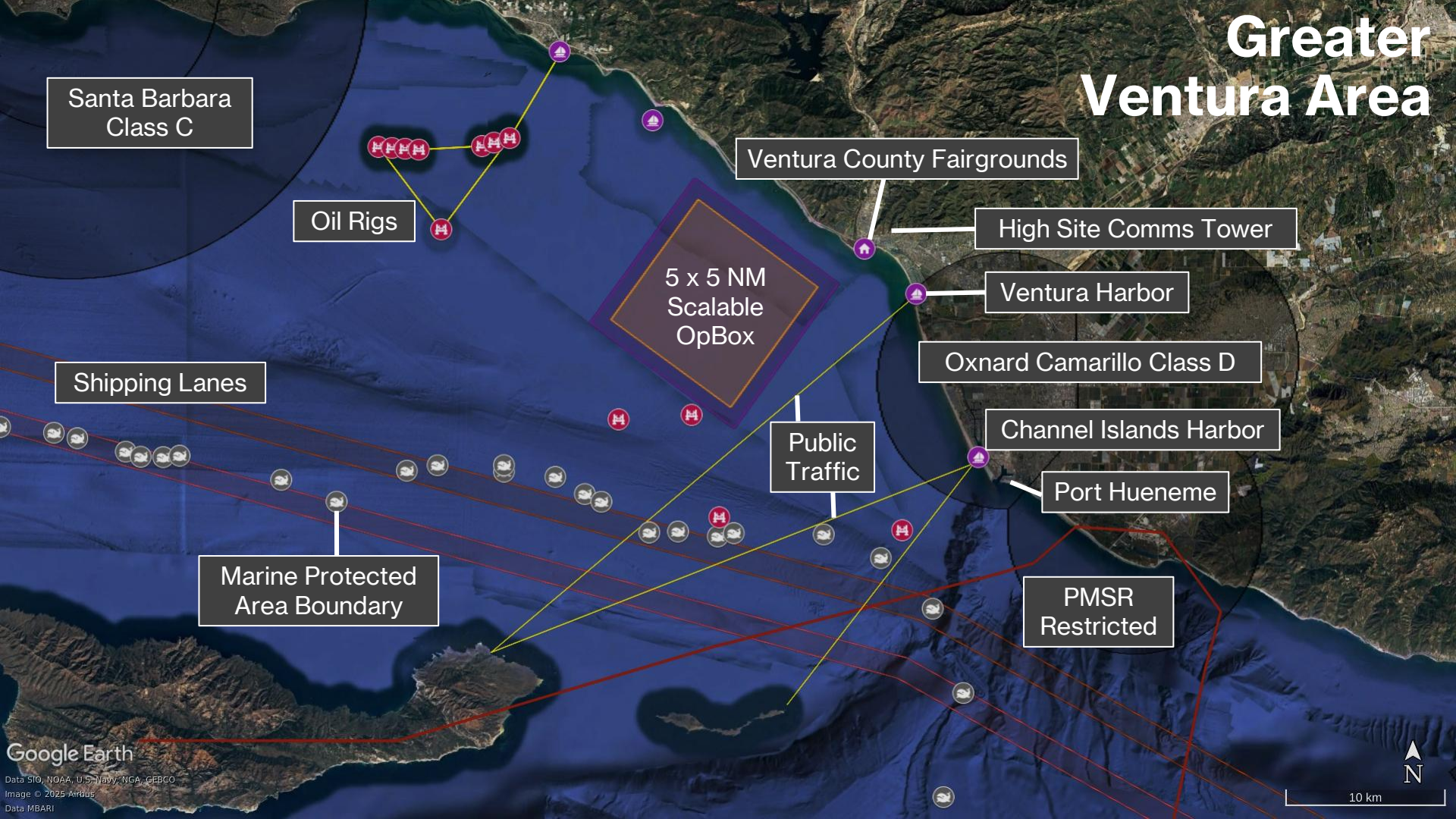


Local Liaisons

- Owned businesses, raised families in Oxnard / Ventura / Santa Barbara community
- Connected across private and public sectors, access to secure space



Greater Ventura Area



Santa Barbara
Class C

Oil Rigs

Ventura County Fairgrounds

High Site Comms Tower

Ventura Harbor

Oxnard Camarillo Class D

Channel Islands Harbor

Port Hueneme

PMSR
Restricted

5 x 5 NM
Scalable
OpBox

Public
Traffic

Shipping Lanes

Marine Protected
Area Boundary

Op Area: Communications

LOCATION

High Site near Serra Cross in local mountains

OP AREA

VLOS to Ventura Fairgrounds, Ventura Marina, Op Area

USES

Mounting communications relays, equipment, nodes

ACCESS

Drivable via car

SECURITY

High fences, locked gate, restricted access

INFRASTRUCTURE

Adjacent building for hardware storage and power

EXCLUSIVITY

Owned by City of Ventura, FPG is the exclusive user



OpBox

Fairgrounds

Ventura Harbor



Ventura Harbor

Harbor Patrol

Boat Yard, Dry Slips

Office Space, Restaurant

Parking, Ops Trailer

Fuel Dock

Boat Launch Ramp

USVs, Support Boat Slips

Hotels

UAV Launch (TBD)

To OpBox
(15 mins)

Add'l Slips, Fuel Dock,
Restaurants



Channel Islands Harbor



Channel Islands Harbor

Hotel

USVs, Support Boat Slips

Parking, Ops Trailer

Boat Launch Ramp

Boat Yard, Dry Slips

Channel Islands Boating Center

Additional USVs, Boat Slips

Fuel Dock

Harbor Patrol, U.S. Coast Guard

To OpBox
(30 mins)

Ventura Fairgrounds



Ventura Fairgrounds

40,000 sq.ft. High Bay

Private Entry Gate

VTOL Launch A

Amtrak Station

Hotel

VTOL Launch B

Fixed Wing Launch C

To OpBox
thru Estuary

Ops Center
7,000 sq.ft. High Bay

50ft Watch Tower

Fixed Wing Launch A, B

Facilities and Use Cases Shown.
Actual Footprint TBD.

Example Weekly Operations Cadence

Actual schedule mutually determined with test parties

Monday	Tuesday	Wednesday	Thursday	Friday
07 Daily Brief	07 Daily Brief	07 Daily Brief	07 Daily Brief	07 Daily Brief
08 Gear Prep	08 Gear Infill	08 Gear Infill	08 Gear Infill	08 Gear Infill
10 Gear Infill	09 Operations	09 Operations	09 Operations	09 Operations
11 Operations	12 F2C	12 F2C**	12 F2C	12 F2C**
12 F2C	17 Gear Exfil	17 Gear Exfil	17 Gear Exfil	16 Gear Exfil
17 Gear Exfil	17 Debrief	17 Debrief	17 Debrief	16 Week Debrief
17 Debrief				17 Gear Extract

- **~35 hours of test and evaluation time weekly**
- F2C is 'future operations' to 'current operations' planning meeting
- **Wednesday and Friday F2C include the planning the following week's operations
- Large or unique test events will deviate from this (include weekends, overnight ops, etc.)



Thank you

Inquiries may be sent to

Todd Van Epps – Program Manager

Todd.VanEpps@fpg.fathomwerx.com

Phil Parisi – Relations and Operations

Phillip.Parisi@fpg.fathomwerx.com



PUBLIC COMMUNICATION STANDARD ITEM 2

00 : 03 : 00

**PRESENTATION ON FATHOMWERX PROVING GROUND
AND INNOVATION TECHNOLOGIES CONSORTIUM**

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ADJOURNMENT
NEXT MEETING JULY 15, 2026

Ventura Harbor
GATEWAY TO THE CHANNEL ISLANDS NATIONAL PARK